



QUARTERLY NEWSLETTER

Meet Ana, 48 South's new property manager! A little bit about Ana....

What do you enjoy the most about working for 48 South?

I enjoy getting to know my tenants, offer them a great experience. I love that is easy and fast to go to any building

What is your favorite holiday?

Christmas, I love all the decorations, the lights, and the meaning of Christmas!

How do you spend your free time?

I like to take my kids to eat, to the park, to the movies, and I love to read!

Favorite Siouxland restaurant?

El Joven Mexican Restaurant

What was your dream job as a child?

I wanted to work as a Hotelier, I wanted to travel managing hotels all around the world.

Be sure to stop by the clubhouse & say HI to Ana!



GOOD NEIGHBOR

This is Pastor Daniel Southwick from next door at Southern Hills Baptist Church (SHBC). I pray that you are managing through the cold Winter season. As we anticipate the arrival of Spring and spend more time indoors, I want to encourage you to learn to engage better with your family.

These days, it can become so easy to be distracted by the noise—phones, television, tablets, video games. These things tend to distract us from real life, which can be a welcome break now and then. As a parent of four, I know that sometimes we need a mental health break to sit in the quiet and zone out. But, as we approach Lent, I want to encourage you to be more intentional with your time. Lent is traditionally a period of fasting for the church. It reminds us to prioritize the things that are important in our lives. For 40 days prior to Easter weekend, those who engage in Lent will fast from something. It may be a specific food, or social media, or even your everyday Starbucks stop (I don't recommend fasting from cheese—that was a difficult one). But the point of Lent is to take time that we usually spend on something other than God, and to redirect it to commune with Him—to spend time in prayer or service or giving. But even if you aren't a follower of Jesus, I would encourage you to meditate on the idea of Lent and to employ these practices in your life. How can we love and lead our families well? I want to answer that by helping you to think about 3 ways that we can help ourselves be better family members and neighbors:

1. Be intentional: Take a break when you need one, but set limits. Plug your phone into the wall and walk away. Go and spend time with your family apart from electronics. Learn how to reconnect to the people in your life.
2. Eat together: Having a meal with another person is an intimate thing. It is a time of togetherness and vulnerability that form deep bonds. Remove the distractions and make time for as many meals with your loved ones as possible each week.
3. Love your neighbor: Think beyond your walls. Look for opportunities to be helpful and kind. Practice hospitality and model selflessness for your children and the children around you.

A couple of reminders about our weekly services and events:

- Open Gym 7:00 PM: rotating sports, open to all (Feb-Apr is Pickleball and Volleyball)
- Wednesday 6:30 PM: Bible Studies for all ages—nursery, kids, youth, adults
- Thursday 10:00 AM: Food Pantry is available for those with food insecurity
- Sunday 9:00 AM: Sunday School for all ages
- Sunday 10:15 AM: Family Worship

If you can think of other ways that we can help your family, please let me know. We want to be a blessing to you and your family.

Pastor Daniel
pastordaniel@southernhillsbc.com
661-965-9212



EVENTS IN SIOUXLAND

- February 6th** – Sioux City Musketeers vs. Sioux Falls Stampede / Tyson Event Center / 7:30pm
- February 6th** – Kids Night Out: Pizza, Pottery & Movie / Pickled Palette / 6–8pm
- February 7th** – The OffSpring / Tyson Event Center / 7:30pm
- February 7th** – Sioux City Symphony – For the Love of Shakespeare / Orpheum Theatre / 7:30pm
- February 7th** – Steins & Vines / Sioux City Convention Center / 12:00pm
- February 7th** – Sweethearts & Alpaca Art / Pickled Palette / 10:00am – 12:00pm
- February 11th** – Galentine’s Paint & Sip / Oscar Carl Vineyard / 6–8pm
- February 12th** – LaunchPad’s 101th Birthday Lets Glow Party / 5–7pm
- February 12th** – Bubbles & Besties Single Rooftop Social / The Crown Rooftop / 6–8pm
- February 13th** – Galentine’s Paint Party / Pickled Palette / 6–8pm
- February 13th** – Three Dogs Night / Orpheum Theatre / 7:00pm
- February 14th** – Sioux City Musketeers vs. Omaha Lancers / Tyson Event Center / 6:05pm
- February 14th** – Dusty Slay: The Neighborhood Guy Tour / Hard Rock Anthem / 8:30pm
- February 14th** – Wicked for Good Daddy Daughter Dance / Sgt. Bluff Community Center / 6–8pm
- February 15th** – Sioux City Musketeers vs. Cedar Rapids Rough Riders / Tyson Event Center / 3:05pm
- February 15th** – Glass Fusing Day / Pickled Palette / Class Times Online – pickledpalette.com
- February 20th** – Turnpike Tributedours / Hard Rock Anthem / 8:00pm
- February 20th – 21st** – The Bomgaars PRCA & Bailey Pro Rodeo / Tyson Event Center / 6:00pm
- February 21st** – Casey Donahew / Hard Rock Anthem / 8:00pm
- February 22nd** – Stoneware Sunday / Pickled Palette / Class Times Online – pickledpalette.com
- February 24th** – The Black Jacket Symphony presents Pink Floyd’s The Dark Side of the Moon / Orpheum Theatre / 7:30pm
- February 27th** – Sioux City Musketeers vs. Fargo Force / Tyson Event Center / 7:05pm
- February 28th** – Sioux City Musketeers vs. Fargo Force / Tyson Event Center / 6:05pm
- February 28th** – Back in Black: AC/DC Tribute Band / Hard Rock Anthem / 8:00pm

For more events around Siouxland, visit exploresiouxland.com/events

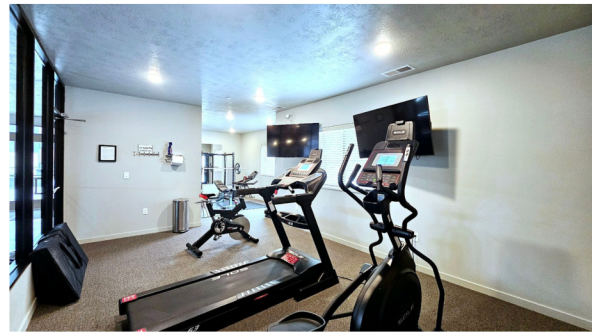


48 SOUTH NIGHT AT CONE PARK
THURSDAY, FEBRUARY 12TH / 6:00 – 9:00PM
RSVP by Friday, February 6th

FITNESS CENTER

NEED A LITTLE SWEAT? WE GOT YOUR COVERED.

The 48 South fitness center is open 24/7 and available FREE OF CHARGE to all tenants. Our fitness center is located in the clubhouse and has a variety of cardio & weight-training pieces.



FRIENDLY REMINDER



A friendly reminder to please pick up after your dogs. If you don't have a plastic bag with you, please use the ones provided around the complex.

It keeps shared spaces and sidewalks clean and pleasant for everyone. Thank you for your cooperation!

CLEANING TIPS



Raise your hand if you find keeping your apartment clean is totally daunting. Or if you stumble upon dust or dirt in spots you totally forget about too often for comfort. We get it. Which is why we included a handy checklist to help you stay on top of how often you should bust out your cleaners and get to work — but there are a few exceptions to keep in mind.

DAILY

- Make the bed
- Rinse the bathroom sinks
- Dishes / Unload dishwasher
- Wipe down countertops & cabinets
- Wipe down stovetop
- Laundry (as needed)
- Squeegee shower walls

MONTHLY

- Vacuum vents
- Dust & clean fans & light fixtures
- Dust blinds
- Clean vacuum by washing party & replacing bags
- Clean oven
- Soak & scrub stovetop burners & grates
- Descale coffee maker
- Clean windows / dust ledges

WEEKLY

- Sweep / Mop kitchen floor
- Clean the microwave
- Sanitize sponges
- Wipe down fridge shelves
- Wipe front of cabinets
- Scrub the bathroom sink, toilet, bathtub/shower
- Spray the shower curtain liner with disinfectant
- Wipe down mirrors
- Dust furniture
- Empty all small trash cans
- Toss expired food
- Clean pet bowls

SEASONAL

- Clean out freezer
- Wipe down baseboards
- Wash pillows & comforter
- Spray & vacuum mattresses
- Clean & freshen drains
- Change out filters
- Wash shower curtain liner
- Clean dishwasher & laundry machine by running empty loads with detergent

ANY QUESTIONS?

Please call the Property Manager at (712) 941-9225 with any questions or concerns while residing at 48 South.

All maintenance requests can be submitted online through the website 48southliving.com. *Emergency requests* (toilet overflowing, water leaking, other items causing immediate damage to property or tenants) should be reported immediately to Management at (712) 941-9225.