



# Nicola Lakeshore Estates Inc.

July 22, 2009

## NEWSLETTER

TO ALL LOT OWNERS:

The recent Kelowna fires have again shown the tentative balance we all have with Nature. It allows me the opportunity to remind everyone of the registered Wildland Covenants that exist on all titles in our development!

Owners are reminded of their responsibility to remove "FUEL", namely pine needles, cones and dead trees from the property. It should not be necessary to advise owners of the legal liability that exists if a fire develops and damage or loss is attributed to non-compliance to the Covenants.

We have a number of properties that have not dealt with dead trees and have not had any work done in compliance to the Wildland Covenant. We have others who have done the required work and to them I share a thank you from all of us.

I am also advising the owners of our activities in fire prevention /fighting readiness. We have acquired a Hino deck truck and have ordered a tank, pump, hose and foam generation system. Training on use will be scheduled when the unit is received later this month.

We are also well underway to establish a new recycling and garbage area above the water filter plant! The operation will allow the owners to sort recycled products from waste before disposing of the same into assigned bins.

We continue to remind owners that the garbage is not for construction waste! If we find/trace owners using the bins for construction waste, we will charge them the cost of removal along with the imposed fines from the TNRD solid waste landfill in Merritt!

I am also providing notice that the monthly utility fees will be increased to cover part of the costs to provide the above noted service changes, as well as the increased costs of operating the services. We should be in a position to finalize the fee increase in mid August.

If you have any questions on any of the above please email us at [info@nicolaestates.com](mailto:info@nicolaestates.com).

F. R. Rizzardo. A. Sc. T.  
Managing Director

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1121 McFarlane Way, Unit #105  
Merritt, B.C. V1K 1B9  
Phone (250) 378-4176 Fax (250) 378-4106