

LAKEWOOD HOA ANNUAL MEETING

The following is a recap of our annual meeting held Saturday, October 16, 2010, at the Wingate Hotel at Windsor Commons.

In attendance:

2007 Board Members: Carol Gorey, President/Secretary
Steve Young, Vice President

Homes Represented: 34 (either present or by proxy)

Residents Present: Gene & Bonnie Muranko, Beverly Yoap, Ed & Hazel Castellani, Leyse Lowry, RC and Brenda Thigpen, Dan Hall, Steve Young, James & Joan Jacobs, Jim & Stephanie Russell, Richard & Alexandra Arrington, Jim & Cathy Terry, Ernie & Melinda Medina, Debbie Michel, Carol Gorey, Philip Milo, James Dineen, Hazel & John Mulkern, Betty & Joe Iannucci. (Proxies: 16)

Committee Reports:

Treasurer's Report - David Baujan, (read by Carol Gorey in his absence)

Dues are paid by all residents in the amount of \$3208.72. Basically our expenditures for this year were in line with our budget. We did some much needed maintenance on our bulkheads this year, spending \$11,684.76. Balance remaining in the Bulkhead Account is \$22,863.55. Balance in our regular account is \$2,493.68. A copy of the budget was given to all residents who attended the meeting. If anyone would like a copy, please see Carol Gorey.

Social Committee - Brenda Thigpen, Chairman, Melinda Medina, Co-Chairman

Brenda and Melinda reported on our annual garage sale, the Spring Social, Fall Social – which is combined with our Annual Meeting - and the upcoming Christmas Party. They also noted that our Lakewood Dinner Club is very well attended.

ARC COMMITTEE - Ed Castellani, Chairman

Ed reported that there were six Requests for Changes by homeowners to date in 2010. Four of the requests were for tree removal, one was for approval of exterior trim painting, and one for roof replacement. All requests have been approved and

stipulations have been completed or are pending completion. There was one violation for tree removal from 2009 which has not been resolved. Ed also reported that the committee is working to update our Covenants and Restrictions, but in the interim, the present ARC Covenants and Restrictions still apply. The ARC members urge cooperation by all homeowners to keep our positive neighborhood environment.

WEB-SITE COMMITTEE - Ernie Medina

Ernie asked the homeowners that were present, if they are using the web-site and if it was feasible to keep the web-site. The cost to us is about \$65 annually. All agreed that it was a good communication tool and great for accessing copy of the Covenants and all other forms. All agreed that we would continue to maintain the web-site.

LANDSCAPE COMMITTEE

Since receiving Jim Terry's resignation this past year, the maintenance of our two monuments has suffered. Thanks to Patrick and Brenda who have helped with trimming and weeding.

It looks like we have a new committee this year, so we are looking forward to having the best landscaped monuments in Windsor Parke.

WELCOMING COMMITTEE- Ernie Medina

Our welcoming committee had a very quiet year as we had no new residents this year.

NEW BUSINESS;

BULKHEAD MAINTENANCE

At an earlier Board Meeting this year, we discussed the bulkhead maintenance at length. As we were the only community not to address our bulkheads, we felt it was time before they deteriorated any further. I asked Steve Young to take on the project and do the necessary research. Steve did a fantastic job and as a result all pilings were capped in copper, all cap boards were replaced with treated marine cap boards and drainage problems were corrected.

Once project that remains to be done, is to remove overgrowth of trees, etc that are growing out into the lakes behind the Thigpen and Hall properties on both sides of Windsor Parke Drive. Steve is going to approach the golf course to see if they will help with the expense of the project.

PETITION FROM POA

A petition was circulated which we received from our management company regarding our storm water system. Apparently since the construction on JTB, our lakes have been taking on a lot of extra water, silt, etc. and Glen Kernan's lakes eventually flow into ours. The petition was to ask the city for some relief since we seem to be taking the run-off for the whole area. The petition was signed and forwarded.

WINDSOR PARKE INTRUDER

It was brought to our attention by several neighbors recently that there has been an individual approaching residents and asking for money. This Individual is very aggressive and persistent. He has approached one of our neighbors three times over a period of two months. He has also approached other neighbors on Glenhurst Drive and Alesbury Drive. There has been more than one police report. Thanks to the diligence of our residents, we have been able to obtain his license number, car description, name, address and police record. This individual is a convicted felon and we were all reminded to be on alert and keep garage doors down and doors locked. All residents were given his photo and police ID number. If anyone needs a copy, please contact Carol Gorey.

ELECTION OF OFFICERS

A Nominating Committee consisting of Ernie Medina and Carol Gorey, came up with two residents to run for the Board position vacated by David Baujan, our current Treasurer.

The two nominees were:

**PAMELA HALL
LEYSE LOWRY**

An election was held and as a result, we welcome Leyse Lowry as our newest Board member. Congratulations to Leyse!! Also, I want to thank David Baujan, who at the last minute could not attend our Board Meeting due to personal reasons, for a job very well done – first as Board President and then as Treasurer. Thank you so much for your hard work and dedication, David.!

NEW COMMITTEES FOR 2011

ARC: Ed Castellani
Jim Terry
Jim Dineen
James Jacobs
Bill English

SOCIAL: Hazel Castellani
Melinda Medina
Carol Gorey
Cathy Terry
Marge Hahn

WEB-SITE Ernie Medina

WELCOMING; Ernie Medina
Carol Gorey

LANDSCAPE; Brenda Thigpen
Leyse Lowry
Ernie Medina
Jim Dineen
Joan Jacobs

I will be sending out a questionnaire in the next few weeks to everyone. There was some discussion in regard to continuing to hold the Annual Meeting and Fall Social together rather than having the Fall Social in the cul de sac as previous. Also whether we want to continue the Board Meeting at the Wingate or the Golf Club.

Overall - we had a successful and informative meeting. Many thanks to those who attended and those who signed up for committees. If you would like to have your name added to any of the committees, please contact Carol Gorey.

Meeting adjourned at 11:15 am.

Respectfully,

**Carol Gorey, President/Secretary
Steve Young, Vice President
David Baujan, Treasurer**

