

# Lakewood at Windsor Parke Association Inc.

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## Frequently Asked Questions

### Billing

#### □ Why do I receive bills from two associations?

Annual dues are paid to the Lakewood Homeowners Association (HOA) and the Windsor Parke Property Owners Association (POA).

Windsor Parke bills each of the 408 homeowners the same amount.

The HOA bill their homeowners an amount that is specific to their association and may or may not be the same as another HOA.

#### □ Why do I receive two Lakewood bills (plus the Windsor Parke POA bill) while other homeowners receive only one bill from Lakewood?

Eleven of the 40 Lakewood homes are on a bulkhead and pay a second Lakewood bill or “bulkhead fee.”

The bulkhead fee is collected separately from the annual assessment and deposited into an account that is reserved for bulkhead maintenance only.

#### □ How is the bulkhead fee computed?

(Bulkhead’s linear feet) X (\$ .17 per foot) X (12 mos.) = Annual Bulkhead Fee

The board of directors set the “cents per foot” factor.

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#### Other

□ **Who is the *May Management Company*?**

The Windsor Parke POA contracted with the May Management Company to do their billing and collections.

May Management is also responsible to manage the entrances, landscaping, signage, and other services necessary to maintain the Windsor Parke property.