



# Lake Wilderness Country Club Homeowners Association

## Spring 2014 Newsletter

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### Important websites:

#### HOA:

<http://lwhoa.com/>

#### Around the Clock, INC. CRMC Property Management:

<http://www.aroundtheclockinc.com/>

#### Golf Course:

<http://www.lakewildernessgc.com/>

#### City government:

<http://www.maplevalleywa.gov/index.aspx>

#### News:

<http://www.voiceofthevalley.com/>,

<http://www.maplevalleyreporter.com/>

Spring has arrived! The weather is getting warmer and the flowers are beautiful.

The LWCC annual community yard sale is scheduled for **Saturday May 31<sup>st</sup> at 8am**. Clean your house and garage and make some money.

**Saturday June 7<sup>th</sup>** your HOA board will be providing a dumpster to help in the clean-up following the yard sale. The dumpster will be located near the main entrance.

\*\* Please remember this dumpster is for our HOA members only and very large items will not be allowed. Once the dumpster is full no more items will be allowed in or around the dumpster. \*\*



## National Night Out is August 5<sup>th</sup>, 2014

### What is America's National Night Out?

This event was started 31 years ago to: heighten crime and drug prevention awareness; generate support and participation in anti-crime programs; strengthen neighborhood spirit and police-community partnerships; and send a message to criminals letting them know that neighborhoods are organized and fighting back. This event takes place all over the country.

This year your HOA board is planning a fun neighborhood event for **Tuesday August 5<sup>th</sup>** between about **6-8pm**. The location will be in the 224<sup>th</sup> Ct SE cul-de-sac (the same place as last year.)

Bring your family, meet your neighbors and have a great time. Hot dogs, pulled pork sandwiches and ice cream will be provided, but please bring beverages, chairs and toys. The Maple Valley Police and Fire Departments will be coming by to say hello.

<http://www.natw.org/>



## Get to Know Your New HOA Board Members

### HOA Board Members:

**President:**

Celina Peterson  
Term thru 2014

**Vice President:**

John McKnight  
Term thru 2015

**Secretary:**

Shannon Waldorf  
Term thru 2014

**Treasurer:**

Stephen Katzenson  
Term thru 2015

**ACC Requests:**

Shirley Evans  
Term thru 2014

**ACC Requests:**

Eva Schmidt  
Term thru 2015

**Around the Clock  
Property Management,  
INC. CRMC:**

James Tungsvik  
james@aroundtheclockin  
c.com  
253.852.3000



**HOA Vice President:  
John McKnight**

My wife Lynne and I moved into our Lake Wilderness Country Club home in April 2013. We went through a massive remodel project which is just now coming to conclusion. Our former home was a large 3 story home in Federal Way on Puget Sound and we love the smaller one story home we now have. We moved to Washington in 2000 after living all of our life in Southern California. Our Daughter and Son-in-Law live in the Renton Highlands which makes it very convenient to get together often. We have three adult grandchildren, two are married and live in Renton and Everett, and one still lives in California where she is going to college. I have always been involved in the local community where we have lived. My background includes President of the HOA Board for Bayview

Country Estates in Federal Way for 4 years, Chairman of the Planning Commission in Fountain Valley, CA for 15 years and belonged to many community organizations. We are both retired and love to travel having visited over 67 countries to date. But the best part of traveling is coming home. We are looking forward to many happy years here in Maple Valley.

**HOA Treasurer:  
Stephen Katzenson**

Stephen Katzenson moved to Maple Valley in 2012 from Alaska with his wife Julie Rogers. He is the Imaging Manager for MultiCare Covington, Auburn, and Kent clinics. They have two wiener dogs: Mr. Meyer and Coconut and spend free time remodeling their home and outdoor activities.

**HOA ACC Requests:  
Eva Schmidt**

After 11 years in

Maple Valley, admiring this LWCC neighborhood, I finally moved here 3 years ago. Recently, I married my amazing best friend Miles. Together, we share our love of the outdoors, exercise, cooking, home improvement, family, our neighbors and friends. For the last 25 years I have been in Dentistry and now am a retired dental hygienist. During that time, I also spent the last 16 years managing rental houses on the side. In past years I have served on one HOA Board in Maple Valley, as Treasurer and on the Architectural Committee. I volunteered to be a board member here at LWCC because I know a nice community like this does not just happen by itself. I am motivated to maintain the community in the vision in which first compelled me to live here, and this is a good time in my life to chip-in with my time and effort.

## Maple Valley Neighborhood Events

### JUNE

**June 13<sup>th</sup>, 14<sup>th</sup>, 15<sup>th</sup>**  
Maple Valley Days

**June 21<sup>st</sup>-October 4<sup>th</sup>**  
Farmers Market every Saturday at Rock Creek Elementary from 9am-2pm

**June 23<sup>rd</sup>-September 1<sup>st</sup>**  
Lake Wilderness Beach Lifeguards will be on duty, boat rentals will be available and the concession stand will be open weather permitting 12pm-7pm

### JULY

**July 4<sup>th</sup>:**  
Fourth of July Family Picnic and Fireworks

**July 31<sup>st</sup>:**  
Music in the Park

**July 19<sup>th</sup>:**  
Kids' Festival  
All children ages 2-12 will find tons of **FREE** things to do: live music, comedy shows, face painting, children's crafts, the candy cannon, model

airplanes, inflatable toys, interactive exhibits, and more. Come hungry and purchase a hot dog from the food booth. Even warm up your throwing arm and take your revenge on the lifeguards at the dunk tank.

**July 20<sup>th</sup>:**  
Kids Bike Challenge  
Maple Valley Parks & Recreation and the Maple Valley Police Department are excited to offer the annual Bike Challenge again this year on Saturday, July 19 at Lake Wilderness Park. Boys and girls age 5-11 are encouraged to speed through the park for the fastest time. Racers will be divided into separate age and gender divisions with 1st, 2nd and 3rd place honors awarded.

### AUGUST

**August 7<sup>th</sup>:**  
Music in the Park

**August 10<sup>th</sup>:**  
Burgers and Blues Concert

**August 14<sup>th</sup>:**  
Music in the Park

**August 21<sup>st</sup>:**  
Family Night Concert and Movie Under the Stars

A free family-oriented concert & Movie in the Park. The Hawaiian themed evening will begin at 6:30pm with the Pookela-Street-Band. A special menu and fun activities await us all. Dig out your favorite Hawaiian clothing and come join the last party of the summer. A full length feature movie will be shown at 8:30pm outside on the Beach House lawn following the concert. Full concessions with grilled hamburgers, popcorn, candy and more will be available for purchase.

## Be a good neighbor

Dogs, cats and other pets need to be on a leash when they leave your yard.

Also, please pick up after your pets when they leave feces outside your yard.



### HOA Meetings

The monthly HOA board meetings are held on the 3<sup>rd</sup> Wednesday of every month at 5pm at the Lake Wilderness Grill. This meeting is open to Lake Wilderness residents and there is time set aside if the resident would like to address the board.



## Springtime Reminders



Please help keep our neighborhood beautiful by following the covenants, conditions and restrictions (CC&R's). All of the CC&R's, bylaws and amendments are available for review on the HOA website at [LWFOA.com](http://LWFOA.com). If there is ever a question, homeowners may contact the homeowner's management company thru James Tungsvik at [james@aroundtheclockinc.com](mailto:james@aroundtheclockinc.com) 253.852.3000.

### Yard maintenance:

- Grass should be mowed, trimmed and free of weeds and moss
- Flower beds should be free of weeds and grass
- Bushes and shrubs should be trimmed neatly and cut back from protruding on the sidewalk
- Trees should be trimmed to not overhang onto the sidewalk interfering with pedestrians
- Any dead flowers, shrubs or trees should be removed (trees greater in diameter than 5 inches need an ACC request to be removed)

### Home maintenance:

- Keep trash and recycle bins from view
- Power wash homes when mold is visible on the exterior

### Painting of the exterior of a home is needed when:

- Paint is chipped or flaking paint is visible from the curb
- Faded paint
- Bare wood is visible

### Other reminders:

- No trailers, boats, motorhomes, etc. may be parked in the driveway of any home
- Young children and teenagers should be reminded that riding bikes and skateboarding down the middle of the road is dangerous