



Lake Crest News

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From the President

TAKE PRIDE IN YOUR NEIGHBORHOOD.

It seems as if we did not have much of a winter with the mild weather. Our Lake Crest pool looks the best it has in several years with the new resurfacing work that was completed about one month ago. I hope you and your family will notice the improvements and enjoy using our pool this summer.

I would like to remind every homeowner, the Hoover Police is in our neighborhood and can be at different times of the day. Just this morning, I saw two motorcycle officers on Lake Crest Drive. Please obey the speed limits and come to a complete stop at the stop signs. Several tickets have been issued and you don't want to be the next one who could be given a ticket for speeding or not stopping at a stop sign.

At our last Homeowners meeting, one of our neighbors told us he would like to thank both the ARC and Board for the improvements that have been made in Lake Crest. It takes all of us to improve our neighborhood. If you happen to get a letter about a Covenant violation, please correct the violation or call if you have any questions. Our Covenants are there to help Lake Crest to be a beautiful place to call home.

I hope all of you have a wonderful summer with safe traveling. Please try to attend our next Homeowners meeting on June 4th. Your Board welcomes any comments or questions you may have that can help us improve Lake Crest.

Rick Franks
President
Lake Crest Homeowners Association

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LCHOA Committee Chairs:

The following are the LCHOA committees and their contacts. If you have suggestions or concerns, or would like to serve on a committee, please contact the appropriate Chair.

Communication & Neighborhood Activities

Tricia Farris - Newsletter
979-5872
plfarris@bellsouth.net

**Elizabeth Woodfin -
Activities**
988-8850
ewoodfin@bellsouth.net

Lake

Jeff Thompson
444-9043
jstbuild@aol.com

ARC/Covenant

Charlie Conklin
987-0144
conklin@sentryheating.com

Pool

Be a courteous neighbor

When walking your dog,
please make sure to
remove and properly
dispose of any waste.



Architectural Review Committee

With the onset of warmer weather, many Lake Crest residents are working in their yards and making home repairs. The Lake Crest ARC encourages homeowners to review the Covenants and Rules and Regulations for information about yard maintenance and repairs or changes to the exterior of a home. Many of you are aware that when you start a project that changes the look of your yard or home, it has to be approved by the LCHOA ARC. The Covenants and Rules and Regulations, which are being developed by the ARC to supplement the Covenants, can be found on the Lake Crest HOA website at www.lakecresthoa.com, along with forms to request ARC approval.

The LCHOA ARC appreciates everyone's efforts in abiding by our Covenants and Rules and Regulations. Your continued support will assure premium property values in the Lake Crest neighborhood for years to come.

Lake Crest ARC

PPM To Monitor Covenant Compliance

The Lake Crest HOA has contracted with Premier Property Management (PPM) to aid in the management of covenant violations in the Lake Crest community. PPM is an experienced management company specializing in homeowner association management. PPM manages seven subdivisions containing approximately 3,000 homes in the Hoover area.

Representatives of PPM will ride through the neighborhood on a monthly basis to determine which properties are out of compliance with the covenants. These property owners will receive letters from PPM citing the nature of the violations. Each violator will be given 15 days to correct the violation. If the violation is not corrected within the 15 day period, the LCHOA will assess a \$100 fine. This policy has already been communicated to all homeowners.

The contact for PPM is:

Rian Wright
Association Manager
Premier Property Management
Office (205) 403-8787
Fax (205) 403-8758

The LCHOA encourages all residents to be cooperative in the effort to get out neighborhood in "tip top" shape. In the long term it will improve the look of the neighborhood and will increase property values. Thank you for your cooperation.

If you have a change in your e-mail or other contact information, please notify the Lake Crest Property Manager at lchoa@bellsouth.net. To ensure that the newsletter and other communications from your Lake Crest Homeowners' Association are not blocked as spam, please add lchoa@bellsouth.net to your list of contacts.

Lake Crest Pool Opens May 5th With Pool Party

The Lake Crest Pool will open for the summer on May 5th with the annual Pool Party. Hamburgers and hot dogs will be served from Noon—3 p.m. with live music by Matt Hill and Sean Bunn.

Residents will see several changes and improvements in the pool this season. Work has been completed on a new upper pool deck. The deck is furnished with tables and chairs which will provide an additional shaded seating area. New security cameras have been installed to monitor the pool area and the clubhouse. The pool was also resurfaced this spring. The new surface, coupled with the improved filtration system that was installed last summer will greatly improve the appearance of the Lake Crest pool.

For the 2012 swimming season, both the pool gate and pavilion gate will be equipped with a lock that requires a code for entry. Letters containing the code were sent in late April to all homeowners who are current on their HOA dues and have no outstanding covenant violations. If you did not receive a letter, please contact the LCHOA Property Manager at lchoa@bellsouth.net.



LCHOA
Property Manager:

Jody Northcutt

Please submit neighborhood questions or concerns to **Jody** by one of the following methods:

Mailing Address:
Lake Crest Clubhouse
581 Lake Crest Drive
Hoover, AL 35226

Phone:
205-987-9392 (office)
205-296-4876 (cell)

Email:
lchoa@bellsouth.net

In Writing:
There is a locked mailbox next to the pool gate.

CLUBHOUSE RENTAL

The neighborhood clubhouse is available for your use. The rental cost is \$60 plus a \$150 damage cleaning deposit. If the clubhouse is left as clean as at the start, the deposit check is torn up. The \$60 is non-refundable if the homeowner cancels. If you are interested in renting the clubhouse, please call **Jody** at 987-9392.

The pool is not part of the clubhouse rental nor can the pool be reserved.

Drive Safely on Lake Crest Streets



Speeding continues to be a problem within the Lake Crest neighborhood. The Hoover Police have been patrolling the neighborhood and writing tickets for those who violate the posted speed limit signs or fail to stop at stop signs.

Cars parked along the street can interfere with visibility. Whenever possible, please ask your guests to park in your driveway and ask yard maintenance and repairmen to park as close to the curb as possible, not blocking an intersection.

School will soon be out for the summer and our children will be playing in their yards and walking or riding bikes on the sidewalks. Please be on the lookout for them and use extra caution when driving.

By law, golf carts are not to be driven on public streets unless equipped with a license plate, head lights, tail lights and a rearview mirror. The driver must have a valid driver's license, or have a permit, and if 15, be accompanied by a licensed driver, 21 or over.

Annual Yard Sale on May 19th

The annual Lake Crest Neighborhood Yard Sale is coming up! On May 19th there will be signs and balloons at all three neighborhood entrances to attract people. If you are going to participate, please put a red balloon on your mailbox and a sign in your yard that day. We will have advertisements in the Birmingham News, on Fox 6 News, Craig's List, and hopefully in Birmingham Parents' magazine and some church bulletins.

Please participate and help us make this year's the biggest ever! Contact Sarah Irvine with any questions at cvrn78@aol.com.



Mark Your Calendar

- May 5 Annual Lake Crest Pool Party.** Celebrate the opening of the pool with hot dogs, hamburgers, and live music. Noon—3 p.m.
- May 12 Lake Crest Ice Cream Social.** Join us for Ice Cream at the Clubhouse from 3—5 p.m..
- May 19 Lake Crest Neighborhood Garage Sale.** Please put a red balloon on your mailbox and a garage sale sign in your front yard. LCHOA will place an ad and put signs out at each entrance. For more information, contact vrn76@aol.com
- June 4 Lake Crest Homeowners' Association Meeting.** Lake Crest Clubhouse. 7 p.m.

Mailbox Questions????

Different areas of Lake Crest have different styles of mailbox post and different requirements for numbers and paint colors. Please refer to the Lake Crest HOA website, www.lakecresthoa.com, for information regarding paint and the proper address number styles and plaques. Address plaques, numbers and paint are available from Bluff Park Hardware, 597 Shades Crest Rd., telephone 205-823-1953. If you need assistance with mailbox repair, contact Jody Northcut at 205-987-9392 or e-mail the Lake Crest ARC, arc@lchoa.com.

