



# Lake Crest News

## LCHOA Officers and Board of Directors:

### President

**Rick Franks**

president@lchoa.com

### Vice President

**Margo Sitko**

vicepresident@lchoa.com

### Secretary/Treasurer

**Shelly Terry**

secretarytreasurer@lchoa.com

### Board Member

**Stacie Prince**

sprince@lchoa.com

### Board Member

**Toni Shrader**

tshrader@lchoa.com

### Board Member

**Emory McDaniel**

emcdaniel@lchoa.com

### Board Member

**Charlie Conklin**

cconklin@lchoa.com

### Board Member

**Mike Rickman**

mrickman@lchoa.com

## From the President

Winter has passed again and now as we enter Spring, we can enjoy the beauty of this time of year.

Our Lake Crest Homeowners Association Annual Meeting in February was a success with the largest attendance ever. I believe we had over 90 to attend and thanks to all of you who did attend. It is great to see more of our neighbors getting involved and wanting to understand how we can continue to improve Lake Crest.

I would like to give Randy Guttery a special thanks for all of the many hours he and his committee have worked so hard to help us bring our Covenants up to date. As President, I am calling for a Special Meeting on May 9th, 7:00 p.m., for a vote on the proposed changes in our Covenants. The meeting will be held at the Lake Crest Presbyterian Church (same location as our Annual Meeting) for your vote in person or your proxy for the changes.

By April 20th, all Lake Crest Homeowners will be given, by hand delivery to your door, a copy of the proposed changes to the Covenants. Also, on May 7th, Pool Opening Day, Board Members will be available to answer any questions you may have regarding the proposed changes to the Covenants. I urge you to please either return your proxy vote or vote in person at the Special Meeting on May 9th.

Since our last newsletter, we have completed the side walk project. Today, I met with the

contractor who will be placing some dirt and grass seed to finish his work. This is a nice complement to our neighborhood and now our neighbors can stay off the street.

Your Board is continuing to work on our Long Range Plans which includes a new entrance at Lake Crest Drive and Preserve Parkway. I had hoped we could have the new entrance in place by the end of April, however we have not received the bids as of April 5th. I would expect we can have the entrance completed by end of May. The Board is considering other improvements and we will work to make these improvements provided we have the money to fund them. We will not be borrowing any money to fund these projects and also will we leave enough money in our Reserves to make certain there are no shortages of funds.

You will also notice in this newsletter that we will discontinue the printing and mailing of the future newsletters. Future copies will be e-mailed to homeowners who have a current e-mail on file with Jody Northcutt. This will save the costs for printing and postage. We will continue to put the newsletter on our website.

I ask you to please get involved with our neighborhood and help us make Lake Crest an even better place to call home.

Rick Franks,  
President  
Lake Crest HOA

## In This Issue:

Covenant Committee – Pg. 2  
Newsletter Changes

Special Meeting Notice – Pg. 3  
Upcoming Events  
Homeowners' Dues

Neighborhood Notes – Pg. 4

## 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

### Legal/Covenant

*Randy Guttery*  
guttery@charter.net

### Pool

*Charlie & Pam Conklin*  
987-0144  
conklin@sentryheating.com

## Be a courteous neighbor

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



## Covenant Committee Activity

The time has finally arrived for our Association to vote on a Covenant Declaration Amendment and By-Laws Amendment that will provide very needed revisions to both documents. After eight years of work by three Covenant Committees, these documents are ready to deliver to you for review and your vote.

The weekend of April 16th has been selected for distribution of a package that will contain a Special Meeting Notice, a Guide for reviewing the documents, the revisions (and only the revisions) proposed to the Declaration, the proposed revised By-Laws and a Proxy to be used for voting. The Special Meeting will be held May 9th at the Lake Crest Presbyterian Church where the vote will be formally taken and the results announced. We are requesting that EVERYONE return the Proxy form as directed in the instructions. This is of prime importance both to satisfy the quorum requirements and to give everyone a voice in the vote. If you are able to attend the Special Meeting and wish to change your vote, your Proxy will be returned to you at the meeting upon your request.

The 12-member Covenant Committee wishes to assure you that none of the proposed changes in the Declaration create more restriction than is included in the wording of the existing Declaration. The changes are proposed only to make our Covenants and their enforcement more flexible and more suitable to the administration of Lake Crest's 2011 needs. Your Sector Coordinator will hand-deliver the package to your door. Please assist in arranging this delivery and return the proxy, properly signed, at the earliest date possible.

Randy Guttery  
Covenant Committee Chair

## Changes in Lake Crest News

Beginning with the next issue, we will no longer mail copies of the *Lake Crest News* to each home. Homeowners with current e-mail addresses on-file with the LCHOA will receive an e-mail that will allow them to access the newsletter on-line. Changing to an electronic method of distribution will save on printing and postage costs and help provide more timely delivery of the newsletter.

As part of the Covenant revision process your Sector Coordinator should have asked for current contact information, including an e-mail address. If you have not updated your e-mail or other contact information, please contact Jody Northcutt at lchoa@bellsouth.net. Please be assured that we will only use your e-mail address to provide Homeowners' Association communications, and it will not be shared with outside parties.

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.

We will continue to post the newsletter to the Lake Crest website at <http://www.lakecresthoa.com>.

## Special Meeting Notice

Meeting Purpose: Vote on revision of Covenants

Date: May 9, 2011

Time: 7:00 p.m.

Location: Lake Crest Presbyterian Church  
560 Lake Crest Dr.

Please either cast your vote by being present or have your proxy in by Noon, May 9th, to the mail box at Lake Crest Club House.

## Mark Your Calendars for these Upcoming Lake Crest Events

**May 7 Pool Kick Off Party Noon - 4 p.m.**  
Join your neighbors and enjoy hot dogs and hamburgers provided by the LCHOA with musical entertainment by the Matt Hill Band.

**May 22 Kids Ice Cream Social 2 - 4 p.m.**  
Come create your favorite ice cream sundae.

**June 4 Neighborhood Garage Sale 8 a.m. - 3 p.m.**  
Clean out your closets and garage for our annual neighborhood-wide garage sale. We will place an ad in the Birmingham News announcing the sale and red balloons and signs will be placed at each neighborhood entrance on the day of the sale. Participating homes should also place a sign in their yard and a balloon on their mailbox. Please e-mail or call Lynn Franks at rickfranks@bellsouth.net or 444-1400 so she can get a count of the number of families participating.

## Homeowners Dues are Now Due

Invoices for LCHOA dues were mailed January 1, 2011 and are delinquent after April 30<sup>th</sup>. After that date a \$100 late fee will be assessed and any outstanding dues will be turned over to the attorney for collection.

We are accepting Credit Card Payment this year. If you wish to pay your dues using Pay Pal, there is a processing fee of 2.9% plus a \$.30 transaction fee added to your total amount.

Please be aware that per Lake Crest By-laws and Covenants, you are not allowed to vote in neighborhood elections, attend community activities or use the pool, clubhouse, or any of the Lake Crest facilities if you owe past homeowners' dues. Delinquent homeowners will have a lien placed against their homes which must be cleared before selling the homes.



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 \$40 plus a \$150 damage cleaning deposit. If the clubhouse is left as clean as at the start, the deposit check is torn up. The \$40 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.



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**LAKE CREST HOMEOWNERS'  
ASSOCIATION**

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

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## Neighborhood Notes



- ◆ As you begin your spring clean-up and trim bushes and trees in your yard, please be aware that limb and brush removal is not part of regular trash removal. Homeowners should contact the Hoover Public Works Department at 444-7796 to schedule pick-up. Homeowners, please note that it is your responsibility to trim and maintain any bushes that extend over Lake Crest sidewalks.
- ◆ Help keep Lake Crest streets safe. Please obey the posted speed limit and keep on-street parking to a minimum. 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.
- ◆ Many of the mailboxes in our neighborhood are in dire need of TLC. If your mailbox has become rusted, please paint it. If you need mailbox parts, please contact O.I.W. Inc. at (205) 988-3892.