



The Lakes at Tradition HOA

11840 SW Tradition Lakes Blvd.

Port St Lucie, FL 34987

Phone: 772-345-0690



Please take a moment to register now by visiting:

LATHOA.ORG

Summer 2022



Hello and a huge, hearty welcome to all of our new friends and neighbors who moved into The Lakes recently.

We know you will love living here in paradise and we look forward to meeting you.

**VISIT OUR NEW WEBPAGE
LATHOA.ORG**

Lakes at Tradition HOA

Phone: (772) 345-0690

Onsite office Located at the Clubhouse.

Monday – Friday 9:30 AM - 4:30 PM

Best Time to visit for a vehicle decal is between 11 AM & 3 PM

Ingrid.sarmiento@fsrcresidential.com

Managed by FirstService Residential.

Our Twitter account is : @LAT_HOA

Our Facebook Page is :

The Lakes at Tradition Homeowners Association

Lakes at Tradition Accounts Information

René & Association, PA, CPAs'

550 Heritage Drive, Suite 180

Jupiter, FL 33458

Office 561-626-8876, fax 561-626-9411

and email lathoafee@gmail.com

The Web-Site URL is: www.renecpa.com

Tradition Community Association

Phone: (772) 345-5101

Fax: (772) 345-5104

Monday – Friday 8:30 AM - 4:30 PM

Managed by Castle Group

Hello and Welcome to All Lakes' Neighbors

A homeowners association is an organization of property owners that administers the rules and upholds the covenants of a community. Its rules affect and limit what you can do to the property you own.

That's excellent news to your property value, since HOA covenants and bylaws preserve the value of your land by ensuring neither you nor your neighbors do anything like paint your house a distasteful color or park several commercial vehicles in your driveway.

Property owners in the Lakes at Tradition are members of this association, along with being members Master Association.

Communicate with Other Members

One of the biggest advantages of living in a neighborhood with a homeowners association is the bonds you can form with your neighbors. You might never talk to some of them, but they are paying the same dues and working to stick to the same regulations, so you have a lot in common, and this might come in handy.

Stay Involved

Many associations require only one

annual meeting for the purpose of electing the board of directors. At the Lakes however, we hold a mix of meetings open to the owners. Of course the benefit of attending meetings is not just to be heard, but also to hear what is going on. In addition all our minutes are available to the owners at the community website.

Know Rules and Bylaws

The Lakes at Tradition HOA documents, ACC Guidelines and other important documents are available at the community website.

What is the difference between the Master Association and Lakes HOA?

The Master Association is responsible for the operations and maintenance of various common areas throughout the Community, including the water lakes, Preserves, Dog Park, Butterfly Park and Town Square. Their monthly assessments also include pass-through charges for basic cable television, DSL internet and alarm monitoring services, as part of bulk service agreement with Blue Stream (Hometown Communications).

Lakes at Tradition Homeowners

Continue next page...

Association is responsible for the Landscape, irrigation maintenance, lawn pest control and fertilization of common areas & individual homeowner lots.

Also, entry gates with 24-hour manned guardhouse. Clubhouse , sports and recreational areas .

If you need information about the Lakes at Tradition HOA, Covenants, ACC guidelines, HOA fees, community activities, vehicles RFID or access to the community website, please contact the onsite office at 772-345-0690 or email the management team at ingrid.sarmiento@fsresidential.com.

BOARD MEETING.....

Board Meeting

Aug 24
Sep 21
Oct 19
Nov 16
Dec 21



René & Associates P.A., CPA's handle the community accounting. Please contact them directly with any payment related questions.

René & Association, PA, CPAs'
550 Heritage Drive, Suite 180
Jupiter, FL 33458
Office 561-626-8876,
and email lathoafee@gmail.com
The Web-Site URL is: www.renecpa.com



Community Leadership Team

BOARD MEMBERS:



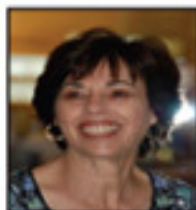
Thom Epsky
Board President



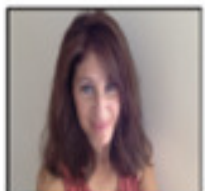
Akua Prout
Board Vice President



Greg Snider
Board Vice President



Marge Forrest
Board Secretary



Julie Feldman Board
Asst. Secretary



Margaret Borock
Board Treasurer

COMITTEES & CHAIRS

Architectural Committee

Jack Parker

Facilities Committee

Ken Perlman

Landscape Committee

Carolyn Snider

Social Committee

Mollie Adams

Block Representative

Toni Cunningham &
Carolyn Hammer (co-chairs)

More information

LATHOA.ORG



BLOCK REPRESENTATIVE COMMITTEE:

At the start of 2022 we focused on creating our mission statement, developing an intro outline and ways to communicate to new homeowners, establishing our own email address (lathoabr@gmail.com) and recruiting new members. We managed to find volunteers for every street except Rockingham (so if anyone on Rockingham is interested please email us). Unfortunately, not many new home owners have reached out to us so we will review our points of contact to see if we have other options. Our next committee meeting is Wednesday, September 7th at the clubhouse.

Intro outline provided to new home owners in their digital package, on our community website and posted on bulletin board

The Block Representative for your street would like to welcome you to The Lakes at Tradition, and help you navigate your new surroundings. Once you are settled in and have unpacked that last box, please feel free to contact your Block Representative through lathoabr@gmail.com Let us know what street you are on, and if you want us to email, phone, or stop by in person.

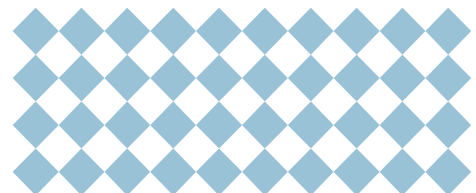
We will try to answer any questions you may have, or direct you to a solution.

Your Block Representative can:

- Answer your community questions, or direct you to someone who has the answer
- Help you get connected with the community website
- Help you find volunteer opportunities on community committees

Block Representatives do not:

- Get involved with neighbor disputes
- Report or offer advice regarding HOA violations
- Provide security in our community





LAT Social Committee

The Social Committee provides entertainment as well as social events for the residents of the Lakes community. The committee is self-sustaining with all funding coming from ticket sales where applicable. We aim to have a variety of events with a little something for everyone. Information about upcoming events can always be found in the glass bulletin cases both inside and outside of the mailroom.



Some of the upcoming events planned are:
The "Doo-Wop Meets Motown" show on Sept.23, 2022 @ 7pm, featuring: Jacquez Huell and friends. \$20 p/p. Cabaret Style Seating is limited.



In November we will be honoring our Lakes Veterans.



December 2nd will be our "Elvis' Christmas" show featuring Jeff Krick.



December 10th is the Holiday Breakfast.

More information on these events and those planned for next year will be coming soon.

Everyone in the Lakes community is welcome to join in any and all of the events the Social Committee offers.

Watch for fliers in the glass cases, both inside and outside of the mailroom for new events each month. Or check our website LATHOA.org



TRIVIA

OUR Social events and weekly activity calendar is always available at the Lakes community website LATHOA.org

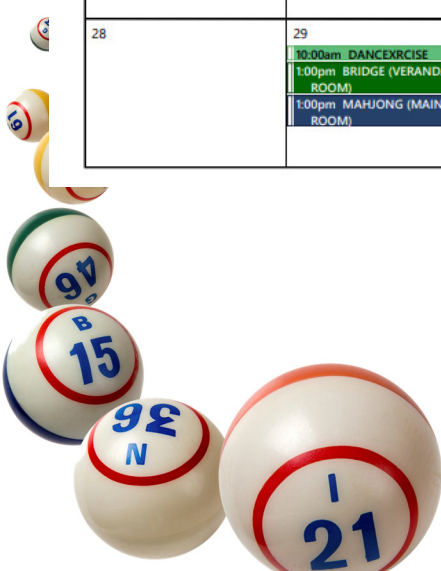
Website Registration.



Lakes at Tradition Monthly Events



SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
<p>For More Information</p> <p>VISIT The Bulletin Board</p>	<p>Aug 1</p> <p>10:00am DANCEXRCISE</p> <p>1:00pm BRIDGE (VERANDA ROOM)</p> <p>1:00pm MAHJONG (MAIN ROOM)</p>	<p>2</p> <p>9:00am EASY STRETCH</p> <p>10:00am DANCEXRCISE</p> <p>12:00pm 4:00pm CANASTA</p> <p>7:00pm POKER GAME (GAME ROOM)</p>	<p>3</p> <p>9:00am FACILITIES COMMITTEE</p> <p>10:00am ACC MEETING</p> <p>1:00pm COMMUNITY YOGA</p> <p>1:00pm MEXICAN TRAIN</p>	<p>4</p> <p>1:00pm EUCHRE-CLUB (Veranda)</p> <p>6:30pm MAHJONG</p>	<p>5</p> <p>1:00pm MAHJONG (MAIN ROOM)</p>	<p>6</p>
<p>7</p>	<p>8</p> <p>10:00am DANCEXRCISE</p> <p>1:00pm BRIDGE (VERANDA ROOM)</p> <p>1:00pm MAHJONG (MAIN ROOM)</p>	<p>9</p> <p>9:00am EASY STRETCH</p> <p>10:00am DANCEXRCISE</p> <p>12:00pm 4:00pm CANASTA</p> <p>3:00pm LANDSCAPE COMMITTEE</p> <p>7:00pm POKER GAME (GAME ROOM)</p>	<p>10</p> <p>1:00pm COMMUNITY YOGA</p> <p>1:00pm MEXICAN TRAIN</p> <p>BACK TO SCHOOL</p>	<p>11</p> <p>1:00pm EUCHRE-CLUB (Veranda)</p> <p>6:30pm MAHJONG</p>	<p>12</p> <p>COF Social Event TBA</p> <p>1:00pm MAHJONG (MAIN ROOM)</p>	<p>13</p>
<p>14</p> <p>3:45pm LINE DANCERS</p>	<p>15</p> <p>10:00am DANCEXRCISE</p> <p>1:00pm BRIDGE (VERANDA ROOM)</p> <p>1:00pm MAHJONG (MAIN ROOM)</p> <p>4:00pm FINANCES COMMITTEE</p> <p>7:00pm BOOK CLUB - VERANDA</p>	<p>16</p> <p>9:00am EASY STRETCH</p> <p>10:00am DANCEXRCISE</p> <p>12:00pm 4:00pm CANASTA</p> <p>7:00pm POKER GAME (GAME ROOM)</p>	<p>17</p> <p>1:00pm COMMUNITY YOGA</p> <p>1:00pm MEXICAN TRAIN</p> <p>6:30pm BOARD MEETING</p>	<p>18</p> <p>1:00pm EUCHRE-CLUB (Veranda)</p> <p>6:30pm MAHJONG</p>	<p>19</p> <p>1:00pm MAHJONG (MAIN ROOM)</p>	<p>20</p> <p>NIGHT AT THE RACES</p> <p>Come & Have some Competitive Fun... Bet on your "Lucky Horse" B.Y.O.B. & Appetizer.</p>
<p>21</p>	<p>22</p> <p>10:00am DANCEXRCISE</p> <p>1:00pm BRIDGE (VERANDA ROOM)</p> <p>1:00pm MAHJONG (MAIN ROOM)</p>	<p>23</p> <p>9:00am EASY STRETCH</p> <p>10:00am DANCEXRCISE</p> <p>12:00pm 4:00pm CANASTA</p> <p>7:00pm POKER GAME (GAME ROOM)</p>	<p>24</p> <p>1:00pm COMMUNITY YOGA</p> <p>1:00pm MEXICAN TRAIN</p>	<p>25</p> <p>12:00pm ACC application Deadline</p> <p>1:00pm EUCHRE-CLUB (Veranda)</p> <p>6:30pm MAHJONG</p>	<p>26</p> <p>COF Social Event TBA</p> <p>1:00pm MAHJONG (MAIN ROOM)</p>	<p>27</p>
<p>28</p>	<p>29</p> <p>10:00am DANCEXRCISE</p> <p>1:00pm BRIDGE (VERANDA ROOM)</p> <p>1:00pm MAHJONG (MAIN ROOM)</p>	<p>30</p> <p>9:00am EASY STRETCH</p> <p>10:00am DANCEXRCISE</p> <p>12:00pm 4:00pm CANASTA</p> <p>7:00pm POKER GAME (GAME ROOM)</p>	<p>31</p> <p>1:00pm COMMUNITY YOGA</p> <p>1:00pm MEXICAN TRAIN</p>	<p>THE LAKES PICKLEBALL CLUB* - Open Play Schedule Daytime Open Play ~ Monday, Wednesday, Friday, Saturday ~ 8:00AM-11:00 AM Evening Open Play ~ Tu/Th/Sun ~ 6-8 PM</p> <p>Dispose Garbage, Recycling, Yard & Bulky Waste **** Residents are encouraged to continue to report service disruptions 772-871-1775. For updated information about solid waste, visit www.CityofPSL.com/SolidWaste.</p>		



3rd Monday of each month
7 PM at the clubhouse.



Landscaping

A Message From Your Landscape Committee

Homeowners, especially those new to the Lakes at Tradition, may not be aware of the process when it comes to our landscape company's trimming of the many palms, bushes and small trees throughout the community.



In a nutshell, trimmers begin at one end of our development, move house-to-house until they have completed trimming the entire community, and then go back to the beginning and start the process all over again. There is no set time as to how long it takes them to get through the entire community, however it takes longer in the summer months. Why?

Plants grow much faster in the summer, resulting in more growth to trim

Summer is (usually) our rainy season...downpours slow them down

They have to work in 90+ degree temperatures

Also, every third time they trim, they additionally trim the perimeter/common areas of the community. The result? It takes longer to get back to trimming on your street.

Your landscape committee members as well as Ingrid, our property manager, realize that trimming is currently behind and causing angst in our community. Added to the above reasons as to the delay is the fact that there is a labor shortage. Laborers either don't show up or demand exorbitant salary increases.

But here's the good news: the owner of our landscape company is increasing the number of trim days from three to four. They worked on a Saturday. Spraying is all caught up and on schedule. There is light at the end of the tunnel!

So, please be patient...and courteous. Please don't expect special one-on-one service. We have a general contract...no special service. We all want the same thing: for our community to be inviting, aesthetically-pleasing and well-maintained.



One last note: did you know that it takes at least 15 minutes to trim just one Robellini palm?

FACILITIES COMMITTEE

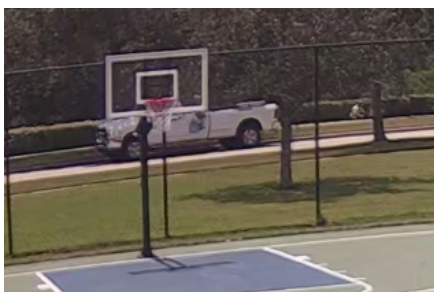
The Facility Committee is comprised of resident volunteers. The committee oversees all areas of the community, including gate access, recreation areas, lighting, security cameras, sidewalks and areas outside of the clubhouse. Based upon input from the residents and evaluation by committee members on the condition of all the above, the committee makes recommendations to the HOA Board of Directors to either purchase or repair facilities as necessary. These recommendations are based upon the needs of the community and the status of the HOA fiscal situation.

The committee, with the approval of the HOA Board and coordination of the Property Manager:

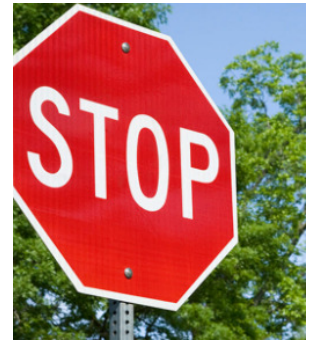
- Negotiated with security company for an extension of the gatehouse contract
- Added ceiling fans in the lanai area of the clubhouse
- Resurfaced the shuffleboard courts



- Replaced basketball poles, backboards and hoops



- Added wind screens to tennis courts
- Replaced grill outside of clubhouse
- Added mulch to the children's' playground
- Added lighting in parking lot near mail-room
- Added stop signs



During the next two-three months, the following projects should be completed as funding has been approved:

- Improve bocce courts with the addition of new interior side rails and Har-Tru for the surface
- Add two permanent pickleball courts (nets and poles) where temporary courts exist
- Add additional free weights in lower denominations
- Install seating and umbrella at children's' playground

Future items for consideration, which will depend on budget status:

- Add bike racks around clubhouse
- Add benches near recreation areas
- Evaluate and add equipment for fitness center, i.e. treadmill, life cycle, stationary bike
- Paint cross walks for pedestrians

Long range plans:

- Resurface all courts, i.e. tennis, pickleball, basketball
- Identify areas for golf cart parking

The committee welcomes input from the residents. The committee meets the first Wednesday of the month at 9:00 AM. Residents are welcome to attend.

Changes on schedule are announced on the bulletin board or via email.

Other Tradition Activities

Circle of Friends Movie Night

Direct from the big screen to the
Clubhouse screen....



Join us, Friday, August 26, 7:00pm

The details: Top Gun is scheduled to be released for streaming on August 23. We will be renting and screening it at the Clubhouse for your viewing pleasure. Please note, it is possible that if the movie is not released, we will have to reschedule.

ALL ARE WELCOME!

Bring your favorite theater refreshments.

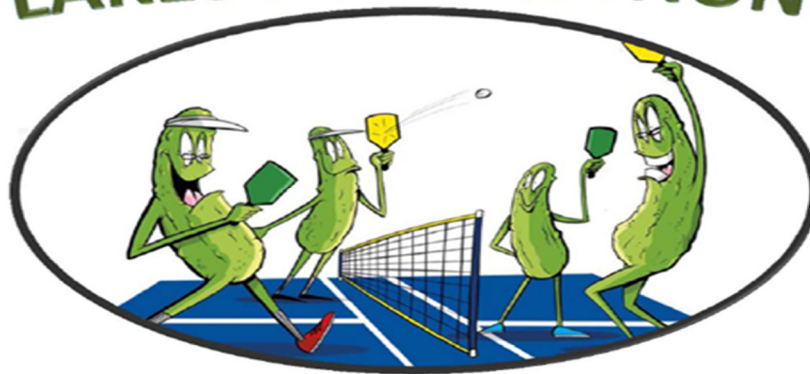
KEEP AN EYE OUT FOR:

ARE YOU READY
FOR SOME 
BUNCO?



TRIVIA
& MORE

THE LAKES AT TRADITION HOA



PICKLEBALL IS HERE!!!!!!

THE LAKES PICKLEBALL CLUB*- Open Play Schedule

Daytime Open Play ~ Monday, Wednesday, Friday, Saturday ~ 8:00AM-11:00 AM

Evening Open Play~ Tu/Th/Sun ~ 6-8 PM



What is the ACC and What does it do?

ALL EXTERIOR CHANGES MUST BE APPROVED BY THE ARCHITECTURAL CONTROL COMMITTEE "ACC"

The Architectural Control Committee (ACC) is responsible for reviewing exterior modifications to homes and improvements to Lots as proposed by homeowners. This review process follows the written guidelines as set forth by the governing documents of the Association. Those guidelines charge the ACC with maintaining Community-Wide Standards. The committee members are all homeowners just like you and are volunteers. We do this because we are proud of the place where we live and want to help maintain the aesthetic and structural integrity of the community.

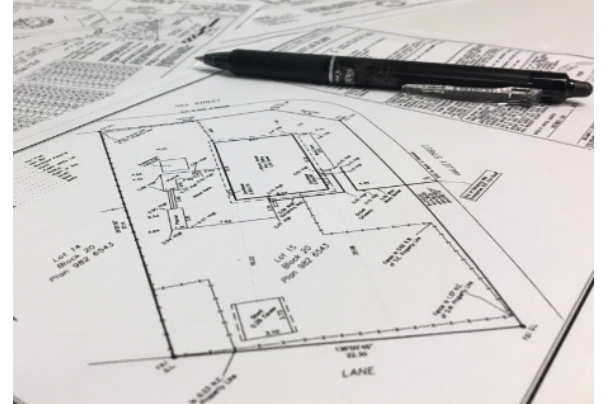
It is important for you, the homeowner, to know the process and procedures performed by the committee each month. This will help you understand what goes on in the background after you submit an application.

The ACC meets on the first Wednesday of every month at 10:00 am to review applications that have met the monthly deadline and the basic standards for review. All Homeowners are invited to attend these meetings whether you have an application being reviewed or not.

During the month leading up to the ACC meeting, applications are filled out by homeowners and turned in to the office. There is a deadline for accepting

the applications and this is posted on the bulletin boards at the clubhouse. The property manager receives the applications and looks them over for basic essentials. If those essentials are missing, she will return the application to the homeowner with a request to supply what is needed. Applicants should be aware that Ingrid is not responsible to catch everything that might be missing or to know everything that the committee might need to see in every application. Her preliminary check does not determine if the application is complete.

Approximately one week before the monthly meeting, these applications are turned over to the committee. The committee then reviews them to make sure that each form is filled out properly and the information that is required for the application has also been turned in. Many times there is missing information or clarification that is needed in order to enable the ACC members to fully understand the proposal of the project. The committee creates a list of missing items, incorrectly filled out forms, or further clarification that is needed and this list is passed



along to Ingrid who will then send notification to the homeowner with a request for this information. When the homeowner sends the missing information back to the manager, it is then passed back to the committee for further review. This procedure is repeated every month prior to the monthly meeting.

At the ACC meeting, the completed applications are discussed to ensure that the project meets the guidelines and governing documents of the Association. If the project meets these guidelines the application is then "recommended for approval" to the Board of Directors. If there are still deficiencies in the application, the committee will "recommended for disapproval" and the applicant will receive notification of the problematic issues that is written in a way to help the homeowner fix the problems and re-submit.

Application Deadline	Meeting Date
August 25	September 7
September 22	October 5
October 20	November 2
November 23	December 7
December 22	January 4, 2023

Continue next page....

The minutes of the meeting along with the applications are then submitted to the Board of Directors who will then vote on these at their meeting for final approval or rejection of the committee's recommendations. As per our governing documents, the ACC makes the recommendation and then the Board votes to affirm or reject that recommendation.

Once the Board makes its decision, a letter is sent to the homeowner with detailed information regarding the project.

When an approved project has been completed the homeowner should contact Ingrid to let her know this and she will send a notification to the ACC to do a required inspection of the project. When the inspection has been completed and it passes, the committee notifies Ingrid who then starts the deposit refund process.

Hope this information has helped you to know what the ACC is and what the ACC does.



REMINDER OF ACC MEETINGS.

All applications for review must be received by the office no later than noon, 2 weeks prior to the meeting. If you missed the deadline, your application will be presented to the ACC members at their next meeting in 4 weeks.

All applications must be complete, with all required attachments, **and the \$25.00 processing fee plus the \$100.00 refundable deposit** payable to The Lakes at Tradition upon submission, in order to be reviewed by the committee.

Lot surveys are required with every application.

If there are any questions regarding required attachments, please contact the office prior to submission...772-345-0690

For your convenience, the Current LAT ACC application and Handbook are available at the community website. LATHOA.ORG

ACC Committee

We would like to add a couple more members to our committee. If you would like to volunteer and are interested in being a part of the ACC, please contact Ingrid at Ingrid.Sarmiento@fsresidential.com



You can obtain the survey of your home at the City of Port St Lucie Public Records Center

MORE ABOUT THE ARCHITECTURAL CONTROL COMMITTEE

The ACC received notice that the newsletter will start up again so we thought it would be good to write an article where we, the ACC (Architectural Control Committee), can pass along information to all homeowners that we hope will be helpful in understanding the process and procedures that the committee goes through each month. We also want to provide information that can make the application process smoother and as seamless as possible for the homeowner. So starting with this newsletter and in future newsletters, the ACC will be submitting an article with useful information as well as answers to common questions that are asked.

A little bit about the ACC.....The current ACC members on the committee stepped up and volunteered when the Board of Directors put out a notice asking for volunteers to be part of this important committee. This was approximately 1 1/2 years ago and we are committed to this responsibility and work diligently on keeping the “*community wide standards*” that align with your vision for our shared community. This is a place where we all live, we are proud of it and we all want to keep it that way. We also want you to know that we share your concerns and encourage homeowners to share your ideas and suggestions with us.

A little information about the Association....All homeowners are automatically Members of The Lakes at Tradition Homeowners Association (“the Association”). Being members of the Association, we are all responsible for following the guidelines of the covenants and restrictions for Community wide standards for exterior modifications to homes for improvements. Thus the reason for the application process for certain projects as required when a modification is done to the exterior of the house.

However there are certain times that an application is **not** required and you may not be aware of these.

Take for instance mulch.....adding mulch to your flower bed or planting area does not require approval or an application.

Another item that does not require approval is the replacement of dead plants provided that replacement is the **same plant that was removed**.

And then there are repairs...if the project is for a repair, (such as replacing a broken front door or hardware on the door), it can be done provided the **same door or hardware is used as the replacement**.

These are just some of the things that do not require approval. If you have any questions or not sure if an application is required, we ask that you contact the office and they would be glad to help answer your questions.

Another thing we want to pass along is the **new handbook** that will be coming out shortly. The committee has been working with the Board of Directors on putting together an updated handbook that should be helpful to all homeowners. There have been many changes since the last handbook was published so getting a new one in the hands of the homeowners will help answer many of your questions on what is allowed and what is not. You will be able to find information on various projects for exterior modifications. This will reduce the confusion and frustration on being able to find answers to your questions on many things.

The committee is also in the process of reviewing and revising the applications to make them easier to do. This committee wants to make things as simple as possible so it is less work on your part and also would be less work on ours and save time to process these applications. We also have to fill out these applications when we do any projects so we are well aware of how confusing things can be sometimes.

We will be sharing more information in the newsletters to follow. We hope that these will be helpful in resolving your questions and concerns. The more information we can pass along the smoother the process will be.

Also we would like to add a couple more homeowners to our team of ACC members. So if anyone is interested in volunteering to join the ACC please contact Ingrid at : Ingrid.Sarmiento@fsresidential.com

Respectfully,
Members of the ACC

Port St. Lucie - Residential Waste & Bulk Collection

New service begins Sept. 5;

The new service with FCC Environmental Services Florida, LLC begins the week of Sept. 5.

Positive changes are underway for residents, who will soon receive a new garbage cart to be used with the automated waste collection service.

Cart deliveries begin Aug. 1 and are expected to be complete by the end of August. The new cart includes a disposal and usage tips brochure.

Residents must begin using their new City-issued garbage cart during the week of Sept. 5, on their designated pick-up day. If there is an immediate need, residents can use the new cart prior to Sept. 5.

The City is asking all residents to please be patient as new drivers learn the routes. In addition, FCC will have to deal with the extra trash left behind by Waste Pro. Once again, we ask for your patience as they tackle this backlog of trash that needs to be picked up in their first weeks. FCC has the resources and equipment to bring reliable and efficient service back to Port St. Lucie.






Learn more about all the positives changes happening with the solid waste program at the [second open house on Monday, Aug. 29](#), 6-8 p.m. at the Port St. Lucie's Community Center, 2195 SE Airoso Blvd., Port St. Lucie, FL 34984.



LAKES SCHEDULE

FRIDAY Pick Up

Bulk FRI-4

Garbage, Recycling, Yard & Bulk Day:	
	Monday (Mon)
	Tuesday (Tue)
	Wednesday (Wed)
	Thursday (Thu)
	Friday (Fri)

Bulk Waste Day:	
1	= First week of the month
2	= Second week of the month
3	= Third week of the month
4	= Fourth week of the month

Disclaimer: This schedule begins the week of Sept. 5, 2022. Garbage, recycling and yard waste is collected once a week and bulky waste is collected once a month on the same designated day.

Holidays: Independence Day (July 4), Thanksgiving and Christmas affects regular collection schedules. All collection days will be pushed back one day, excluding Sunday.

Place garbage carts and green recycling carts at the curb no later than 7 a.m. on your pickup day, but no earlier than 6 p.m. the evening prior to collection. GARBAGE CANS MUST BE STORED IN THE GARAGE EXCEPT ON SCHEDULED. On the same day, after service, all carts must be removed from the curb.



NEW Garbage cans will be deliver to our community soon, if you know of a neighbor that is not in town, please help us by moving the can closer to their garage. Or let the office know.

NEW garbage cans and recycled bin must be stored inside the garage .

NEW Service will not pick up anything that is not inside the garbage or recycling container, they will not pick up plastic bags or boxes. **NO LOOSE ITEMS**

“What do I do with my old garbage containers?” There are three options available:

1. Repurpose the old can as a yard waste can or as a storage container for yard/garden tools, sports equipment, pool toys or pet supplies.
2. [Residents can print a “Take Me for Disposal” tag](#) (or tape a note to the can), and it will be collected for disposal from the curb on your designated bulk waste day.
3. Garbage Can Recycling Roundup: As recycling collection resumes with the new service, residents are encouraged to recycle their old garbage can. Take the cans, emptied and rinsed, to the Voluntary Drop-off Center on Saturday, Sept. 17 or Saturday, Sept. 24, from 7:30 a.m. to 6:30 p.m., at the northeast corner of Cameo Boulevard and Crosstown Parkway, behind the green, fenced-in area, just west of the turnpike.

Yard Waste-

In The Lakes , yard waste produce by the owners is not pick up by the Landscape company , it is pick up by the city. Garbage, recycling and yard waste is collected once a week on the same designated day. FRIDAYS

What is yard waste?

Yard waste is vegetative matter resulting from yard and landscaping maintenance, and includes, but is not limited to, shrub and tree trimmings, grass clippings, palm fronds, branches and bulky yard waste. When disposing of yard waste, cut tree limbs and branches to a manageable size, not exceeding 4 feet, excluding palm fronds.

DO'S



Example of yard waste in compliance.

DON'TS



Example of yard waste not in compliance: Limbs, logs and stumps exceed 6 inches in diameter. Piled yard waste needs to be neatly stacked.

IMPORTANT INFORMATION ABOUT THE GATE

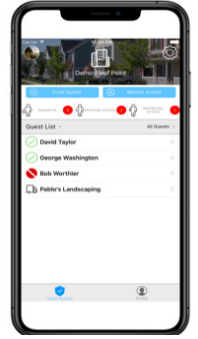


During high traffic days, such as the holidays, we noticed a larger number of vehicles making the visitor line to get access to the community. We wonder, why it takes so much time to allow the visitor access to the community.

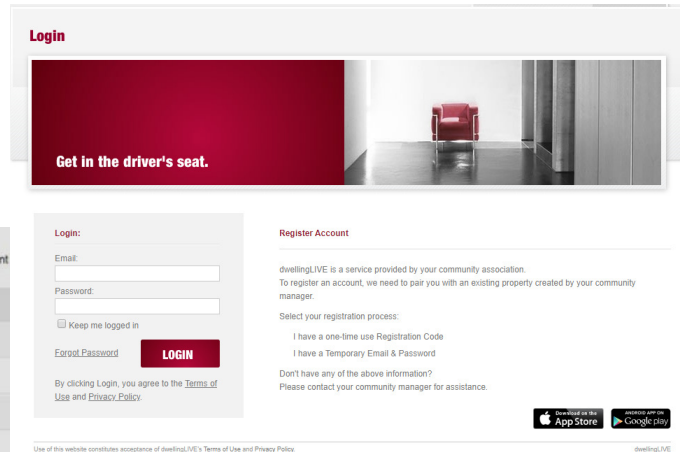
The courtesy officers have post order to follow and in summary, are as follow:

Management and our community volunteers noticed that most of the delays are caused by owners not listing the visitor on the Dwelling live system, or not answering the phone calls from the guardhouse when their visitor arrived. In some instances, the owners have change cell numbers or disconnect landlines and not update the contact information on the gate website system (Dwelling live)

The Lakes at Tradition HOA is providing all the residents with access to the online Visitor Management System powered by dwellingLIVE. With this system, you have the ability to manage your visitor list for the front gate, view your guest history, manage your user's information, update your phone numbers, receive real-time text/email notifications, and much more!



dwellingLIVE
Frontsteps
Designed for iPad
★★★★★ 1.2 + 486 Ratings
Free



Guests					
Last Name	First Name	Company/Party	Start / End Date	Entries	
Hill	Tom		8/29/2019 - 8/29/2019	0	T
Hilton	Samuel		8/29/2019 - 8/29/2019	0	T
Noid	Ben		8/29/2019 - 8/29/2019	4	T
Nelson	Foggy			3	P
Page	Karen			6	P

Website Access to gatehouse Login to <https://community.dwellinglive.com>

(If you need assistance to register in the gate website Dwellinglive, please contact the management of-fice, we will help you to set your account.)

This system can be accessed from your home computer or from your smartphone. It is the owner's responsibility to make sure the information is correct and accurate.

If you need assistance setting the phone app, please visit the onsite office and we will gladly help you.

During the holidays, we anticipate a high volume of friends and family to visit the community.

To expedite the traffic through the gate for the holiday, please add your family and invitees to the guestlist for the extent of their stay or inform the Gatehouse with the information as soon as possible.

We apologized beforehand for any inconvenience, but visitors or vendors that are not in your list or if the resident does not answer the primary phone number to grant access will be turned away to expedite the line.



St. Lucie Public Schools 2022 - 2023 School Year Calendar

July, 2022							0
Su	M	Tu	W	Th	F	Sa	
					1	2	
3	4	5	6	7	8	9	
10	11	12	13	14	15	16	
17	18	19	20	21	22	23	
24	25	26	27	28	29	30	
31							

July 4: Holiday for All - 4th of July
 July 20: 11-Month Employees' First Day
 July 27: 10.5-Month Employees' First Day

August, 2022							16
Su	M	Tu	W	Th	F	Sa	
	1	2	3	4	5	6	
7	8	9	10	11	12	13	
14	15	16	17	18	19	20	
21	22	23	24	25	26	27	
28	29	30	31				

Aug. 3 - 9: Teacher Pre-Planning Days (5)
Aug. 10: Students' First Day
 Aug. 31: Early Release Day - Recordkeeping

September, 2022							20
Su	M	Tu	W	Th	F	Sa	
				1	2	3	
4	5	6	7	8	9	10	
11	12	13	14	15	16	17	
18	19	20	21	22	23	24	
25	26	27	28	29	30		

Sept. 5: Holiday for All - Labor Day
 Sept. 23: Teacher PD Day

October, 2022							19
Su	M	Tu	W	Th	F	Sa	
						1	
2	3	4	5	6	7	8	
9	10	11	12	13	14	15	
16	17	18	19	20	21	22	
23	24	25	26	27	28	29	
30	31						

Oct. 5: Fall Holiday for All
 Oct. 7: End of 1st 9 weeks (40 Days)
 Oct. 10: Teacher Workday
 Oct. 26: Early Release Day - FC Choice

November, 2022							16
Su	M	Tu	W	Th	F	Sa	
		1	2	3	4	5	
6	7	8	9	10	11	12	
13	14	15	16	17	18	19	
20	21	22	23	24	25	26	
27	28	29	30				

Nov. 11: Holiday for All - Veterans Day
 Nov. 21 - 25 Thanksgiving Holidays
 (12-month employees work Nov. 21 - 23)

December, 2022							12
Su	M	Tu	W	Th	F	Sa	
				1	2	3	
4	5	6	7	8	9	10	
11	12	13	14	15	16	17	
18	19	20	21	22	23	24	
25	26	27	28	29	30	31	

Dec. 16: Early Release Day - Recordkeeping
 Dec. 16: End of 2nd 9 weeks (43 Days)
 Dec. 19 - Jan. 2: Winter Break for Students
 Dec. 19 - 22: 12-month employees work

Work Year for 183 Day employees	8/10/2022 - 6/1/2023
Work Year for 10 month (196 day) employees	8/3/2022 - 6/2/2023
Work Year for 10.5 month (206 day) employees	7/27/2022 - 6/9/2023
Work Year for 11 month (216 day) employees	7/20/2022 - 6/15/2023
Work Year for 12 month (250 day) employees	7/1/2022 - 6/30/2023

Teacher Workday or PD Day - no students
Holiday
Early Release Day
Students Return

January, 2023							20
Su	M	Tu	W	Th	F	Sa	
1	2	3	4	5	6	7	
8	9	10	11	12	13	14	
15	16	17	18	19	20	21	
22	23	24	25	26	27	28	
29	30	31					

Jan. 1 - 2: Winter Break for Students
 Jan. 2: Teacher Workday
Jan. 3: Students Return
 Jan. 16: Holiday for All - MLK Day

February, 2023							18
Su	M	Tu	W	Th	F	Sa	
			1	2	3	4	
5	6	7	8	9	10	11	
12	13	14	15	16	17	18	
19	20	21	22	23	24	25	
26	27	28					

Feb. 1: Early Release Day - PD
 Feb. 20: Holiday for All - Presidents' Day
 Feb. 27: Teacher PD Day

March, 2023							17
Su	M	Tu	W	Th	F	Sa	
			1	2	3	4	
5	6	7	8	9	10	11	
12	13	14	15	16	17	18	
19	20	21	22	23	24	25	
26	27	28	29	30	31		

March 10: End of 3rd 9 weeks (46 Days)
 March 10: Early Release Day - Recordkeeping
 March 13 - 17: Spring Break
 (12-month employees work March 13 - 17)
 March 20: Teacher Workday

April, 2023							19
Su	M	Tu	W	Th	F	Sa	
						1	
2	3	4	5	6	7	8	
9	10	11	12	13	14	15	
16	17	18	19	20	21	22	
23	24	25	26	27	28	29	
30							

April 7: Holiday for All - Spring Holiday
 April 19: Early Release Day - FC Choice

May, 2023							22
Su	M	Tu	W	Th	F	Sa	
	1	2	3	4	5	6	
7	8	9	10	11	12	13	
14	15	16	17	18	19	20	
21	22	23	24	25	26	27	
28	29	30	31				

May 29: Holiday for All - Memorial Day
 May 31: Early Release Day - FC Choice

June, 2023							1
Su	M	Tu	W	Th	F	Sa	
				1	2	3	
4	5	6	7	8	9	10	
11	12	13	14	15	16	17	
18	19	20	21	22	23	24	
25	26	27	28	29	30		

June 1: Last Day for Students
 June 1: End of 4th 9 weeks (51 days)
 June 1: Early Release Day - FC Choice
 June 2: Teacher Workday/Last Day for Teachers
 June 9: Last Day for 10.5-month employees
 June 15: Last Day for 11-month employees
 June 19: Holiday for All - Juneteenth

Quarter 1: August 10 - October 7 (40 Days)
Quarter 2: October 11 - December 16 (43 Days)
Semester 1: 83 Days
Quarter 3: January 3 - March 10 (46 Days)
Quarter 4: March 21 - June 1 (51 Days)
Semester 2: 97 Days
Teacher Workday Designation:
Pre-Planning Days: 8/3 - 8/9 (5 days)
Teacher Workdays: 10/10, 1/2, 3/20 and 6/2 (4 days)
Teacher PD Day: 9/21, 2/27 (2 days)


Teacher Early Release Day Designation:
Recordkeeping: 8/31, 12/16, and 3/10
Professional Development: 2/1
Faculty Council (FC) Choice: 10/26, 4/19, 5/31 and 6/1
Summer School Dates:
TBD: Summer School Teacher PD
TBD: First day of Summer School for students
TBD: Last day of Summer School for students
July 4, 2023 will be a student/teacher holiday
Note: SLPS will be closed Fridays in the summer

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Same Old Boring Reminders

Speed Limits & Parking



If you have not received the community email, please let us know to update your contacts information on our data base system.

Contact the onsite office via email to update your contact information.

Ingrid.sarmiento@fsresidential.com

“The Lakes at Tradition Community Connections.”

The email communication system for the Lakes Residents' social, sports, and volunteer activities in our community. “The Lakes at Tradition Community Connections.”

This platform of communication is an annex of the official HOA email blast .

The emails are intended for the Lakes residents only, you will be asked for your address to confirm residency.

Communications regarding the Lakes Social Events and HOA Board meetings and activities will remain the same.



To subscribe, please follow the link or use the QRL.

<http://eepurl.com/hOYIE5>

You can also registered directedly from the community website lathoa.org