

# Lakecrest Forest & Village Homeowner Association



Dear New Homeowner,

We would first like to welcome you on behalf of the Board of Directors to the Lakecrest Forest & Village Homeowners Association. Please find enclosed information regarding your association. Please be aware that all attachments have defined information within the welcome packet.

## **Management Company:**

High Sierra Management:

Mailing Address: Po Box 940267 Houston, Texas 77094

Physical Address: 722 Pin Oak Road, Suite 230 Katy, Texas 77494

281-391-7913 fax 1-866.844.3933 Association Direct Line

[www.HighSierraManagement.com](http://www.HighSierraManagement.com)

## **Association Manager:**

Nicole Ginardi ext. 3162

Email: [NGinardi@HighSierraManagement.com](mailto:NGinardi@HighSierraManagement.com)

## **Work Order Department:**

Tiffany Adamson ext. 3166

Email: [TAdamson@HighSierraManagement.com](mailto:TAdamson@HighSierraManagement.com)

## **Accounts Receivable Department:**

Carol Stockton ext. 3109

Email: [CStockton@hHighSierraManagement.com](mailto:CStockton@hHighSierraManagement.com)

## **Association Administrative Assistant:**

Claudia Tornio ext. 3169

Email: [CTorino@HighSierraManagement.com](mailto:CTorino@HighSierraManagement.com)

## **Association Dues:**

Each homeowner will need to pay annual association dues for the community. A breakdown of dues may be obtained by contacting your association manager.

***\$575.00 2017 Annual dues payable by the 1<sup>st</sup> of January***

***\$640.00 2017 Front Yard Maintenance for Sections 4 & 5 of Lakecrest Village and ALL of Lakecrest Park - payable by the 1<sup>st</sup> of January***

All Lakecrest Forest & Village dues will need to be in the management office on or before January 31<sup>st</sup> to avoid any late fees or processing fees. You also have the ability to make your payment online through the [www.HighSierraManagement.com](http://www.HighSierraManagement.com) website by selecting Pay Assessments in the top link bar.

You may obtain a copy of the association documents and general information regarding the community at their website: [www.lakecrestcommunities.com](http://www.lakecrestcommunities.com)



## **Trash Service:**

Texas Pride: (281) 342-8178

### **Trash days are Wednesday/Saturday**

Trash & Recycling service is provided by Texas Pride and billed individually to each household. Simply place your trash receptacles at the end of your driveway for pick up on trash days. Please note, all trash cans must have lids and trash that cannot be enclosed in said receptacles is not to be left out on non trash days.

## **Large Items**

If you have large items like furniture or appliances, please call Texas Pride and arrange for special pick-up. Customers will be billed separately for special pick-ups.

## **Water Services:**

Harris County Municipal Utility District Number 65  
281-347-8686  
1825 N. Mason Road  
Katy, TX 77449

## **Architectural Covenant Control:**

Any exterior changes/additions to the home, including landscaping, must be first approved through the Lakecrest Forest & Village Board of Directors. Applications for improvements can be found on the Association website or by calling the management company. Please note that any change/addition that has not been approved is subject to fines and may lead to legal action against the homeowner.

## **MISCELLANEOUS INFORMATION:**

### **Board Meetings:**

The Lakecrest Forest & Village Board of Directors positions are currently held by members of the Development Company. The HOA is under Developer control and will continue to be in control of the community until such time as 100% of the lots are sold to homeowners. At that time, the homeowners will gain control, a Board of Directors made up of homeowners will be voted on, and regular meetings will be set. In the meantime, please watch the website calendar for upcoming Board Meeting and Annual Meeting dates.

### **Recreation:**

There is one swimming pool for the Lakecrest Forest & Village Community located at 24602 Lakecrest Creek Dr. There are two playground areas for the Lakecrest Forest and Village Community located at 24602 Lakecrest Ridge Drive and 24407 Lakecrest Village Drive. The swimming pool facility is a guarded pool and requires pool tags for entry. There are specific rules posted at the pool regarding conduct, attendance and maintenance. Please be aware of the rules for each amenity and violating any of them may cause suspension of your access. You may obtain a pool tags by contacting the management company during pool season.

### **Mailboxes:**

The mailboxes are the property of the US Postal Service. You must contact the servicing Post Office to obtain a key to your mailbox. The post office servicing the community is located at 20180 Park Row Drive Katy, TX 77449.