

BARCLAY PARK NEWSLETTER



SUMMER 2003

Barclay Park Hires New Management Company



Barclay Park welcomes LandArc as our new management company. The Board recently negotiated a contract with LandArc, an established company based in Auburn Hills. LandArc is a leading manager of condominium and homeowner associations, providing management and maintenance services to communities throughout Michigan.

In the coming weeks, homeowners will receive a welcome letter from LandArc, followed by a manual describing their services. Expect to pay your July dues to LandArc (more information forthcoming in the welcome letter). Effective immediately, residents can contact LandArc with any concerns. Please be patient as our community undergoes this transition over the next month.

Contact information for LandArc can be found on the back of this Newsletter. More information will be available at the upcoming community meeting in the Clubhouse on:

Monday, June 9, 2003

7:00 p.m.

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Update from Biltmore

Biltmore anticipates reaching 75% occupancy this fall, at which time the Board will be turned over to the homeowners of Barclay Park. Additionally, Biltmore reports that construction should be completed by the summer of 2004.

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Tennis Court Update

Due to poor weather conditions, the reconstruction of the tennis court is slightly behind schedule. Biltmore anticipates completion by the end of June.



Tennis Tournament

A tennis tournament for Barclay Park residents is being organized by Rick Wang (2809). Dates for the tournament will be determined after the tennis court is ready for play. Please contact Rick at: r_wang@consultant.com



Featured Bylaw

With Spring in full bloom, please keep in mind our landscaping bylaw:



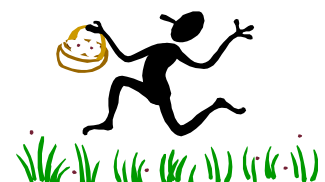
- “No Co-owner shall perform any landscaping or plant any trees, shrubs or flowers or place any ornamental materials upon the Common Elements unless approved by the Association in writing.”

- Special guidelines were recently approved for Co-owners residing in Bridgeport units. The narrow strip between the sidewalk and garage can now be landscaped with certain types of plants and flowers.

- All landscaping *must* be approved by submitting an Alteration /Modification Request Form. Co-owners that receive landscaping approval assume the responsibility of maintaining the area throughout the year.

Reinhart

Cost of this publication paid for by:
Nicki Noel, Associate Broker
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IMPORTANT CONTACT INFORMATION

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Biltmore Building Company

2025 W. Long Lake Rd, Ste. 104
Troy, MI 48098

Mary Byrd

Customer Service

Phone: (248) 641-3900

Fax: (248) 641-3999

LandArc

3355 Bald Mountain Rd, Suite 55
Auburn Hills, MI 48326

Website: www.landarc.com

Email: landarc@landarc.com

Phone: (248) 377-9933

Toll Free: (888) 646-9888

Fax: (248) 377-9944

24-Hour Emergency Phone:

(248) 377-9933 ext. 111

Lori Bissell

Board of Directors
2885 Barclay Way

Phone: (734) 945-7875

Email: loribissell@comcast.net

State Farm Insurance

Condominium Association Policy
Policy #92-J5-3677-0

Everitt Insurance Agency

Ralph Everitt, Agent

7800 Metropolitan Pkwy.
Sterling Heights, MI 48312

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Barclay Park Clubhouse

The Barclay Park Clubhouse has been available for the use and enjoyment of all Barclay Park residents. Be considerate of your neighbors and remember to take care of our Clubhouse! Please treat the furniture, blinds, and other furnishings with care. When leaving the Clubhouse, be sure that all windows and doors are locked, lights and televisions are turned off, and the Clubhouse has been returned to the condition it was in when you arrived.

Barclay Park Co-owners can rent the Clubhouse for a fee of \$50.00. A damage deposit of \$250.00 is required, which is refundable if the Clubhouse is left unharmed. Please contact LandArc to reserve a date for your private party. After reserving your date, record your party on the calendar in the Clubhouse to keep your neighbors informed.

Whether you're hosting a private party or otherwise visiting the Clubhouse, please keep in mind the following guidelines:

- 100 person maximum capacity
- Parties may be hosted between the hours of 9:00 a.m. & 1:00 a.m.
- Smoke and alcohol-free environment
- Guests under the age of 18 must be accompanied by an adult Co-owner
- Pets are not allowed in the Clubhouse

We can work together to keep the Clubhouse in good shape and keep our Association fees down!

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Join the Barclay Park Email List

barclaypark@yahoogroups.com

Receive the latest information (including an electronic version of this Newsletter) by joining the Barclay Park email list! Over 80 Co-owners have already subscribed to the list. When you join the group, you'll be able to exchange emails with all the Co-owners who have subscribed to the list. Joining the group is simple:

- Send an email to Lori Bissell requesting that your email address be added to the list. Please include your name and address in the text of the email.
- You will receive a subscription confirmation message that will provide helpful hints on utilizing the email list.

Joining the Barclay Park email list fosters better communication between all parties with an interest in Barclay Park. In addition, the Association saves money by communicating electronically rather than via snail mail.

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Classified Ads

No classified ads were submitted during this quarter. However, please submit your classified ad for the Autumn 2003 edition of the Barclay Park Newsletter to the editors no later than August 15th.