



# MALLARD'S UPDATE

November, 2015

## Safety Concerns

1. **Ice on the ponds needs to be four (4) or more inches thick to be considered safe.** Children should be supervised if playing hockey or skating. Residents need to be aware that if they choose to do so, it is at their own risk. The Association is not liable.
2. Vehicle parking on residential streets is a hazard to throughway traffic, school buses, garbage trucks and adequate snow removal. Not only is this a hazard but parking on the street is a Covenant/Bylaw Violation. **Please, Do Not Park in the street.** Avoid future notifications from the Board and park all vehicles in your driveway.
3. **It is unlawful at any age to drive or ride in golf carts, ATV/4-wheelers or snow mobiles on any Allen County roadway or residential street.** The towns of Cedarville, Leo and Grabill have provisions that allow those types of vehicles on their streets. Mallard's Lake is not included in those incorporations. Golf carts, ATV/4-wheelers or snow mobiles must operate at a parallel to the road on the far side of all utility poles, must not be operated on any sidewalk and is only permitted to cross an Allen County roadway. For more questions, call 449-7440 or to report such activity, please call the Allen County Sheriff's non-emergency number at 449-3000.
4. Many individuals use Mallard's Lake as a cut through from Union Chapel Road and Popp or Puff Road. **Residents have observed many of those individuals driving very fast and not stopping at any stop signs.** Although there is not much we can do to control these issues, we as residents ourselves can slow down and always stop at all stop signs.
5. It gets dark very early, **please use your post lights.** Using your post lights helps to deter vandalism and creates a welcoming entrance to your home.

## Pond Committee

Jerry Yoder has negotiated the 2016 Pond Maintenance with Aquatic Management in the amount of \$6,933.60. A 5% discount will be deducted from the annual contract if paid before April 1, 2016 bringing the contract amount to \$6,586.92. Comments, questions or complaints should be addressed to Jerry at [mallardslake@yahoo.com](mailto:mallardslake@yahoo.com).

## Lawn and Landscape

Turf Care Land Management has been engaged as the new provider to perform snow removal and lawn care for the Mallard's Lake community. Turf Care also offers Mallard's Lake residences snow removal from individual drives/walks and Lawn Maintenance/Landscape services. If you would like to take advantage of any of Turf Care services please email [j.holley@turfcaRELAWNS.com](mailto:j.holley@turfcaRELAWNS.com) or call (260) 415-7800 to get a

price quote. Comments, questions or complaints should be addressed to Joe and Jenny Gilbert at [mallardslake@yahoo.com](mailto:mallardslake@yahoo.com).

### **Board Members and Committee Volunteers**

Several of the current Board members have expressed interest in positions of Board Members for 2016. Additional names may be submitted at the Annual Meeting for both Board Members and Committee Volunteers. You may also contact the Board prior to the Annual Meeting by e-mailing [mallardslake@yahoo.com](mailto:mallardslake@yahoo.com). Board vacancies for 2016 will be Secretary and Street Light Chair. At Large positions are needed as well. Please consider volunteering for these very important positions. Help make Mallard's Lake the best neighborhood possible for all residents and your family.

### **Covenant/Bylaw Revisions**

The Revision Committee has met a number of times and has reviewed the Covenants/Bylaws. Ed McCutcheon, President reviewed the proposed revisions with Attorney, Tom Gallmeyer. Those suggested revisions will be presented at the Annual Meeting. Suggestions, questions or comments will be taken from residents. The Revisions Committee will meet to finalize the Covenants/Bylaws revisions. The method of approval by residents is yet to be determined. Over the past several months, complaints regarding covenant violations have been registered with the Board via the Mallard's Yahoo email account. Complaints from "anonymous" residents will not be considered or replied to. All complaints must be documented by and registered by an identified legitimate resident of Mallard's Lake.

### **Report of the Board**

Treasurer's Report – Ending balance as of 10/31/15 was \$25,385.00. Anticipated bills for November and December will be lawn and landscape, possible snow removal, utilities, liability insurance and Annual Dues mailing. The 2016 Annual Budget will be presented at the Annual Meeting.

**\*\*PLEASE PLAN TO ATTEND THIS IMPORTANT MEETING\*\***

## **Annual Meeting**

**Tuesday, November 17, 2015 at 7:00 p.m. to be held  
at Cedarville Elementary School Cafeteria.**

Items to be discussed and/or approved:

Contract Proposals/Committee Reports

2016 Budget

2016 Board Members

Future Projects

**~ Mallard's Lake Board Members 2015 ~**

Ed McCutcheon, President Pam Michalec, Treasurer Deb Reichard, Secretary  
Jerry Yoder, At Large Joe & Jenny Gilbert, At Large

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