

Ed Mazer

From: Ed <bodmazer@rosedalemhoa.com>
Sent: Sunday, December 29, 2024 10:28 AM
To: bodmazer@rosedalemhoa.com
Subject: What's Happening in Rosedale - December 29, 2024



Rosedale Master Homeowners Association

www.rosedalemasterhoa.com

What's Happening in Rosedale

December 29, 2024

The Best to You in this Holiday Season

Hope you and yours had a merry Christmas, Santa found your chimneys, and that you have a happy and healthy New Year.

Registering with TEKWave to enter new visitors

I just sent out a new TEKWave Registration Email to the 226 Rosedale residents who have not yet registered. Please watch for it. If you do not see it, please check your spam filter. The email will come from Communications@Rosedalemhoa.com. It will begin with text instructions on how to register and where to get documentation on how to download and run the App. The registration link and code are at the end, so do not discard because you do not see the code without scrolling to the end of the email.

Check That All Your Outside Lights are Working

Our CC&Rs require all Garage and lamp post lights be light from dusk till Dawn. If they are not, it's a violation. The word is that the Compliance Committee, which has suspended inspections after the hurricane, will begin inspecting after the first of the year. You might want to get ahead of things and make sure all your outside lights are working.

Hotwire Update – Permanent Backup Generator in Place

Hotwire has completed installation of a permanent backup generator supporting the Hotwire hut and it is now operational. Should the power go out at the hut, and the batteries run down, the generator will kick in and our internet and cable services will continue to operate.

Town Hall on Upgrades to 44th Street Gate

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The Board will hold a Zoom Town Hall on Thursday, Jan 9th at 6 pm to discuss the plans and timeline for the upgrading of the North Gate at 44th Avenue. Additional information on what is to be covered in the meeting and the link to the Zoom Town Hall will be sent out in a separate email. Please mark your calendars if you plan to participate

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Progress on Construction of 44th Avenue Extension



44th Ave East Extension Projects

PROJECT UPDATE | DECEMBER 11, 2024



Project 5 (from 45th Street East to West of I-75)

A dedicated right-turn lane is scheduled to be constructed at the southwest corner of 44th Avenue East and 45th Street East beginning in early 2025. The overall project is substantially complete and open to traffic.

Project 6 (from I-75 to Lakewood Ranch Boulevard)

I-75 Overpass: Partial-lane closures and traffic shifts on the northbound and southbound lanes of I-75 will continue as needed to accommodate nighttime bridge construction activities. Northbound and southbound traffic on I-75 will be maintained.

West of I-75: Roadway construction activities are ongoing at the western end of the bridge over I-75, just north of The Ridge at Crossing Creek community. Paving of the new roadway from the I-75 bridge extending west is scheduled for the **week of December 16**, weather permitting.

East of I-75: Construction and lighting work on the bridge over South Lake is progressing. Construction of the embankment and retaining wall at the eastern end of the bridge over I-75 is currently underway, along with the installation of curb and gutter on south Lena Road and road construction, drainage, and utility work north of south Lena Road.

Construction activities are active **Monday through Friday, between the hours of 7 a.m. and 6 p.m.**, with Saturday and nighttime work to be conducted on an as-needed basis. Travelers are asked to be mindful of construction equipment and materials being operated and staged in right-of-way areas.



Western-facing view of construction from east of I-75

CONTACT US

 **Tina Allen**
Community Outreach Specialist
 info@44thaveeast.com
 (941) 538-7898



For more information, scan the QR code to visit the project website.

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Rosedale Master Homeowners Association
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