

# QUARTERLY-2023

# NEWSLETTER

## FROM LASALLE'S WOODS HOA BOARD

I was always told that time flies by when you are having fun. But I have also experienced that it goes by very quickly when you are busy. This summer sure went by very quickly for me and my family this year. So much so that we didn't get out on the lake to enjoy our normal boating activities. We did, however, enjoy the lake views and the wildlife. We hope that all of you homeowners and your guests enjoyed the summer season. It's hard to believe we have already moved into a beautiful Fall season with the leaves turning colors and an abundance of wildlife running around preparing for winter.

Similarly, a lot is happening within our community and I am excited to share this news with you. Thanks to a full HOA Board of nine members and many volunteers in our newly formed committees, things are starting to fall into place that will help us begin the many improvements that need to take place over the next five years. As we collectively plan and budget for these much-needed capital expenditures, we will require your financial support and patience as we slowly set things in motion. The Board will be sending a package to each Homeowner that will provide an overview on how we would like to proceed. Also in the packet will be a mail-in ballot to vote on the 2024 "Special Assessment". I feel this will be the best mechanism that will allow us to get to the 51% majority required for a "Special Assessment" vote needed to start securing capital investment funding. Based upon the responses from the survey performed over the summer, we hope to proceed with the minimum amount of funding suggested by the Homeowners based upon the By-laws Exhibit-E table in order to get these capital expense projects moving next year. Through the summer, we started to collect budgetary pricing for things like siding, retaining walls, and steps. As we put together a 3 to 5 year plan, and beyond, we hope to bring Lasalle's Woods back to the premier village it once was. I hope that you continue to help support the upcoming efforts to start improvements with our beautiful community.

Warmest Regards,

Robbie Robertson  
President Lasalle's Woods Association of Homeowners

## TREE CLEANUP EFFORTS

The Board approved the much needed community wide tree trimming and removal project. The contract will be with Bluestone Tree. The work will be divided over 2023 and 2024 to help with budget planning as well as staying within the allowable timeframe for these activities. The first phase of work is planned to begin November 2023. The second phase is projected for February 2024. More details will be provided as they become available.

There may also be some inconveniences with parking and walkway access as Bluestone safely navigates through our community to strategically trim and remove these trees. We plan on having some of our Grounds Committee Volunteers assist with the safety aspects of these activities and will work with our Property Manager to ensure the dates are communicated accordingly. Additionally, they will be marking trees with red and yellow tape denoting a number and year for identification purposes. These volunteers have been invaluable in verifying the services needed for our community.



## LASALLE'S WOODS HOA MONTHLY MEETING INFORMATION

As we step into a new season, our LaSalle's Woods HOA Board would like to invite all homeowners to attend, in-person or virtually, the monthly Board meetings. Our meetings are held on the 2nd Thursday of the month at 7:00 PM in the pool office and via zoom. This allows neighbors to share ideas, as well as observe the process our Board follows for addressing various issues in our village. The meeting agenda and other informational documents are emailed prior to each meeting. These documents are also posted on the LaSalle's Woods Facebook page. Minutes from the meetings are posted in AppFolio.

Items discussed at the our HOA Board meeting included:

- Mackie Property Management Report
- General Homeowner Requests/Input
- HOA Special Assessment
- Committees & Recommendations
- HOA Financial Report

## KEY COMMUNITY DATES

Pool Cleanup Day	Sa   Oct 21
LW Fall Festival	Sa   Oct 28
Committee Meetings	Th   Nov 2
LW HOA Board Meeting	Th   Nov 9
Committee Meetings	Th   Dec 7
LW HOA Board Meeting	Th   Dec 14
LW Social Event	TBD Dec

All HOA Board meetings will start at 7pm.

All Committee meetings start at 6pm. If you are willing to volunteer for a committee, please email Robbie at [robthebuilderrobertson@gmail.com](mailto:robthebuilderrobertson@gmail.com).

Meetings are subject to change but all changes will be noted on the website and Facebook.



## EAGLE POINTE | PSA UPDATES

- The PSA has a new website:  
<https://eaglepointepsa.com/>
- If you are renting out your condo, there is an annual rental fee of \$200 that must be paid to PSA (with a penalty fee if not paid). Check PSA website documents for more details.
- The PSA will charge a \$250 fine every time a resident breaks or damages a gate arm due to the gates operating as intended
- Pickleball league is every other Tuesday from 6 - 7:30pm (Oct 3 is the first one this quarter)
- On the other Tuesdays there is Bingo from 5:30 - 8:30 at the Nest (Oct 7 is the first one this quarter)

## CHIMNEY INSPECTIONS

C&A's Chimney Sweep has been selected to perform this year's chimney inspections. Mackie Properties is trying to get these inspections scheduled for next month. The Board is planning to have some of the Safety Committee members assist with the entering of the units.

If you have an electric insert and do not use your fireplace, be sure to inform Mackie Properties to avoid unnecessary fees to the HOA. The inspections will be paid by the HOA. However, the homeowner will be billed \$150 if a flue cleaning is necessary.

## POOL CLEANUP DAY

It's time to ready the pool for winter. Help us put the furniture away and clean out/organize the storage area on Saturday, October 21st from 10:00 am to 12:00 noon. All volunteers are welcome!



## HOA COMMITTEES

The Board has formed some committees to utilize the experience and expertise of the LaSalle's Woods residents. They will advise the Board in the following areas:

- **Architectural:** Helps to create community wide standards for our buildings as well as heading up the siding refurbishment project. *(All homeowner requests should still be submitted through Mackie Properties for approval as per the Rules and Regulations.)*
- **Communication/Social:** Assists the Board Secretary in getting information to the homeowners as well as organizing any HOA planned community events.
- **Grounds:** Assists with developing scopes of work for mowing, landscaping, leaf removal, etc. Also participates and organizes volunteers for community wide cleanup and minor trimming /pruning activities.
- **Safety:** Leads our Neighborhood Watch Program and performs semi-annual inspections to check smoke detectors, freeze alarms, walkway safety, and other safety related activities.

**Committee Meetings are currently held at the Poolhouse Office on the first Thursday of each month from 6:00 pm to 8:00 pm. If you are interested in joining, please contact Robbie Robertson at**

[robthebuilderrobertson@gmail.com](mailto:robthebuilderrobertson@gmail.com)





OCT  
**28**

# LASALLE'S WOODS FALL FESTIVAL

## Village Fire Pit 5pm - 8pm

Join us for a fantastic autumn celebration in our LaSalle's Woods Community! Get ready to bring your best recipe and tantalize your taste buds at our chili competition. Live music will keep the good vibes flowing throughout the evening. Bring your camera or take a selfie at our photo station. As the sun sets, gather under the stars for a special outdoor screening of the beloved classic HOCUS POCUS. Don't forget to bring your favorite pumpkin-themed dessert to share with your neighbors! Bring your own beverage and chair. Let's make this fall unforgettable together.



### 1st Annual Chili Cook-off

To signup,  
contact Billie Sue at  
[bsue.lwhoa@gmail.com](mailto:bsue.lwhoa@gmail.com)

### Sunset showing of Hocus Pocus



### Live Music



## New Neighbors

Tracy Parker	Unit 94
Brent & Penny Keller	Unit 24
Greg & Karen Elger	Unit 93
Lonn Cook	Unit 103

If any new owner has been inadvertently omitted, please contact Kay Rossok via email [elrossok@att.net](mailto:elrossok@att.net).

## EMERGENCY NUMBERS

**Monroe County Sheriff & Ambulance:**  
CALL **9-1-1**

**Indiana State Police:**  
(812) 332-4411

**Fire, water, and sewer cleanup and restoration:**  
Servpro: (812) 824-2027

**Cleaning and water extraction services:**  
Indiana ProClean: (812) 337-5000

**Plumbing issues:**  
Roto Rooter: (812) 339-1836

**Mackie Properties Emergency Maintenance:**  
(812) 320-4245  
(For issues after hours  
that are the responsibility of the HOA)

## COMMUNITY REMINDERS FIRE PIT ETIQUETTE

Happy Fall everyone! With cooler temperatures, many residents will begin enjoying the wonderful LaSalle's Woods fire pit. Please keep in mind that this fire pit belongs to all of us and help us maintain the area by following the procedures below.

- The sign-up board inside the fire pit shelter is to be used for reserving the pit. Please do not erase someone else's reservation and replace it with yours.
- Residents are welcome to use the wood that is available outside of the shelter or bring their own.
- Wood is replenished occasionally when there has been a tree cut down, but donations of wood are always welcomed.
- Please clean-up the entire area after use and stack the chairs in the shelter.
- Do not write graffiti anywhere on any of the fire pit structures, tables, or chairs.
- BE SURE THE FIRE IS COMPLETELY EXTINGUISHED BEFORE LEAVING THE AREA
- Do not leave the fire unattended.
- Do not burn trash... or the community provided chairs for that matter.



## LaSalle's Woods Owner Small Businesses

### **Beth and Robert Freeman | Unit 45**

We do laundry, bedding, rugs, etc. Also, we do dry cleaning. We will pick it up and deliver it back to you.  
Phone: (812)-345-1129 (text)

### ***Laundry Village***

515 N Lincoln Ave Bedford Indiana 47421  
Hours-Open 7 Days a Week (7:00 AM - 10:00 pm)  
Phone: (812) 277-1886

### **Maryann O. Williams | Unit 43**

#### ***Jones McGlasson & Siefers***

205 South Walnut Street, Ste 3  
Bloomington, Indiana 47404  
Full-service law firm featuring estate and Medicaid planning, personal injury, business planning, and family law  
Phone: (812) 332-4431

### **Angie Thomas**

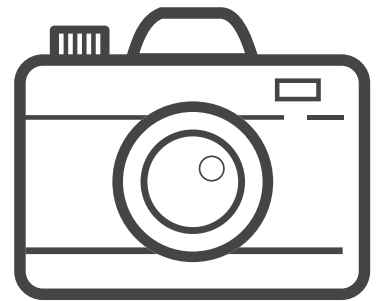
#### ***House Cleaning (Insured)***

Turn Key Cleanings | Organizing | One Time Cleanings  
| Guest Coming?  
Phone: (812) 272-0182 (text)

### **Kristina Hobbs | Unit #6**

#### ***Professional Freelance Photographer***

Family, pregnancy, newborns, weddings, senior pics, headshots, business promos, real estate, fashion, and more. (812)-583-2901 or email  
kristinaandhobbs@gmail.com





**LaSalle's Woods**  
at Eagle Pointe

## Current HOA Members

### *Executive Board*

#### **President**

Robbie Robertson

[robthebuilderrobertson@gmail.com](mailto:robthebuilderrobertson@gmail.com)

#### **Vice-President**

Rebecca Itow

[rcitow.lwhoa@gmail.com](mailto:rcitow.lwhoa@gmail.com)

#### **Treasurer**

Amy Beal

[ajbeal2@comcast.net](mailto:ajbeal2@comcast.net)

#### **Secretary**

Kay Rossok

[elrossok@att.net](mailto:elrossok@att.net)

### *At Large*

Mackenzie Caudill

Erin Davey

Deb Morrison

Bill Ullrich

Bill Williams