

LAKE CREST HOMEOWNERS MEETING
March 6, 2017

Meeting called to order 7:00P

BOARD ATTENDEES:

Charlie Conklin, President

Mark Williams – Vice President

Toni Shrader – Secretary

Felicia Brewer

Lamont Rothrock

Miguel Vilchez

Jody Northcutt – Property Manager

2016 OLD BUSINESS:

- New Key FOB system – success
- Clubhouse/pool area completed with facelift
- Walking trail is complete
- Cameras added to pavilion and parking lot and playground
- Sod added to entrance of Preserve Parkway and Lake Crest Dr.
- Wood chips replaced on playground
- Food Truck – success! No cost to association

2017 FUTURE PLANS:

- Long term evaluation planning for neighborhood & reserve study
- New pool furniture ordered for 2017
- Replace parking lot lights to LED
- New landscaping for Dam and sod
- Check on replacing or repairing lake fountain (could cost as much as \$30,000 to replace)
(Is it worth it? Is this something we want to spend that much money on? To be discussed)
- Add LED light to bridge and area on nature trail
- Decorative post ordered for speed limit signs throughout neighborhood for ones without
- Food Truck – great addition for community involvement

FINANCIAL:

- Outstanding dues - \$69,374
- By March 20, all collections will be turned over to collection attorney with late fees attached
- Went over budget for renovations but should be able to save for reserve this year
- Pool furniture alone was \$30,000 expense
- \$40,000 approximate was used for maintenance and renovations in this past year
- \$43,000 left in reserve now

NEIGHBORHOOD SURVEY RESPONSES (top)

- Total responses 146 out of 600+ homeowners in neighborhood
- Gates added to entrances (cannot do because roads belong to City of Hoover)
- Gym
- Larger pool or second pool (cannot enlarge due to Pavilion being built so food could be allowed)
- More street lights (has to be added next to a transformer)
- Tennis Courts
- Add cover and lights to Playground (in discussion)

ACTIVITIES:

- Pool Party – May 20
- Pool opens first weekend of May
- Annual Yard Sale – June 10 – we will run ads on Facebook and pose in community trading sites

ARC REMINDER:

- Need request on file for any work done to property, for example, new roof, landscaping projects, painting of outside (even if same color), cutting down trees, etc.
- All documentation for requests are posted on the web page
- Cracks in sidewalk are responsibility of City of Hoover – notify Jody of specifics and we will call City of Hoover
- NO TRASH OR LIMBS on the sidewalks – all landscape companies must take their debris when they leave – if you do your yardwork, place at edge of curb and City of Hoover will pick up

HOMEOWNER CONCERNS:

- Need access from playground to pool restrooms (cannot at this time due to pool liability)
- Open pool early hours a few times a week for adult swim for laps, etc. Have this designated for adults only (being discussed)
- Basketball goal on lot (being discussed)
- Concerns from several lake homeowners with pumps concerning pulling water from lake (further discussion and research is being done on this)

Meeting Adjourned 8:40pm