Cortez Plaza Newsletter – November 2021

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# Yvonne Straub & Robert Tapley, Property Managers

*Congratulations to last month’s winner of the Walmart Gift Card:*

***Vinh Nguyen***

We can’t believe the holidays are already upon us!

We will be closed Thursday, November 25th though November 28th for the Thanksgiving Holiday. We will re-open Tues, November 30th.

We want to wish everyone a happy holiday season, enjoying friends & family and staying safe!

#### Activities…

*Another reminder that the monthly statements will end at the end of December.*

*Now is the time to get signed up for electronic accounts/payments. Remember, you can pay your account on-line by money order, debit and credit cards, as well as checks, if you are eligible.*

*Even if you don’t pay on-line this gives you access to view your account and you can see when your payments are applied.*

I have TWO volunteers for Activities. Thank you ladies!

 If you wish to help plan and/or organize Activities with them, please contact me.

If you have an idea for an Activity, please forward that and we will see what we can do.

Remember, the Park will fund your functions, but volunteers are needed to coordinate and put on the Activities.

#### BE PREPARED - MONTHLY STATEMENTS ARE ENDING

#### Holiday Schedule

# -------------------------------------------------

Enter to win a $20.00 Walmart Gift Card.

Submit your entry with your rent payment by the 5th of each month. The winner will be drawn the first business day after and notified by phone.

Name \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Lot # \_\_\_\_\_\_\_ Phone # \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

*Take this completed drawing entry form to the office by 6:00 pm, by the 5th of the month.*

*Remember, you have to be in it to win it!*

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Remember, there is a mail slot, providing you 24/7 ability to drop off your rent to avoid those late fees.

There appears to be some confusion regarding work hours of Park Employees. Work hours are Mondays through Fridays; with office hours as posted and the guys work 8-4. Emergencies are handled on a case by case need after these hours. We do not work weekends.

You can reach the Property Manager at 941-758-7080, Monday – Friday from 9 – 6. You can contact Dayton, Park Caretaker at the Cortez office Tuesday - Friday 9-1 and Saturday 9-12. The Cortez office number is 941-756-0906 and you can always leave a message. Dayton will relay any message to management.

We also provide an After Hours Emergency phone number: **941-448-8917** and is used solely for After Hour Park Emergencies, ONLY. You will receive the Voicemail and be asked to leave a message with your name, lot number and nature of the emergency. Park Emergencies would consist of: broken water lines, down electric lines or anything consisting of a maintenance urgency.

Immediately call 911 for Medical, Fire or Police.



#### Need to Reach Us…

# REFER A FRIEND AND RECEIVE $500.00!!

When you refer someone to Tradewinds MHP or Cortez Plaza who buys a Park Owned home, you receive $500.00!

# Reasons to list your home with

# PARK PLACE HOUSING

1. ***We know your community***… your Community Manager is the Park Place Housing Sales Consultant – and is very familiar with your community. Your Community Manager lives in your community and can talk about it as a resident, a manager and a salesperson!
2. ***We know the market***...Park Place Housing sells homes throughout the West Coast of Florida. We know what homes are selling for and what buyers are willing to pay.
3. ***We know home sales***…we are in the business of selling homes – it’s an art and a science and we’re good at both! We know how to capture a serious buyer’s interest and how to turn a “looker” into a buyer.
4. ***We know people***…we know how to talk with “lookers” and serious buyers – and, we know how to tell the difference. We’re skilled in pointing out the features of the homes we sell as well as the benefits of the communities in which they’re locate. We know how to find out what buyers are looking for and match them to the homes that meets their needs and wants!
5. ***We advertise***…we feature homes for sale on our web site, on social media and through our signs.