

CAMELOT LAKES VILLAGE HOA

INSIGHT



HELLO
September

2025

FROM THE BOARD OF DIRECTORS



HOA President – Glenn Addis



We are now into fall and the weather should start cooling a bit so many of the outside functions will resume. Some of the residents were complaining about the fact that there were no umbrellas available, so I decided to investigate the situation, and I found that they are available in the equipment room. You can take them and use them wherever you wish but since it is hurricane season it would be nice if you would return them when finished. The room is a bit of a mess, but I did see a lot of equipment in there including bag toss games (with new bags), pickle ball racquets and balls, and bocce ball equipment, shuffleboard etc. All is there for residents to use. Return when done.

We did have another closed BOD meeting in August so all members could meet Joann Sengpiel and Frank Cardinale (the new board members). We also discussed the upcoming event that the HOA will be hosting sometime in October. It is tentatively scheduled for the 20th of October – watch for definite date and details that will be e-mailed to all members soon. Please keep in mind that you must be a member to attend this event and sign up is requested so we can prepare accordingly. This event will be a good time to meet fellow residents; however, I have a suggestion – when walking, or driving around in the park, take a minute to meet and talk to others that you see – it doesn't take much of an effort to say "Hello". Many of the residents that live here are by themselves and that simple hello can make someone's day.

The HOA will be having a meeting with Mike Rosenhagen and Susan, in September, to go over the answers that were submitted in August to the questions that the HOA board submitted to management. The HOA and many residents were unhappy with the answers because they were very vague and there was no commitment by management to any completion dates. We will update you all as soon as possible, with any further results that arise because of this meeting.

As I always say, we are here for you and please do not hesitate to contact any of us with any ideas or issues that we can help you with.

Glenn Addis – 954-336-934



Negotiating Team Chair – Pam Bentz

We have met 4 times and sent a certified letter to COVE (Mike Rosenhaugen). We asked for a preliminary meeting prior to receiving our 90-day notice. They received the letter and signed for it on the 5th of August. They have responded and a tentative meeting will be the first week of September. Will keep you posted about the meeting. I can't stress the importance of becoming a HOA member. Show COVE we have a very strong HOA. Many of the residents in Camelot Lakes Village are members. If you are already a member, encourage your neighbors. Fill them in on what's happening. Information is on the website and posted in clubhouse on HOA wall across from Social Life coordinators desk.

Membership Committee - Phyllis Kenline

A New Resident Meeting was held on August 12 and it was a delight to meet several new individuals, hopefully they are considering joining the HOA! If you have not joined the HOA.... please consider doing so! You may contact any of the HOA Board Members if interested! Thank you!

Communication Committee – Phyllis Kenline

Hello Fall! Individuals periodically ask about “where do we donate used items”. During a recent conversation I mentioned “Mission Thrift Store” as an option. I was asked to share information in regards to their mission. You will see this later in the newsletter. Thanks for asking!! Camelot Lakes homeowners are the **positives** of the community! Reach out and share if you know someone is in need of assistance.... we have a multitude of helpers in the community! Denise Jones and I continue to work on updating or correcting emails.... we want out members to be informed! **If you are not receiving emails, please check your spam folder!! Contact pk.hoabod@gmail.com to update or add your email addresses.**



Veterans Group– Dawn James, Gail Reichert and Patti Bond

Sept 18th - Happy Birthday United States Air Force!

Sept 10th - Veterans Luncheon Bob Evan's 11:30

(REMEMBER: Please sign up if you need a ride and come to the clubhouse by 11:00am on the day of the luncheon).

The cost of freedom is always high, but Americans have always paid for it.
John F. Kennedy



Special Events – Gail Reichert, Dawn James and Patti Bond

Special Events is working on something! Stay tuned!!





 FMO-Keith McManus

(Information from the State of Florida-FMO)

The FMO board met on August 10th where minutes were approved from July. The FMO is currently looking for additional funds to help with legal representation as well as PAC funding for legislation. The following is info for donations:

CALL FOR DONATIONS

We have been working diligently to reduce expenses and increase membership. It just is not enough. We have gone from a membership of 100,000 several years ago to 7,500 currently. Membership money is just not enough for us to continue to meet our mission statement. We endeavor to “protect and promote our way of life living in manufactured homes on leased land.” Florida Statute 723 was developed and promoted by FMO to do just that.

We have a paid Legislative Counsel to work on our behalf in Tallahassee and a paid Legal Counsel to keep us working in an appropriate manner. These are our only paid staff outside our business office management company - Kautter-Wenhold Management Group. These three items are the largest portion of our budget. The other item we have that is costly is the FMO Magazine. These few items are our most important assets and membership income barely covers these items.

We are reaching out at this time to ask for monetary donations to help us continue to work on your behalf. Any amount would be greatly appreciated but we are suggesting the following options.

1. **\$100 Donation for a Certificate of Appreciation**
2. **\$300 Donation for a Certificate of Appreciation and a one-year membership**
3. **\$500 Donation for a Certificate of Appreciation and a three-year membership**

You may make a donation using the button below or mail your donation to FMO Headquarters at: [222 S Westmonte Drive, Ste 111, Altamonte Springs, FL 32714](#)

The FMO membership is down from 100,000 statewide to approximately 7,500. Consider joining to help your representation in Tallahassee. There is a very useful tool on the FMO website for members only, which will provide you with answers to legal questions. The Legal Ease function can get answers to individual questions from legal experts. For this and other important info, it is a good idea to join the FMO and help fight for our communities.



MISSION THRIFT STORE: IMPACTING CHILDREN IN OUR COMMUNITIES

Our Mission;

We believe God has placed incredible potential in every child in our community. Mission: Thrift was started by a group of lifelong friends with a passion for helping children reach that potential. Our goal is to take the generous donations of folks in our community and raise funds for organizations working with at risk children. These organizations provide housing, food, clothes, tutoring, mentoring, and other valuable resources to at risk children in our communities. Providing funding for these organizations allows them to focus their resources on what matters most: children. When you donate, shop, and volunteer at Mission Thrift you are making an investment into the next generation and helping them reach their full potential.



[Area Agency on Aging for Southwest Florida](https://aaaswfl.org)
<https://aaaswfl.org>

AAASWFL is also the state's designated **Aging** and Disability Resource Center for Southwest Florida. We provide information and resources for seniors and adults ...

If you or you know of a homeowner that needs assistance getting to an HOA Event or Meeting, please reach out to an HOA Board member and we will "do the best we can" to get you there!



REMEMBER!! Do not fertilizer your lawn! READ BELOW!

Sarasota County has a fertilizer ordinance in effect from June 1 to September 30, restricting the use of nitrogen and phosphorus fertilizers. This is to protect waterways from pollution, particularly during the rainy season. During this period, only fertilizers containing zero nitrogen and zero phosphorus can be used.



Social Services Committee – Debbie Goodreds

The Social Services Committee would like to advise that the Medical Equipment service has been disbanded effective 8/1/25. Unfortunately, we were advised that Cove had no storage area available for our equipment. The members have no available space in their homes, so all equipment was donated. The committee would like to thank everyone who donated equipment to this worthwhile cause.



Fall is upon us and it is only fitting to share a soup recipe from the Camelot Lakes Village Community Cookbook! Enjoy!

SHE CRAB SOUP

submitted by Patti O'Sullivan Bond

3ozs butter

2 bay leaves

3 ozs diced onion

2 ozs flour

3 cloves minced garlic

2 QT seafood stock (heated to a boil)

10 ozs crab meat

5 ozs heavy cream

In a stock pot melt butter, add onions and saute till translucent. Do not burn. Add flour to make a blonde roux. Add garlic to roux, then add the stock and bay leaves, reduce heat to a simmer for 10 minutes. Remove the bay leaves and season to taste. Add the crab meat and simmer 5 minutes. Temper the cream (let come to room temperature) and add to the soup. A Carolina favorite! Makes 10 servings

**Helping individuals in the community is a powerful way to create positive change and
 build stronger connections among people**



How to contact the HOA:

Website: camelotlakesvillagehoa.com

Email: camelotlakesvillagehoa@gmail.com (if you are not receiving HOA EMAIL blasts.

Check your spam.



Need to contact Susan Fatzie, Camelot Lakes Manager? The updated email address for Susan is:
camelotlakesvillage@covecommunities.com