

June 2021

Issue 4

DO
GOOD.
BE KIND.



LAWN VILLAGE
APARTMENT & TOWNHOMES

Summer Newsletter



EQUAL HOUSING
OPPORTUNITY



GARBAGE INFO

Yay! We finally have two days a week pick up for all apartment and Townhouses. All Townhouses have received their toter by now. If you were provided a toter from Lawn Village, you may still use it or let us know if you do not need it anymore and we can arrange for it to be picked up. Pickup days are Monday and Thursdays, unless its a holiday, than next business day. Any more trash that is put out and not placed in new toter needs to be put out on the lawn from the notice that was sent to Townhouses. Bulk is still being charged per item. Contact our office for bulk rates.



BLINDS & SCREENS

If you have called in a maintenance request for blinds or screens. Thank you!! If we haven't already gotten to you, you are on the to do list and we will schedule your replacement soon. If you have blinds or screens that are broken, distressed or discolored and have not called this in, we may be contacting you as well. Broken blinds and ripped screens are an eyesore, and we would like to improve and maintain a crisp clean look to our buildings. To that end, if we notice said blinds and screens, we will be notifying you that maintenance will be replacing the blind or screen, as part of preventative maintenance. Blinds should last 5+ years if well maintained. In cases where blinds are less than 3 years old there will be a charge to replace them.



MONTHLY GIVEAWAY

We LOVE Our Residents!
CONGRATULATIONS! May's Giveaway winner Kathleen B. To reward you, any resident who pays rent no later than the 5th will be entered!! For entry you must cut this out and drop off with Rent. We will continue to give away a \$25 Visa gift card each month to one lucky Lawn Village Resident!
June's Giveaway Entry Form

Resident: _____
Apt#: _____
Phone: _____

Drop this off in the drop box next to leasing office!

Cut out entry a drop-off with Rent before the 5th!

Jasmine Bailey
Property Manager

Robert Taylor
Leasing

Max Kasputis
Maintenance/Office

Christine
Housekeeper

Chris W.
Head of Maintenance

Rande
Maintenance

Lou
Maintenance

Noah
Maintenance

Office Hours
Monday-Friday
10-5pm
Saturday &
Sunday-Closed

Phone:
440-523-9106

Emergency (ONLY)
Maintenance
216-765-2460

RENT

Rent is Due on the 1st of every month. We as a courtesy give a 5 day grace period. Any rent paid on the 6th or later is considered late for that month and an additional \$75 dollar late fee will be added to your ledger.

***This month only, if you pay your rent by the 5th, you are automatically added to the giveaway, due to the newsletter delay.

All ACH (rent autopay) residents are automatically entered!! One entry per unit*

FITNESS CENTER UPDATES***

Fitness center is open!!
Contact the office and ask us
how to get access!



J 2
U 0
N 2
E 1



CONGRATULATIONS GRADUATES OF 2021

Father's day is June 20th

Congratulations to all Graduates! This has been a year of pomp in unusual circumstance, but that in no way diminishes the incredible accomplishments and achievements of the Class of 2021. We wish you the best in all your future endeavors. Continue on back...



Class of 2021 Graduates

We are so excited to have so many graduates here at Lawn village, we would love to highlight all Senior Graduates in next months newsletter! If you would like to send us a picture of your graduate with a small description for July's Newsletter, please send the picture and description with name of graduate by June 25th to leasing@lawnvillage.com.

Maintenance vs. Service calls

As we have mentioned in previous newsletters, we will continue to monitor all calls and take care of all issues called in, in a timely manner. If you call in a work order, and it is an emergency, please follow up with the leasing office. However, we have continued to see a rise in preventative maintenance calls, regarding drains whether it is kitchen sink, toilet issues, etc. all should be called in. Any and all issues due to residents neglect will be charged directly to resident in the form of an invoice. If we have to contact an outside contractor and they show up and you are not allowing them to work, you will be charged a no show fee.

Towing

If you believe your car has been Towed, Contact: Patton's Towing: 440-777-4070

Any motor vehicle without current license plate tags or a valid state inspection sticker (unless expiration falls between 3/1/2020-4/1/2021) have until end of June to replace sticker, and make repairs (flat tires, etc.). Any vehicle in disrepair are subject to towing. Vehicles parked in a fire lane, parked on the grass, double parked, parked on or over the white line, handicap or any other violation is also subject to towing. Your parking sticker that was issued to you MUST BE clearly displayed on the inside bottom left drivers side and any guests must have a temporary parking pass displayed with assigned units GUEST PASS. No visitors are allowed to park in any lot without a valid parking PASS.

Deadline Reminders

Just a Reminder that all LEASE RENEWALS must be signed by the date stated on your lease renewal letter. Normally 5 days before renewal of the lease. If you are NOT renewing your lease, we REQUIRE a NOTICE -TO-VACATE form completed 30 days Prior to move-out (per your lease)

Basement

We have received many complaints regarding children/teens playing in the basement, or coming through the basement windows and breaking our screens. Leaving trash everywhere. Parents will be charged for any damage or labor and this is grounds for non-renewal or eviction. ALL CHILDREN SHOULD BE SUPERVISED!!

G All Residents including Townhouses that are renting or have an attached garage are to use this space for your vehicle and small items if needed for storage leaving enough space to park your vehicle. No children are
A allowed to play inside of the garages. Any damage to a garage that is rented out, will be at the expense of the
R resident. Stated in the lease that everyone has signed states in paragraph (51) If Resident has a rented parking
A space in one of the garages or surface parking lots, please use the designated garage space or surface lot and do
G not occupy another parking space that has been assigned to another resident. Please observe all of the "No
E Parking" restrictions. Unauthorized vehicles will be towed at the owner's expense. If you have used your garage for storage, we ask that you organize your personal items and leave room to allow your vehicle to park inside. It is not fair to use garages only for storage, when we provide storage in basement. Garages are for cars only.

Watch out for children

School is finally out!! Woohoo!! Please keep in mind, there may be children around the property playing. Even though NO CHILDREN ARE ALLOWED TO PLAY IN THE PARKING LOTS, please be cautious of your driving. Please drive slowly around the loop of Fairlawn Circle.

Happy Father's Day

A Father is more than the biological paternal source of our being. It is the person who cares and provides for us. It is the man who helps to set the standards, the family values and the example. So, add to this group, step fathers and other men who willingly and eagerly accept and cherish the role. Whether biological, adopted or informally, if they are the father figure to you, give him some recognition today and don't hesitate to call him "Dad".

