



# MIDLAKE MONTHLY

## Newsletter

### March 2022



#### **Welcome New Board Member – Keith White**

Keith and his wife, Beth, purchased a 3<sup>rd</sup> floor unit over 12 years ago as empty nesters with a dream of grandchildren romping the Midlake grounds. So far, two little ones have made that dream come true. Keith indicated that “comfort and inspiration have come from the great progress as the Board has led many important initiatives and the financial stability has improved with larger reserves on hand. I will work hard to continue this trend and help-out with various challenges that have or will come about as the development ages.”

Keith’s wide range of experiences in the financial and risk management arenas will be an asset to the Board. Sporting an MBA in Finance & Accounting, some of the skills and experiences that may be of value to the Board include: project management, budgeting and forecasting, risk management and insurance, accounting, contract evaluation, etc. Keith indicated that he’s big on “transparency, communication and continual improvement that will be passed on to future boards.” His previous Board participations include Chairman of his church’s endowment committee, President and officer of his local Little League Association, and manager of the TD Bank Board Risk Management Committee.

Looking to find Keith... he’s a regular on the lake in his pontoon & kayak, especially around sunset! Welcome to the Midlake Condominium Association Board, Keith!!

#### **Rental Policy**

It has come to the attention of the Midlake Board of Directors that homeowners that rent their unit are advertising allowable occupancy that far exceeds the Midlake unit occupancy and the Kidder Township Short Term Rental Ordinance. The Midlake rental policy has the maximum allowable occupancy of 6 guests for first and second floor units and 8 for third floor units. Kidder Township also has a short term rental ordinance. Attached is the Kidder Township ordinance. Anyone advertising must change their occupancy on their listing. Furthermore, anyone not adhering to Midlake Occupancy Limit will be fined and their information will be forwarded to Kidder Township Code Enforcement Officer. The Midlake fine for this violation is \$500 for first offense and \$1000 per day for any further occurrences. Kidder Township has their own fine schedule for these offenses.

#### **Cable & Internet Provider – Atlantic Broadband is now Breezeline**

Our internet & cable TV provider has changed names. Atlantic Broadband is now Breezeline. This change does not affect your service, account number, or payments.

As many of you may know, a bulk cable and internet contract was entered into by Midlake Condominium Association last year. The average monthly cost prior to the new contract for internet and cable was nearly \$206.00 per month. After working with Atlantic Broadband for nearly a year, we entered into a contract with them to offer better service for \$206 quarterly. This is an average saving of nearly \$1650.00

per year, per unit! This amount is billed quarterly by FirstService Residential with your quarterly assessments.

Included in the package are the following: <ul style="list-style-type: none"><li>• TiVo Double Play</li><li>• Television and Internet</li><li>• \$64.99 + tax = \$68.89 per month for 5 years</li><li>• 4% Annual cap</li></ul>	All of this is included for one low price! <ul style="list-style-type: none"><li>• Limited and Value programming 150 channels / 100+ in HD</li><li>• One (1) TiVo 6 tuner HD DVR – with Voice Remote</li><li>• Two (2) HD DTA – full programming lineup boxes – standard remote</li><li>• Gateway router with home networking</li><li>• Premier 250Mbps Internet</li></ul>
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Add-ons – These are available in addition to your 150 channels and an additional cost will be billed to you directly from Breezeline directly. You can add additional channels such as PREMIUMS which require a digital receiver, if you choose.

Premium Movie Channel Prices:

- HBO \$19.99
- Cinemax \$19.99
- Showtime \$19.99
- STARZ & STARZ ENCORE \$18.95
- STARZ \$9.99
- EPIX \$7.99

For questions about your service, please call **855-746-5705**.

## Midlake Watchmen

Midlake Watchmen service is provided by Elite Guardsmen and are a shared service with Blue Heron, Laurel Woods I & II, Boulder Lake Village and Midlake Condominium Association. Elite Guardsman maintain a regular schedule patrolling Midlake grounds and buildings. Please contact Elite Guardsmen for any issues at: 570-413-3524. Medical or other emergencies, please dial 911.

## Update Contact Information

Please be sure to alert Wendy at First Service Residential if there has been a change in your mailing address, cell phone number, home phone number, and/or your email address. Email Wendy with your changes at [wendy.prytherch@fsresidential.com](mailto:wendy.prytherch@fsresidential.com)

## Building Entrance Bulletin Boards

Thanks to the Beautification Committee for updating each building entrance bulletin boards. We hope that you and your guests enjoy the convenience that they provide.

## Midlake is ONLINE!

### **Web Site** –

Check out information about Midlake Condominium Association and community events on our new website, [www.MidlakeBB.com](http://www.MidlakeBB.com).

### **Social Media** –

Keep up to date via Facebook, find us as Midlake Condominium Association Social Committee.

### **Online Store** – We got Merch!

[Midlakeca.itemorder.com](http://Midlakeca.itemorder.com)

# Upcoming Save the Dates

## ***Open Board Meeting***

March 19, 2022 – 11:00 a.m. Meet & Greet, 11:30 a.m. meeting commences at the Kidder Twp. Municipal Building, 10 Lake Harmony Road, Lake Harmony, PA.

## ***Spring Clean-up***

April 23, 2022 10:00 a.m. – 2:00 p.m. - Please consider coming out to help keep our community spotless (light duties), all while meeting new friends! Meet in the pool area for supplies.

There will be a dumpster on the property for you to dispose of those big items for a nominal fee. Future information will be sent to your emails to pre-register for bulk item disposal. Please note that you must arrange for your own moving of the bulk items to the bulk item dumpster.

## ***Upcoming Midlake Social Events***

- April 23, 2022 – Spring cleanup / Bulk furniture drop-off
- May 7, 2022 – Cinco de Mayo / Mexican Night
- May 21, 2022 – Annual Homeowners Meeting
- May 28, 2022 – Pool Opens Weekends and Memorial Day / Live Music – 5-8 pm
- May 29, 2022 – Annual Homeowner’s Cookout / Covered Dish
- June 4, 2022 – Movie Night
- June 10, 2022 – Pool Opens for the Season / Sunday – Thursday 10am to 6pm/ Friday & Saturday 10am to 8pm
- June 18 & 25, 2022 – Live Music / 5-8 pm
- July 4, 2022 – Independence Day Cookout
- July 16, 2022 – Movie Night
- July 9 & 23, 2022 – Live Music / Time 5 - 8 pm
- August 6, 2022 – Movie Night
- August 13, 2022 – Live Music 5-8 pm
- August 27, 2022 – Live Music 5-8 pm
- September 3, 2022 – Open Board Meeting
- September 4, 2022 – Labor Day Cookout
- September 10, 2022 – Italian Covered Dish
- October 29, 2022 – Halloween Costume Party
- Diwali – TBD
- December 17, 2022 – Holiday Party at Boulder View Tavern
- December 31, 2022 – New Year’s Eve - TBD
- Every Thursday - Adult Swim 7 – 9pm – Homeowners Only

\*\*\* All dates and times are subject to change. \*\*\*

Please check your email, our website [www.MidlakeBB.com](http://www.MidlakeBB.com), and Facebook – Midlake Condominium Association Social Committee for details - all events are poolside unless specified.