



Wallenpaupack Lake Estates

COMMUNITY BULLETIN

SPRING 2019
ISSUE #155

A Publication of the Wallenpaupack Lake, Estates Property Owners Association
1005 Wallenpaupack Drive, Lake Ariel PA 18436
www.WLEONLINE.org

Wacky Winter Weekend

2019



Upcoming Events

May 25 & 26
Memorial Day Weekend:
Saturday- 25th -
Sunday 26th - Field Day
– Baseball Field
June 8 – Belmont Derby – MCH
June 24 – Swim Team begins.
Come join in the fun
when you are here.

July 2 – Family Bingo every
Tuesday July & August
July 3 – Movies in the Park @ Rockledge
every Wednesday July & August
July 12 – Texas Hold'em – Beaver Lodge
July 13 - Music In the Park
July 20 - Comedy Night – MCH
July 27 - Flea Market – Kasper Field
Music In the Park



1005 Wallenpaupack Drive
Lake Ariel PA 18436

President's Report

By Jerry Beskovoyne



Welcome to Spring everyone, and Goodbye cold! A warm welcome back to all of the snowbirds and seasonal people to their Wallenpaupack homes. The new docks are

complete for the Marina and the docks for the interior lakes are being prepped and Maintenance is gearing up to begin putting all of them in for the season fast approaching.

As everyone has hopefully seen, we are in the midst of building a new pool complex at the Rockledge Pool amenity. We are very hopeful the weather will

permit, and this project, which is slated to be open for July, will finish in time. The only promise I can give is that the Board and Management are doing our best to keep the contractors onsite, weather permitting. As Spring explodes on us, you will see the Community get an additional facelift with landscaping, cleanup and opening of the other seasonal amenities.

Thank you to all of our departments for keeping the roads clear, buildings clean, roads safe and water running throughout the Winter months. Please check out our online websites, and www.facebook.com/WallenpaupackLakeEstates for upcoming events. I am looking forward to seeing everyone real soon and I hope you all have a great Spring.

General Manager's Report

By John Carney



By the time you receive this Newsletter, the weather should be getting much nicer and our thoughts will turn towards summer activities at WLE. This past winter was a difficult winter

in that many of the storms ended with a wintry mix that made snow removal operations and getting around challenging.

I am happy to relay that the new well at the barn is now tied to the water system and performing very well. This well is WLE's largest producing well of the six total wells on property. It is anticipated that the biggest difference certain property owners will notice is during holiday weekends. Holiday weekends, because of all the water being used and a lot of that water at the same time, some property owners notice lower water pressure than other property owners. The new well should aid in these areas and keep the pressure up during these peak times.

The other big project, the new Rockledge Pool, will now restart the construction of the pool. Right from the beginning the weather and conditions have been difficult. The rain in the fall slowed production down, and at times work had

to stop due to the areas getting so rain soaked. Before shutting operations down completely for winter, the pool is framed, the plumbing has been started, and the filter building is near completion. Once weather and conditions allow, the pool forms will be "shot" with concrete and things will start moving along for completion. It is our goal to have the pool open for the 4th of July Weekend.

We do not see the pool being open for the Memorial Day Weekend. Once the pool is completed, there will be needed work on the grounds around the pool.

In this newsletter you will see the candidates for the 2019 election for the Board of Directors. To date, there are no motions to vote on except the annual motion for the Capital Reserve Allocation. The Annual Meeting will be on June 8 at 10 a.m. at the MCH. Your Election Ballot and Proxy must be submitted prior to the Annual Meeting. You will be sent a packet with all the details.

The Maintenance Department, along with having a busy winter with snow removal operations, is near completion on the building of a new dock and fingers to replace C-Dock. We have received proposals for extensive stairway work for Docks A, B and C. We will also be looking to replace many of the top boards on all docks

that are in need of replacement. You can get updated information when the Marina will be open on the WLE website, and a notice will be put on the bulletin board at the Marina. Please refrain from putting your boat in before the Marina is open. The Marina is not open until all docks are in and all docks, stairways and walkways are checked for safe operations.

A note to all members that rent their homes, being long or short-term, you must have the rental application and any rental fees due before renting. Please see that your tenants have proper vehicle IDs and badges to use the amenities. Tenants are subject to the same rules and regulations as all property owners and they should be made aware of this. The use of fireworks is prohibited in WLE, except for handheld sparklers.

With warmer weather now approaching, the traffic on roads will be increasing. As a recreational community we have many people walking, riding bicycles and kids driving golf carts. During these times it is even more important to obey the posted speed limits. The posted speed limit is 20 mph, and at certain amenity areas it is 10 mph. This is for the safety of all members.

Now will be a good time to check your vehicle ID to make sure the sticker is still

attached and it is current. When putting on the sticker, the area needs to be clean or the sticker can fall off. Having a current vehicle sticker and using your badges to be at amenity areas proves that you are a member of WLE. Without the sticker and not using badges, you will be questioned and possibly delayed using amenities. Not having a current vehicle sticker is also a violation of the rules and regulations that you can possibly be fined for. Also, remember to get your guest a temporary hang tag for their vehicle while on property.

Also with the warmer weather you will see many kids on golf carts. Parents, please review the rules and regulations set for golf cart use with your kids. They are driving in traffic with motor vehicles. Each year there are golf cart accidents due to unsafe driving by kids and some are serious accidents. The roads in WLE are for the most part tar & chip, and for the most part are in very good shape, but the tar & chip surface is over a modified stone base that is subject to unevenness and at any time a pothole can occur.

We strive to keep areas safe and avoid injuries. Should you see any areas of concern, please let the office know. Enjoy the upcoming spring and summer season and should you have any concerns, feel free to contact me.

Sewer & Water Report

By Brian Schan



Sewer Plant and System:

The Sewer plant has been doing well through the cold temperatures and snow events. I met with the infiltration contractor from Sewer Specialty Services Company. I took him to a few problem areas in the sewer system and reviewed some videos on leaks in the sewer mains. He has a good idea on some types of repairs needed to address the types of problems we are finding. I am putting together a breakdown of manhole and sewer main leaks, worst to least needing repairs, for the infiltration repair program. Repairs will begin as soon as the weather breaks. He will review and give pricing on recommended repairs needed.

Northend Electric has installed the ABS pump at Pump Station #6, which was out for a long repair. The pump which

was there in its place is now being kept at the sewer plant as a backup.

Northend Electric and HOMA pump manufacture reps were out and evaluated Pump Station #3 for a pump upgrade. I provided technical data and information about the pumping application and design. They will be preparing a pump replacement recommendation and cost. A representative from Greyline flow equipment visited our sewer facility along with a couple of our board members. A demonstration on a flow device was given along with some other suggestions. Some pricing will be put together and given to us on some items of interest. The flow devices are being looked into because there are some concerns about the sewer plant's flow meter accuracy.

Water System:

Water loss is still up considerably. We are trying to get well flows down by leak detecting and valve isolating.

The snow-covered valves and ground have made it difficult finding leaks with our ground leak detecting devices over the winter months. We found a leak on Beaver Lake Drive. The leak was on a P.O service line that has line protection. The contractor had to use the buster hammer on the excavator to break through the frost in the street to get to the line to repair it. We recovered about 14,000 gallons/per-day on this repair. A few homes unfortunately froze and flooded from lack of heat and water being left on. One leak occurred at a P.O. residence which was caused by freezing and busting. The break resulted in a loss of 14,620 gallons in three days. Another resulted in a water loss of 116,000 gallons in seven days. Sites have been selected to install water main flushing valves in Sections 1, 2 and 3, which will help improve water main flushing and water quality.

Water meters:

The XTR failures continue. Property owners who receive a letter or notice to schedule a meter replacement, please call us and make the appointment as soon as possible. This will help us keep up with the failing XTR issue. Our agreement with Master Meter giving us a price break on meters for the XTR replacement program was extended from February 2019 through December of 2019. There was a slight increase on the meter cost for this extension period.

New Well Update:

The final inspection with a D.E.P. engineer and representatives, along with Entech, finally took place. There were a few items I addressed the same day to satisfy permit approval. The new well was issued its operating permit and has now been put online. The new well is feeding a designated area at this time in order to make adjustments and break the new well in.

Maintenance Report



By Ken Moran

I'm hoping spring will be here soon and that it's a drier one than we had last year. This winter we had a lot of snow, ice and then rainstorms, making it really tough to deal with in keeping roads clear. I would like to thank my crew for hanging in there with me and doing an excellent job.

Any chance we got during the plowing season, the guys were in the barn building 30 replacement docks to be replaced in the spring and going to C-Dock. We

have completed building them and next they will be transported down to the Marina for installation. We have also been keeping up with the routine maintenance needed throughout the year on the building interiors and exteriors.

We're slowly starting to remove spreaders from certain trucks to have access to open truck beds as needed to start our spring cleanup. We can't rush it because we never know what Mother Nature may send our way. We will start to open the outdoor bathrooms as soon as we are sure the cold snap is gone, as we do not want any pipes freezing. We

will also be getting the Campgrounds ready soon and start cleaning up the tennis courts and putting the nets up ASAP. I need to get Beaver Pool open and prepped for the upcoming season, weather permitting.

We usually start the Marina around April 15th, which is our game plan. If we see fit, we will start it sooner, fingers crossed. The Marina is not usable until Kathy posts that all is good; meaning walkways and docks, along with hardware, are safe for all to go on.

We also started driving around and filling potholes that popped up through-

out the winter. Once we know the winter snowfall is behind us for sure, we will start sweeping roads on wet days to avoid dust.

At this time, I would also ask that you please keep the culverts in front of your homes free of any debris. The rainy season is coming upon us and clogged culverts can cause a lot of property and road damage.

In closing, I would like to say I hope to see all of you real soon enjoying our beautiful community and hopefully some great weather. Be safe and we will see you soon!

Building Compliance Report



By Fran Raimo

2018 was a good year for building. Hopefully, it will continue in 2019. We are currently up to 1,377 homes. The end of March

is usually the start of the building season, with property owners gathering information and inquiring about permits for their next project.

The Paupack Township code inspector enforces the national building

codes. The Paupack Township zoning inspector enforces the location of your decks or structures. The WLE compliance officer enforces the WLE building rules and guidelines, such as: size, height, color and placement of a structure. We have most plot surveys on file for the homes in WLE, except for the older homes. If you have any questions regarding your next project, please call.

As a reminder, 30-day non-fee permits are for exterior projects, such as:

painting/stain (color approval needed), projects using non-manual tools, except for lawn mowers, leaf blowers, weed whackers, power washing (power washing is banned on all major holiday weekends), and all contractors working on the exterior of a property owner's property. When hiring a contractor, it is required that WLE have a copy of the contractor's Certificate of Liability Insurance, and if it's a home improvement project, I will also need his PA registration number.

Another important reminder, more this year than any other year, please keep your ditch and culvert clear of debris. Last fall many of us didn't get to finish cleaning up our leaves before the first snow came. These leaves can block ditches and culvert pipes, cutting off the continuous flow of rainwater and diverting that rainwater, which can cause road and property damage.

I look forward to seeing you and assisting you in the permit process for your next project.

Safety Patrol Report



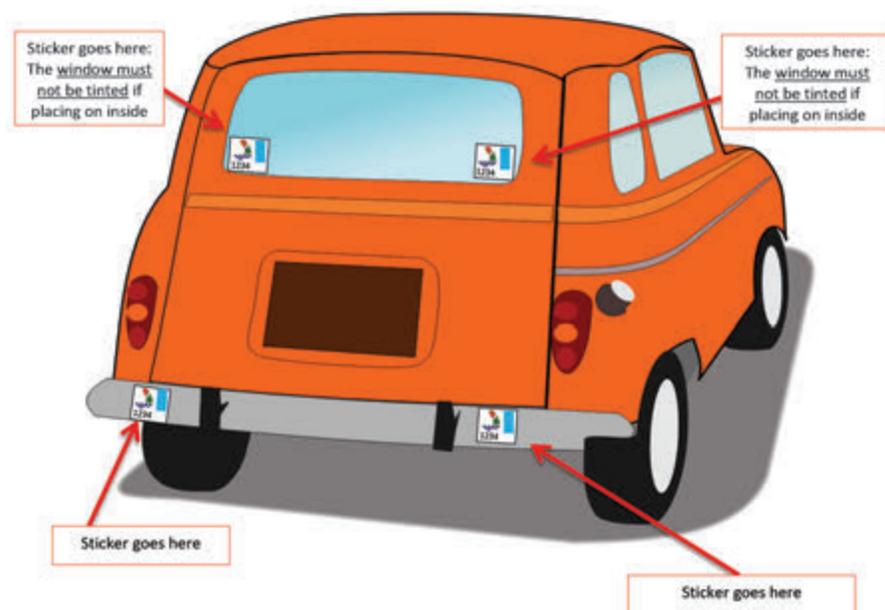
Wallenpaupack Lake Estates Public Safety Department
1005 Wallenpaupack Drive, Lake Ariel PA 18436
Dominick Manetti, Chief
570-689-4721 DManetti@wleonline.org

In an effort to provide more community awareness, we are asking all residents of Wallenpaupack Lake Estates to please adhere to the rules and regulations of having their current WLE Identification sticker on their vehicles. We are asking that all residents make sure that their WLE Identification stickers are current and are placed properly on the vehicles. Please refrain from placing them behind tinted windows and other places where they are not clearly visible on the vehicle. These identification stickers are what allows Public Safety Officers to know who the residents of the development are and avoids having to stop vehicles without identification to verify who they are. We have also had a bunch of non-residents coming into the development and using our compactor which is paid for by the residents of WLE. Moving forward, all Public Safety Officers will be strictly enforcing the rules and regulations as they apply to not only having current identification but also proper placement of stickers on the vehicles.

As a safety precaution, also please ensure that all vehicles are free from snow and ice not only on the windshields of vehicles, but also from the top of your vehicles. Pennsylvania Law prohibits use of a motor vehicle when it is not free from snow and ice. This could create a potentially dangerous situation not only for the driver, but for other residents who are using our roads as well.

Chief Dominick Manetti

Please be sure to affix the WLE Bumper Sticker on any of these areas



General Rules & Regulations #38:

Stickers: Vehicles of owner members must display a current (8/18/01) WALLENPAUPACK LAKE ESTATES sticker. It is to be placed on the rear of the vehicle in such a manner so as to be as easily visible. Safety Patrol Officer should be able to clearly see the sticker while patrolling. Caution: Stickers placed behind tinted glass may not be easily visible and could be subject to a fine. (7/16/09)

ALL GUEST HANG TAGS MUST BE DISPLAYED FROM YOUR REARVIEW MIRROR LOCATED ON YOUR FRONT WINDSHIELD

2019 Resumes of Candidates for the Board of Directors

All resumes are listed in the order they were received by the office



Jerry Beskovoyne

Hello Wallenpaupack Lake Estates Property Owners. My name is Jerry Besko, I am a nearly 40 year resident of W.L.E. for which 36 of those years have been full time. I spent the majority of my teens growing up in W.L.E. and have been a homeowner myself for 22 years. I have had the pleasure of serving on your Board of Directors as a member and officer acting as President, President and Secretary. As a past member I was proudly a part of creating new amenities, modernizing the snack convenient buildings, adding new walking trails, Marina expansion and upgrades all of which were within a fair and tight budget which included zero, during the very tough economic crash, to minimum percentage dues increases. It is challenging but fulfilling to help guide the finances and growth of this amazing Community.

I attended school here at Wallenpaupack Area. After High School, I took engineering and business classes at both Penn State and East Stroudsburg University. I am still to this day continuing my education while building on the advertising business I manage in the Pennsylvania, New York and New Jersey region for over 25 years. I possess the following which would be an asset to my service on your Board of Directors:

- Budgeting, finance and employee skills and experience.
- Construction and renovation experience
- Very versed in the grounds of W.L.E. as well as neighboring communities and property owners bordering W.L.E.
- Strong relationships with local political and community leaders.

I am seeking your vote for election to our Board of Directors, it is truly my best intentions to look out for the betterment of the Homeowners Association as a whole. I feel that my lengthy residency, years of small business experience, and strong local area knowledge could help our community in its ongoing and future growth. I am a huge fan of meeting and welcoming new people and families to the Community and have really enjoyed watching so many families grow around me and experience what I did growing up here. I am proud to raise my children and now Grandchild here in W.L.E.

If you have any questions or concerns, feel free to grab me at any time as I am always an open book.



Greg Pollock

I have decided to get more involved in the community to help it continue to be a great community well into the future. I would like to offer my time and experience to this community and hope to be considered for a seat on the board.

My wife and I have lived in the community for over a decade and of all the places we have lived find this community a very special place. I grew up in a community and my wife and I have lived in other communities over the years. I was even a member of an HOA board previously as a Vice President. I understand the responsibility of putting personal desires aside and making decisions based on what is best for a community now and in the future as decisions we make today have a profound impact on our community's quality of life in the years to come.

In my role as a Regional Director of Operations (Northeast Foods LLC, Star Partner Two and NPC international) I was responsible for the entire business. Operating as many as 70 restaurants across multiple states. I had many direct reports that included 9 District Mgrs., 2 HR Field Mgrs., 2 Field Marketing Mgrs. And 1 construction Mgr. I

was responsible for Profit and Loss statements, budgeting, Capex, Strategic Planning, HR to include performance management, Hiring, Training, Facility maintenance, Operations. And so much more.

During my career I had the pleasure of working with some the best leaders in the industry and the one leadership quality I learned that they all shared was the ability to truly listen and communicate. They were not thinking about what they were going to say they were listening. To make good leadership decisions you really must first seek to understand

I feel my experience in these areas make me a good candidate to help the community my wife and I have grown to love.



John [Jack] Gilleeny

Most property owners know that our volunteers are the backbone and heart of our great community. They serve in order to keep WLE as the finest community in North East/Pennsylvania. WLEPOA has also had many fine members of the Board who have brought us to where we are today.

Many have been interested in the direction our community was taking and that is why I have decided to seek election to our Board of Directors again.

I am a retired from the NYC Fire Dept. and served 21 years. During which time I became a co-founder of The NY Firefighters Burn Center Foundation, where I served as a director for 27 years.

I am currently secretary of the United Retired Firefighters Association [URFA], which represents over 13,000 'Former Active Firefighters' from the FDNY.

I became a member of WLE in 1972 at age 29 and now I'm a young 76. Ouch. During those many years, volunteering was a must and, of course, still is today.

Humbly, I list some of my time and efforts given to WLE.

Building Committee for 5 years

Co-Chairperson of 'Food Drive' for the poor for many years

Chairperson of Recreation for 3 years.

Election Committee for 3 years

Advisory Board for 3 years

Proposed and provided steel from 9/11 and the etching for our Military and First Responders Memorial.

Board of Directors for 6 years

Since I've been on the sidelines for a while, I figured I had enough time to serve again on the Board. Many of our residents, including myself, are on fixed incomes and the economy hasn't been too kind either. I want to once again assist in the direction our community will take, while keeping expenditures to an acceptable level.

During each election, it seems that many POA members do not bother to vote. I respectfully ask each member of WLE to make it a priority to vote for the candidates of your choice. Those volunteering to serve our community for 3 years deserve your interest in voting. I humbly seek your consideration.

Get ready for the Hawley Spring Run



The 7th Annual Hawley Spring Run – A Race against Suicide is scheduled for Sunday, June 9, at 1 p.m. in Bingham Park, Hawley. This 5k walk/run is planned every year by the Whitman Family of WLE in memory of their son, Tyler. All proceeds of this non-profit event benefit the “Tyler Paul Whitman Memorial Scholarship”

which is given out yearly at Wallen-paupack Area High School. Graduating seniors must meet the criteria which includes an essay on suicide prevention. This event is a traditional timed 5K with t-shirts, trophies, and medals given out for 10 different age groups, male and female from pre-teen up to 80 plus! 5k walkers

are given ribbons for 1st, 2nd and 3rd place overall, male and female. There is also refreshments, music and raffles available. Every year we have had a fantastic turnout which always includes some WLE community members. We feel so lucky to have such amazing community support! Hope to see you there again this year. For

more information you can sign up online at RunSignUp, or pick up a paper registration in the WLE gym. If you would like to be a sponsor and/or donate an item to the raffle, let us know!

Contact cwhitman@echoes.net

Sincerely,
The Whitman Family

Thank You!!

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WLE inventory is low and summer is coming... Bernie has buyers already looking... Call Bernie to list your home!

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103 Indian Drive Absolutely spectacular lakefront home on Tanglwood Lake with lake rights to Lake Wallenpaupack!! IMMACULATE and DISTINCT 4 Bedroom, 4 Bath features beautiful Granite Kitchen, Gorgeous hardwood floors, Master Suite with fireplace and balcony overlooking lake, 2 fireplaces, Central Air & 2-Car Garage. Glass front Great Room has amazing lake & golf course views & is perfect gathering spot for family & friends...
Priced at \$499,000



1005 Oak Lane Chosen for HGTV's "What you Get For The Money." Your Personal Oasis in amenity-filled Wallenpaupack Lake Estates. 3 bedroom/2 bath, oak and cherry hardwood floors, spa room w/hot tub, Granite & Stainless Steel kitchen, formal living room, dining room, Great Room, 4 fireplaces & loft. Detached bungalow (aka party room), spacious deck w/12-person Hot Tub. Multiple decks & patios, 1.77 acres. One of a kind in WLE! **Priced at \$399,997**



1311 Route 507
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Priced at \$375,000



21 St. Mary's Church Road
ABSOLUTELY GORGEOUS 18+ ACRE PARCEL WITH A POND! PERFECT LOCATION FOR YOUR DREAM HOME! This beautiful parcel borders PPL land on Ariel Creek which leads to Lake Wallenpaupack at Five Mile Point Cove. Perc tests on file for multiple building areas. The natural pond on the property adds to the beauty of this land at Lake Wallenpaupack...
Priced at \$325,000



1008 Oak Lane
This beautiful home has room for the whole family! Large rooms, modern kitchen, huge deck with hot tub, 2 car garage, paved driveway, huge unfinished basement and so much more! Call Bernie to see this expansive WLE home.
Priced at \$299,000



1024 Cherokee Terrace
This beautiful home features all of the upgrades and is located on a quiet street not far from the indoor pool and Lake Wallenpaupack.
Priced at \$269,000...
Call Bernie to see this GREAT home!



1034 Tomahawk Road
LIKE NEW & TURN KEY LAKE WALLENPAUPACK CHALETI! This 3 BR, 2 bath home is move-in ready! Appealing open floor plan, large loft area and Master Bedroom on the 1st Floor. Enjoy BBQ's on the large deck with family & friends! Wallenpaupack Lake Estates is a great 4-Season community with access to beautiful Lake Wallenpaupack...
Priced at \$160,000



29 Aquarius Drive
Wallenpaupack Lake Estates lot with elevated views of Deer Lake. This lot borders a green belt at the rear of the property, has central sewer and water and would make the perfect site for your new lake view home close to Deer Lake access, Kasper lodge and Rockledge pool...
Priced at \$29,900

Bernie and his family live in WLE and love WLE... your neighbor and your go-to source for WLE real estate services!

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SuperBowl Party 2019



NOTICE TO OWNERS OF ALL RECREATION VEHICLES

INSURANCE EXPIRATION DATE MUST EXCEED DATE OF REGISTRATION BY AT LEAST TWO (2) MONTHS.

ALL ASSESSMENTS MUST BE CURRENT AND ALL FINES IF ANY MUST BE PAID PRIOR TO REGISTRATION.



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\$139,900

Al Premuto
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Maria Elena Premuto
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- 1140 Indian Drive
- 1021 Calypso Drive
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- 1196 Wallenpaupack Dr
- 1140 Red Hawk Dr
- 1000 Goose Pond Rd
- 1131 Mustang Rd
- 1141 Lakeland Drive
- 1036 Cedar Drive
- 1130 Aquarius Drive
- 1057 Mohican Drive

Thinking of selling your WLE Home?

Call us...

we CAN help!

CALL US FOR A FREE ANALYSIS OF YOUR HOME!

Taking a look inside the new WLE well



Change of Address?

If you have a change of address, phone number or e-mail it is the responsibility of the Property Owner to contact the Administration Office and let us know.

If we are not updated, we cannot contact you and you will not receive important mailings from us.

Call: 570-689-4721 or e-mail dfen@wleonline.org



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poconosrealtor@yahoo.com

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570-856-7307
deirdremramirez@yahoo.com

Deer Lake deer



Come Join Us At Ceramics...



When: Tuesdays & Fridays from 1-3 PM
Where: Beaver Lodge
Prices: From \$.50 to \$10:00
(Program Starts June 25th 2019)

NOTICE FROM NEIGHBORHOOD WATCH

Our Neighborhood Watch Committee would like to let all property owners know that we have a supply of wheel chairs, walkers, bath & shower chairs, high toilet seats along with crutches and canes and other items for loan to property owners and family.

If you are need of any of these items, please call Peggy Kostyshyn @570-689-7617 or Bill Brown @570-503-0061 and we will meet with you to sign them out.

We do ask that they be used on property and that they be returned in good condition. These items are sanitized and kept in good condition on a regular basis.

We hope that we can be of assistance to you and invite you to come to one of the meetings on the fourth Saturday or the month, at the Adult Lodge at 10am to see if Neighborhood Watch would be something you would like to join.

Physical Therapy Associates, Inc. of NEPA

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- Terry Vetter
- Joanne Yurick
- Angela Newmann
- Nancy Donovan
- Anna Koplowitz
- Fran Kruz
- Carol Greig
- Betty Coleman
- Dolores Russo
- Bill Brown
- Dave Deutsch
- Deirdre Ramirez
- Mal Mack
- Sue Mack
- Carolyn Guy
- Margaret Buhler

NOTICE SPRING THAW REGULATIONS

AFFECTING VEHICLES OVER 10 TONS

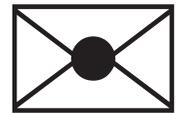
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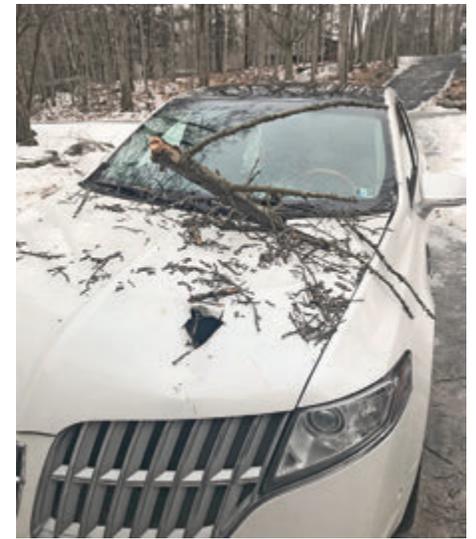


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W.L.E. Property Owners Jerry & Laura Beskovoyne

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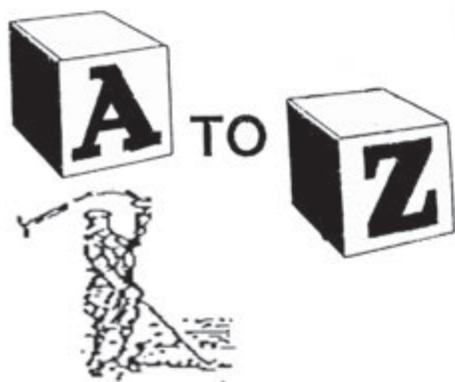
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WALLENPAUPACK LAKE ESTATES PROPERTY OWNERS ASSOCIATION

MINUTES OF THE MARCH 16, 2019

EXECUTIVE SESSION BOARD OF DIRECTORS MEETING

Jerry opened the meeting at 8:05 a.m. Present: President Jerry Beskovoyne, Vice President Edward Jordan Jr, Secretary Robert Assenheimer, Members Alan Cucciniello, Michael McGregor, General Manager/ Assistant Secretary John Carney and Recording Secretary Marge Kenny. Treasurer Bruce Phillips and member Gino Dall'Aste were excused.

Minutes: The first order of business was a review of the February 16, 2019 minutes. Bob pointed out that there were three proposed revisions to the security report. It was discussed and agreed to that the original version was accurate and was kept. Ed made a motion to approve the February 16, 2019 minutes. At 2nd it and it was approved by all.

General: Jerry was asked if he had received anything from HP. Jerry said no. HP had sent an e-mail with a time line for the last meeting but nothing else. The next item concerned what Mike had said about garage size being 24' x 25' maximum. John clarified that saying it was 24' x 25' without a foundation and 24' x 28' with a foundation. Al asked about township requirements.

Maintenance: Ed asked which truck broke an axle during snow plowing. John said it was the GMC dump truck. Fran reported that everything was going well with housekeeping. She has reviewed with every employee how she wants things done. She has a sign in sheet in every building. Asked about how her time is split now, John said it is about 25 to 30 hours with building compliance, but it is becoming closer to an even split.

John reported that all dock sections for "C" dock have been completed.

Sewer and Water: The new well is on line, feeding Aquarius around Deer Lake and some of the cul-de-sacs going up toward Eskra Road. We are required to do manganese tests once a month for a year. First results were 0.0117 for raw water with a 0.05 limit and 0.0103 for finished water with a 0.05 limit. Fawn Hill is 0.002 raw and 0.002 finished. Al asked about the MCH. He thought it was about 0.3. Bob stated that the highest reading came after the well had been shut down and restarted. Ed recommended that Brian put a little caption for the five top chemicals in the next newsletter. Mike said to remember that manganese was a secondary contaminant and that chlorine is the one you want to worry about. Ed asked what does up considerably mean? Compared to what? Bob will get an answer. Mike brought up that Greyline instruments came in to demonstrate their sewerage meters. Brian, Mike and Bob met with them. The company representative, Mr. George Poole, put the sensor on the lone vertical section of pipe. He said it was giving a reading, but he felt the straight section was too short to give consistently accurate readings. He then looked at the ultraviolet final treatment tanks. He commented that he felt the vertical distance sensor behind the weir in the outgoing channel was too close to the tank wall to give an accurate reading. Looking at the weir, you could see fluctuations in the water level related to the turbulence in the tank. We are checking this with the company that calibrates the weir. He liked the two channels below the ultraviolet lights but, two sensors would be required.

Ed noted that 147 water meters were not read. Ed asked what are water service leaks? Leaks in the mains. We have had 20 to date (The 20 is an error, we have had only 2). Ed asked where the new water line flushing valve that Brian wants to put in with inhouse labor will be? One will be at the end of Lakeland and the other would replace a small one at the "Dock end" of Beaver Lake. Others would be on Tomahawk, Robin Bird Ct., Rainbow and Evergreen. Some of these would be too much for in house so Brian is getting bids from contractors. Al asked if it wouldn't be better to put in new ones instead of increasing existing ones. Mike said it

would be better to take care of what we have first. Jerry asked how many more this year? Bob said about four more.

Public Safety: The security budget was \$10,479 favorable. Jerry reported that Ray, who works the night shift was brought on full time from UA with a little raise, and we are still saving money. Thanks to John, the \$1,000.00 fee was waived because we still have a relationship on an "as needed basis."

Mike asked about the summons that we are going to hear. Jerry said it was an ongoing fireworks thing from last summer. They talked about bringing a lawyer. Kathy told them that was OK, but the lawyer would not be allowed to speak because it was only a hearing.

Building: Al said no meeting until April but they would like an answer before then. It was noted that all terms, except John Young, end will end but, they can run again if no one is interested.

Marina: Repairs will start on the steps going down to "A" dock. Two people are appealing the loss of their slips. It was agreed to let the decision stand.

The executive portion of the meeting was paused at 8:55am for the open portion of the meeting.

Executive Portion of open meeting by,
Robert Assenheimer,
Secretary

Wallenpaupack Lake Estates Property Owners Association Board of Directors Meeting March 16, 2019

Present for today's open meeting are Jerry Beskovoyne, President; Ed Jordan, Vice President; Robert Assenheimer, Secretary; Members Alan Cucciniello and Michael McGregor; John Carney, General Manager; Marge Kenny, Acting Secretary; and Dominick Manetti, Chief of Public Safety. Excused absentees: Bruce Phillips, Treasurer and Gino Dall'Aste, Member.

The open portion of the meeting started at 9:08 a.m. with the Pledge of Allegiance.

Jerry noted the weather is breaking and our pool contractor will be coming back on Monday and getting back into action on the Rockledge Pool project. He reported to Jerry that we should be seeing significant progress within the next two weeks.

John Carney gave the following General Manager's report:

Summer is coming fast and Dominick and his Public Safety staff are doing a great job. Our new well is now permitted and online. We are waiting to see the results from samples that have been taken and sent for analysis. The new well is pumping 200 gallons per minute with 70 pounds of pressure. Riley & Associates is finishing up their annual audit and they will be sending a draft to our Board of Directors shortly. Maintenance is doing well with C-Dock, and Kenny advised this morning that all of the new sections have been completed, even with a tough winter of keeping up with snow and ice. A, D and E Dock stairs will also be worked on.

John further reported that he and Jerry had spoken with the new Paupack Township Fire chief, Dave Fillebrown, about providing more water to fight fires within WLE. The new chief prefers utilizing our two existing dry hydrants at Deer and Beaver Lakes. The hydrant at Deer Lake is in good shape. The hydrant at Beaver Lake is in a shallow area where we cannot clean it out and the hydrant currently collects silt. A company in King of Prussia has been contacted that has apparatus that sits on top of the water to clean it. The quote we received is for a minimum of five days at \$2,000 per day to complete

the cleaning, which John feels is worthwhile. A company rep will be coming to WLE next week to speak with him.

The Annual Meeting PO packets are done. The only resolution requiring a vote this year is approval of the reserve allocation.

There have been some changes in employees working for WLE since last year. Kathy Solenne has been promoted to Office Manager. Michelle Gorman took over the position of Collections Manager and she is keeping great records. Fran Raimo is now overseeing the operations of Housekeeping in addition to her duties as Compliance Officer, and during the past four or five weeks she has been training our Housekeeping staff and getting them the best tools and products they need to keep our amenity areas in good condition. Marge Kenny has taken over Fran's former duties at Sewer & Water.

Cleaning Day for Paupack Township will be April 6, starting at 8:30 a.m. Volunteers will be given gloves and bags, and when they finish the cleanup, refreshments will be provided at the Township building. John noted that this is a worthwhile project and encouraged our membership to volunteer their time.

Jerry added with regard to his and John's discussion with Fire Chief Dave Fillebrown that the majority of our Board members are not interested in allowing the Township to hook up to our water system to fight fires, but they do agree with Chief Fillebrown's preference to utilize our existing dry hydrants. Jerry then opened the meeting to property owner questions.

Section 4, Lot 278 – **Question:** We know the office is working hard on back payments. When property owners haven't paid their dues, shouldn't their lot and section numbers be published in the paper? People don't want to see their names in the paper for delinquencies and it would be an incentive for them to make their payments. **Answer:** John replied that the majority of delinquencies are on lots, not homes, and that once they get far behind on payments, they tend to just let them go. With regard to improved lots with homes on them, we have a good handle on keeping those payments in line. Property owner replied maybe Marge and Al could put a reminder on the bulletin boards when quarterly dues are due. **Additional Question:** Does WLE get bids for community work? Could we begin a program of dedicating bricks or trees in memory of someone to raise money to help complete the landscaping around the new Rockledge Pool? **Answer:** Both John and Jerry replied this would be a great idea and they will look into it. Property owner replied she would like to be the first to do a dedication.

Section 4, Lot 124 – Thanks to Maintenance for being able to complete C-Dock this winter, and for A-Dock and B-Dock the past two years. **Question:** There is a culvert that runs under this property which she is supposed to keep clear of leaves. When the oil and chip program was completed later than usual last year, it caused many of the chips to be washed off the road during rain events and into the culvert, making for a sticky mess that is very hard to clean. **Answer:** John replied that he will put culvert cleaning on Maintenance's schedule for this spring to address that problem.

Section 2, Lot 171 – **Question:** The Board voted to close Rec out of using the Main Clubhouse on New Year's Eve morning to prepare for the New Year's Eve party scheduled for that night and the event chairmen were not notified. Instead, notice of the repast using the MCH that morning was listed on Facebook and that is how the event chairmen found out about it. Previously, the property owner needing the clubhouse in the morning was told to use the Adult Lodge instead, but the BOD voted to change that. What was the actual vote of each Board member on this decision? **Answer:** Jerry replied that the

decision was unanimous and that one of the event chairmen was notified of the change immediately after the vote. He does not know anything about the Facebook posting and said the Board would not have authorized that. Property owner added that we are trying to get new people in the community to chair events and in order to accomplish that, they need assurances that they will be kept in the loop when the BOD makes schedule changes that will affect their events. Another property owner added that in order to accommodate both uses that day, several property owners stepped up to clean up following the repast and then started decorating for that evening, so there would be no delay in getting the party started on time. And another property owner thanked Jerry for stepping in and accommodating both.

Section 4, Lot 124 – **Question:** Will the new Rockledge Pool be open for Memorial Day? **Answer:** John replied no, but we are expecting it to be open for 4th of July weekend. There was a mistake made in the front wall and the contractor needed to rebuild that section, which pushed back the opening date.

Section 2, Lot 201 – **Question:** There were issues with the kitchen in the Main Clubhouse and Fran took care of it. Specifically, the property owner wants to thank Dara for her efforts, and maybe John could recognize her in some way for her hard work?

Section 1, Lot 116 – **Question:** A very large tree fell down on Lakeland Drive near Lakeland Colony during the recent wind storm and a crew from Maintenance was there almost immediately to clear it off the road. They should get recognition for that, too.

Section 2, Lot 201 – **Question:** Can we go back to giving Department updates during the open portions of the monthly Board meetings? **Answer:** Jerry replied that is too overwhelming except for the Annual Meeting. **Additional Question:** WLE Bylaws and guidelines should be followed. Some committees seem to be overstepping their authority and dictating committee policy. She, herself, was told in a letter on WLE letterhead, which had no signature, that she was not eligible to be a member of that committee. **Answer:** Jerry replied that was addressed and should never happen again.

Section 2, Lot 171 – **Question:** With the new well being online, do we still have to conserve water on holiday weekends? **Answer:** Mike replied yes, we do, because even with the new well, it affects the distribution of water and water pressure throughout the community.

Open portion of the March Board meeting adjourned at 9:40 a.m. Regular portion of the March Board meeting resumed at 10:05 a.m.

Present for the continuation of today's regular meeting are Jerry Beskovoyne, President; Ed Jordan, Vice President; Robert Assenheimer, Secretary; Members Alan Cucciniello and Michael McGregor; John Carney, General Manager; Marge Kenny, Acting Secretary; and Bruce Phillips, Treasurer, via Skype; and Gino Dall'Aste, Member, via telephone.

Department Reports:

Treasurer's Report - Bruce Phillips
During the first two months of this year, we have already collected 42 percent of our 2019 dues, which is very good. The final Capital Budget for 2019 is not ready yet, but it will be covered at the next meeting. Of the \$392,000 in capital, part will be going toward the new well. \$70,000 is earmarked for the Rockledge Pool budget. We received a large sum of money from Nationwide, but we are still negotiating the terms of our final deal with them, which include some loose ends regarding the lot on Hidden Valley.

See MINUTES page 25

MINUTES...

Continued from page 14

Questions from Bruce: How many lots did we buy at the repository sale? Jerry replied just two. The Sewer & Water report reference to the new well running in "designated areas," what areas are those? Mike McGregor replied around Aquarius and part of Eskra Road. Also in the Sewer & Water report, home leaks are reported at 2 and 20? John Carney replied that is a mistake, it should be 2 and 2. Bruce inquired what "UK" meant, if unknown was the water leaks turned off at the street? John replied yes. The 13,000-gallon water loss on Brian's report, was that a freeze-out? John replied no, it was a leak inside a property owner's home which was corrected by them, but the origin was never determined. Dominick's report mentioned a girl who was hurt in the gym. What happened and what is the status? Jerry replied she hurt her leg on one of the elliptical machines and had it checked. It was just a sprain and no further action on our part was required.

Sewer & Water - Bob Assenheimer
Bob brought Bruce up to speed on the meeting this past week at Sewer & Water with Brian Schan and representatives from Greyline regarding a replacement flow meter which he and Mike McGregor also attended. They looked at some vertical piping onsite where the section wasn't long enough and the valves interfered with the readings. Mike added that what we have now may be too close to the wall, which was pointed out by the Greyline reps, and Brian will be speaking to the technician from WG Malden, who calibrates our meters, to see where we go from here. Bruce commented the filters are located below the sludge tanks, so readings would have to be adjusted to reflect that volume not going through the meter if placed at the filter level. One operation needs a full pipe and one doesn't. Mike added more research needs to be done and Brian is working on it.

Bob mentioned that Brian wants to install two of his proposed flushing water valves right away, one will be at the end of Lakeland and the other would replace a small one at the dock end of Beaver Lake, and asked Bruce if he could go ahead with that. Bruce said yes.

Gino commented that the contract to sell us replacement water meters was set to expire in February. What has happened with that? Ed Jordan replied the contract has been extended through December of 2019.

Public Safety - Gino Dall'Aste
There have been complaints about POs feeding the deer. John Carney replied that he and Dominick are working on that. Gino asked if our area ambulance service has been picked up yet by Paupack Township. Jerry replied nothing decided yet, but they gave him their word they would not let it go. Gino also asked if the new cameras are in place at Sewer & Water. Jerry replied they are.

Legal & Administration - Bruce Phillips
Bruce asked if we know yet who will be making up the Nominating Committee, have we finalized their instructions and what day they will meet, and have we advised them that the language in the 2019 Annual Meeting ballot packets is incorrect which states to vote for "not more than three (2) candidates." Jerry agreed the language is not clear and asked if John is contacting Belle. John replied he will be calling her. Bruce added that he will check the language in the Bylaws again about the Nominating Committee and the vetting of all prospective BOD candidates as POs in good standing before they are announced to be official candidates.

Building Committee - Al Cucciniello
A property owner wants to build his proposed garage to a height of 18 feet. It is a separate structure, not attached to the house. The current height limit is 15 feet for unattached. Attached garages are generally the same height as the house. The Building Committee is asking the Board to approve a height limit change to 18 feet as the standard for WLE. After much discussion, the following motion was made and voted on.

Motion made by Al Cucciniello to raise the maximum detached garage height from 15 feet to 18 feet, and the garage door height from 8 feet to 10 feet.

Motion seconded by Jerry Beskovoyne.
The vote is as follows: Jerry Beskovoyne - Yes; Al Cucciniello - Yes; Gino Dall'Aste - Yes; Bruce Phillips - Yes; Ed Jordan - No; Bob Assenheimer - No; Mike McGregor - No.
Ed Jordan voted no because POs have a variance option to get permission and any appeals come back to the BOD. Mike McGregor voted no for the same reasons. Bob Assenheimer voted no for the same reasons.

Marina Committee - Ed Jordan
The new C-Dock has been completed. John Carney is getting a permit from the Lake Commission to repair the steps on A, B and D docks. Money to do the repairs is coming from the Marina fund.

Two property owners appealed decisions they received whereby they lost their current boat slips for 2019. After a lengthy discussion under Executive session, the BOD made a unanimous decision not to approve either PO appeal and therefore no motion was necessary. Both POs will need to reregister for the Marina waiting list, submit their \$100 deposit, and be placed at the bottom of the list if they want new slips in the future.

Jerry Beskovoyne stated he would be in favor of extra fees for late payments in the future. Ed will have the Marina Committee discuss it at their next meeting.

CDC Committee - Bob Assenheimer
There was no CDC meeting in March.

Recreation Committee - Al Cucciniello
The Committee is asking the BOD when Recreation sponsors a function utilizing the kitchen, how should they address the need for certificates of insurance. John responded for any caterer used for either a private party or a Recreation function, we need to get a certificate of insurance. An example would be if a caterer is hired and will do some or all of their prep work in our kitchen, then yes, we need a certificate. If no money is being paid for an outside caterer, then no certificate is required. Mike McGregor added as long as no one other than Recreation or WLE is getting money for the use of our facilities, then no certificate is needed. Ed Jordan added if our kitchen is being used, even if not for cooking, we should still be given proof of insurance. John Carney added that any commercial caterer will have a certificate of liability and be willing to give it to us. Al asked, then the consensus is if we are paying money to someone and the kitchen is involved, we must have a certificate. Bruce replied if our room, electric, heat, etc. is being used, we want a certificate. The BOD feels it is up to Recreation to get that certificate, as well as information for a 1099. John Carney added even if a caterer is not in business and does catering on the side, we should still try to get a certificate. Ed Jordan added delivering 10 pies is different from cooking or reheating food in our kitchen. If a non-professional person comes in, we must have at least a one-page disclaimer filled out. Al asked then if we are not paying, it is not an issue? Mike replied if money is being paid to this individual, going into their pocket, then they are running a business out of our kitchen, which should not be allowed. Gino added the person running an event is the person required to get proof of insurance from any vendors they are using.

Al reported that the 4th of July party will be renamed the Independence Day party this year as it does not fall on the 4th. Joanne Navarro and Anna Tavoline will be the chairpersons. Music in the Park dates are set. Mike and Eileen McGregor are running the Memorial Day Family Games on May 26. Dominick Tavoline will be donating his time to a baseball program to be run in conjunction with WLE Summer Camp. And the Welcome Ambassadors have not confirmed their function dates yet. Bruce expressed concerns about a pitching machine for the baseball program and a need for protective gear.

Neighborhood Watch - Mike McGregor
No meeting in February.

Housekeeping - Ed Jordan
Fran has created instruction sheets on how to clean the various amenity areas in WLE and is meeting with her cleaning staff to go over them. She would like to have T-shirts made for her staff. Bruce commented that his wife, who uses the amenities frequently, has had nothing but good things to say about how they are maintaining the amenities now, and approved the purchase of T-shirts for the Housekeeping staff.

Bob Assenheimer commented there is a light out in the MCH kitchen. John Carney asked him to put in a work order for Maintenance to take care of it, and that it is not a Housekeeping duty.

Paupack Township Supervisors - Jerry Beskovoyne
As mentioned during this morning's open session, Paupack Township Cleaning Day will be April 6 at 8:30 a.m. All volunteers are welcome.

WLE Beautification - Mike McGregor
No March meeting.

Honor Roll - Ed Jordan
Dan Braun contacted Ed and reported that the committee met and will present recommendations for two inductees before the next BOD meeting in April.

First Rights of Refusal - no issues

Unfinished Business -

Rockledge Pool - Contractor will be back Monday and in two weeks we will see noticeable progress. The mason will also be back in this next week.

Review Water System - Fire Hydrants - New Paupack Township Fire Chief prefers to repair our dry hydrants and use them instead of our water towers. Al Cucciniello asked if we are asking the Fire Department to chip in on that expense. John Carney will follow up.

Update of Rules and Regulations - Continued to April meeting.

New Business -

New Capital/Capital Reserve Budget - Continued to April meeting.

Recycling - Bruce advised that one of the costs that seems to be on the rise is garbage. Recycling costs us \$6,000 more than just putting all garbage in the compactor. The Wayne County Recycling Program would bring in a dumpster with separate bins and we would have to separate the items, no single stream. Waste Management does not make us separate, but charges us extra because they then have to do it. So do we want to A) Do away with recycling, B) Keep the program "as-is", or C) Go back to Wayne County. We don't need to make a decision right now, just think about it. John advised our current contact with Waste Management expires this year and we will bid out for the new one. Bruce also advised that the current Waste Management metal container being used does not cost us anything. They come and get it, and any money they get for the contents goes to the local food pantry. Gino asked if the amount of tonnage increased this year. John replied it is pretty consistent. Bruce replied it is not the tonnage, but rather the price that is increasing. County Waste is being used by The Hideout. We are using Waste Management. Waste Management reacts more quickly to any issues or problems. Jerry uses County Waste for his other businesses and confirmed they are not as responsive as Waste Management.

Trees - Gino reported there are two trees at the dog park that need to be cut down. Also, that additional trees are needed at Kasper Lodge to get more shade.

Memorial Bricks/Trees - Jerry reopened the property owner's suggestion from this morning's open session regarding allowing POs to purchase memorial bricks or trees with a memorial plaque to landscape and decorate the area around the new Rockledge Pool. Ed Jordan suggested we could revisit allowing memorial benches at the dog park, too. And if we are buying 12 trees for Rockledge Pool, why not let POs purchase them and put up a plaque.

Motion made by Ed Jordan to adjourn at 12:50 p.m., seconded by Mike McGregor. Unanimous approval.

The next BOD meeting will be on April 20, with an open session starting at 9 a.m.

Respectfully submitted,
Marge Kenny
Acting Secretary

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January Pot Luck dinner



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Go South on Route 590 toward Hamlin.
We are located just past Weis Market on the right.
Serving the community since 1978.

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January Pot Luck dinner



**Come and Meet the
Candidates running for
the 2019 Elections to the
WLE Board of Directors**

May 5

Main Club House

2 p.m.

**Lakeville
SELF STORAGE**

on Route 590 (2 miles from Wallenpaupack Lake Estates)

*Lowest
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**1st Month
FREE**

(w/six month contract) with this ad

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WLE COMMUNITY BULLETIN

The official Publication of the
**Wallenpaupack Lake Estates Property
 Owners Association**
 1005 Wallenpaupack Drive,
 Lake Ariel, PA 18436
 The Community Bulletin serves
 approximately 1,800 property owners.

Deadline and publication dates may change
 without notice.
 Coordinator is Kathy Solenne.

For information
Call: 570-689-4721
Fax: 570-689-0912

Deadline: June 15
Publication: July

CLASSIFIEDS RATES:

\$10 up to 25 words .25 cents for each
 additional word beyond 25

Payment is required in advance with ad. No
 exceptions. Checks made payable to
 WLEPOA. Submit ads early due to limited
 space. We reserve the right to refuse any ad.
 Any ads received after the deadline will be
 published in the following issue.

E-mail: Ksolenne@wleonline.org

**IMPORTANT PHONE
 NUMBERS**

Administration570-689-4721
 Campgrounds.....570-689-9097
 Marina.....570-689-9042
 (Campgrounds & Marina seasonal)

Emergency Phone.....570-689-7311
 State Police.....570-253-7126

COMPACTOR – is located behind the
 stable near the Maintenance Shed – Hours:
 24 hours a day 7 days a week

VEHICLES need registration stickers
 located on passenger side rear bumpers or
 window. They are available in July and need
 to be displayed immediately.

RECYCLING – Sewer Treatment Plant
 Every Saturday of the month 9am-12 noon

**NEXT QUARTERLY
 PAYMENT DUE
 July 1, 2019**

BOARD OF DIRECTORS

President.....Jerry Beskovoyne
 Vice President.....Edward Jordan, Jr.
 Treasurer.....Bruce Phillips
 Secretary.....Robert Asseneheimer
 Member.....Alan Cucciniello
 Member..... Gino Dall’Aste
 Member.....Michael McGregor

ASSOCIATION STAFF

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 Office Manager ~ Kathy Solenne
 Donna Fenstermaker
 Debbie Devine
 Jane Miller
 BCO ~ Fran Raimo
 Lorraine Daviduk
 Michelle Gorman

Maintenance

Ken Moran - Supervisor
 Lamont Hayes
 Scott Tavoline
 Cord Rosencrance
 Robert Esposito (part-time)
 Gregory Yurick
 Kit Jackson – housekeeping
 Dara Malave - housekeeping
 Matt Mscisz - housekeeping (part-time)

WLE Public Safety Department

Chief Dominick Manetti
 LT. Wayne Seeley
 SGT. Russ Toepfer
 SGT. Jude Salerno
 SGT. Aaron Bertholf
 Officer Kevin Appel (part time)
 Officer Richard Guptill
 Officer Edward Dziorny
 Officer Nick Linko
 Officer Paul Nardozzi (part time)

Public Works Staff

Director – Brian Schan
 Chuck Fenstermaker
 Artie Guerra
 Brian Stine
 Marge Kenny (part-time)

Aquatic Director

Douglas Bagnall

Kasper Lodge

Paul Marion
 Josephine Littman

Recycling

Michael Caccavone

AMENITIES

**CURRENT WLE BADGES MUST BE WORN
 BY EACH PERSON IN ALL AMENITIES–**

Indoor Pool - Seasonal

Mon. – Fri. 8:00 am – 12:00 pm
 Mon. – Fri. 6:00 pm – 9:00 pm
 Saturday 11:00 am – 9:00 pm
 Sunday 11:00 am – 7:00 pm

Tennis Court – Seasonal

Located on Tennis Lane & Beaver Lodge.
 Equipment provided by participants. Open
 to Property Owners in good standing only.
 Reservations required.

Main Club House

Fully equipped facility. Open for special
 WLE events & Property Owners in good
 standing. Reservation/Fee Required.

Adult Lodge

Open for 18 years and over when
 accompanied by an adult family member
 over 21 yrs who is also a property owner in
 good standing. Equipped with rest rooms,
 pool tables, dartboard & more.

Rockledge Pool – Seasonal

Swimming pool, picnic area with Bar-b-
 ques, volley ball court, sand box and snack
 bar (summer only).

Beaver Lodge & Pool Complex

25 Meter Pool, showers, restrooms, snack
 bar (summertime only). Open for special
 WLE events & Property Owners in good
 standing. Reservation Required for Lodge.
 Open as a Teen Center. Call to have it
 opened. Available when recreation is not
 having a function.

Kasper Lodge – Spring Hours

Tuesday / Wednesday / Thursday

*11yrs. & under - 4-7:00pm
 12 yrs. & over - 7-9:00pm

Friday

*11yrs. & under - 4-7:00pm
 12 yrs. & over - 7-10pm

Saturday

*11yrs. & under - 3-7:00pm
 12 yrs. & over - 7-10pm

Sunday

*Family Day - 1-4:00pm

**8 & under must accompanied by a parent
 or legal guardian. Age groups will be
 strictly enforced.*

Deer Lake Building

Equipped with restrooms and used in
 summer as a beach house.

Laundromat

Coin operated machines. Combination lock.
 Call office for code.

WLE IS ONLINE – Visit us on the
 internet at: www.wleonline.org



FISH FOR FREE DAYS

May 26 & July 4 - Fish for Free Days allow anyone (resident or non-resident) to legally fish for Pennsylvania's most popular fish without a fishing license. Each year the Pennsylvania Fish and Boat Commission's Executive Director designates 2 *Fish for Free Days*. All other fishing regulations still apply. It is the perfect opportunity to introduce a friend or relative to the lifelong sport of fishing. There's no better way to enjoy Pennsylvania's great outdoor than a day of fishing with the entire family.

Date: Saturday, August 10th, 2019 *"Weather Permitting"*

Place: Deer Beach **Derby Time:** 10am - 11am

Bait Will Be Provided

FISHING CLINIC:
9:30am - 10:am
Learn to bait hooks, tie knots & cast

"Participants Must be 16 Years of Age or Younger"
Children Under 12 Must Be Accompanied by an Adult

Prizes Awarded For:

- Most Fish Caught
- Largest Fish Caught

Wallenpaupack Lake Estates, POA is seeking the following summer employment that would be ideal for teachers or College Students:
 Summer Recreation Coordinator
 Must be available 5 days a week for activities that will take place during the days, evenings and nights. Must be able to organize events and work with children. Must have own transportation.
 We are also seeking part-time Certified Lifeguards.
 Contact WLE at 570-689-4721 or email wlemail@wleonline.org for further details.
 Employment is dependent upon a background check and drug test.



FREE CAMPING

The Board of Directors of the W.L.E.P.O.A. will again extend an invitation to lot owners only, who have supported us over the years, to stay at the campground so that they may check over their property and fully enjoy the amenities which the Association has to offer.

This invitation will again be extended for a free one-week stay for all campers, trailers and tents. The availability for all sites will be on a first-come basis.

Please contact the Association Office at (570) 689-4721 to make your reservation. At the time of your reservation, you must be a member in good standing. For your convenience, the office is open from 8:30 AM to 4:30 PM Monday - Saturday.

The charge for a tent site is \$12.50 per night and the charge for an improved site is \$17.50 per night.

MAY 25, 2019 10:00 AM SEWER TREATMENT PLANT

WLE will be auctioning the four boats below that were left on the racks and never claimed.



SMALL BOAT AUCTION

ALL SMALL BOATS MUST be removed by the first Saturday in November
 (Any boat not removed will be removed by us with a fine and penalty. After 180 days, the boat will be auctioned)

Golf Cart Test Dates

In order to sign up for the Golf Cart Test you must:

- be 12 years old at the time of the test
- sign up in person at the office
- pay the \$20 fee at time of sign up
- show proof of age (no exceptions)
- have a parent/guardian present at time of signing up
 - There are no exceptions and you must comply with all items above in order to sign up.

You may sign up six months before the test date for your practice permit provided the child is 12 at the time of the test

Test Dates are as follows for 2019:
 *May 4 *June 8 *July 13 *September 7



For Your Convenience & Ours
We Have Installed Two Dog Waste Stations
At Both Lakes

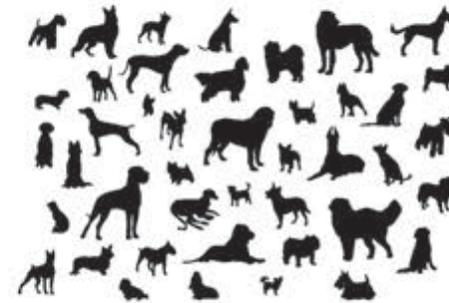


Beaver Lake – T-Docks



Deer Lake – Genesse Park

Doggie Time



ALL DOGS ARE
ALLOWED

AT THE U-DOCKS FROM

SUNRISE TO 9:00AM

NEW ONLINE PAYMENT SYSTEM WITH PAYLEASE

For your convenience WLEPOA Members can now pay their dues and/or fees here. There is a convenience fee per transaction that is charged and collected by the provider (Paylease). An e-check is a flat fee of \$2.95 per transaction. All credit & debit cards have a 2.95% fee rounded up to \$0.95. This is a safe and secure method of paying your dues/fees.

On the sign-up page you will see an input area asking for account number (this is your section & lot) and your last name.

Multiple lots:

- You can create one login for all Section/Lot listed in your name
- Once you create your account, go to your dashboard. From there click "Manage Account". Then click "Add Account" You will need to enter section/lot followed by @01 ... example: 1-123@01
- Please be sure to sign up with your correct section/lot so that your payment is applied to the correct account

Benefits of Paying Online

- It's completely secure
- No checks to write
- Avoid late fees*
- Nothing to mail or drop off at the office.
- Create an account and keep track of your payments

Online Payment Options

- One-time Payment
- AutoPay - Pay a fixed amount on the date of your choice Monthly, Quarterly, Bi-Annually or Annually. Set it and forget it!

Online Dues Payment Help?

- If you prefer to pay by phone, you can call Paylease Customer Service at (866)729-5327. They are open to take

payments 24 hours a day, 7 days a week. (There is still a fee for all payments made through Paylease phone pay)

- For Customer Service Support call (866)729-5327 Monday through Friday, 6 a.m. - 5 p.m. (Pacific time)

* You will be charged late fees if dues are received after the due date

NOT FOR RECREATION
EVENT PAYMENTS

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MAY NOT BE MADE
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CONTRACT



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Kasper Lodge Hours and Age

Please be advised that the posted age limits for specific times will be strictly enforced.

Children 8 years and younger MUST be accompanied by a parent or legal guardian.

Hours change on a seasonal basis and are posted in Kasper Lodge, Activity Sheet, Newsletter, TV 20, website and Facebook.

By motion of the Board of Directors on September 15, 2018: A parent or legal guardian must accompany children 8 years of age and under for the appropriate age group as per Kasper Lodge schedule and designated hours and age group.

Updated - 6/8/15

KASPER LODGE

Game Room SUMMER Hours:

Tuesday - Thursday - Friday
*11 yrs. & under - 4:00 - 7:00 PM
12 yrs & over - 7:00 - 10:00 PM

Saturday
*Family Hours - 2:00 - 7:00 PM
12 yrs & over - 7:00 - 10:00 PM

Sunday
Family Day
*1:00 - 4:00 PM

***8yrs & under must be accompanied by an adult**

YOU MUST HAVE AN AMENITY BADGE TO ENTER THE LODGE



WLE MEMORIAL DAY FAMILY FUN PICNIC... EVERYONE WELCOME!!!
SUNDAY MAY 26, 2019 FROM - 12:00 NOON - 4:00PM
"BRING THE WHOLE FAMILY AND YOUR PICNIC BASKET"
GAMES - PRIZES AND "LOTS OF OLD FASHION FUN"
BALLOON ART - HOLA HOOPS - SACK RACES - EGG TOSS
AND MUCH MUCH MORE!!!
SIGN UP SHEET IN THE MAIN OFFICE... \$5.00 FOR THE ENTIRE FAMILY "BIG OR SMALL"
 Water, Soda and Gatorade - Available for Purchase



Music in the Park
 Music will be played near Rockledge Pool throughout the summer!
 Come join us from 7-9pm on the following Saturdays:
7/13 - Take 3
7/27 - Lighten Up
8/17 - Lady A & Destiny
8/24 - Farmers Daughter

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BUSINESS HOURS
 8 a.m. - 5 p.m.
 Closed Sundays



NOTICE

Mandatory Water Restrictions for Memorial Day, July 4th & Labor Day

No Watering lawns!! (Newly seeded lawns and new landscaped plantings may be watered by hose only - Not Sprinklers!! Time of watering: before 8am and after 7pm)

No washing of Blacktop Driveways!!
Pressure washing and vehicle washing to be done between 1pm and 6pm!!

Please avoid all other excessive water usage.
Use a nozzle at the end of all hoses.

Note:

- Memorial Day (May 25, 26, 27, 28)
- July 4th (July 4, 5, 6, 7)
- Labor Day (August 31, September 1, 2)

Any questions please call The Water and Sewer Department at 570-689-7007 or the Main office 570-689-4721.

NOTICE TO OWNERS OF ALL RECREATION VEHICLES

INSURANCE EXPIRATION DATE MUST EXCEED DATE OF REGISTRATION BY AT LEAST TWO (2) MONTHS.

ALL ASSESSMENTS MUST BE CURRENT AND ALL FINES IF ANY MUST BE PAID PRIOR TO REGISTRATION.



Doors Open: 7:00pm Play Starts: 7:30pm

Entrance Fee: \$20.00

July 12th - Beaver Lodge

August 9th - Beaver Lodge

Money Prizes & Snacks Provided

"BYOB" Adults 21 and Over

Next Meeting

Saturday

May 25

10 am at the Adult Lodge



BURGERS - DOGS - WRAPS - SALADS

WE'RE NOT SAYING JERSEY FOOD IS BETTER;
IT JUST TASTES THAT WAY

OPEN 7 DAYS

FEATURING THUMANS HOT DOGS
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 570 226-4531
 visit us at
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Golf Cart Notice



Please be advised that all children should be in the seat of a Golf Cart and not on the lap of adult for safety reasons.

WLE recommends seat belts for all Golf Carts.

LOSS ASSESSMENT LIABILITY INSURANCE

Wallenpaupack Lake Estates retains property and liability insurance for the protection of the Association. WLE, over the years, has informed property owners that Loss Assessment Liability Insurance coverage is available for homeowners of private associations for additional protection for the homeowner should the association be successfully sued for more than the limits of the policy. As a Property Owner of the Association the members would be responsible for the amount over the association's limit and this insurance will protect you on an individual basis. Check with your insurance agent for details.

NO FIREWORKS IN



WALLENPAUPACK LAKE ESTATES!

The fine for using fireworks in WLE is
\$500.00

Additionally, if you throw lit fireworks from a car, golf cart, or ATV, you will be fined the \$500 and you will lose your RV driving privileges in WLE for 1 year.

The only exception:
short handheld sparklers

The rules and regulations for fireworks will read:

Fireworks: PURSUANT TO PENNSYLVANIA STATE LAW, THE USE OF FIREWORKS IS PROHIBITED IN THE DEVELOPMENT *except for sparklers. A definition of a sparkler is a wire stick held in your hand and covered with a substance that produces sparks as it burns. It looks like a piece of thick wire and burns with a lot of small bright sparks. (8/18/18)* Anyone caught lighting firework in the Estates will be issued a \$500 fine. In addition, if any fireworks are thrown from an RV, driving privileges for the driver will be suspended for one year.



WLE Calendar of Up Coming Events

- | | |
|--|---|
| May 25 & 26 - Memorial Day Weekend:
Saturday- 25 -
Sunday 26 - Field Day -
Baseball Field | August 9 - Texas Hold'em @ Beaver Lodge |
| June 8 - Belmont Derby - MCH | August 10- Fishing Derby @ Deer Beach
Luaua Dance @ MCH |
| June 24 - Swim Team begins. Come join
in the fun when you are here. | August 12 - Casino Bus Trip |
| July 2 - Family Bingo every Tuesday
July & August | August 17 - Music In the Park |
| July 3 - Movies in the Park @ Rockledge
every Wednesday July & August | August 24 - Music In The Park |
| July 12 - Texas Hold'em - Beaver Lodge | August 31 - Card board Boat Building
@ Beaver Lodge - afternoon
Tricky Tray @ MCH - evening |
| July 13 - Music In the Park | September 1 - Tri-Athlon @ Deer Beach
Card Board Boat Races
@ Deer Beach |
| July 20 - Comedy Night - MCH | October 26 - Adult - Halloween Party
-MCH |
| July 27 - Flea Market - Kasper Field
Music In the Park | October 31 - Trunk or Treat
& Spook House - MCH |
| August - 3 - Swim Team Banquet | |

Resumes needed for the following Committees

WLE is seeking resumes to fill alternate or regular member positions in the following areas.

Citation Dispute Committee, Building, Marina

If you are interested please e-mail to jcarney@wleonline.org, ksollenne@wleonline.org, or fax 570-689-0912, mail or hand in a resume to the Office.

Deadline for all resumes is April 29, 2019

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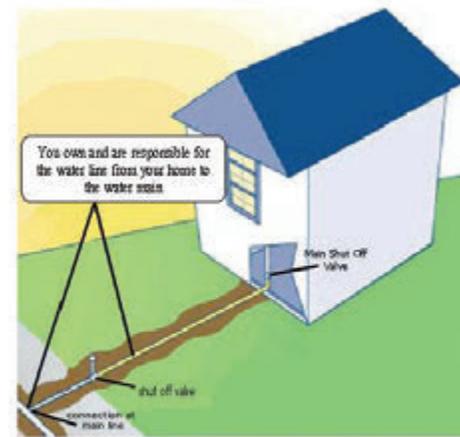
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New Policy for Vehicle Stickers

1. All Large Vehicle # Stickers are for Property Owners and anyone considered Immediate Family
 - a. Definition of Immediate Family as per the WLE By-laws Section 2, paragraph a: *“Immediate family includes: spouse, parents, grandparents, brothers, sisters, sons, daughters, children and siblings in a step family relationship, in-laws and domestic partners of the immediate family, and members of the same household.”*
 - b. All non-family members get a hang tag.
2. Must show registration to register a new Vehicle to an account or if there is a plate change. If you do not have a registration with you, we can only issue a regular hang tag.
3. All accounts must be current in order to receive a large Vehicle sticker and the small year sticker. If not, we can only issue a red hang tag.

WATER LINE PROTECTION NOTICE



Current Water Line Protection Customers

TO KEEP YOUR INSURANCE COVERAGE CONTINUING PLEASE SEND OR DROP OFF YOUR PAYMENT AT THE OFFICE BEFORE OCTOBER 31, 2019

YOUR COVERAGE IS \$42 FOR THE YEAR

The Water Line Protection will be available again this year. If you missed signing up for it last year contact the office to put your name on list & pay before October 31, 2019

UTV & GC Registration: Please be advised that all RV's are to have the PLATE AND 2019 sticker no later than July 31, 2019. You may pick yours up by the end of April provided that all dues and fees are current and corresponding paperwork has been handed in to the office and paid for.



Please be advised that we will be issuing a different color flag to all custom/non-stock GC's to correspond with the UTV's. (UTV's & Modified GC's may only be driven by adults 18 years and over with a valid state driver's license).

Grinder / Sewage Pump Service



K O B E R L E I N

E N V I R O N M E N T A L S E R V I C E S

Have you had your Grinder/Sewage Pump cleaned lately?

Don't wait for problems to overwhelm you.....

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41 MILES AROUND LAKE WALLENSPAUPACK



SATURDAY AUGUST 24, 2019

AS PART OF WALLY LAKE FEST



WALLENSPAUPACK WATERSHED.ORG

A MOTORCYCLE RIDE AROUND THE LAKE TO BENEFIT THE LAKE WALLENSPAUPACK WATERSHED MANAGEMENT DISTRICT

RAIN DATE SUNDAY AUGUST 25TH, 2019



Celebrating 40 years of protecting Lake Wallenpaupack

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FIREWORKS MOTION

8/18/18 Bob made a motion to accept the Fireworks rule amendments as proposed by John Carney. It was 2nd by Mike and approved unanimously. The change clarifies the use of sparklers.

The rules and regulations for fireworks will read:

Fireworks: PURSUANT TO PENNSYLVANIA STATE LAW, THE USE OF FIREWORKS IS PROHIBITED IN THE DEVELOPMENT *except for sparklers. A definition of a sparkler is a wire stick held in your hand and covered with a substance that produces sparks as it burns. It looks like a piece of thick wire and burns with a lot of small bright sparks. (8/18/18)* Anyone caught lighting firework in the Estates will be issued a \$500 fine. In addition, if any fireworks are thrown from an RV, driving privileges for the driver will be suspended for one year.



General Regulations:

57. **Smoking:** is prohibited in all WALLEENPAUPACK LAKE ESTATES Buildings and within 20' of any entry doors. Smoking is also prohibited at any WALLEENPAUPACK LAKE ESTATES outdoor amenity area during a planned event or public gathering of members (example, Rockledge pool grass area while pool is in use.) (12/17/2016)

Calling the Class of 2019

We would love to spotlight you in the next issue. Please e-mail a picture, your full name, where you plan to go to college and what your major/minor is. E-mail to Ksollenne@wleonline.org by June 15.

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Animals and Any Other Blockages Removed



FIREWORK DISPLAY

This display is fired near the shores of Lake Wallenpaupack, next to the High School, and will begin at approximately 9:15 pm Thursday, July 4th. Parking will be available in the High School parking lots, and the bleachers will be open to spectators at approximately 7 pm. Rain date Friday, July 5th

WLE KEMPFF MARINA

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- Each Year WLE Secures 2 slips at our Kempf Marina for Property Owners who do not yet have a slip to enjoy on a Weekly/Weekend Basis.
- The reservations are on first come first served basis.
- Off Peak may rent for two weeks, mid-weeks or weekends in a row but must take a break in between rentals.
- Peak may only rent for one week, mid-week or weekend at a time and must take a break in between rentals.
- You must be a member in good standing
- You may not already have a slip at our Marina
- Fee is \$30 per weekend, \$60 per mid-week and \$90 per full week
- Spots may not be held, you must pay, provide current registration & current insurance with WLE listed as a Certificate Holder or Interested Party with a minimum of \$100/\$300,000 liability at time of booking.
- You must abide by the Marina Rules & Regulations
- This is for boats & Wave Runner/Jet Ski maximum length of 24' and width of 8 1/2'
- You must provide your own hardware
- Call the office for more details or stop in to make a reservation

EMERGENCY NOTICES

We would like you to know that we broadcast WLE emergency preparations and notices on WDNH 95.3 whenever possible. Please tune in to that radio station for up to date notifications. We also send out text alerts.

DELINQUENT PROPERTY OWNERS PLEASE TAKE NOTICE

If you fail to pay an unpaid balance of an assessment imposed by the Association, the Association is then required to file suit. In accordance with Schedule "A" the By-Laws of the Association, and Resolution of the Board of Directors, you will be liable for your unpaid balance, 15 percent interest per annum, costs of collection (including court and sheriff's costs), administrative costs, reasonable attorney's fees, and the cost of discontinuance or satisfaction of judgments.

Failure to abide by the conditions of the previous paragraph will cause the Association to initiate the Sheriff Sale of your property. The Sheriff's costs for this procedure will also be included as part of the costs of this action.

ALL DELINQUENT ACCOUNTS WILL BE LISTED WITH A CREDIT REPORTING AGENCY

ALL COUNTY TAX RESOLUTION



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1-855-642-TAXES (8293)
ACTAXRESOLUTION@gmail.com
Lake Ariel, PA

* New Client & Current Year Taxes Only. Some Restrictions and Minimums Apply

FOOD PANTRY NOTICE

If every family donated 1 can of food a week or every other week, it would be plentiful and would feed quite a few families. We have Food Pantry locations throughout WLE that are collected on a regular basis during the course of the year.

They are: Administration Office – Adult Lodge – Exercise Room – Indoor Pool and the Main Club House. Your donations will be greatly appreciated!

WATER DAMAGE? MOLD?

Due to BROKEN PIPES, SUMP PUMP FAILURE, SEWAGE BACK-UP, WET BASEMENT, LEAKS, DAMP CRAWLSPACE...

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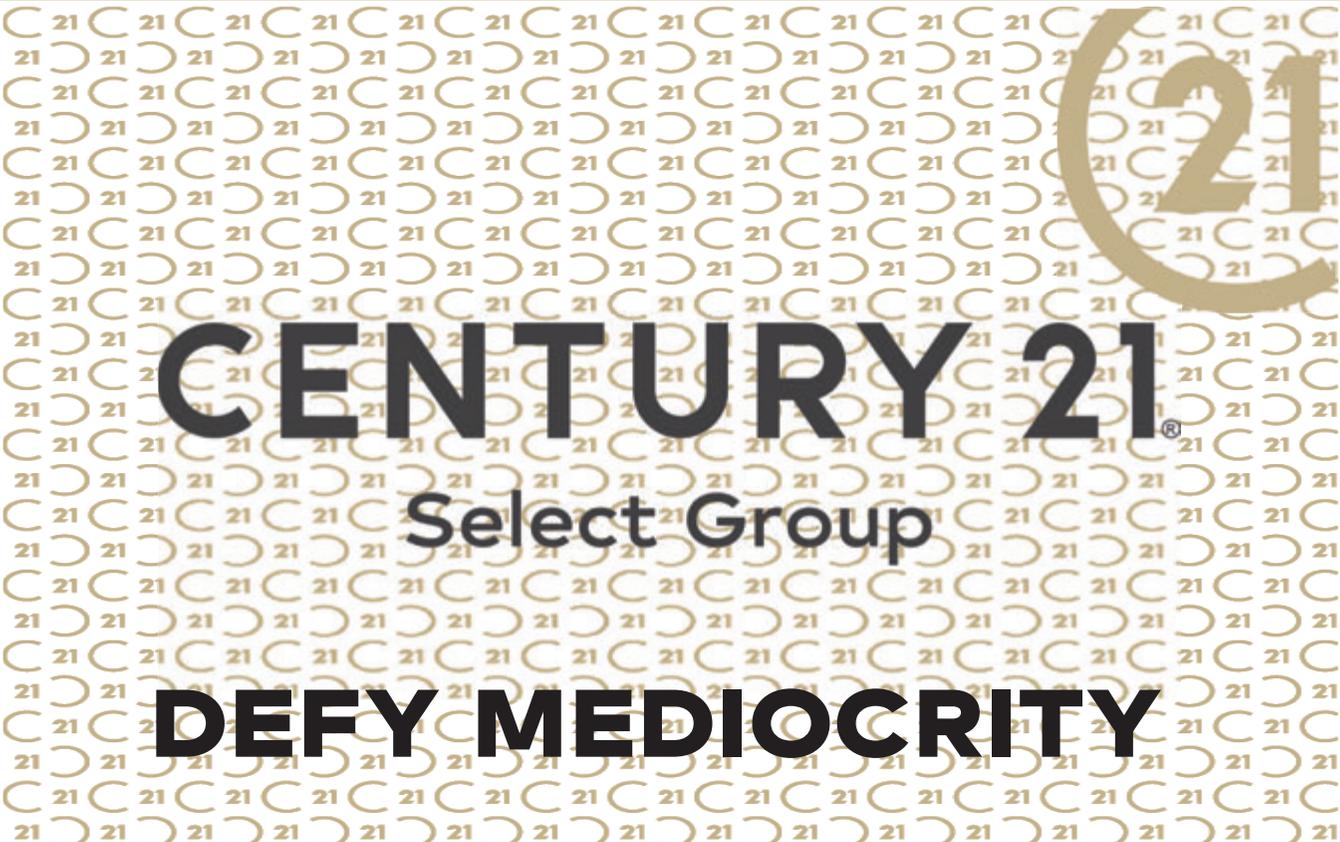
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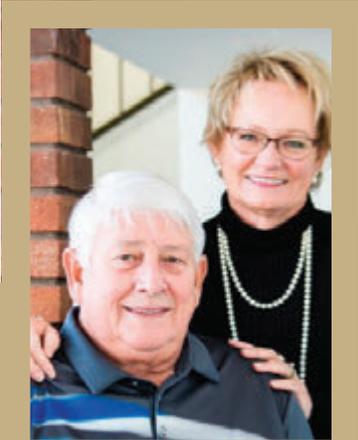
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570.689.2111
570.698.7845

Larry and Terri
 Ditty



When Are My Dues Due?

This is a question that has been asked of the office many times.

Dues are payable by the 1st day of each quarter (January, April, July & October). As of the 2nd day you are considered delinquent and no longer a member in good standing.

Here is where many people get confused. You have until the last day of the *quarter month* to pay your dues without an interest charge.

WLE WEBCAM

We have a webcam!! It's a great way to visit WLE from home or check the weather and see what's happening here!

It can only host 15 viewers at a time, so if it does not display wait a few minutes and try again.

<http://www.wleonline.org/wlewebcam.html>

Open Burning / Refuse:

Burning is prohibited throughout WALLENSAUPACK LAKE ESTATES except for campgrounds.

Chimineas and manufactured fire pits with spark arrestor are allowed. Upon WLE approval and issued permit, masonry fire pits with spark arrestors are allowed for contained outdoor fires. Homemade fire pits are NOT allowed.




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To advertise in the next WLE newsletter,
 call Seth at CANWIN, 570-215-0204, xt302 by June 20.

Did You Know: That instead of waiting for the newsletter by mail you can view it online in a pdf format. As soon as we receive it from the publisher it's placed online before it gets mailed out! Visit: <http://www.wleonline.org/newsletter.html>

Share Your News!

We would like to invite WLE to share your news with us. Births, Weddings, Graduations, did someone make the local newspaper, school or sports achievements; these are the things we like to hear about. Of course this invitation is always good and we always welcome your news for any issue.

Contact the office at 570-689-4721 and ask for Kathy
Or e-mail: Ksollenne@wleonline.org

RV Owners

The RV letters and registration sheets have been mailed out. Please fill them out and return with payment and Insurance by July 31, 2019. If you do not receive them by the end of January, call the office.

Keep in mind that once you send in your paperwork and payment you must pick up your new sticker and flag, we do not mail it to you.

After Hours Guest Pass

Should you come to WLE and arrive after office hours or on a Sunday you can still obtain a guest pass for your vehicle or for your guest until the next office day.

You can call the afterhours number at 570-493-3198 and they can either meet you at the office or bring one to your home.

ATTENTION GOLF CART OPERATORS OF ALL AGES

Please pay attention to what's behind you. When a vehicle approaches, you should not only pull over, BUT COME TO A COMPLETE STOP so they can pass you in a safe manner. DO NOT pull over on a hill or a blind curve.

Sign Up for Text Alerts from WLEPOA

You can sign up from your phone, just text in lowercase letters the keyword *wlepoa* to 84483 or you can go to this link https://www.rainedout.net/team_page.php?a=cbf4ef043ee4526b50fe and sign up with your cell phone number. If you do not receive a confirmation from "rainedout" right away you may have to sign up with your cellular e-mail. This would be your 10 digit number followed by your carriers e-mail extension. Keep in mind that you will be billed the standard date or text charges by your carrier.

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<u>WLE LOTS</u> <u>FOR SALE</u>	
<p><u>SECTION 1</u> <u>LOT 046 & 047</u> <u>16 & 18 Hidden Valley</u></p> <p>Both lots <u>\$7,500.00</u></p>	<p><u>SECTION 2</u> <u>LOT 001</u> <u>862 Goose Pond Road</u></p> <p><u>\$1,000.00</u></p>
<p><u>SECTION 2</u> <u>LOT 002</u> <u>864 Goose Pond Road</u></p> <p><u>\$1,000.00</u></p>	<p><u>SECTION 4</u> <u>LOT 141 & 316</u> <u>23 Sunrise</u></p> <p>both lots <u>\$10,000.00</u></p>
<p><u>SECTION 4</u> <u>LOT 166</u> <u>25 Mustang Road</u></p> <p><u>\$3,000.00</u></p>	<p><u>CALL THE</u> <u>OFFICE</u> <u>570-689-4721</u></p>

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Notice to Property Owners

When selling your property, your Membership Badges are to be transferred to the buyer at time of closing. There will be a charge for each Badge not transferred at time of closing. Closing agent will collect the fee charged.

LOTS FOR SALE

Section 1 – Lot 058 - #12 Lakland Dr. – Asking \$8,500 – Call: 201-390-2825 and leave a message.

Section 1 – Lot 132 - #18 Navajo – Lot for Sale. – asking \$5,000 – Call: Wayne 973-723-6954

Section 4 – Lot 189 - #5 Starview Terr. – Cul-de-sac, great location. Asking \$14,900 – Call: Frank 973-493-2307

Section 5 – Lot 201 - #19 Evergreen Dr. – Beautiful lot, walking distance to all amenities. Asking \$9,000 – Call: 646-773-7407

Section 5 – Lot 212 - #1086 Evergreen Dr. – (intersection of Sunnyslope & Evergreen) Great dry buildable lot within walking distance of Deer Lake. Asking \$16,000 – Call: Mary 610-570-4365 or e-mail: tryanskimary@aol.com

ADVERTISEMENT DISCLAIMER

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