



Lake Crest News

LCHOA Officers and Board of Directors:

President**Janie Bryant**

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tonishrader@gmail.com

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feevbee@mac.com

Board Member**Charlie Conklin**

cconklin@sentryheating.com

Board Member**Lee Hood**

leehood5@gmail.com

Board Member**Lisa Hoyle**

hoyle@lakecresthoa.com

Board Member**Babs Petelos**

bpetelos@charter.net

Board Member**David Schneider**

schneider@lakecresthoa.com

Board Member**Mark Williams**

yeabama1@yahoo.com

From the President

Happy New Year Lake Crest neighbors and friends! I hope this note finds each of you off to a strong start toward your 2015 goals, whether that includes being more productive or learning to relax a little. One of my resolutions is to have more "fun" and do a little exercising to build muscle mass... those are not off to such a great start (ha).

It was wonderful to see some of you at the Lake Crest Homeowners' Association Annual meeting. If you were unable to attend, the minutes will soon be posted on the Lake Crest HOA website. As a neighborhood, we accomplished quite a bit last year, not to mention we fought to preserve our children's status at Gwin Elementary and then moved on to another big project of working with Signature Homes to ensure Magnolia Grove development goes as smoothly for our neighborhood.

In 2015 we are planning to update the clubhouse with new flooring and paint, as well as refreshing our dated cabinetry. We have contracted a new landscaping company, Nature Scape, and expect to save the neighborhood around \$30,000 in the span of a year. We have also contracted a new management company, McKay Management, to do our compliance ride throughs. Both of these companies provide their services to Ross Bridge and The Preserve. Hopefully these changes will be a positive move regarding the quality of services provided, as well as being fiscally responsible and saving our neighborhood a substantial amount of money.

As always, please let me know if there is anything the board and I can do and do not forget to reach out to a neighbor who may need a kind word or a helping hand. I wish each of you a New Year filled with lots of love, peace and joy!

Best Regards,
Janie (Neal) Bryant
janiebryantlchoa@gmail.com
205-948-8844

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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
plfarris@bellsouth.net

Elizabeth Woodfin - Activities
ewoodfin@bellsouth.net

Lake

Jeff Thompson

jstbuild@aol.com

ARC/Covenant

Tricia Farris

Pool



More information about community events, the Lake Crest

Covenants and Rules and Regulations, and forms to request ARC approval are available on the Lake Crest HOA website:

www.lakecresthoa.com.

Welcome New Board Members

Congratulations to Charlie Conklin and Mark Williams who were elected to the Lake Crest Homeowners' Association Board at the 2015 Annual Meeting. Many thanks to Brian McCarthy who is completing his term on the board and to former member Leslie Horton for her contributions.

Many of the amenities we enjoy here in Lake Crest are due to the efforts of our volunteer board and committee chairs. There are many opportunities for residents to become involved— from attending HOA meetings to helping with our annual pool party and children's events. Currently there are several openings for members on the Architectural Review Committee (ARC.) If you would like volunteer in any capacity, please contact HOA President Janie Bryant at janiebryantlchoa@gmail.com.

2015 HOA Dues

Notifications for 2015 Lake Crest Homeowners' Association dues were mailed to homeowners in early January and are now due. If you did not receive a copy of this dues' notification, please contact Lake Crest Property Manager Jody Northcutt at lchoa@bellsouth.net or 987-9392. Please be aware that homeowners must be current in their dues to participate in HOA events and elections. Information regarding pool access for the upcoming swimming season will be mailed only to those homeowners who have remitted their 2015 dues and have no outstanding fines.

Thank you to all who sent in the form to update their contact information. It is important that we have up-to-date information on hand so we can make sure you receive your newsletter and other communications. If you have not yet done this, please contact Jody Northcutt.

Architectural Review Committee Reminder

With the first signs of Spring, many homeowners begin to plan changes and improvements to their homes. Please be aware that per the Lake Crest Covenants homeowners must request approval from the Architectural Review Committee (ARC) **before** making any changes to exterior or landscaping of their home. This includes, but is not limited to, improvements such as re-roofing, window or door replacement, painting, fencing, deck replacement or additions, and landscaping, including removal of any trees. Forms to request ARC approval are available on the Lake Crest HOA website, www.lakecresthoa.com and should be submitted to Property Manager Jody Northcutt prior to beginning any work on the home

HOA Budget Available

A copy of the 2014 HOA Budget as presented at the Annual Homeowners' Meeting is available for review on the LCHOA website under the Board Minutes tab.

Magnolia Grove Update *by Janie Bryant*

The new subdivision behind Lake Crest is progressing quickly, as I am sure you have noticed. I attended the Planning and Zoning meeting a few weeks ago and the construction phase of Magnolia Grove (Phase #2) was approved by the City Council. Lake Crest representatives have met with Signature Home's developers, Richard Johnson II and Jonathan Belcher, on multiple occasions and they seem eager to work with us to make this a smooth transition for all those impacted by new development. Lake Crest representatives had an initial meeting with them the week before Christmas and we were pleased with their reassurances. However, we wanted homeowners to feel the same assurances, so we invited them to our Lake Crest Annual Homeowner's Meeting on February 2, to hold a question and answer session with homeowners.

As Lake Crest has lower elevation than the new development, our lake receives runoff from their development, so this is where Lake Crest's main concern lies. Signature agreed to provide our lake and dam with a bond for \$100,000. Normally the bond would be released when construction has been completed; however, due to our concerns regarding (potential) chemical runoff from yards of new homeowners in Magnolia Grove, Signature has agreed to extend the bond for an additional 12 months.

Our pond and lake are continually being monitored by Spectrum Environmental, a company contracted by Signature Homes, to protect interests of both parties. A.D.E.M. (Alabama Department of Environmental Management) is also monitoring the development and the impact it has on surrounding areas.

Developers from Signature were at our homeowner's meeting and answered the questions of homeowners. The minutes from the Annual Meeting will be posted to our Lake Crest HOA website. We also have the plot plan, bond and scope of work on file in the Lake Crest office, if anyone would like to see it. I have responded to many homeowners' emails regarding Magnolia Grove, but please feel free to reach out to me if you have any further questions and if I do not know the answer, I will do my best to find it. Please watch for email blasts and Facebook posts for updates prior to the next HOA meeting.

No Solicitation Allowed

"No Solicitation" signs are posted near the entrances to our neighborhood. The purpose of these signs is to discourage those who go door-to-door selling items, as well as those who place flyers, magnets, business cards, etc. on mailboxes in Lake Crest. Often items are taped to the mailboxes and the tape leaves residue or damages the paint when removed.

If you see someone going door-to-door soliciting business in our neighborhood, please call the Hoover Police Department. They have said they will come out and ask the person to leave. If you see someone placing flyers or other materials on mailboxes, please let them know that this is a "No Solicitation" neighborhood. If you receive a flyer, etc., please call the company and let them know that such advertising is not welcomed in our neighborhood



Jody Northcutt

Please submit neighborhood questions or concerns to 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.

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

Mailbox Maintenance

It has been over two years since the HOA asked homeowners to make sure their mailboxes were in compliance with the Lake Crest Rules and Regulations and many mailboxes and posts are showing need of maintenance. If your mailbox is in need of a touch up, please refer to Rule 4 of the Lake Crest Rules and Regulations, found on the Lake Crest website, for the proper paint colors according to your section of Lake Crest.

Annual Lake Crest Yard Sale

Save the date! The annual Lake Crest Yard Sale has been scheduled for Saturday, June 13. Each home participating in the yard sale sets up its own sale in its driveway or garage. The Lake Crest Homeowners' Association will place ads in local publications advertising the sale and will place signs at the entrances to Lake Crest. It's a great way to recycle unwanted items and clean out your attic and garage. Look for more information to be posted closer to the sale date on the LCHOA website and on our Facebook page. If you are interested in helping coordinate the event, please email Jody Northcutt at lakecresthoa@bellsouth.net.



Join Us on Facebook

The Lake Crest Homeowners' Association is on Facebook! We have set up a closed Facebook group for Lake Crest residents to share information of interest to other neighbors. To join the group, type Lake Crest Homeowners' Association into your Facebook search box. When you reach the page, you will see a prompt that enables you to ask to join. We have three page administrators—Janie Bryant, Tricia Farris and Amy McCarthy—so your request should be approved quickly. By making this a group that requires authorization to join, we hope to protect the privacy of residents and minimize the amount of outside spam.

We hope that you will find this a convenient way to receive HOA news and to communicate information of interest to your neighbors. We ask that you keep all posts and responses pleasant and constructive. We will continue to send out the Lake Crest News six times per year and will also post information on the Lake Crest website, www.lakecresthoa.com.

Be a Good Neighbor

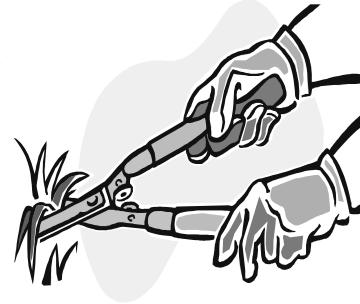


One of the most frequent complaints to the Lake Crest HOA involves homeowners who fail to pick-up after their pets when walking them. **Please remember to immediately clean up after your pet.** Take along a baggie with you to pick up waste and then dispose of it properly. Also, when walking your dog in our community, please remember that it should be leashed. Thank you for your cooperation!

Limbs and Landscape Debris

As the weather begins to warm, many residents will begin trimming crape myrtles and other shrubs and trees. If you hire a landscape contractor, please ask that they haul away any limbs. Trimmings that are placed curbside for pickup should not block the sidewalk or street.

Please note the following information from the City of Hoover's website, www.hooveral.org, regarding pickup of limbs and landscape debris:



To be added to the list for a special collection, contact Allied Waste at 205-923-1650, City of Hoover Public Works Department at 205-444-7543 or submit online. Crews on the garbage trucks can sometimes gather small piles of limbs but in most cases it is best to inform us. Only debris generated by the homeowner will be collected. It is the responsibility of hired landscapers, tree services, roofers, remodeling companies, etc. to remove any materials/debris generated by their crews.

Volunteer Opportunities for Lake Crest Youth

In 2014, we began offering select community service opportunities to youth in our neighborhood. Now we are expanding the list of opportunities in 2015 to include, but not limited to:

- Collecting trash around trails
- Collecting trash around lake
- Compile a list of shut-ins who live in neighborhood and need help (trash, baked goods, visiting, etc.)
- Assistance at Lake Crest functions (i.e.- Halloween parties, Back-to-school party, etc.)
- Cleaning around Club House (storage areas, etc.)

If you would like for your child/teen to assist in one of these opportunities, please email Jody Northcutt, property manager. When community service has been completed, we will send an email with details (date & number of hours) of community service performed for your records.

If you know of any neighbors who are elderly and/or in need of help, please email Jody Northcutt with this information and we will add them to a list.

Mark Your Calendar

- Daylight Savings Time begins - March 8
- Homeowners' Association Meeting - April 6, 7:00 p.m., Lake Crest Clubhouse
- Hoover Hazardous Waste Day - April 25, 8 a.m. to Noon, Hoover Met