



LÄRKAN

nr 2 2019

2019-03-06



“Lärkan” is one of our more important medium to way of conveying information in our association and we encourage all of you to read it and to give us ideas on how we can improve the broadcast of information for our association. We also have a closed Facebook group that we recommend. If you want access, contact any member of the board.

Property office

If you need to file an error report or need a service provided by the building office, contact hours are posted in the lifts, stairwell and on our web page. **Phone number 0766 282821.**

Please respect the office hours as much as is possible for issues that are not urgent. The hours are Monday and Friday at 08:00 to 09:00 and Wednesday 07:00 to 09:00.

If no-one is available please leave a message and someone will get back to shortly.

Some achievements in our association since last time

- Gate lock has been exchanged on two gates
- Automatic door closer has been exchanged on doors to the garage from the basement
- Installation work of the Charging Boxes in the garage is ongoing according to plan
- Another nice Pub Evening took place in February

Annual report for 2018

The financial result for 2018 indicates a surplus of about 0.9 MKr all according to budget and a requirement for amortise mortgage in order to make room for the future large posts in the Maintenance Plan.

Welcome to the annual assembly on the 11th of April

We wish you all a warm welcome to the annual assembly on the 11th of April at 18.30. The venue is Scandic Hotell Triangeln and coffee and fruit will be served from 17:30. The Board has great hopes that many members will attend. The commitment of our members is key for a functioning democratic process in our association.

After the assembly the association will serve a small buffet at the hotel. The Summons/Agenda has been handed out on the 6th of March. Included is also a form for attendance at the buffet and a filled version should be handed over to the Property Office.

Future Internet/Broadband solution for Brf Lugnet

The board has put forward a proposition to the assembly on how Brf Lugnet can get a faster and better broadband solution for a lower cost. To give better information and give the members a chance to ask questions on how they will be affected of this change the board invites all members to two Information/Q&A.

- Sunday the 24th of March at 15:00 – 17:00

- Thursday the 28th of March at 16:30 – 18:30

Tap water shut off valves

In each flat there are valves on the water pipes to shut off the water inside the flat for maintenance. If these valves aren't used they can clog up and become difficult or impossible to close rendering them useless. They need a regular "exercise".

Therefore, 1-2 times a year, check the functionality by closing and opening the valve. Also check the valve for any leaks. The valves are located either in a closet or the smaller toilet.

AirBnB is not allowed within Brf Lugnet

According to a judgement by the "Hyresnämnd" in Stockholm, subletting through AirBnB constitutes a hotel like business. This violates the statutes. Subletting through AirBnB is therefore NOT allowed within Brf Lugnet.

New garage agreements for those places with charging boxes

New garage agreements have been sent out to those who have places that now have a charging station. We are grateful if they are returned, signed, as soon as possible.

Gym training

Our Gym has quite a number of visitors. The Stations Gymnastics on Tuesdays and Thursdays are popular, available spots for those that would like to test are on Thursdays at 09-10. All gym equipment's are newly serviced.

Beginner course in Spanish

The leisure activities new offer of a beginner course in Spanish became full quite quickly. The course starts on the 18th of March and consists of eight lectures.

New course offerings are planned for the autumn. To support the courses, we will procure a whiteboard.

Let us all help out to keep neat and tidy in our great association!

We all like it to be neat and tidy around us and a good first impression is vital when we receive visitors or potential new members. No rubbish, cigarette butts or other items outside their respective places.

Next Lärka and upcoming meetings.

The Lärka is due about a week after next board meeting on the 25th of March.

We welcome all to the annual assembly on the 11th of April, 18:30 at Scandic Triangeln.

Coffee is served from 17:30.

Save the date for this year's **Summer Party** that will take place on **Saturday, the 15th of June.**



Soon we will enjoy the spring!!