

Dogwood News

July / August 2010

Dogwood Property Investments, LLC

Tips to Beat the Heat

Summer can be a wonderful season. It is a great time to enjoy the outdoors and plan family activities. But in mid and late summer the sun can be relentless and the heat overbearing. This heat is especially hard on children and the elderly.

It is very important to protect yourself and your family from the sun and to stay hydrated by drinking plenty of fluids. Here are some "cool" ideas to help you beat the heat.

- ◆ Wear light colored, loose fitting clothes (cotton fabrics)
- ◆ Stay in the shade if you can.
- ◆ Wear appropriate sun screen and re-apply to children
- ◆ Cook meals outside on the grill a couple times a week so you don't heat up your house with the oven or stove.
- ◆ Plan meals like chef salads or sandwiches that don't require cooking.
- ◆ Open your windows on cooler nights and use fans to pull the fresh cool air into your home.
- ◆ Keep plenty of beverages like lemonade, tea, and ice water on hand.
- ◆ Stock your freezer with popsicles. A fun way to keep your kids hydrated. Many have fruit juice and vitamin C too.
- ◆ Consume lots of fruits—oranges, watermelon and pineapples

Survey for You

Dogwood is thinking of accepting credit cards. There would be a \$12 processing charge to use this feature. This is less than the \$30 late fee charged if you are late.

Please let us know if you think this would be helpful to you and something you might use occasionally.

E-mail Laura or call and leave a message.

Thanks.

Rent Payment & Your Credit

Paying your rent on time can improve your credit score. How is that you may ask?

Dogwood Property reports your payment history each month to a credit service. By paying on time you improve your credit rating. The same is true if you pay late. Your credit rating will go down.

Rent reported on time is received or postmarked by the first of each month.

Rent received after the first or postmarked after the first is considered late. Even though we don't assess late fees until after the fifth, you are still considered late if your rent is received after the first of each month.

In today's economy, a good credit score means a lot. It means better interest rates on loans, and an increased ability to buy or lease things you want like a car or home. Even credit cards have much

lower interest rates for those with good credit.

Another benefit; by paying rent on time you help keep our administrative and collection costs down. This helps us to keep from increasing rents.

So just by making an effort to pay your rent on time you can improve your credit score.

Dogwood Moved Offices

Just a quick reminder. We have moved our office. Please use the following mailing address for rents and any written correspondence. Thank you.

**Dogwood Property Investments
P.O. Box 1788
Miamisburg, OH 45342**

Tenant Information

Non emergency maintenance requests should be submitted via our request form on our website. By doing so we have a written description of your request and can better address the issue with a quicker response time.

dogwoodproperty.net

For emergencies—please contact Theresa or myself by phone.

If you need to contact one of us for other reasons, please feel free to use our e-mail addresses.

For Laura:

dogwood24@att.net

For Theresa:

t.dogwood@att.net

Cherry Hill Tenants

Improvements on the street is a continuous process. We have several of the other landlords on board with us now,

so you should see improvements to some of the other buildings. We are currently working on putting together a Neighborhood Watch program. Look for information on how you can participate in the near future.