

Yolanda Quiceno

From: Diana Santos <dsantossiennaplace@gmail.com>
Sent: Friday, August 18, 2023 11:42 AM
To: Nicholas Fouraker; Travis Grimm; Yolanda Quiceno
Subject: Sienna Place Condominiums
Attachments: Belle Isle Screenshot 2023-08-18 105302.png; Belle Isle email Screenshot 2023-08-18 105455.png; img20230818_10572728.pdf

Good morning

My apologies for sending this email to you all, but I do not know who I should address with this issue. I noticed that our new taxes with Belle Isle show a charge for Storm Drainage of \$135. and this was not what we were originally told when deciding whether or not to be annexed into Belle Isle. Please see the emails with Bob Francis attached below. Originally we were told that we could either tax individuals \$38. each (or) tax the Association \$6,450. Now we are seeing that all 168 Units are being charged \$135 for this Storm Drain fee. We also were under the impression our garbage pick up service was going to be a better deal then we had originally. Instead we are going to be charged more than double the cost by the middle of 2024. Plus we dont have bulk pick up at all in our community and if we wanted bulk pick up we were quoted another \$450. per month on top of the increased garbage fee, which we can't afford. By next year we will no longer be able to handle keeping JJ Waste for our waste management company as the costs will be too high for us to afford on top of the 2.5 million dollar renovation project we have going on here in our community which has all units paying a special assessment for the next 12 years on top of their regular assessment.

We were sold on annexing with Belle Isle because we were told that it would be of benefit to us and that Belle Isle could offer us better contract deals with waste pick up and that they would be taking responsibility for the storm drain that runs along the west side of our community. Since then I have not had much help with the storm drain or the broken storm drain grate located in the SW corner of our community. I believe there should be repairs to this grate and concrete should be poured around this grate to keep it from getting covered with dirt after each rain. So far the storm drain on our property has not even been addressed. Considering we did not even know we owned the storm drain, which means we never maintained this drain over the last 30+ years with the exception of when we had a section replaced back in 2019 after a section collapsed causing a large hole in our parking lot in the back of the community. The collapse back in 2019 affected not only Sienna Place but the community directly behind us started having major street flooding during the hurricane season that year until we were able to pay \$60,000. to replace it. With all that said about the storm drain on our property, I would think this should be a high priority for Belle Isle before we have another section collapse.

We also were told that Belle Isle would help us with the paving of our community by doing the main circle of paving around Sienna Place and we would be responsible for the parking spaces and lines etc... I suppose we should have had Belle Isle put this all in writing because I have a feeling we were sold on empty promises.

Please advise how you plan to correct the taxes to our community and I would like a letter sent out to all owners to explain the mistake made with the Storm Drain charges.

Please also advise what the plan is moving forward to address the storm drain section located on our property along with the broken storm drain and grate in the SW corner.

Respectfully

D Santos (Sienna Place COA President) and the Board of Directors
<https://app.townsq.io/>