

# *Lago Mar Community*



## *Just a Reminder:*

**Keeping your post lamp lights on at night will help keep our neighborhood bright and safe!**

## *Architectural Form Submissions*

**According to the Lago Mar North By-Laws, any change, removal and/or addition to any home requires the approval of the Architectural Control Committee form. You can find the form at the end of this newsletter.**

## *Annual Budget Meeting*

On Tuesday, December 8th at 7pm, the Board conducted their annual budget meeting via Zoom. It was a very successful meeting as we discussed the many things we have been able to accomplish within this past year. Here is a summary of the meeting:

- The Board unanimously approved the Preservation of Covenants of Documents for our community. This means we renewed the recorded documents that keeps our homeowners association in place for another 30 years.
- We clarified a typo in the proposed 2021 budget that stated maintenance fees are paid monthly. They are not. The approved 2021 budget shows that our maintenance fees will remain the same at \$39.00 and paid quarterly.
- Due to COVID, and from legal counsel, the annual elections of the HOA Board will be postponed. We are currently looking into a safe, yet legal, way of holding the elections to ensure everyone's health and safety.
- One goal for next year is to continue improving the community by repairing damaged sidewalks and getting bids to repave of the roads. These are large and potentially costly projects, so we are looking at many bids to get the best prices.

We would also like to take the opportunity to acknowledge how beautiful the neighborhood is looking with all of the beautiful holiday decorations put up by homeowners this year. We hope to resume the holiday decorating contest next year.



## *Holiday Shopping Safety Tips*

The strangest year in recent memory will be capped off by the strangest holiday season. Given that social distancing is key to slowing the spread of COVID-19, the traditional holiday shopping experience of crowded stores is no longer just uncomfortable. It also puts you at a greater risk of catching the virus. You can't eliminate your risk entirely, but you can significantly lower it. If you follow a few simple safety measures, you're more likely to stay safe as you pick up holiday gifts for your loved ones:

1. Shop online as much as possible
2. Get your in-store shopping done early
3. Use contactless credit cards
4. Follow CDC's recommendations
5. Be alert and aware when in-store shopping
6. Keep all valuables and purchases close to you or place them in your trunk before you go shopping.
7. Park in well-lit area when shopping at night
8. Get in your car and leave. Don't start texting or talking on the phone or balancing your checkbook. Lock the doors and leave.
9. When shopping online, make sure you are dealing with a reputable online store.

## *Additional Holiday Tips*

There are other tips to keep in mind as we continue through the holiday season:

1. Avoid overburdening electrical sockets with Christmas lights and decorations.
2. If you are traveling, don't forget to prepare your home for a vacation. Ask a neighbor or family member to check on your home daily.
3. Keep in mind that many people like to celebrate early with fireworks, so please make sure your family pets are safely secure inside.



Please have your  
dog on a leash



Please pick up  
after your pet





## *Just A Few Reminders:*

### *Lago Mar Community Website*

---

**If you would like to visit the Lago Mar North website, you can click the link below:**

**[Lago Mar North HOA Website](#)**

### *New Exterior Paint Schemes*

---

**You can see the pre-approved exterior color schemes by clicking the link below or visiting the Sherwin Williams HOA Archive website and searching for Lago Mar North.**

**[Sherwin Williams HOA Archive](#)**

### *Neighborhood Crime Watch*

---

**Lago Mar North does not officially have a Crime Watch, however living in a community suggests a sense of responsibility to each other. Let's all work together to help eliminate neighborhood crime. If you see something suspicious, please report it to your local authorities.**

**nextdoor**

Nextdoor connects neighbors to each other — and to everything nearby: Local businesses, services, news updates, recommendations and stuff for sale from the people down the block.

**Instantly connect with your neighborhood by clicking the logo**



# REQUEST FOR REVIEW FOR ARCHITECTURAL MODIFICATION

**TO:** Board of Directors and/or Architectural Control Committee (ACC) of **LAGO MAR NORTH HOA**  
C/O Allied Property Group, Inc – 12350 SW 132<sup>nd</sup> Court, Suite 114, Miami, FL 33186 Fax (305) 969-0154

Name of Owner (s)		
Street Address:		Signature:
Date:	Day Phone:	Evening Phone:

Approval is hereby requested to make the following modification (s), alterations, and/or additions as described below:

- |                                                         |                                                       |                                                  |
|---------------------------------------------------------|-------------------------------------------------------|--------------------------------------------------|
| <input type="checkbox"/> Addition                       | <input type="checkbox"/> Hurricane Shutters           | <input type="checkbox"/> Screening Enclosure New |
| <input type="checkbox"/> Doors Identical/New            | <input type="checkbox"/> Landscaping                  | <input type="checkbox"/> Wall/Fence              |
| <input type="checkbox"/> Paver Path                     | <input type="checkbox"/> Patio                        | <input type="checkbox"/> Concrete Slab           |
| <input type="checkbox"/> Driveway Extension             | <input type="checkbox"/> Pool                         | <input type="checkbox"/> Awning                  |
| <input type="checkbox"/> Driveway Reseal Identical      | <input type="checkbox"/> Roof Tiles Identical         | <input type="checkbox"/> Light Fixture           |
| <input type="checkbox"/> Exterior Paint Identical Color | <input type="checkbox"/> Satellite Dish 18" / Antenna | <input type="checkbox"/> Other                   |

Description of Request: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

In order to process this application, the following applicable information/documents must be provided:

- ☐ Lot Survey with proposed modifications drawn on survey, including any set back distance required.
- ☐ The appropriate drawings must show both a Plan View and an Elevation.
- ☐ Specifications of the proposed materials/modifications must be included: i.e. (Color, Style, Type of Material).
- ☐ Proposed Improvement Contract/Proposal/Building & Zoning Permit Attached.
- ☐ Drainage Surface Water Plan Attached.
- ☐ Consent Letter from Neighbors.

\*\*\*\*\*

## (FOR BOARD OF DIRECTORS USE ONLY)

Date of Application Received: \_\_\_\_\_ Date of Approval/Disapproval: \_\_\_\_\_

- ☐ Approved
- ☐ Approved with conditions
- ☐ Disapproved

\_\_\_\_\_  
Board of Directors Signature

**Your approval is subject to the following:**

1. You are responsible for obtaining any necessary permits from the appropriate Building & Zoning Departments.
2. Access to areas of construction is only to be allowed through your property, and you are responsible for any damage done to the common area's elements and/or your neighbor's property during construction.
3. All construction debris must be removed within 48 hours of completion
4. Permit or processing number must be provided to the Management Company within 30 days of project commencement. Permit or Processing # \_\_\_\_\_

**Explanation of Disapproval or Conditions:**

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_