



**THE LANDINGS**  
FAMILY HOUSING

HUNT MILITARY COMMUNITIES

# COMMUNITY DIRECTOR UPDATE

## MARCH 1, 2025



### COMMUNITY NEWS

#### Tenant Satisfaction Survey (TSS):

The Tenant Satisfaction Survey will be emailed to all residents on Monday, March 3, 2025. Your feedback is crucial in supporting housing projects like lighting upgrades, sidewalk repairs, and new playgrounds. It also helps us understand what matters most to you within the community. Be on the lookout for your survey and keep an eye out for upcoming community events where you can learn more about the survey and **win prizes!**

#### Universal Lease Agreement:

Are you on the latest Universal Lease Agreement? To check, contact us at 360-447-5900. If you're not on the updated agreement, we'll request to convert it during your lease renewal.

#### Waste Management Reminder:

A quick reminder that Waste Management handles our trash and recycling services. To ensure a clean community, drivers will only collect items properly placed in bins—no loose items or bags on the ground. If bins are overflowing, residents must take the extra trash to the local dump. Please place bins on the curb no earlier than 6 PM the day before collection and return them to storage by 5 PM on collection day. Failure to comply may result in a non-compliance notice.

### UPCOMING COMMUNITY EVENTS

#### NEW RESIDENT NIGHT



Date: March 4th  
Location: Leasing Office  
Join us at the Leasing Office from 6-7PM, to meet new residents and get answers to any move-in questions.

#### TSS DUMPSTER DAY



Date: March 8th  
Location: Leasing Parking Lot  
Four 40 Yard Dumpsters to throw away bulk trash items. Contact the office for unapproved items.

#### COMMUNITY ADVISORY BOARD



Date: March 20th  
Location: Leasing Office  
CAB meets from 4:30-5:30 to make the community a better place. Apply to join!

### Leasing Office Contact Information

- (360) 447-5900
- LandingsRSO@HuntCompanies.com
- www.TheLandingsKitsap.com



### COMMUNITY QUIET HOURS:

10:00 PM to 6:00 AM

## COMMUNITY GUIDELINES

**Lawns:** Lawns must be kept below 5 inches. Lawn mowers and weed whackers are available for free check-out. Contact the maintenance team to borrow one.

**Trampolines:** Not permitted without prior written approval.

**Gazebos:** Decorative, free-standing patio canopies are allowed, but tarps and pop-up canopies are not.

**BBQs:** Must be used at least 10 feet away from the house, fence, or carport. Never leave BBQs unattended while in use or still hot. Residents are required to properly dispose of coals.

**Pet Waste:** Must be picked up immediately after each occurrence, both in your yard and in the community.

**RV Parking:** RVs are not allowed, except for loading and unloading for up to 2 hours.

**Clutter:** Please dispose of trash properly and remove any excess clutter from patios.

**Marijuana Usage:** Not permitted on Federal Property.

## MAINTENANCE

### Self-Help Maintenance Shop

The Self-Help Maintenance Shop offers air filters, hose covers, light bulbs, lawn mowers, weed whackers, and more. Stop by to pick up what you need!

### Preventive Maintenance Inspection

Preventive maintenance inspections are underway—thank you for your cooperation. Watch for your inspection notice!

### Replacement Items

Need replacement items like light bulbs or keys, or need to report damage? Maintenance can assist, though some items may incur an additional charge.

## SEASONAL - WINTER WEATHER REMINDERS

### Pet Policy Reminder:

As warmer weather approaches, please remember that all pets must be on a leash when outside in common areas. Pets should never be left unattended, even in secured backyards. Additionally, pet waste must be cleaned up and properly disposed of after each occurrence.

### Fire Pits & Tiki Torches:

Fire pits, tiki torches, and other open-flame items are not permitted. Charcoal and propane BBQs are allowed, but they must be used at least 10 feet away from buildings and any coverings for safety.

## TRASH/LITTER REMINDERS

Call the leasing office for the trash schedule.

- Trash cans can be pulled out after 6:00PM the day before trash day and must be out no later than 7:00AM to ensure pickup.
- Cans must be pulled back by 8:00PM on trash day. Excess garbage is billed as an additional cost to the resident.

If you have already contacted our local Management and Housing office team and are not satisfied with the outcome, or if you have words of praise to share, we encourage you to reach out to our senior management.

### Community Director

Emily Little

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### Director of Operations

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