



April 2011

Staff Listing

Starla Wilson	Community Director
Dreamer Dowden	Community Manager
Betty Thomas	Maintenance Supvr.
Andrew Smith	Assistant Manager

Welcome Center Staff

Jennifer Kruithof	Res. Rel. Spec.
Charlene Dempsey	Res. Rel. Spec.
Kimberly Dennis	Res. Rel. Spec.
Jill Radcliffe	Res. Rel. Spec.
Charonza Hall	Res. Rel. Spec.

Maintenance Staff

Joe Jackson	John Coleman
Lewis Braswell	Gary Smith
Jason Drinkard	Cleveland Jackson
Terry Fordham	Courtney Rideout
Tom Witsman	Chris Phillips
Cathy Parks	Patrick Carter
Belinda Taylor	Glenn Carey
James Williams	

Just a Reminder ...

Rent is due on the 1st of the month!
A late fee will be assessed if payment is received after the 5th. Acceptable forms of payment include personal checks, money orders or cashier's checks. **We cannot accept cash or credit cards!**



A Hunt Military Community

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Celebrating the Arrival of Ashton Dowden

The Landings Staff proudly announces the birth of Ashton Dowden! Ashton was born on 24 February 2011 at 8 pounds, 14 ounces. He was 20.5 inches long. Both mom and baby are doing well. Dreamer is on maternity leave and is enjoying her time off with this beautiful little boy. Congratulations to Dreamer and her family!

We know that Dreamer is excited to embark on this chapter of their lives. We also know that she is missing our community family and is eager to return to work. We expect to welcome Dreamer back on 11 April.

April Free Events

8 April: Easter Crafts. Come by the Welcome Center between 1430-1630 and get crafty!

15 April: Free flower and mulch day! Come by the Maintenance Shop between 1030-1630 and get your free flowers and mulch.

16 April: We will have a housing-wide community cleanup from 1000-1400. The staff will be on property participating in the cleanup and encouraging the residents to clean up their yards and shape up their flower beds. The rain-out days will be 29 and 30 April.

22 April: Easter Basket give away. Come by the Welcome Center and get signed up for the free Easter Basket. One entry per address.

27 April: Jelly Bean Day. Come by the Welcome Center and get your jelly beans!

28 April: Scrapbook Day. This is a new event that will be held monthly! You will create your monthly page for your personal scrapbook and help us work on ours! You bring the pictures and we will supply the rest.

Updating Information

There are times when our staff needs to contact you for special events or alert you to emergencies. The only contact information we have is what you submitted when you signed your lease with us. If you have had a change in your contact information, please come by or call the office to let us know!



PINNACLE
Family of Companies



Self-Help Items

Check-Out Items

- Lawn Mower (24 hrs.)
- Blower (24 hrs.)
- Weed Eater (24 hrs.)
- Rakes (2 days)
- Shovels (2 days)
- Hedge Clippers (2 days)
- Post Hole Digger (2 days)

Lawn Needs

- Spectracide Weed Stop
- Roundup
- Bermuda Grass Seed
- Tree Mats
- Landscape Edging

Home Needs

- Maxforce Ant Bait Stations
- Glue Traps
- Combat Roach Traps
- Spectracide Bug Stop
- A/C Filters
- Range Filters **
- Specialty Lightbulbs **
- Smoke Detector Batteries **
- Touch-Up Paint ***
- Outlet Covers
- Toilet Seats
- Plungers
- Fire Extinguishers
- Toilet Brushes

** One-for-One Exchange

*** Bring Container

Yard of the Month

The Yard of the Month contest will begin in April. Every resident is eligible as long as their yards and flower beds are in good shape. The Yard of the Month winners will receive a \$50 gift card to Home Depot. Good luck!



Team Member Spotlight



Hey! My name is Andrew Smith and I am the assistant manager here at The Landings. I have three brothers and a sister. We are all very close. I am a huge LSU fan and anyone who has ever been in my office knows that I am a die-hard Chicago Cubs fan. I'm hoping sometime very soon to catch a game at Wrigley Field or even standing outside the stadium would be enough for me. I have played baseball for most of my life. I started at the age of 8 and played throughout high school. I have two Siberian huskies named Aysha and Nadia. I have been singing since I was 8 years old. I have been in three bands and I am working on getting another one together. I have auditioned for "American Idol" and "The Hard Road to Nashville." When I'm not at work, I like hanging out with my friends, writing music, working out and running.

Spring Is Here

The warmer weather is here and now is a great time to get out of the house and take a good look at the outside of your home. The Landings at Barksdale is proud of our lawn maintenance service and all they do in keeping the grounds looking good. Per the resident guidelines, "Lawn maintenance service includes mowing, edging and leaf removal." This is provided by The Landings at Barksdale on a designated schedule. Provided lawn maintenance will include all areas outside the boundary of any housing area fences. However, the areas must be fully accessible to receive services. This includes picking up gardening tools, trash, toys, lawn furniture and grills. The lawn inside the fenced area and your flowerbeds are your responsibility and should be kept neat in appearance. If you decide that using chemicals is the way to

manage your garden effectively, be sure to fully understand the types of chemicals you are using, what their purpose is and how to use them safely. Be sure to store them away safely after use and learn about how you must dispose of any leftover chemicals. Do not store chemicals in mechanical rooms. Your local garden center will be able to tell you the correct procedure for using and disposing of chemicals, and you should always stick to the instructions on the packaging. Always wear any protective equipment that is recommended. Remember, if you have pets or young children, using chemicals on your garden can be dangerous if you don't follow the proper procedure. **Don't forget—** Spring Cleanup will be held Saturday, April 16! We hope to see you outside as we work together to make our community more beautiful.

Mardi Gras Party



Each month we have FREE activities for the residents. You can find these events on our newsletters, website and facebook page!

Chili Day



Deployed Spouse's Lunch



Our Deployed Spouse's gift card for April will be from Sonic!

Pet Care—Attention Required

We have been having major issues concerning pets in the community. According to your lease, the pet **shall** be kept on a leash at **all** times when outside the home. Residents **shall not** at any time leave the pet unattended except in the home or in a fenced enclosure. Residents **shall** promptly collect and remove all pet defecation from the grounds of the community. **Residents are responsible for keeping the grounds clean and sanitary. All yards and common areas must be kept clean of pet droppings.** Residents **must** pick up and properly dispose of animal waste in their yard and residents who walk their pet must carry a plastic bag to retrieve and dispose of any droppings **at each occurrence.** It is a violation of the Pet Policy for any resident to simply “turn out” their pet and recall it at their convenience. Pets **shall not** be tethered outside the home. Pets are **not** allowed in the pool, pool areas, playgrounds or tot lots at any time. Residents will be asked to **remove** any pet that constantly disturbs other residents, whether inside or outside the home, or prevents the owner's agents and employees from properly performing their duties. These guidelines exist to ensure the quiet enjoyment of all residents and to maintain a high-quality living environment, and will be **strictly enforced** by the property management staff. **Resident's failure to comply with the terms and provisions of this Pet Addendum or violation of any representation or assurance contained in the Pet Addendum shall constitute a default permitting termination of the Lease Agreement.**

April 2011

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
					1 APRIL FOOLS	2
3	4	5	6	7	8 Easter Craft Day	9
10	11	12	13	14	15 Free Flowers and Mulch	16 Base-Wide Community Cleanup Day
17	18	19	20	21	22 Easter Basket Give Away	23
24 Happy Easter!	25	26	27 Jelly Bean Day	28 Scrapbook Day	29	30

SERVICE SCHEDULES



Main Base:

Trash:

Monday: Officer (North of Barksdale Boulevard)

Tuesday: Enlisted (South of Barksdale Boulevard)

Recycle: 4, 5, 18, 19

Lawn Care:

Wednesday: Enlisted (South of Barksdale Boulevard)

Thursday: Officer (North of Barksdale Boulevard)

Heritage Heights:

Trash: Friday

Recycle: 1, 15, 29

Lawn Care: Monday

Liberty Heights:

Trash:

Wednesday all houses South of Liberty Ave. North

Thursday all houses North of Liberty Ave. North

Recycle: 13, 14, 27, 28

Lawn Care:

Monday: Afternoon Starting on Lexington

Tuesday: Remaining Homes