

Dear Neighbor,

The Homeowner's Association met on Tuesday, May 28, 2024. Here is a summary of our discussions.

Board Positions Filled

Heather Milharcic is a full time teacher and registered veterinary tech. Heather has lived at Lakemont Farms for 8 years. She has served as: pool monitor; creator of the annual Christmas photo display; and Speaker's Series presenter where she demonstrated CPR for dogs. Heather has two children, two dogs, and looks forward to helping make Lakemont a very desirable place to live.

Lynne Johnson was an elementary school teacher for 25 years, and a member and officer of the Lakemont Board of Directors for 14 years. Lynne created Lakemont's first newsletter and established our first email communication list. Lynne was a part of a group that started the first Social Committee and continues as a member of the current Events Committee and Rules & Regulations Committee. She is the lead hostess for Wine Down Wednesday and Lunch Bunch. Lynne has lived at Lakemont for 29 years.

New Officers Named

Ron Miller was elected Treasurer and Lynne Johnson was elected Secretary at the Board's Executive Session on May 28, 2024.

Budget Priorities

Our top priority this year is to rebuild our reserve fund after several large expenditures last year and to "fix and finish" deferred maintenance. Our Reserve Fund is now at \$184,437.

Communication

The Communication volunteers are updating our email lists and website.

To receive emails regarding Homeowner Association information, please enter the following email address in your contact list: lakemontboardhoa@gmail.com. (Otherwise, your email may go to your junk mail box.)

To receive emails regarding Lakemont Events, please enter the following email address in your contact list: activitiesgroup319@gmail.com. (Otherwise, your email may go to your junk mail box.)

Our website address is: <https://lakemontfarms.info>

Events

The Events Committee has planned the followings activities for June:

School's Out Celebration - June 4

Wine Down Wednesday - June 5

Breakfast Club - June 10

Lunch Bunch - June 17

Coffee & Donuts - June 21

* Mah Jongg is played every Wednesday at 1:00 pm in the Clubhouse and lessons are available.

* Pickleball groups have morning, afternoon and evening play. Lessons are available.

Pools

Both the large and toddler pools are open from 11:00 am until 8:00 pm Sunday through Thursday and from 11:00 am until 9:00 pm Friday and Saturday. Children under 14 years of age must be accompanied by an adult.

Quiet Time Swim is from 10:00 am - 11:00 am every day.

Safety and Security

The playground and sport court will be locked at the same times as the pool.

Fishing

Our pond is available for resident “catch-and-release” fishing during day light hours. Fishing is reserved for residents and their guests. Non-residents will be asked to leave and can be charged with trespassing.

Please contact Heather Milharcic at scobedu@yahoo.com for your resident fishing pass.

Grounds & Maintenance

- * New signs have been installed at the sport court and playground.
- * All outdoor lighting at the clubhouse and pool area has been replaced.
- * Plumbing has been replaced or repaired in three bathrooms.
- * The pool area has been power washed and several areas have been painted.
- * Up next: Painting of Clubhouse storage area, pool office, and equipment room.

Trees & Shrubs

New trees have been planted at our entrance and both trees and shrubs have been replaced at the pool. Quite a few older trees on the common property have been removed. The tree and shrub project for 2024 has been completed.

Sport Court

Now that the weather is warmer, we hope to have our new sport court surface installed. This process will take several applications and there will be curing times between applications.

Sport Court Operations

The Recreation Committee developed the following procedures for sharing our three-sport courts:

Court Times - The regular court time period for basketball is 90 minutes. For pickleball and tennis, the time period is 60 minutes for singles and 90 minutes for doubles.

Court Sharing - A) When the basketball court is in use, a pickleball group may use the side court. The basketball players and pickleball players will relinquish the court at the end of their limit if a tennis group is waiting. B) When the tennis court is in use, no other sport may be played. The tennis group will relinquish the court at the end of their time limit if a resident is waiting for any court time. C) When the middle pickleball court is in use, another pickleball group may use the side court with the temporary net. If waiting residents wish to play tennis, both the basketball and pickleball players will relinquish the courts at the end of their time limit.

Court Reservations - Pre-arranged play times are published in the Event Calendar on our website.

Rules & Regulations Committee

The next meeting of the Rules & Regulations Committee is Thursday, June 27 at 7:00 pm in the Clubhouse. All homeowners are welcome. Topics for discussion: Clubhouse and Pond.

Election Process

Here is the tentative timeline for our upcoming election of Board members:

Last week of July - Nomination forms will be mailed

14 days later - Deadline to return nomination forms

August 27 - Meet the candidates night

First week of September - Ballots are mailed

14 days later - Deadline to return ballots

September 24 - announce new or reelected Board members and hold Annual Homeowners Meeting

Any homeowner in good standing may run for an elected Board position. Terms are for three years.

2025 Budget

Any homeowner may make recommendations for expenditures in the 2025 or future budgets. The Board has a "Wish List" process. Please notify Peggy VanHorn at pvanhorn16335@yahoo.com to add your suggestions to the list before October 1. The wish list is for discussion by the Board and there is no guarantee of funding.

Next HOA Board Meeting

The July 23, 2024 Board meeting is canceled due to vacations.

The next meeting is Tuesday, August 27, 2024 at 7:00 pm. This is "Meet-and-Greet" Board candidates.