

Oasis II at Ventura Condominium Association Inc.
3806 Wind Dancer Circle
Saint Cloud FL 34772
(407) 924 2945
chynnajustine@hotmail.com

February 9, 2021

Dear Oasis II Homeowners,

As most of you know we recently had a change in management. My mailing address, phone number, and email address are listed above. It has been a rocky transition but we are finally getting on track. If you have any issues that have not been attended to, please contact me at the phone number or email listed above.

By now you should have received your payment book. There is no late penalty for January since the books went out late, however if you have not already paid January and February please do so immediately. For those of you who are on autopay, the autopay did not debit any bank accounts in January. You must mail in a payment for January to the address listed above. The autopay did start again for February. For those of you who are not on autopay but are interested in signing up, the autopay sign up form is inside your payment book. The fee for this year is \$250.66 per month and is due on the first of every month, a late fee will be assessed to any units that do not pay by the 10th of the month. Any accounts 30 days or more past due will be sent to collections and will accrue interest and additional collection costs. If you have not received a payment book and you are not on autopay, please contact me. If you receive a collection letter in the mail, you must respond to it in timely manner or your unit will be foreclosed on.

As a reminder, please remember that only patio furniture and plants may be on your patio. All other items must be removed. We are also having an issue with dog owners not cleaning up after their pets. Please be advised that anyone who does not clean up after their pet will be reported to Animal Control and will face fines. There is also a weight limit on dogs and they may not exceed 35 pounds when fully grown. Also please remember that ALL trash must be INSIDE the dumpster. Do not leave trash on the ground or next to the dumpster or outside your front door. The City will fine people who leave trash on the ground. If the dumpster closest to you is full, please use one of the other ones. Lastly, we have been receiving a lot of noise complaints. Please remember to be respectful of your neighbors and keep any noise to a minimum. Disturbing noise at any hour is not permitted but especially between the hours of 10pm and 7am.

Thank you all for your cooperation especially during the management transition. If you have any questions or concerns, please contact me by email or you can call or text the number above. We have a lot of plans for improvement at Oasis II this year, and we will keep you informed of everything going on.

China Benson, LCAM

China J Benson

Property Manager

The Oasis II at Ventura Homeowners Association Inc.