



April 2021 Newsletter

Lakeside Pool Schedule for 2021:

Pool Opening;	Friday; May 7, 2021
Owners Pool Party;	Saturday; September 11, 2021
Pool Closing;	Sunday; September 26, 2021

Pool Hours:	10:00am - 10:00pm
Quiet Time:	10:00pm - 7:00am

From 10 p.m. to 7 a.m. is quiet time. Loud parties or disturbances during quiet time will result in action by the Kimberling City Police. Additionally, the Board will pursue all appropriate action against owners who permit loud parties during quiet time or aggressive behavior at any time.

The pool, pool deck, furniture, and bathroom will be maintained daily.

Please keep us informed of any problems you may experience so that we can address the issue.

Water System Project:

The Well House construction is complete, the water tank arrives this week, equipment installation in the Well House begins the next week, followed by electrical installation the next week. We are still on target to have our own water supply before Memorial Day.

Thanks for all of your support and cooperation.

Upcoming Parking Lot Update, Scheduled For May 4th & 5th This Is Important !!!

The Board has contracted with an asphalt company to 1) Make major repairs including rough spots and new areas excavated for the water system, 2) Seal the entire parking lot, and 3) Restripe the parking lot for additional parking. This is a big project that will require everyone's cooperation. DATES ARE DEPENDENT ON WEATHER.

The plan: On May 4th the east part of the parking lot will be closed for construction and sealing. Because the east side will be closed, all vehicles will need to move on the evening of May 3rd to west of the dumpster. Late in the evening on May 4th all vehicles will need to be moved to the newly renovated east side (east of the dumpster) so that work can be completed on the west end of the parking lot. AGAIN, dates are dependent on weather. To make this project efficient and economical, ALL vehicles must follow this process. Any vehicles not properly located will be towed away at an owner cost of \$300 per vehicle. There will be additional communication about this large project over the next few weeks. We are letting you know now so that you can plan and inform any guests that may be staying in your units during this timeframe. If you have any special requirements, please let the Board know so that we can assist as required.

Lakefront Mowing:

Last fall, the association was granted a Vegetation Permit from the Corps of Engineers. This permit will allow us to maintain and cut grass on CoE property between our units and the lake. The board has contracted for mowing services for the season.

Driving on the Corps of Engineers property is strictly prohibited. And it is impossible to drive to the lakeside of your unit without driving on CoE property. Being caught with a vehicle on CoE property could revoke our Vegetation Permit; which would then prohibit us from cutting grass on the lakeside. With 2 years of unmanaged terrain, no one wants to lose our Vegetation Permit.

So Do Not Drive On The Lakeside Grounds.

Dumpster Items:

The dumpster is available for day-to-day trash. Recently we have had everything from mattresses, cabinets, and construction materials either filling the dumpster or set outside the dumpster. Do not place any trash or materials outside the dumpster. These items will not be picked up by Republic Services. Therefore; we must pay someone else to have these items hauled to the dump and that, of course, adds to our expenses and your maintenance fees.

If you are remodeling, please do not fill the dumpster with bulky construction materials. Take them or have your contractor take them. If you have boxes, please break them down.

Unfortunate Incident:

Last week a guest became abusive to other people in the parking lot, was loud, profane, and tampered with a couple of vehicles. This week the Board met with the Chief of Police and asks that if you see such inappropriate behavior, please call the Kimberling City Police Department or 911 if after hours. The police agree that no one wants this type of behavior in Kimberling City and they have committed to help us root it out.

Also, please remember that if you rent out your unit, as the owner you are still responsible for your guests' behavior.

Construction Projects:

Remember, all exterior projects, including your deck, need to be approved by the Board.

If you need to freshen up your exterior paint you must use the same color scheme.

Our colors are available at Kimberling City True Value Hardware and ask for:

Anchor's Point - Tan

Anchor's Point - Red

Contact Information:

We welcome your ideas, suggestions, and comments about what you would like to see in the Quarterly Newsletter or on our website. So if there is a topic you would like to hear about, information you would like to know, something to contribute, or direct a comment to your Board of Managers, please contact us.

All correspondence to the Board of Managers or any APCOA business should be directed to:

Board of Mangers:

E-Mail: APCOAboard@anchorspointcoa.org

Website: anchorspointcoa.org

By Mail: APCOA
P.O.Box 843
Kimberling City, MO 65686

Jim Heimann
Joe Golding
Ray Loehr