



WATERFORD LAKES COMMUNITY ASSOCIATION, INC.
453 Mark Twain Blvd.
Orlando, FL 32828

8/16/2022

Re: Notice Regarding the Implementation of Restrictions and Maintenance Standards

Dear Owner:

The Board of Directors for Waterford Lakes Community Association (“WLCA”) recently resolved to take a more active role in the administration of the community’s maintenance standards, architectural criteria, and use restrictions. In the past, these duties have been performed by Waterford Lakes’ many neighborhood associations. However, representatives from the neighborhood associations have expressed a desire to see WLCA provide assistance in carrying out these functions. This will ensure uniform standards are established across all of Waterford Lakes’ neighborhoods rather than each neighborhood association adopting its own standards. It will also ensure fair and even enforcement action is taken across all of Waterford Lakes.

Going forward, cooperation is needed from WLCA homeowners to ensure all homes in Waterford Lakes are maintained in a neat, clean, and attractive condition and in compliance with WLCA recorded documents. We all want to live in a community we can be proud to call home.

Starting in October 2022, administration of WLCA’s maintenance standards will be consistent and uniform across all neighborhoods and lots in Waterford Lakes with clearly defined steps ranging from courtesy notices and warnings to the possible imposition of fines. We have included the “Process & Procedure” document on how the process is designed to work. If you receive a notice from WLCA regarding a maintenance issue, please know that WLCA is also pursuing similar violations existing on other lots. If you see a violation on another lot, rest assured that WLCA has already sent, or may be in the process of sending, a notice to the owner of that lot.

To those WLCA homeowners who already maintain their property in a neat, clean and attractive manner, we express our appreciation. To those homeowners who may receive notices from WLCA regarding architectural, maintenance, or use concerns, we look forward to working with you to resolve whatever issue is preventing your property from looking its absolute best.

Thank you in advance for your anticipated cooperation in helping to make Waterford Lakes a beautiful place to call home and one of Central Florida’s premier communities.

Sincerely,
Waterford Lakes Community Association, Inc.