

Financial News

The proposed budget for 2013 has been finalized (*See details to the right.*) All projected costs to maintain the common areas and support the bylaws are listed. As the year progresses changes may be required due to unexpected circumstances. The majority of the budget goes towards landscaping of the common areas of almost 10 acres. Another significant cost is the drainage fee charge by the City of Houston. This charge by the City is earmarked to pay for improvements to the drainage of the City to control flooding.

Boundaries of Lakewood Cove

Attached please find a map of an area of Lakewood Cove bounded by Laurel Spring Lanes, Trail Tree Lane and Hamblen Road. There is a section of land between the Retention Pond and Laurel Sage Road which is privately owned. This area is not a part of Lakewood Cove and is not subject to the bylaws and declarations of Lakewood Cove. We are as curious as you as to what the area might develop into but have had no communication with the property owner. *See other side for map of Lakewood Cove boundaries along Laurel Springs Dr. & Hamblen Rd.*

Semi-annual Garage Sale

April 5th, 6th and 7th will mark the semi-annual garage sale. The association will contact local area websites to advertise the sale. So, clean out the garage and make some cash for summer vacation.

Drought of 2011

Continues to claim many of the trees in our neighborhood. The trees which were weakened by the lack of water continue to suffer and in many cases are dying off. The Association continues to work towards identifying those trees in common areas which pose a danger and should be removed. If you see a tree which appears to be compromised notify the board and provide the location. However, if the tree in question is in the yard of an individual property owner the owner should be notified. Check the trees on your property and if you have concerns please contact a nursery or certified tree expert.

Spring is in the air

Spring is close and it sure is nice to see yards and flowers growing again. While it is nice to see signs of life it also means the task of mowing, edging and weeding is again upon us. Careful maintenance of the property works toward upholding the value of your property. Notice of violations are intended to be a reminder of work which might need to be addressed and compliance with the request is greatly appreciated. The Lakewood Cove website provides additional information as to the bylaws and tips with regard to trash pickup.

2013 Projected costs for Lakewood Cove

Well Fees

- License Fee

- Disenfranchise Fee

Landscape - Repair Maintenance

- Mowing Common Areas

- Weed/Feed/Ant Killer

- Dead Tree Removal

- Mulch Flower Beds

- Plant Flower Beds As Necessary

- Violation Monitoring

- Repairs to Equipment, Sprinklers & Fence

Website

- Maintenance

- Upload Monthly Minutes

- Assistance With Newsletter

- IT Assistance for Board Members and Service Provider

Utilities/Drainage

- Monthly Electric & Water Bills

- Drainage Assessment Fee

Mail/Office Supplies

- Yearly Mail Box Fee

- Postage for Mail

- Office Supplies - Paper, etc.

- Copy Costs for Newsletters/Notices

- Signs As Necessary

- Mileage for Mail Pickup/Drop off

Taxes

- County Taxes

- School Taxes

Meeting Costs

- Monthly Rental Fee for Meeting Place

Insurance

- Liability/Property Insurance

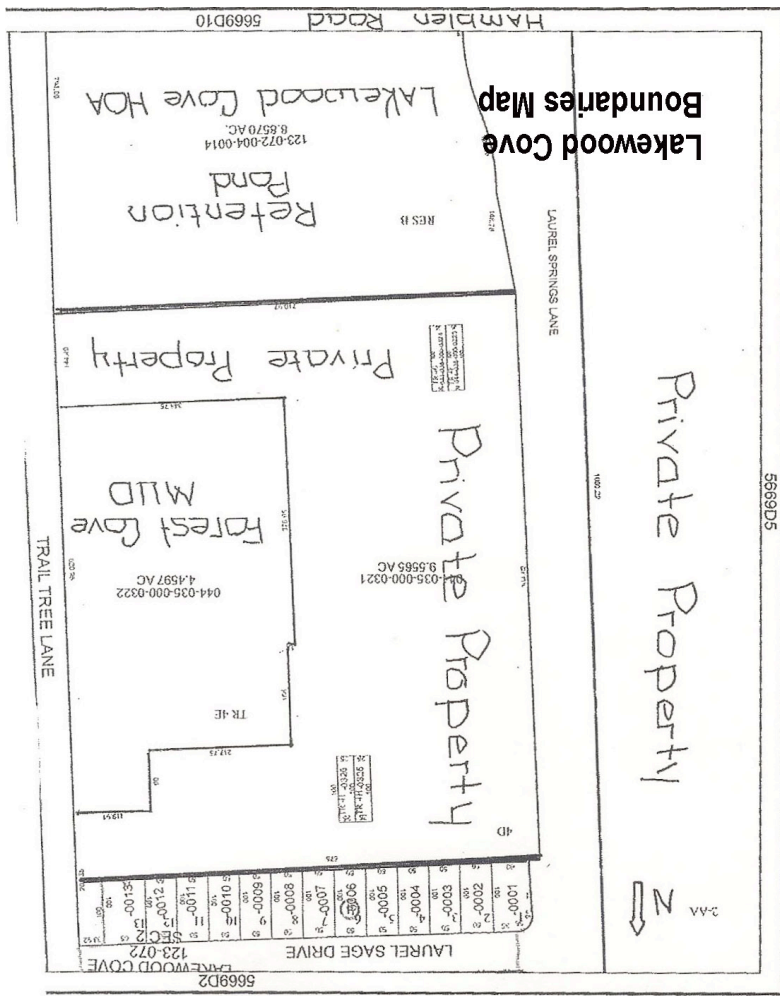
- Officers Directors Liability Insurance

Attorney Fees

- Collection Actions

- Legal Opinions Regarding HOA Business

See Other Side for the map of Lakewood Cove Areas Along Laurel Springs & Hamblen Road



Lakewood Cove Homeowner's Association
 P.O. Box 62270
 Houston, TX 77205