



Lake In the Woods II Newsletter
October 2024
Community website www.litwiicondos.com



Dear LITWII Members,

Happy October and Fall. Our northern bird neighbors should be flying home soon. We look forward to everyone returning and being able to enjoy companionship with our neighbors.

THOUGHT OF THE MONTH

“A single act of kindness throws out roots in all directions, and the roots spring up and make new trees.” - Amelia Earhart

BUDGET WORKSHOP

We have a budget workshop on October 9th at 10:00 AM at Diversified Property Management Inc. Their address is: 1608 Sunny Brook Lane NE, Suite: E107, Palm Bay, 32905. It is approximately 2.4 miles away from LITWII. **If you are interested in what our monthly association fees will be for 2025**, you'll need to attend our workshop. Owners will have a better understanding of where their money is being spent, should we increase the fees for more improvements or keep it to the bare minimum. Now is the time for you to have a voice!

BOARD VACANCIES

Now is the time to let us know if you are interested in serving on the Board of Directors. If you intend to seek a position on the Board, you must notify the Secretary of the Association (Linda Kolmel -321-480-6410) or Diversified Property Management (Brad-321-951-0641) no later than **October 5, 2024**. Please don't cut yourself short by thinking you don't have qualifications to be a board member. Any owner of LITWII with common sense can read and follow FL State Laws and Regulation for Condominiums Section #718.112 (2)(d)(1); additionally, you can follow and adhere to LITWII Docs and Bylaws. It is necessary to govern without showing favoritism to your neighbors or when they are representing LITWII as a Board Member. Also, you cannot be a board member if you are a convicted felon or delinquent with the Association. Please objectively consider being a candidate for the election in November and submit your Notice of Intent to be a candidate for the Board of Directors for LITWII by October 5, 2024.

UPCOMING MEETINGS

The Annual Meeting of LITWII Condominium Association, Inc. will be held on Wednesday, November 13, 2024, to elect the required Board of Directors and any other business which may lawfully be conducted. The January 1, 2025, to December 31, 2025, Budget meeting will also be held by the Board of Directors on the 13th of November.

LADIES LUNCHEON

Attention all Ladies! The ladies' luncheon will be held on Wednesday, October 9th at 1:00pm at Memaw's Bar-B-Q, 4916 Babcock Street NE, Palm Bay. Questions can be directed to Mary Palladino (321) 266-9639. Please sign up at the mailbox bulletin board by noon on October 8th

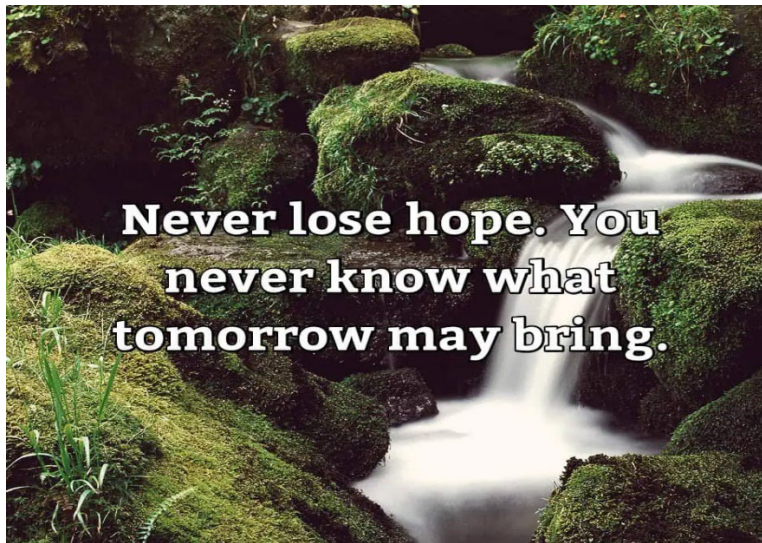
to ensure the reservation can be confirmed with the restaurant. All ladies are welcome to attend.

LANDSCAPING & GROUNDS

Cutting Edge Lawn Services will begin their contract with us on performing the landscaping services on our property. We are looking forward to seeing the natural beauty of a well-kept neighborhood. Please continue to notify Linda with any concerns.

UPCOMING MAILING

Each owner will be receiving notice of the Annual Meeting, and it will also include Information Statements provided by any candidates that submitted a Notice of Intent to be a candidate for the Board of Directors of LITWII Condominium Association.



IMPORTANT CONTACT INFORMATION

Diversified Property Management: (321) 951-0641 bjarvi@mindspring.com

Lorrie Hodges, President of the Board: (321) 432-5328 lorrie_hodges@yahoo.com

Toni Brooks, Vice President of the Board: (954) 562-3616 tonigailbrooks@gmail.com

Beth Conner, Treasurer of the Board: bethlitwii@gmail.com

Linda Kolmel, Secretary of the Board: (321) 480-6410 lindakolmel@hotmail.com

Denice Kowalski, Director of the Board: (603) 499-3353 denicekowalski2@gmail.com

Truly Nolen, 321-231-7310, reference our **account #95008154**. Their scheduled day to come out is on Fridays.

Melbourne Police Department, non-emergency # (321) 608-MPD1 (608-6731)

Brevard County Animal Services and Enforcement (321) 633-2024 ext. 1

Wildlife Removal 321-557-7000 open 24 hours

Wildlife Rescue 321-821-7881 open 24 hours

FloridaWildlifeHospital.org 321-254-8843

If any resident would like to have something put in the newsletter, please contact Linda by email lindakolmel@hotmail.com or text 321-480-6410.