

# Camelot News



## COMMUNITY UPDATE

### Office Hours

**Monday-Thursday**  
**8:00 a.m.-5:00 p.m.**  
**Masks are required to enter the office**

**Phone & e-mail access**  
**M-F**  
**8:00 a.m.-5:00 p.m.**  
**24/7 emergency after hour & holidays**

### CAMELOT FEES:

**REGULAR MONTHLY ASSESSMENT FEES DUE: 1ST OF EACH MONTH (\$375.00/MONTH)**

**LATE FEE ASSESSED IF NOT PAID: 11TH DAY OF EACH MONTH (\$50.00)**

**THE LAST INSTALLMENT OF THE SPECIAL ASSESSMENT WAS DUE ON SEPTEMBER 30, 2020. IF YOU HAVE NOT PAID, YOU WILL BE CHARGED A \$25.00 LATE FEE**

The Second Budget Meeting to discuss the 2021 Budget has been scheduled for:

Tuesday, November 10, 2020  
5:30 p.m.

The Zoom meeting information has been sent out to everyone. If you did not receive it, please contact Rebeca in the management office.

We thank those owners that attended the first budget meeting and look forward to working with you again at this next meeting. Your input is important!

Camelot has 3 budget meetings prior to the annual meeting. The final budget meeting is scheduled for Tuesday, December 8th. You will be given reminders of this meeting in December.

The Annual Membership Meeting is just around the corner! Tuesday, December

15, 2020 at 6:00 p.m. If a quorum is not met at the first called meeting, a second meeting will be held on Thursday, December 17, 2020. The official mail out of the meeting announcement and a proxy form will be sent this week. Please watch your mailbox for this and return the Proxy as soon as you can. This year, more than ever, we need your proxy to ensure we can make a quorum!!

The next monthly Board of Directors Meeting is scheduled for Tuesday, November 24, 2020 at 6:00 p.m. We will meet via ZOOM once again as it appears the Covid restrictions will not allow gatherings and we want to ensure the welfare of our residents.

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We will be getting new lights at the tennis courts soon. A contract has been approved with

Soledion to replace the lights with new energy saving LED fixtures. This will allow for better visibility while at play and cost savings to the electric bill. Work is expected to begin within the next week to be completed by November 30th.

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We are adding an internet boost to the party room. With the upgrades made to the party room design and for our residents convenience, a smart tv has been installed and you will have wifi capabilities. (The party room is still not available for lease for large gatherings due to Covid restrictions)

**Second 2021 Budget Meeting is scheduled for:**

**Tuesday, November 10, 2020**  
**5:30 p.m.**

**Board of Directors Meeting**  
**Tuesday, November 24, 2020**  
**6:00 p.m.**

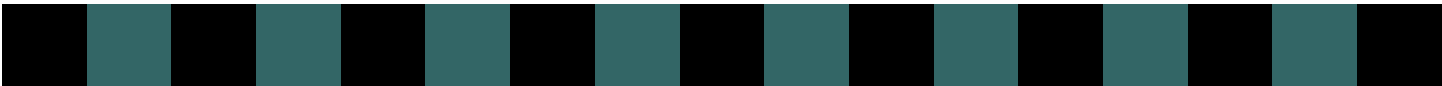
### Welcome Aboard!

A new maintenance crew member has been hired,. Her first day on the job was October 27th , and she is fitting in nicely.

She comes to us with many years of experience with general maintenance, pool up-

keep, electrical and mechanical work. With her addition we will be back on projects and have better maintenance coverage.

Welcome to the team Lory!



## Camelot Townhomes

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Property Management  
Cushman & Wakefield | PIREs

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E-mail: [kpharr@piresintl.com](mailto:kpharr@piresintl.com)  
[svilchis@piresintl.com](mailto:svilchis@piresintl.com)

We're on the web!

[www.camelottownhomes.org](http://www.camelottownhomes.org)



The on-site office will be closed and the maintenance crew will be off for the Thanksgiving holiday on:

November 26, 2020 &  
November 27, 2020

## Contracted Maintenance

Rock wall work throughout the community has been completed by Tony Avila Rock Wall. The walls done were those noted to be in the worst shape. We will review other areas in the community for this project again for 2021.

The storm drain in front of #188-#190 has been replaced by UT Company. The drain camera review showed signs of misalignment and potential leaks and was therefore replaced to avoid future damage.

## Office Notes:

We are sad to report that our on-site manager, Rebeca Padilla, has given us her notice that she will be retiring as of December 11, 2020. Rebeca has been a pleasure to work with and a great asset to our community. We understand her desire to take some time to spend with her family and we wish her all the best! We do ask, though we are sure you all would like to bid her a fond farewell before she goes, please be respectful of the office restrictions and wear your mask when in the office and do not crowd in. Also, there is much to do before she goes, with budgets and annual meetings to plan and communicate out and training a replacement (not yet hired), please be respectful of her workday.

Thank you Rebeca, you have left big shoes to fill!

## ON-SITE MAINTENANCE REPORT

With the cooler weather on the horizon, or was that snow we had just two weeks ago!? The maintenance crew is busy sealing exterior valves to avoid leaks caused by freezing night temperatures.

The crew will also be quite busy over the next several weeks keeping up with the clean up of

the falling leaves that have just begun to let loose on the trees. The arborist will be out to do the deep root feeding of the trees and shrubs to ensure the landscape and vegetation thrives through the winter and into spring next year.

Wrought iron repairs are being done in-house as much as possi-

ble with repairs made at the large gate by the one bedrooms and areas throughout the community being targeted for repairs throughout the coming months.

Thank you to our maintenance team for a job well done!

### Notices:

The latest notices and schedules affecting Camelot Townhomes are posted in the laundry facilities, on the office windows and the mailboxes. They are also posted on the Camelot website. Check the website and other facilities regularly for the most current information regarding the community happenings

