

Camelot News



COMMUNITY UPDATE

Office Hours

Monday-Friday
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

The annual membership meeting was held on December 17, 2020 and a quorum was met to hold an official meeting. We thank all the owners that attended the meeting. During the meeting the election of board members took place and at the January 26, 2021 board meeting the officers were elected. The 2021 Board of Directors are:

- President: Barbara Lewis
- Vice President: William Maynard
- Secretary: Jay Dea Brownfield
- Treasurer: Rick Gleichauf
- Member: Daniel Silva
- Member: Bob Niland
- Member: Andi Agan

We thank all the board mem-

bers for their willingness to serve the community.

The 2021 Budget was mailed out to all members and is posted on the Camelot website. A reminder that the monthly assessment fee did increase to \$385.00 per month. If you have not yet adjusted your payment for the \$10.00 increase, please be sure to do so. If you are making auto draft payments on AppFolio, you will need to log in to make the change to your payment amount. If you need help, please don't hesitate to contact the management office. If your bank sends a bill-pay check, please make sure to notify your bank of the new amount.

An annual additional special assessment has been approved for 2021 in the amount of

\$775.00. This fee is due once again in 3 installments as follows:

- \$255.00 due by 3/31/21
- \$255.00 due by 6/30/21
- \$265.00 due by 9/30/21

A \$25.00 late fee will be assessed if each installment payment is not met.

The Board will continue to meet on the last Tuesday of each month at 6:00 p.m. The meetings will be held via ZOOM until further notice.

Board of Directors Meeting
Tuesday, February 23, 2021
Via ZOOM

CAMELOT FEES:

REGULAR MONTHLY ASSESSMENT FEES DUE: 1ST OF EACH MONTH (\$385.00/MONTH)

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

THE FIRST INSTALLMENT OF THE ANNUAL SPECIAL ASSESSMENT IS DUE ON 3/31/21 IN THE AMOUNT OF \$255.00 (TOTAL SPECIAL ASSESSMENT IS \$775.00)

It's Cold!

It looks like we may have clear skies and sunny weather once again in our near future, but until then it is cold! The maintenance and management staff have been working hard to repair any leaks that occurred due to the freezing temperatures, take care of roof leaks and keep walkways and stairwells clear of ice. Please do be

cautious with these cold temperatures and moisture when walking or driving, take care of your plants and pets and while the temperatures continue to drop below freezing at night, keep a small drip in your faucets to help keep the pipes from freezing.

Bundle Up!



Camelot Townhomes

4800 N Stanton
El Paso TX 79902

Phone: 915-533-6297
Fax: 915-532-3191
E-mail: camelottownhomes@yahoo.com

Property Management
Cushman & Wakefield | PIREs

Phone: 915-843-8888
Fax: 915-843-8889
E-mail: kpharr@piresintl.com
svilchis@piresintl.com

We're on the web!

www.camelottownhomes.org

Contracted Maintenance

It's a new year and new projects are being looked at for the community. Under review are quotes to continue with the needed rock wall repairs throughout the community, sewer line cleaning and sleeving at the small laun-

dry room area and the last large valve that needs to be replaced near the pool area. Other items on the list include landscape trees and plants and as always, on-going roof repairs. The roof replacements for 2021 are underway and will be completed soon.

Office Notes:

Sharon has settled in nicely at the Camelot office and is here to help you. She has been kept quite busy with getting to know the service contractors that Camelot has, as well as getting to know the owners and working with them to collect the monthly fees, inform them of the rules of the association and schedule work orders with the maintenance crew to take care of the daily maintenance tasks that are needed. Her wealth of experience is serving Camelot well and we are very pleased to have her on our team!



The Party Room has been given a makeover. The new party room furniture is installed and the fireplace is getting the upgrade it deserves to make for a beautiful room for all our residents to enjoy. Final projects for this room will be upgrading the exterior doors. We thank the Design Committee for their efforts in beautifying the party room and the office. We hope to be able to have gatherings soon so all can enjoy the fruits of your labor.

ON-SITE MAINTENANCE REPORT

We all know the pipes at Camelot are old. This means that they have developed scale inside the pipes that does not always allow for good flow through the system, and then a backup occurs. To help prevent this issue, we ask that all residents be conscientious of what they put down their drains. Please do not put any hand wipes/baby wipes in the toilets. This is a big problem for any sewer

lines but most especially older lines. Please also do not throw away coffee grounds, articles of clothing (yes we have seen it) or cleaning rags. All these things cause harm to the pipes and get stuck even with the cleanest of lines. Those repairs cost the association money and cause a hardship to the resident that has the backup in their unit.

The association is on a

program to clean the lines regularly and is addressing those lines that need a little extra care. We have purchased a camera to view the plumbing lines ourselves which is a great money and time saver any time we have a backup! We do need your help as well to reduce the waste thrown down the sinks and toilets.

We appreciate your cooperation.

Wildlife Alert!

Due to the minimal rains we have had this year the wildlife that lives in harmony around us has been making their way more frequently onto the property. Please be sure to tie off your trash properly and close the dumpster lids to keep out the animals/rodents. Keep pet food inside at night to avoid a late night patio visitor.

