

# LAKE SHORE NEWS

April 2022

Lakeshore Website  
www.Lakeshore  
communityhoa.com

QUESTIONS OR  
CONCERNS?

FEEL FREE TO  
CONTACT  
THE EMMONS  
COMPANY

MANAGER:  
Tami Zurcolillo  
tamiz@  
emmonsco.net

CUSTOMER  
SERVICE:  
Dee Jenkins  
djenkins@  
emmonsco.net

BOOKKEEPER:  
Ellen Henderson  
ellen@  
emmonsco.net

Get a hold of us!  
We are happy to  
assist you.

Phone:  
(805) 413-1170  
24 hrs / 7 days a  
week.

Fax:  
(805) 413-1190

By Mail:  
P.O. Box 5098  
Thousand Oaks



## BOARD MEETING NEWS

MARCH 23RD MEETING:

- Insurance Policy Renewal Discussion
- New pool furniture has arrived!
- No Spring Garage sale

## NEXT BOARD MEETING

Wednesday, April 27th at 5:30 p.m.  
Westlake Village City Hall  
Community Room

All members are welcome to attend.  
Agendas are available on the Lakeshore  
website 4 days before a meeting date.

## PARKING REMINDER



No vehicle may be parked other than completely within a Member's garage or carport, in the Member's driveway, or on the street adjacent to the residence. Parking of vehicles in front yards, side yards, and back yards are strictly prohibited. Vehicles parked on the street in excess of 72 hours will be reported to the Sheriffs' Department.

## LAKE MANAGEMENT NEEDS YOUR HELP!

We need homeowners assistance as "look-outs!" The carp are starting to spawn.

If you see carp, can you please call and report to **Boat Patrol/WLMA 818-889-5377** and let them know where you saw the activity (finger name, area of lake etc). Lake management will send out the shock boat to the area. This will help with the progress to maintain the numbers.

Thank you!

## PROPERTY INSURANCE

We wanted to alert you to an upcoming change. Due to wildfire exposure in our area, our current property insurer, Farmers Insurance, like many other insurers is refusing to write or renew insurance policies in our area. Our current property policy expires April 30<sup>th</sup>. We are currently exploring coverage options with other insurers but the initial quotes we have been receiving are up to 200% more than we are currently paying. While we will continue to explore coverage with other insurers, we must plan on a possible major increase in our insurance premiums for the coming year. We will keep you informed as this develops.

## REMINDER TO REGISTER FOR OUR NEW PORTAL:

Don't forget to visit our new portal at [portal.emmonsco.net](http://portal.emmonsco.net) to register for account access.

The portal will allow you to submit service requests, view architectural applications, review your account balance and access documents like CC&R's, Community Rules, Architectural Guidelines, etc



## POOL CLOSURE – FOR FENCE REPAIRS AND REPAINTING

The Board has approved all pool fencing to undergo repairs and repainting during the week of April 4th therefore all **pools will be closed starting April 4, 2022, for approximately 9 days.** Signs will be posted and the pool will be unavailable until after the work is completed. **Thank you in advance for your cooperation.**

## WLMA CORRESPONDENCE

Homeowners and residents who would like to be on an email list to get current information updates on the status of the Lake and developments as they occur should send an email to Anna at the WLMA office at [WestlakeLakeMgmt@gmail.com](mailto:WestlakeLakeMgmt@gmail.com) stating they

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## GREENBELT ETIQUETTE



With the warmer weather many residents are spending more time outdoors. With the increase in pedestrian activity on our greenbelts, we would like to remind residents of the greenbelt rules:

- ◆ Guests must be accompanied by Members whenever the guests use the Association's recreational facilities.
- ◆ Residents must provide adult supervision for minors who reside in their residence or are guests who use the Association's recreational facilities or common areas.
- ◆ Skateboarding, roller skating/blading, bicycling, scooters skateboards, or using motorized vehicles on the walkways or the grass areas is not permitted.

Please remember to be considerate of the surrounding neighbors when using the common areas.

## PET REMINDERS

Per City Code and Association CC&Rs, when walking your pet through the neighborhood, animals must be *kept on a leash at all times*. It is also



your responsibility to clean up after your pets! When taking your beloved pets for a walk remember to go armed, take plastic bags with you so you can clean up and dispose of the droppings properly.

**For anyone experiencing problems with a neighbor's dog, we recommend that you contact Los Angeles County Animal Control at (818) 991-0071. All complaints should be filed with them.**

## SPECTRUM CABLE

Just a quick reminder-For any equipment, billing or service issues, please contact the customer service number at 833-697-7328. They will need your street address to access your account.

If your problems go unresolved, please contact The Emmons Company for assistance.

## BROKEN SPRINKLERS



If you see a broken sprinkler in the common area as you're walking or driving through the neighborhood we ask that you call the office and report it. The irrigation runs in cycles and sometimes it remains undetected for a period of time. **So, if you see an area with a broken sprinkler, please call it in to The Emmons Company at 805-413-1170.**

Also be sure to regularly check your own sprinklers for broken pipes or leaking.

## STREET SWEEPING

Street sweeping takes place **every other week on Thursdays**. Moving your cars off the street on cleaning days is especially important to allow proper cleaning. If you have visitors or contractors please ask them to park in your driveway. If street parking is necessary, please sweep the gutter debris to twenty feet ahead or behind the parked vehicle. For additional information on this service, please contact City Hall at (818)706-1613.



## SAFETY REMINDERS

Spring Break is headed our way which means kids will be out playing and there may be more traffic. Please be cautious and slow down when in and around areas populated with children.

Please come to a full STOP at stop signs and look for children and pedestrians at the crosswalks

## TRASH CAN REMINDER

No resident shall place their trash containers so as to be visible from neighboring Lots except for the purpose of trash collection and then only for the shortest reasonable time to effect such collection. **Trash containers shall be placed at your curb no earlier than 5 p.m. the day prior to collection and returned to your premises and stored out of view by 8 a.m. the day following collection. Please remember to not overfill your trash can.**