

## Important Dates in May...

May is National Military Appreciation Month, National Water Safety Month, Asian/Pacific Heritage Month, and Older Americans' Month

May 1st - Rent is due, May Day and International Workers' Day

May 3rd - National Teachers Day

May 5th - Cinco de Mayo

May 6th Last Day of Rent Grace Period and National Nurses Day

May 7th Late Charges are now due

May 8th - Mothers (and Others) Day

May 11th-Last Day to Submit Notice of Intent to Move

May 21st - Armed Forces Day

May 27th -Apartment Community Pools Open for Pool Season

May 30th – Memorial Day- the rental office will be closed

May 31st - World No Tobacco Day

May 2nd – May 6th is National Teachers Appreciation Week

May 6th - May 13th is National Nurses Week

## The Rental Office will be closed on Memorial Day, May 30, 2022

We would like to like to wish all of our residents a happy and safe Memorial Day. In honor of all those who served in the military and made the ultimate sacrifice to our country, all apartment community rental offices will be closed on Memorial Day. Should you have a maintenance emergency, please call the phone number posted outside the apartment community rental office or provided on the phone voicemail message.

## Featured Apartment Community



Welcome to the all-new Plateau 176 apartment community! Set atop a plateau with views of Mount Rainier and its valley, you will embrace the quiet, peaceful setting and convenience of the distinctive studio, one-bedroom, and two-bedroom floor plans. Plateau 176's soothing custom color schemes, top-level amenities, such as Gated Community, Seasonal Pool, Covered Parking and Garages Available, High-End Fitness Center, state-of-the-art lighting, and spacious indoors and private balconies/patios inspire stylish living in these brand-new apartments. Desirably located in the Frederickson School District and close to major employers, such as JBLM, Ikea Distribution Center, and one of the Amazon warehouses, you will have access to all this vibrant community has to offer while being a short distance from Frederickson's grocery stores, eateries, and shops.  
*Serene. Convenient. Beautiful.*

## Honor those who have served this Memorial Day

Memorial Day, the last Monday of May, is a day to remember all the fallen soldiers who gave their lives for our country. This year, Memorial Day is on May 30, 2022. This special day was previously known as Decoration Day and originated after the American Civil War to commemorate the Union and Confederate soldiers, who perished during the Civil War. By the twentieth century, Memorial Day had been extended to honor all Americans who have died in all wars. It also typically marks the start of the summer vacation season. On Memorial Day, many people visit cemeteries and attend memorials, especially to honor those who have died in military service. Many volunteers, such as those from the Boys Scouts, place an American Flag on each military service person's grave in national cemeteries.

## World No Tobacco Day is May 31st

Every year the World Health Organization (WHO) and global partners celebrate World No Tobacco Day. Their annual campaign is an opportunity to raise awareness of the harmful and deadly effects of tobacco use and secondhand smoke exposure and discourage tobacco use in any form. Our Dobler Management Company, Inc. apartment communities are already Smoke-Free, so many of our residents already live a No Tobacco lifestyle. **Depending on your apartment community, the Smoke-Free policy will be one of these levels:**

Gold Level is no smoking printed anywhere on the entire property.

Silver is no smoking permitted in any buildings, including the apartments, and within twenty-five feet of any building entrance.

Bronze is no smoking permitted in the apartment or common areas. However, smoking may be allowed on patios and balconies over twenty-five feet away from all common areas.

These Smoke-Free policies improve air quality and reduce everyone's exposure to secondhand smoke, a carcinogen that can trigger asthma symptoms. If you smoke and are interested in quitting, the Tacoma-Pierce County Health Department has smoking cessation resources available. This way, everyone will be able to breathe easier.

## May is National Water Safety Month

Water Safety saves lives. According to the first United States Study on Children Drowning printed in the Associated Press- during the warm months of the year, a child drowns every five days! The research published in the journal "Pediatrics" showed there were 209 deaths and 35 near-drowning of children (less than twelve years of age) from 2001 to 2009! Most of the children were younger than five years of age, and 81% of the incidents occurred during the summer. Children were supervised by adults in less than half of these drownings. According to the study's senior author, Gary A Smith, "Drowning does not offer a second chance. It's quick and silent and final!" This is why water safety is so important.

The best water safety policy comes from adopting and practicing as many water safety steps as possible. Since this is Water Safety Month and summer is nearly here, learn about water safety now. Learn to swim; take a First Aid class to learn how to perform CPR, especially on children, and other basic life-saving skills; share safety instructions with family, friends, and neighbors; be sure your children learn how to swim; always have your cell phone with you or know where the nearest phone is, in case you need to call for medical assistance.

Think water safety first, and be sure your child is always accompanied by you or a responsible adult who is diligently watching. The person watching must **STAY CLOSE, BE ALERT, and WATCH.**

### **May 3rd is National Teachers' Appreciation Day**

National Teachers' Day allows children and adults of all ages to learn to take part in and contribute to their local community and global society. We at Dobler Management Company Inc. wish to thank teachers everywhere for your professionalism and contributions to your chosen field of education.

### **Charcoal Barbeque Grills are Prohibited**

The return of warmer weather means the return of the barbecuing season. However, this means more emergency calls for the Fire Departments due to barbeque-related fires. To reduce the risk of such fires, charcoal barbeque grills are not allowed on the residential patio, decks, or balconies in any of our apartment communities. Although propane gas grills are still allowed, electric grills are the best choice and preferred for BBQ grilling.

### **National Nurses Week is from May 6th to 12th**

May 6th is National Nurses Day, and it marks the beginning of National Nurses Week. May 12th, the final day of National Nurses Week, is the birthday of Florence Nightingale (1820 to 1910). The English nurse became known as the Founder of Professional Nursing. May 6th was introduced as the date for the observance in 1982. We at Dobler Management Company, Inc. wish to recognize the nurses in our communities for your dedication and professionalism, especially during this difficult time.

### **Armed Forces Day is May 21st**

In 1949, President Harry Truman declared Armed Forces Day to recognize and salute the Army, Navy, and Air Force for all they do both here and overseas. We at Dobler Management Company thank those who serve and hope you have a fantastic Armed Forces Day.

### **The Start of Pool Season**

For those apartment communities with pools, we are pleased to announce the opening of the apartment community pool at the beginning of Memorial Day weekend on Friday, May 27, 2022. Now is an excellent time to review the pool rules and regulations and share them with the other member of your household.

### **After Office Hours Maintenance Emergency Procedures**

Call the rental office phone number if you have a maintenance emergency after the apartment community rental office is closed. The voicemail message will instruct you to do one of the following:

1. Either call the emergency phone number stated on the voicemail message or, if instructed in the voicemail message, go to the rental office and call the emergency number posted outside the rental office door.
2. When you dial the emergency number, enter your phone number, including the area code, and push the # button. An employee team member will return your call.

The employee, who responds to your call, will need to know the nature of the maintenance emergency, your full name, complete address, including the apartment number and zip code, and phone number, including area code.

Not all maintenance issues are an emergency. A flood, property damage, loss of electricity, and/or plumbing stoppage are all examples of maintenance emergencies. A dripping faucet, a pest problem, or being locked out of one's apartment is not considered a maintenance emergency.

For other emergencies, such as a fire or noise complaint, immediately dial 911 and report what you know. Then, call the rental office and leave a voicemail so the Apartment Community Manager will also have the same information once the rental office opens. Doing so will help the Apartment Community Manager better assist you with any follow-up.

### **Pool Rules for Apartment Communities with a Swimming Pool**

If you have a pool in your Apartment Community or whenever you are around a pool, here are some important pool rules and tips you should know:

1. A responsible adult must supervise children under the age of 13. This is a state law. There can be no exceptions.
2. Children ages 13-17 may not use the pool alone. They must be accompanied by a responsible companion at least 18 years of age.
3. Before using the pool, everyone must take a cleansing shower.
4. People who have had a disease, which can be transmitted by water or have been sick in the last two weeks, cannot use the pool.
5. Babies must wear swim diapers with a tight-fitting protective covering. Paper diapers are not allowed. Soiled diapers must be changed in the designated changing area. For children wearing diapers, swim diapers are required.
6. People with seizures, heart, or circulatory problems should not swim alone.
7. No running, rough playing, or water fighting in the pool or surrounding the pool.
8. No food or beverages may be consumed in the pool or pool area. This is a state law.
9. No jeans or cutoff jeans are allowed in the pool at any time.
10. Do not use the pool if you are under the influence of alcohol or drugs.
11. Glass containers are not permitted in the pool or pool area. This is a state law.
12. There is an emergency phone located near the pool.
13. A first-aid kit is located near the pool.
14. If you do not follow these rules, you will be asked to leave the pool area.
15. Unless otherwise posted during pool season, the pool hours are from 10 am to 9 pm or a half-hour before sunset, whichever comes first. No swimming is allowed after or before posted pool hours.
16. Report those violating these necessary pool safety precautions.
17. Spouting water, urinating, expectorating, or other unclean actions will not be tolerated. This is a state law.
18. Consumption of alcoholic beverages in the pool area is strictly prohibited. This is a state law.
19. No intoxicated or otherwise incapacitated person shall be permitted to use the pool. This is a state law.
20. Large rubber or Styrofoam floating devices, such as inner tubes, air mattresses, and floating chairs, are not allowed in the pool.
21. Personal floating devices used to aid non-swimmers and personal swimming training devices, such as life vests, water wings, and pull buoys, are allowed in the pool. These items should not replace the supervision of children by a responsible adult and should not disrupt the use of the pool by others.
22. Residents must remove all personal items, such as towels and trash when leaving the pool area.
23. In the case of an emergency, call 911.
24. There is no lifeguard on duty. Therefore, swim at your own risk.
24. No Diving.
25. If you see a child(ren) unattended in the pool area. Please remove the child immediately and then notify the Apartment Community Manager. We ask that you do this first for the safety of the child.
26. No pets or service animals, bicycles, skateboards, radios, or roller skates are allowed in the pool area.
27. No abrasive or profane language will be tolerated, nor any disturbances of another's rights to the enjoyment of the pool.
28. Have Fun!

### **If You Must Move....**

We certainly do not wish to see any of our valuable residents move. If you have a concern or unresolved issue, please either call or email your Apartment Community Manager or email [info@dmcimail.com](mailto:info@dmcimail.com). We encourage you to make your voice heard. You are a valued resident, and we appreciate the opportunity to listen to your concern and correct the situation. Your satisfaction is important to us. However, if you must move, notify the Apartment Community Manager, as soon as possible. May 11, 2022, will be the last day to give a proper, written Twenty Day Notice of Intent to Vacate required by the Washington Residential Landlord/Tenant Act to move at the end of this month.

However, if you paid a Last Month's Rent, in order to avoid an error later in your Resident Payment Ledger, your Twenty Day Notice of Intent to Vacate must be completed and submitted to the rental office by the third of the month. For your convenience, there is a Cleaning List at the bottom of the Twenty Day Notice of Intent to Vacate form. When disposing of trash or unwanted items, do not put them outside the trash container. In addition, do not put large objects, such as furniture, in the dumpster or trash compactor. Should you do either of these, you will be charged for the proper disposal of any trash or items left outside the dumpster. Instead, please notify the Apartment Community Manager so she may assist you with an alternative solution, such as having large items hauled off by an independent vendor at the resident's expense. To ensure your Security Deposit Refund Accounting arrives in a timely manner, including your forwarding address on the Notice of Intent to Vacate form, as well as confirming and assuring this information is written correctly when you turn in your keys. As a former resident, you will qualify for a \$250.00 Former Resident Referral for any friend, co-worker, or relative you refer who chooses to rent from any Dobler Management Company Inc, managed apartment community. Also, should you need an apartment anywhere in the South Puget Sound area in the future, we hope you will think of our apartment communities.