

## Minutes

### LCHOA Officers and Home Owner Meeting

May 24, 2010

#### Present

- Officers  
President Rick Franks, Vice President Margo Sitko, Secretary/Treasurer Shelly Terry
- Board Members  
Continuing Board members Charlie Conklin and Jody Northcutt  
New Board members Brett Hopping, Stacie Prince, Aimee Ramsey, and Mike Rickman
- Association Manager Steve Braswell
- Homeowners 15 in all
- Guests Paul DeMarco, State legislature representative for area that includes Lake Crest and Eddie Barnes, candidate from Bessemer

The president (Rick) called the meeting to order at 7:00 PM and requested that all Board members and guests introduce themselves.

#### Old Business

##### **Discussion:**

Rick noted that Steve Braswell will be moving to Memphis TN in June and Jody Northcutt will be taking over for him. Jody will resign from the Board at that time. Steve presented the financial report. There was some discussion of home owners who have not paid their dues (22 houses). Steve is making ongoing efforts to collect what LCHOA is due.

##### **Action:**

Motion by Margo to accept the financial report., seconded by Brett. Motion passed.

##### **Discussion:**

Minutes were read by Shelly. Rick suggested changing June 7 meeting because the date conflicts with the US Steel rezoning meeting.

##### **Action:**

Charlie made a motion to accept minutes with change of date to June 14, 2010, seconded by Margo. Motion passed.

#### New Business

##### **Discussion:**

Marion, our old pool security guard has passed away.

##### **Action:**

Rick made a motion that LCHOA send a \$100 donation to Marion's church. Seconded by Shelly. Motion passed.

Committees:

As in the past

Communications (newsletter) (Tricia)

Finance committee

Pool committee (Jody and Charlie) need one other person to know about pool. Charlie will be leaving the pool committee.

Lake Committee. Always been Jeff Thompson. Maintained by South Eastern Pond.

Landscape (could fall under ARC)

Legal

Activities committee (Elizabeth)

Covenant committee (Randy)/ARC

Discussion of status of documents for Al Awtrey's signature. Signed is Quit claim deed on one property, Warranty deed on two properties. Al Awtrey still owns the house he lives in and a lot in Oakmere. Al Awtrey would not agree to sign the document change to eliminate the reference to "other developers."

Rick opened floor to homeowners.

Bill Harrington – LCC – concerned about speed of traffic. There was some discussion on asking the police dep't to set up radar from time to time.

Charlie made a motion that the traffic dept be contacted to request a survey. Seconded by Jody.

Suggestion made to include in Newsletter about golf carts not being allowed on our streets. Also reminder that when big debris put on street its your responsibility to keep it on your property and to call the city for removal. Make clear in newsletter if you park on street and there is an accident you will be held liable. Speeding too. Put most serious issues in every issue.

Home owners portion of Meeting adjourned at 8:07 PM

Charlie asked me to check on signs.

Rick called a Board meeting together at 8:20

Delinquent home owners. Hardships...waived late fee but need to pay the attorney fees. As long as paid by May 1 no late fees.

Rick brought up issue of waiver homeowners fee for Board members who not only attend 75% of meetings but be active on other committees. Homeowner dues wouldn't be refunded till year was over. This board ends Jan 2013 (2.5 years)

Margo made a motion that we limit the return of homeowner dues to committee chairs. Seconded by Shelly. Charlie disagrees because it was voted on last year to pay committee members as well as committee chairs.

Covenants and ARC will be one committee. 5

Communication 1

Pool 1

Activities adult 1 Child 2  
Lake 1

Jody's Salary \$2,140 a month plus gas allowance.

Jody to get a postage machine and a fireproof safe.  
Directed Jody to get a price on having an entrance designed for Preserve Parkway. Also to contact Hoover because they cut the electrical wires on Preserve Parkway.

Legally we are incorporated at Lake Crest Residential Association.  
Next meeting changed to June 28<sup>th</sup>.