

LÄRKAN

No 6 2017

2017-06-27

Please keep in mind that "Lärkan" is one of our major media to distribute information at Lugnet and it's important that everyone reads it and give us hints on how to improve the information. If you have ideas of appropriate items to take up, please let us know.

The property office

Error reporting can be done, and other services of the office can be obtained at the times that are posted in the lifts, the stairwells and on the website. **Phone 0766 28 28 21.**

Please respect as far as possible the business hours Mondays and Fridays 8:00 to 9:00 and from now on Wednesdays 7:00 to 9:00 for cases that are not urgent. We ask you to leave a message on the answering machine if our facility manager is not available! Feedback is provided promptly.

PLEASE NOTE In July the office will be open only once a week, Wednesdays 07.00-09.00

News since last no of Lärkan

- * On going work with exchange of damaged windows
- * Due to Kristers illness the board has reconsidered the plans regarding work activities in the following months. The members of the board will take part of the office work at the expedition.
- * The summer party 10th of June gathered more than 140 persons who enjoyed barbeque and nice music.

Exchange of damaged windows

In conjunction with the ongoing exchange of windows we have identified that there are more windows that need to be exchanged. The board will consider new demands for changes of windows in the following way:

1. If you have identified a need to exchange one or more windows you have to report this to the property office where we will register your demand and the level of urgency. At the office we have a special form which you should use to make the notification.
2. A professional will then make an inspection to evaluate the need and the urgency.
3. We will then make a list of the most urgent cases and get a price from our supplier. After that we will make a plan for when this urgent changes has to be performed. Those that are not deemed urgent will be dealt with later in a long term plan.
4. After that we will inform you about the plan for how to address the remaining needs. It might be that all windows should be changed during a period of 5 years. This is up to the board to decide.

Car wash

Please remember to note (on the paper at the wall in the wash box) how much water you use when washing cars.

Some Comfort rules in Brf Lugnet

It is important that everyone knows and respects our general comfort rules in Brf Lugnet. The board has decided to make some clarifications of this rules. The new “ Comfort rules in General” are attached.

Improvements in gardens at house 7 and 8

As a result of discussions with the City of Malmö we have now started the work to improve the environment in the gardens at house 7 and 8. New flowerpots have been placed in the gardens. The tiling around the playground will be extended, new paths with tiles will be made and some of the lawns will be replanted. Furthermore the barbecue area at garden 7 will be moved to a calmer place close the garage entrance. The board is grateful for this proposal which was made of one the residents.

If you are away for more than 10 days

To avoid having your mail returned to sender there are two options: either you can make a deal with Postnord to store your mail or take advantage of our free service: Just sign an approval that our property office can take care of your mail in a locked locker during your absence. The form can be obtained at the property office.

Preparing before decision concerning new long lease fee for site right

The city of Malmö will decide on new fee for long lease rights starting from 2019-01-01. According to the law, new agreement has to be settled before 2017-12-31. The board cooperates with HSB and other housing cooperatives in the discussions with Malmö to get a reasonable new fee.

The board will inform all members what decision the city of Malmö plan to take in the information-meetings that will be held in October.

Next number of Lärkan and coming Meetings.

Lärkan will be distributed about one week after the next board meeting which will be held August 29th.

We wish you all a lovely summer! – Enjoy!

