

Locust Curve Homeowners Association



Newsletter

Spring 2008

Annual Meeting: April 17th 2008

On April 17th 2008 7pm at Carlisle Elementary School gym, the current LCHA Board of Trustees will be holding its annual meeting. At this meeting we will be holding elections for the Board of Trustees for 2008-2009. We will take nominations from the floor and every nominee will be given some time to address all association voting members present, on what they would do as a Board member. Look for the meeting agenda at the web site.

New Website:

We have launched a new website it is still www.lcha.info. This site will be easier to maintain and will be updated monthly. Please check it out. It has a lot of good information and can answer some basic questions. Best of all, it will keep you all informed. Please send us feedback so that we may improve on it. This news letter will be available online at the website.

Ground Maintenance:

We have a new grounds maintenance contractor, The Brickman Group, who will be handling the landscaping for the 2008 season. The total cost for this year is \$34,255 and at over 50% of the budget, this is by far the largest expense. This cost falls within our projected 2008 budget. You can view the current contract info at www.lcha.info and clicking on the Docs page.

Monthly Meeting Announcement:

In accordance with the deed restrictions and bylaws, the Trustees' monthly meetings are held every third Wednesday of each month, with the exception of April due to the annual meeting. All homeowners are welcome to attend. Please send us email if you plan to attend at trustees@lcha.info. This helps us plan for the number of people.

Deed Restrictions Violations:

PSAM, our property management company, will be enforcing some community complaints and deed restrictions violations. Some of the community complaints and issues are as follows.

- *Open storage. There is no open storage allowed in the association. For example, recycling bins, grills, etc. being stored in front of homes or in plain sight.*
- *Commercial vehicles parked on the street.*
- *Fences not painted or maintained.*

Budget 2008:

As of February 29th we have collected a total of \$25,942 and have spent \$8,876 which leaves us with \$17,066 in the bank. Dues collections are at 62% as of 3/21/08 with 211 of 343 residents paid currently. You can view the current budget statement at www.lcha.info and click on the 2008 budget page.

Calendar:

Annual Meeting

April 17th 7:00 PM



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Contacts:

President - Paul Mack 724 Barberry Spur

president@lcha.info

Vice President - Sandy Mercurio 276 Western Dreamer Dr.

vp@lcha.info

Treasurer - John Cremer 121 Keystoner Way

treasurer@lcha.info

Secretaries - Jerry & Sandie Maynard, 289 Tar Heel Dr.

secretary@lcha.info

Web site:

www.lcha.info

Website will be updated monthly!

PSAM Property Management company

www.psam.net

Phone 614-539-7726