

Lake Crest Homeowners Association Annual Meeting Minutes

February 6, 2006

Meeting began at 7 pm with Andy Patel, David Meredith, Richard Reiss, Rick Franks and Steve Braswell Property manager present. Thirty-five families were represented.

Andy Patel reviewed the budget for 2006 and the actual results for 2005. Homeowners dues collected in 2005 were \$240,000, rental fees were \$4,000 and compliance letters fees were \$1,500.

The Nominating Committee recommended Rick Franks, Andy Patel, Jennifer Breland, Jeff Thompson, Tom Stansbury and Mark Williams. David Nickell withdrew his name on the voting ballot leaving Mary Nickell, Mike Lunsford, Henry Cook, Ed Majewski and Jared Briskin as other candidates.

Rick Franks reported that each committee will have a Board member to serve as liaison to the Board. These committees are:

- Activities/Communications
- Finance
- Lake
- Landscaping
- Legal
- Pool/tennis court

Several of these committees have no members and Rick Franks asked people to sign up and help.

The new Board will be charged with reviewing the current covenants and developing a set of covenants which can be enforced as well as establishing a policy for violations. In addition the current pool situation will be reviewed.

In 2005 the Board accomplished;

- -Replacing the fountain lights
- -The pool was resurfaced and pool furniture was replaced
- -The fence around the pool was replaced
- -Clubhouse was repainted and the furniture was replaced
- -Landscaping was improved at the three entrances and the dam landscaping was replaced on the 150 side
- -New four way stop signs were established at Lake Crest Drive and Lake Crest Circle

In 2006 the Board will:

- -Replace the light at all the entrances
- -Awtrey will dredge the shallow end of the lake
- -The streets should receive the final cap by the end of March
- -New security measures will be established at the pool to keep out non-residents
- -The Board will take over the ARC responsibilities by the end of 2006

The meeting was opened to questions. Only two questions were asked.

Is it possible to establish two levels of dues those who use the pool versus those who do not use it?

Some streetlights are bright can they be dimmed?

Residents were asked to vote for Board Members and the meeting was adjourned at 8pm.