

WEB SITE: Did you know Twin Lakes has a Web site. The URL is www.tlhoa.com. Please bookmark it in your browser.

SEASON'S GREETINGS: These are difficult times, so thanks to all our residents who have caught the holiday spirit and lit the exteriors of their homes and made their yards so festive.



WHERE IS OUR NAME SAKE? Have you seen North Twin Lake lately? It is drying up fast and residents are concerned it will disappear altogether. Some have already met with Commissioner Pat Mulieri & staff, the DOT and SWFWMD. Look for an update after residents meet with Commissioner Mulieri in January.

CLARIFICATION: The 2008 quarterly maintenance fee coupons were misprinted. The coupons were for \$118.46 but should have been for \$126.00. Due to this error, a letter was sent to homeowners on August 4th notifying them of a required one-time payment of \$30.16 due by October 1st. Those who haven't made this payment are now in arrears.

When you become \$ 300.00 in arrears (due to quarterly maintenance fees, interest, collection fees, lawyer fees, 45 day pre-lien letter, NSF charges, etc.) this automatically starts a lien process against your home. So please be sure to pay your maintenance fees on time.

The 2009 quarterly maintenance fee is \$ 132.30 per quarter. The first payment is due January 1st.

PLAYGROUND: Thanks to the help of adult and child volunteers, 32 cubic yards of mulch was recently placed on the playground. This was enough to add approximately 4". This area looks really nice once again and should be more enjoyable for your children. Because **one** resident was willing to coordinate the volunteers the association saved several hundred dollars in installation fees.



The association needs more people who are willing to get involved in the community.

Currently we are looking for people to help distribute the newsletter.

You can e-mail the board and volunteer at <http://tlhoa.com/board.html>.

POOL: The pool cabana and shelter area will be pressure washed and then painted in the coming months and should be ready by spring.

FRONT DRIVE: The recent car abandoned at the entrance to the neighborhood did not belong to a resident. It was frustrating working with the unresponsive sheriff to have it removed. After many complaints it was ticketed. Then the sheriff's office required several days pass until they would have it towed. No one, including the board, liked the image of the community while the car was there. If this happens again, you can help. Please call the sheriff and make a complaint so the vehicle can be ticketed. The ticket is the first step.

FINANCIAL TIP: An old rule of thumb is that on average it takes 1 percent of the value of your home each year to maintain it. Budgeting for replacement appliances, roofs, flooring, painting, landscaping, etc. is a good practice.

NEW YEAR'S RESOLUTIONS: Exercise more, eat less, manage debt, drink less, stop smoking, take a trip, volunteer

Have a Safe & Happy Holiday, the Board