

THE OA OF PARKSIDE LAKES INC.

c/o BCM Services Inc | 920 3rd St, Ste B | Neptune Beach FL 32266
Phone: 904-242-0666 | Fax: 904-242-0670 | Email: mvetter@bcmervices.net

April 20, 2021

All Residents
Parkside Lakes
JACKSONVILLE FL 32257

Property:

Dear Parkside Lakes Resident(s),

There has been an uptick in home maintenance this past year. **We would like to thank all of you which have taken the time to upkeep and enhance the look of your home continuously.** However, it's that time of year again! It's time for cleaning around the house.

The Homeowners Association (HOA) works diligently to encourage people to keep homes looking nice, but it ultimately comes down to the pride you have for your neighborhood and yourself. With all that said, the HOA is urging everyone to do his or her part in keeping the property kept up, enhancing desirability to live in your unique community and thus increasing property values. The following basic maintenance changes the look of an entire neighborhood:

- Pressure wash house, gutters, fence, sidewalk & driveway as necessary.
- Maintain fences in an aesthetically pleasing manner.
- Pull weeds from mulch beds, rock beds & flowerbeds. Trim branches that encroach onto roofs and over sidewalks. Mow, trim and edge regularly.
- Keep trash cans, recycle bins, garbage and debris out of view. THIS MEANS THE CANS MUST BE PLACED INSIDE YOUR GARAGE OR BEHIND AN APPROVED FENCE OR SHRUBS THAT ARE SHAPED AS AN (L) TO SCREEN FROM THE NEIGHBORS VIEW AS WELL. DO NOT LEAVE CANS IN FRONT OF YOUR GARAGE!
- Fix broken siding, fences, windows & other exterior items that need repair.
- Keep swing sets/toys out of the front yard when not in use.
- Store recreational vehicles out of view or offsite.
- Remove Christmas and Holiday lighting from yard and or home.
- **SLOW DOWN AND WATCH FOR CHILDREN AND PETS IN THE NEIGHBORHOOD!**
- **CONTAIN YOUR PETS AND PICK UP AFTER YOUR PETS. BE MINDFUL OF THE LEASH LAW AND PLEASE BE RESPECTFUL TO YOUR NEIGHBOR'S YARDS.**
- Regrettably, due to the narrowness of our streets, and the small size of many of our lots and driveways, cars parked on the street can cause considerable inconvenience to anyone entering or exiting the community. In order to facilitate a smooth flow of vehicular traffic, and to minimize risks to persons or property, it would be appreciated if all residents of Parkside Lakes would park their vehicles in their driveways or garages. Garages are for vehicles not boats or general storage. Please remove the aforementioned and put your vehicles in your garage and or driveway.

----->>>>>> Please see other side for additional information ----->>>>>>

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- As a reminder, please don't park on community land or central cul-de-sac areas. Damage to these will only cost more to repair which is passed on the community.
- *This is a community effort to be able to respect the boundaries and convenience of the street parking. Everyone please adhere to these rules and guidelines to make the streets safer and more manageable for everyone.*

These are just a handful of basic (low cost ways) of keeping the home looking nice and safe, which in turns makes the neighborhood a desirable place to live and a community which people can be proud of.

Violation inspections are a necessary part of HOA management. Nobody likes to receive the letters and, believe me, nobody wants to write them either, so please take the time and effort to make sure your home is in compliance.

Your Board of Directors is interested to hear what you have to say! There is another community grant opportunity. How could this grant benefit the community the most? Solar Fountain, Aerator, Doggy Stations? Let your Board know.

NEW:

Community Website AND Email

ParksideLakesJax.com

ParksideLakesJax@gmail.com

AS A REMINDER – ALL LANDSCAPE CHANGES OR EXTERIOR CHANGES TO YOUR HOME MUST BE PRE-APPROVED BY THE ARC COMMITTEE/BOARD OF DIRECTORS. PLEASE SUBMIT FOR PRIOR APPROVAL OF PROJECTS TO: ARC@BCMSERVICES.NET.
The link below will take you to the forms page for BCM Services, Inc. where you can find the ARB application.
<http://www.bcmservices.net/formsinfo.html>

If you have any questions or concerns, please feel free to call me at (904)-242-0666, ext. 108.

Thank you,

Marji Vetter, C.A.M. BCM SERVICES INC.
Agent for OA of Parkside Lakes