



# Lake Crest News

## A Note From the President

LCHOA  
Board of Directors

President  
Rick Franks  
444-1400  
rickfranks@bellsouth.net

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Andy Patel  
682-7424  
andyandpriya@yahoo.com

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Jeff Thompson  
444-9043  
jstbuild@aol.com

Secretary  
Jennifer Breland  
823-9264  
jbreland@uab.edu

Board Member At-Large  
Tom Stanbury  
739-0636

Awtrey Project Manager  
Jack McDuffie  
266-4403

Fellow Neighbors:

Fall is now upon us as the days are beginning to get a little shorter. The year of 2006 will be gone very soon. We will have one more Board Meeting for 2006 and it will be held on Monday, November 13, at 7 p.m. I would encourage you to attend. Please also consider getting involved in any of our committees. We are always looking for volunteers. If you have interest in placing your name on the ballot for a Board position, please advise any of the Board members. Our Annual Meeting and Election of Board Members will be held in February. A notice about the meeting date will be sent toward the end of the year.



You may have noticed the level of our lake has steadily been decreasing over the last two or three weeks. The lake is being lowered for dredging on the upper end due to silt build-up over the last few years. Most of the silt is from runoff water from construction during the building of new homes in Lake Crest. Once dredging is complete, around the end of October, we plan to meet with Apple Development (developer of The Grove) to arrive at an agreement on the level of our lake. Apple Development has agreed to have a bond in place during construction of The Grove, to protect Lake Crest against any silt build-up in our lake.

Speaking of The Grove development, you may have noticed it is moving forward. Approvals from Jefferson County and the City of Hoover have been reached. Scheduled completion for the 180-acre development, located between Lake Crest and the Pinewood subdivision, is expected in mid-2008.

The Board has approved the construction of a new pavilion. The pavilion will be constructed in the open area between the pool and tennis court. It will feature a steel structure to match the look of the clubhouse and include a shingled roof and concrete floor. Sturdy rubberized picnic tables will be installed under the pavilion to provide a place to eat when visiting the pool or during a picnic. Gas grills will be off to the side. This project should be completed within the next three months.

We have purchased new Christmas decorations, which will be installed after Thanksgiving. They will include lights for the roof of the clubhouse and new decorations at each entrance to the subdivision. Your Board continues to make Lake Crest an enjoyable place to live and enhance the value of all our homes.

As I have mentioned before, please get involved and help us continue to make improvements for Lake Crest.

Rick Franks  
President

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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

Michelle Berg - Newsletter  
824-5366  
mlberg@bellsouth.net

Rona Hutchison - Newsletter  
267-5855  
rona\_hutchison@yahoo.com

Jennifer Breland - Website  
823-9264  
jbreland@uab.edu

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

Starla Wilkins - Children's Activities  
823-7127  
starlawilkins@bellsouth.net

Finance

Vacant

Lake

Jeff Thompson  
444-9043  
jstbuild@aol.com

Legal/Covenant

Mike Lunsford  
982-8361  
mrl@phm-law.com

Pool/Tennis Courts/Clubhouse

Charlie & Pam Conklin  
987-0144  
charliepapabear@aol.com

## Covenant Corner

Unightly homes and deteriorating conditions are ongoing problems that are reported to the LC Board and Property Manager. The existing LC Covenants, developed by Awtrey, are under revision. The Board has determined that there are some covenants that are unenforceable. A committee has been formed, but new members who would like to help with the task are encouraged to call Chair **Mike Lunsford** at 982-8361.

The committee will work in conjunction with the LC Board to identify those covenants that are enforceable, consult with the LC attorney, and advise residents of the revised covenants and penalties for those not in compliance.



## Neighborhood Association

On January 1, 2007, the Architectural Review Board and its responsibilities will be handed over to the LCHOA Board of Directors. A committee is needed to assist in the review and approval of submitted plans for changes and upgrades to homes in the neighborhood. The Board would like this committee to include residents who have expertise in the areas of construction, architectural design, etc.

If you or someone you know in the neighborhood would be willing to help with this committee, please let a Board Member know.

Elections for New Board Members coming in early 2007.  
To get your name on the ballot, contact a current Board Member.  
Committee Members/Chairs are always needed. Contact the appropriate Committee Chair.

## Please Note

The posted speed limit within the neighborhood is 25 m.p.h. This speed limit is not set by the neighborhood; it is a city issue. So, if you notice speeding in the neighborhood, please call the Hoover police department, not the LC Property Manager.



The November Board meeting will be on November 13, at 7 p.m., the second Monday of the month. Board Meetings are usually held every other month, on the first Monday of the month. Homeowners are encouraged to attend the meetings to raise concerns or to just listen.

Some of you may have noticed a sewer smell at the entrance to Lake Crest. According to the Jefferson County Sewer Department, the smell comes from one of two pumping stations in the area. One is below the lake dam and the other is near the Hwy. 150 and I-459 interchange. The men in the pumping station maintenance departments have been asked to use deodorizers to help kill the smell. If you notice the smell in the future, please call the sewer hotline at 942-0681 and ask them to deodorize the wet well.

# Communications Committee

Those who have their e-mail registered in the directory have received occasional e-mail blasts from the Board for issues of immediate importance (safety concerns, pool closing due to vandalism, etc.). For those who would like to receive these notifications, please send your e-mail address to Jennifer Breland [jbreland@uab.edu](mailto:jbreland@uab.edu).

If you believe your e-mail address is on file, but haven't received any e-mail blasts, please resend your e-mail address to

verify the correct one is on file.

The Resident Bulletin Board is up and running on the web-site. Residents are able to post topics in four different categories – LC Board Announcements, for information the Board wants to share; Resident Services, for babysitting, lawn mowing, car washing, etc.; Buy and Sell; and a General Discussion/Message Board.

Adding a post to the Bulletin Board requires your user-name and a password. So join the discussion or start one of your own.



# Delinquent Dues

The following Homeowners are delinquent on their LCHOA dues. In addition to the dues, these Homeowners have incurred a \$100 late fee for not having their dues paid prior to April 30<sup>th</sup>. Their names have been turned over to the HOA attorney:

Name: Finnley, Glenn  
Address: 4808 Wood Springs Lane  
Owes: \$580.00

Name: McLaughlin, David  
Address: 4785 Red Leaf Circle  
Owes: \$1,060.00

Name: Sherdan, Thomas  
Address: 5045 Lake Crest Circle  
Owes: \$580.00

Name: Smith, Randall & Wanda  
Address: 859 Bear Trace  
Owes: \$580.00

# Pool Committee

The pool closed on September 10 for the season. During the previous few weeks there were not many people using the pool, thus the change in the pool's close date.

Hiring the weekend security guard worked well. Because

of the new check-in system to verify only LC residents were using the pool, the pool was less crowded. The overall average hourly attendance at the pool on the weekends, per the security guard, was 23 people.

## Alabama Government Issues

If you need assistance with state issues or want to speak with the state representative for the Lake Crest community, contact Representative Paul DeMarco at (205) 314-7909 or via e-mail at [paul@pljpc.com](mailto:paul@pljpc.com)

# Finance Committee

The LCHOA is financially sound. All expenses are in line with the approved budget. To see a copy of the financial statements, please contact Steve Braswell, property manager.

LCHOA  
Property Manager:

Steve Braswell

Please submit neighborhood questions or concerns to Steve 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](mailto: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 \$35 plus a \$150 damage cleaning deposit. If the clubhouse is left as clean as at the start, the deposit check is torn up. The \$35 is non-refundable if the homeowner cancels.



LAKE CREST HOMEOWNERS' ASSOCIATION

581 Lake Crest Drive  
Hoover, Alabama 35226  
Phone: 205-987-9392

## Activities Update

About 50 people attended the Beer, Bingo and Buffalo Wings event on August 19 and agreed this needs to become an annual event. Guests enjoyed mild, hot and extra hot wings with a variety of dipping sauces, and veggie and cheese tray offerings. About 30 people played bingo and winners received great prizes.

The Pumpkin Decorating on October 14 was great fun. Children brought their own pumpkins and were able to create designs with stickers, paint, yarn, markers, pom poms, glitter, clay, pipe cleaners, and more. Making festive pictures and turning suckers into spiders were also offered. The children enjoyed snacks and listened to Halloween stories.

## Upcoming Activities

Mister Potato Head returns for the 3<sup>rd</sup> Annual Chili Cook-Off November 19. Details for contestants will be found on the website in early November. For those who want to be part of the tasting fun, you are invited to the clubhouse from 2-4 p.m. Pictures from last year's event can be found on the website.

The annual LC Christmas Party, complete with a game of Dirty Santa, will be on December 12,

from 7-9 p.m. This evening of fun, for adults only, will include appetizers, desserts, and beverages.

A new event this year for the neighborhood children is Gingerbread Decorating on December 2, at 10 a.m. in the clubhouse. Please R.S.V.P. to [lchoa@bellsouth.net](mailto:lchoa@bellsouth.net) so each child has something to decorate. Watch for banners at each neighborhood entrance announcing details of the events. More



information can also be found on the LC website or call Elizabeth Woodfin at 988-8850 for more details.

If you are interested in joining the Activities Committee or have ideas for future events, please contact Elizabeth Woodfin at [ewoodfin@bellsouth.net](mailto:ewoodfin@bellsouth.net) or 988-8850, for adult events or Starla Wilkins at [starlawilkins@bellsouth.net](mailto:starlawilkins@bellsouth.net) or 823-7127, for children's events.