



the Liberty Creek Association, Inc.
Member of Liberty Glen Amenities, Inc.

April 24, 2023

Dear Liberty Creek South Homeowner:

With spring already upon us, we're sharing the following important information with LCS homeowners:

Liberty Creek South 2023 Goals

- ❖ Moller Road Entrance Signs – complete the project from previous year.
- ❖ Replace streetlight heads with LED lighting and paint poles black.
- ❖ Cleanup Initiative – Work with homeowners to clean up accumulated trash and debris.

We need volunteers to achieve goals. Homeowners are encouraged to come to board meetings and participate not only with ideas but also by volunteering to help reach our goals.

Swimming Pool

The registration form is back! The form is available at www.libertyglenamenities.com. Homeowners will be able to register at the clubhouse on Thursday May 18 @ 6-9pm and Saturday May 20 @ 12N-4pm. Homeowners whose assessments and fees are paid in full by May 15, 2023, may register to use the pool. Pool registration and card activation details are provided on the reverse side of this letter.

Community Yard Sale

This year's Community Yard Sale is scheduled for June 9 and 10. Liberty Glen Amenities will place signs at entrances to our community.

Cleanup Initiative

Board members are working with homeowners to clean up high traffic areas and zones littered with trash. An area along the creek was completed in March and the 56th street frontage area is on the April schedule. Homeowners are to keep their property including easements, bordering streets, curbs, and storm drains cleaned up and free of debris.

Covenant Enforcement - Community Reviews

Community reviews resume this month! Please promptly correct violations, if received. Failure to comply can result in fines or the work being scheduled by PMI and billed to homeowners. Together we can improve and maintain the beauty of our community.

Covenant Enforcement - Delinquent Assessments

Liberty Creek South assessments were due March 1. Late charges have been applied to delinquent accounts and notices sent to homeowners. Nonpayment of assessments when due may result in legal action. Avoid additional fees by paying delinquent assessments per late payment notifications. When an account is assigned for legal action, all communications by the delinquent owner must be directed to the attorney. Additionally, the homeowner's online payment privileges through the property manager's website shall be revoked. Homeowners whose accounts have been assigned for collections will receive communications from Kovitz Shifrin Nesbit (KSN.)

Please assist us in communications by accessing your homeowner web portal.

Register at: <https://pmimer.cincwebaxis.com>. Keep up to date, view your account, submit Architectural Change Requests, contact the property manager, view community documents and much more.

We look forward to working together as homeowners to build community and protect property values.

Sincerely,
2023 LCS Board of Directors

2023 SWIMMING SEASON REGISTRATION

LOCATION: Clubhouse, 5929 Vicksburg Drive

DATES: Thursday May 18 @ 6-9pm

Saturday May 20 @ 12N-4pm

1. Complete and sign the Liberty Glen Amenities Swimming Pool Registration Form available at www.libertyglenamenities.com and <https://pmimer.cincwebaxis.com>. The form can be printed and completed prior to taking it to the clubhouse on the registration dates of May 18 and 20 and blank forms will also be available for completion at the clubhouse on the registration dates.

2. LGA Property Manager will -

✓ Verify homeowner eligibility.

Homeowner assessments and fees must be paid in full by May 15, 2023, for pool registration and card activation.

✓ Record pool pass number assigned by system on the registration form.

✓ Sign and Date registration form in "For Office Use Only" space.

✓ Enter information from registration form into system for gate monitoring,

3. In addition to using the same pool passes as last year, wristbands will be issued for the adults and children in each registered household. The wristbands must be worn while at the pool.

SWIMMING POOL PASSES

The first card key is provided at no charge. Replacement cards are \$25.00 each.

Pool guest(s) fee is \$5.00 per person per visit and a guest wristband will be issued.

SWIMMING POOL HOURS OF OPERATION

Regular hours	School hours
5/27/2023 thru 7/30/2023	7/31/2023 thru 9/4/2023
Every Day 1:00-8:30 p.m.	<u>Saturday, Sunday & Holidays</u> 1:00 p.m. to 8:30 p.m.
	<u>Monday-Friday</u> 4:30 p.m. to 8:30 p.m.

SWIMMING POOL RULES and DISCIPLINARY POLICY

A copy of the Swimming Pool Rules and Regulations and Disciplinary Policy will be provided to homeowners at the time of registration. Lifeguards will have laminated copies at the pool for user reference. The rules and policy may also be viewed at www.libertyglenamenities.com.

Liberty Glen is a true community of friendly, caring, and respectful neighbors. Show respect while enjoying our amenities. Follow the rules for safety. Speak politely. Be kind and courteous. Clean-up after yourself. Listen when someone is talking to you. Participate in making everyone's pool visit pleasant and fun.

*SWIMMING IS AT YOUR OWN RISK AT ALL TIMES
REGARDLESS OF THE PRESENCE OF A LIFEGUARD.*