

# Hills of Wales

## Newsletter



### Local Events

[Free Admission to the Milwaukee Public Museum](#)

**JULY 1 @ 10:00 AM - 3:00 PM** | Recurring Event  
THEIR FREE ADMISSION DAYS ARE BACK, TOO!!

- First Free Thursdays!!
- June 3rd, 2021 through February 3rd, 2022
- Time: 10:00 AM to 3:00 PM
- Kohl's Thank You Thursdays. Free for all visitors on the first Thursday of every month!

[Okauchee 4th of July Music Festival](#)

**JULY 2 @ 4:00 PM - 11:00 PM** | Recurring Event

Join the community in beautiful Okauchee, in the heart of Lake Country, WI for a weekend of family, fun and of course, MUSIC at their Okauchee 4th of July Music Festival! There will be fireworks all three nights, launched from different parts of Okauchee.

[New Berlin 4th of July Family Festival](#)

**JULY 2 @ 5:00 PM - 11:00 PM** | Recurring Event

Bring your family to the New Berlin 4th of July Family Festival this year. It's the 53rd annual event! The theme this year is "Celebrate your Independence".

[Hales Corners 4th of July](#)

**JULY 4 @ 8:00 AM Free**

This event runs on the 4th of July from 8:00 am to 10:00 pm.

[Elm Grove Family Fun Fest \(4th of July\)](#)

**JULY 4 @ 8:30 AM - 9:30 PM**

Bring your family to the Elm Grove Family Fun Fest! The Family Fun Fest is run by the Elm Grove Junior Women Guild in part of the Elm Grove 4th of July festival.

New this year is the Third Space Beer Garden in the park from 3-9 pm, as well as food trucks from Catrina Tacos and Wilma's Smokehouse!



\*For more event information/ other events please look at [lakecountryfamilyfun.com/events](http://lakecountryfamilyfun.com/events)\*

### IMPORTANT VISITOR PARKING UPDATE

Effective July 1<sup>st</sup>, 2021, visitor parking passes will ONLY be required for extended stays (ie 6+ days). As long as visitors are parked in designated visitor parking, they are fine to be there overnight! If you have any questions, please contact Lauren in the office.

### OFFICE HOURS

Monday thru Friday: 9am-5pm  
Saturday: By appointment only

Please use your Tenant Web Access account to report maintenance requests.

### Office Location:

426 N Oak Crest Drive F55

Wales WI, 53183

Holidays:

July 4<sup>th</sup>- Independence Day

## Important Reminders

All money owed to American Rentals LLC is part of rent by law, by the 1st of the month. Rent not paid on the 1st is subject to \$10/day late fees until paid in full. Due to bank policy, starter checks and third-party checks are NOT accepted by American Rentals LLC. Bounced checks are subject to a \$50 bounced check fee.

Reminder: Per the Rental Agreement for each tenant, American Rentals LLC requires a 60-day written notice given from the 1<sup>st</sup> of the month for move-out.

## Dumpster Reminders

Reminder that garbage needs to be placed **INSIDE** the dumpsters. Also, please remember to break down your boxes before placing them into the recycling. The dumpster enclosure is monitored, and violations are documented. Please contact management if you have any questions or concerns.

**To access the dumpsters simply touch key fob up to box and open door (just like hallway doors). To exit, push the EXIT button on the left-hand side of the door and push door open. For any questions contact management.**

## Parking lot reminders

All vehicles must be parked in the assigned parking spot in the lot. Please park within the yellow lines. Violations of the parking rules gives management the right to revoke your parking privileges. Any non-working vehicles will be towed by J&J towing unless approved by management.

All visitors must park in visitor parking in front of the community center or in assigned visitor parking spots.

## Other Reminders

Common hallways are to be kept clear of your personal belongings, including shoes and all other items.

All items must be placed in each tenants' basement bins. Any items left outside of the bins in the common area will be considered abandoned.

Please make sure you are removing your laundry from the laundry rooms in a timely manner.

**Just a friendly reminder that sidewalk chalk is not allowed!**

**When ordering packages please remember to include the package room code for the drivers. Code: ESC1126ENT**

## Summer Cleaning Tips

Stainless Steel Appliance Cleaning: We recommend using Weiman Stainless Steel Appliance Wipes to clean stainless steel appliances and sinks.

Glass Top Stove Cleaning Tips:

- Clean after each use
- Use a Mr. Clean Magic Eraser to clean off burn stains
- Combine baking soda, Dawn dish soap, and hydrogen peroxide for tough stains

Change the direction of ceiling fans- change the direction of fan to counter- clockwise, this will push the cold air down

Make sure to clean your air conditioner filters to get rid of any debris that may have accumulated during the winter season

# 4th of July Fruit Pizza



## Ingredients

- 1-½ cup Unsalted Butter, Room Temperature
- 3 cups Granulated Sugar
- 4 whole Large Eggs
- 2 teaspoons Pure Vanilla Extract
- 4-½ cups All-purpose Flour
- 2 teaspoons Baking Powder
- 1 teaspoon Salt
- 2 boxes (4-Serving Size) Vanilla Instant Pudding Mix
- 2 cups Buttermilk
- 1 tub 8 Oz. Cool Whip
- 2 bunches Fresh Fruit - Strawberries, Blueberries, Bananas, Raspberries

## Preparation

Preheat oven to 350°F. Spray non-stick spray on the bottom and sides of two 9-inch pans (I recommend springform pans), and place parchment on the bottom.

Using a stand mixer; cream the butter and sugar until light and fluffy. Add the eggs one at a time, making sure to incorporate well after each egg. Blend in vanilla.

In a separate bowl, combine the flour, baking powder, and salt. Slowly add the dry ingredients into the creamed mixture, making sure to mix well.

Press the crust mixture into the bottom and 1 ½ inches up the sides of the prepared pans. Make sure to only put enough in the pans to cover the bottom and no more than 2 inches up the sides, or the baking time will drastically change. Bake for around 20 minutes (please note ovens are different and bake differently). Check for doneness by inserting a toothpick in the center of the cake; it should come out clean when the cake is done.

Let cool in the pan for 5-10 minutes. Then release the springform sides and let the cake cool completely on a wire rack.

To make the vanilla spread, in a medium bowl combine the pudding mix and buttermilk. Whisk them together until smooth and thickened, about 2 minutes. Fold in Cool Whip.

Spread the vanilla mixture over the cookie. Decorate with fruit as desired.



**AMERICAN RENTAL PROPERTY MANAGEMENT**  
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