



Lake Hondah Property Owners Association
200 Hondah Blvd.
Brevard, North Carolina 28712

2009 Fall Newsletter

Annual Meeting Highlights

A group of 17 attended the Association's annual meeting and potluck dinner on June 14 in White Pines Park. Highlights of the meeting included a recap of the paving done in May (see below), and discussion of the need to clarify and/or amend the covenants and bylaws, particularly concerning rights-of-way and easements.

Mack Tobias was elected to the board, replacing outgoing Director and Secretary Beth Stoneburner. At the next board meeting in June, Gordy Roberts was elected President, Mack Tobias was elected Vice President, Penny Mann was elected Treasurer, and Beth Stoneburner agreed to remain as a non-director officer continuing to serve as Secretary. Gordy and Sandy Roberts both resigned at the August 11 board meeting, and their replacements, appointed September 21 by the remaining board members are Angie Holladay, whose term will expire in June 2010, and Kay Tiddy, whose term will expire in June 2011. With those appointments and officer elections at the September 12 board meeting, here are LHPOA's current directors and officers:

Directors & Officers of Lake Hondah Property Owners Association:

Mack Tobias, President and Director (term expires June 2012)(tel: 828-884-7658)
Penny Mann, Vice Pres., Treas. and Director (term expires June 2010)(tel: 828-883-4378)
Raymond Jacques, Director (term expires June 2011)(tel: 828-553-4807)
Angie Holladay, Director (term expires June 2010)(tel: 828-877-2679)
Kay Tiddy, Director (term expires June 2011)(tel: 828-883-3288)
Beth Stoneburner, Secretary (tel: 828-877-5434)

Lake Hondah Entrance Flowerbed

After her many years of designing and caring for the landscaped area at the Lake Hondah entrance, JoJo Keen has decided it's time to turn that over to someone else. If any of you would like to be that Someone Else and/or be part of a volunteer group to do the occasional maintenance, please let Penny Mann know at 828-883-4378 or pmann@citcom.net. The Association will have periodic work days to do the major maintenance.

Free Lake House...

...if you're a duck, that is! Robin Jacques built and gave to Lake Hondah the 6-room duck house now anchored in the lower lake near Laurel Valley, ready for occupancy during next spring's nesting season. It's a neat addition to the lake-scape and will hopefully be attractive to prospective fly-by-ers in the spring. In fact, one prospect has recently been seen inspecting the premises. We are grateful to Robin for the house and to Raymond for venturing into the pond to anchor it.

Annual Accounting

The By-Laws also require that an annual accounting be given the membership within 120 days following the end of the Association's fiscal year (June 30). And so:

Annual Financial Report for Fiscal Year 7/1/08 – 6/30/09 Prepared from LHPOA Treasurer's Records

Beginning balance 7/1/08		\$21,049.91
Income:		
Property assessments, 2008-2009	\$17,392.97	
Property assessments, 2009-2010	6,126.00	
Lien paid and released	<u>5,378.44</u>	
Total Income:		+28,897.41
Expenses:		
Paving	37,887.50	
Administrative expenses (copies, postage, filing fees, etc.)	105.23	
Burn pile removal & cleanup	500.00	
Snow plowing & salting	2,637.50	
Mowing & trimming around lake	1,550.00	
Total Expenses:		<u>-42,680.23</u>
Ending balance 6/30/09		<u>\$7,267.09</u>

By far the biggest expense the Association had this past year was the paving done in May – approximately 1500 linear feet for the almost \$38,000 paid. The increased assessments that we are now collecting mean that a larger portion of the budget each year can be set aside for additional paving, which will be the constant and major expense the Association will have in the future.

Rounds of Applause

Thanks and three cheers to Gordy and Sandy Roberts and JoJo Keen for their accumulated years of service to the Association. Their many hours of work are appreciated and their new free time deserved.

And that's the news for now from Lake Hondah. As always, please feel free to contact any of your board members with questions, ideas or concerns.

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Enclosure
Lake Hondah Phone List, Oct. 2009