



Los Lagos II Homeowners

ASSOCIATION NO.1
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<http://loslagosvistashoa.com>



Los Lagos Vistas Newsletter: September 2024

New Carport Rules Aim to Improve the Neighborhood

To improve campus quality and appearance, the Los Lagos Vistas Board of Directors approved new carport rules last spring. The rules clarify several concerns, especially vehicle parking, storage, equipment, recreational gear, boat trailers, and more. The Board will enforce rules with letter notifications and fines for noncompliance. Find the rules under “Documents” at www.LosLagosVistasHOA.com.

John Migaiolo to Replace Connie Vergine on Board

The former Board member agreed to fill the vacancy left by Vice President Connie Vergine who resigned because of personal issues and will be moving to Montana. She hopes to sell or rent her Circle 6 unit, and welcomes leads or referrals.

Maria Hart Volunteers as New Circle Captain

Maria Hart stepped up to fill the position of Circle Captain Chair to fill the vacancy left by Kathy Yager. Maria will coordinate Circle Captain initiatives, such as communication liaison with the board of directors, tenant registrations, and other duties.

Please Don't Water the Grass

After a certified nurseryman's analysis this summer, the Board agreed to upgrade grass and lawn care with winter rye grass reseeding. The effort requires forcing existing Bermuda grass into dormancy, which is browning out the grass for a short period – so, please don't water the grass. Grass is being watered on a restricted schedule. The grass will be dethatched to remove dead materials, aerated to improve water absorption and fertilization, and seeded with a new perennial rye seed that should last three seasons.

South Pool Fence Completed

With funds from Social Committee events and a Pickleball Tournament, a new fence was completed on the south end of the Pool/Rec Area. The project included landscaping cleanup and removal and a new access gate.

President's Message

Greetings from the hotter than usual southeast corner of the Mojave Desert! For those of you who left the area in April and May you are now looking pretty smart as this summer was a record breaker. The summer of 2024 has brought in the most days ever recorded at 110 degrees or hotter in the Phoenix area with Saturday, September 7 marking the 59th day in a row. Cooler weather appears to be around the corner though. If it was that hot in Phoenix, you could just imagine what our got-to-one-up everyone temperatures were like here in Lake Havasu City. A shout out to those that live here year around as you are tough.

As a result of the extreme heat, we did experience some loss of trees and shrubs, but we hope a portion will bounce back. Some of you are looking out your window and thinking “Excuse me Mr. president but are you

forgetting it burned the grass as well?" No, as that is not why our grass is looking as it does at the moment. The BOD relaunched the winter-lawn plans which involve reducing the watering of the existing Bermuda-grass to encourage dormancy. After a few weeks the maintenance team will thatch, aerate the old grass, reseed with winter seed, water and fertilize. Our lawns will be looking great soon. This is a result of a report done by a professional analysis performed by a local nursery expert to guide us in ways to improve our lawns. We are implementing other measures as well based on the report and are expecting good things.

Despite the heat we were able to get a lot of things done this summer. To name a few one was the pavement preservation measures that went very smoothly for the most part. Thanks to all how helped in getting vehicles moved and staying off the seal as long as you did. Kudos to Sunland Asphalt for a job well done. Another was replacing the fencing along the south of the rec area. It is now the legal height at six feet and a nice color. We were able to replace the gate by the sheds as well, which was very much needed. Kudos to Armor Fencing for getting it up despite the heat. The maintenance crew was able to finish the desert landscaping in the rec area by the entrance off of Montana Vista. It looks great! All Allo work was also completed, and residents are signing up. The BOD entered into an agreement with Allo to provide free Wifi at the pool so those who want to bring tablets, etc. can enjoy internet access.

While change is always inevitable the BOD had the challenge of replacing two maintenance workers this summer for various reasons. After an extensive search we are glad to have Gabe and Josh on board to fill in the gaps. Dave is pleased with their progress as they learn the ins and outs of what we do here and why. It is with a sadness of heart that I have to report that we will be losing our very valuable Vice President of the BOD, Connie Vergine the end of this month as she moves back to Montana. She has served well and been a valuable asset to me and other BOD members with her wealth of knowledge. The BOD is pleased to report that Mr. John Migaiolo has graciously accepted an appointment by the BOD for the remainder of Connie's term. He will be a great asset to us all. As always stay safe and we will be seeing you soon!

Respectfully,
Your president
Jason

Reminders

Condo Rental: If you rent your condo, please complete tenant registration forms available on the website. Submit forms in the mailbox by the front Rec area gate or electronically to BOD@loslagosvistashoa.com. Rentals are for a minimum of 30 days or a maximum of six months per calendar year.

Watch for Arrows: New directional arrows are being painted in campus circles to improve traffic flow and increase safety. Please follow the arrow directions to avoid accidents and improve safety.

Turn Off Your Water if You Leave for Extended Periods: Avoid accidental water damage. Be sure Marcy has your contact information so we can connect when you're gone.

New Air Conditioner? Coordinate with maintenance before installation to ensure correct installation and compliance with roof warranty requirements.

Important Contact and Access Info

Website: www.LosLagosVistaHOA.com

Email: Board of Directors: bod@loslagosvistashoa.com or contactus@loslagosvistashoa.com

Maintenance: tellus@loslagosvistashoa.com or call 928-453-6759

Business, contact forms, billing: marcyz@loslagosvistashoa.com or call 928-505-8612.