

PRESIDENT'S WELCOME LETTER

On behalf of the Lakeside on Preston HOA's Board of Directors, I would like to congratulate you on your recent home purchase and welcome you to our beautiful neighborhood. Not only is Lakeside on Preston situated in a lovely setting, but there are also a great number of amenities and services provided by our neighborhood.

For example, the Recreation Area located at the northeast corner of Parker and Silver Creek offers a community pool, newly renovated kitchen, tennis court, basketball court, sand volleyball court, and a horseshoe pit. During pool season the kitchen may also be rented in 5-hour blocks for special events. The pool is open May through October, Tuesday through Sunday. The pool is closed Mondays for cleaning. All of the other amenities are available year-round, and all require card key access. Key access is tied to the operating hours: 6 am—10 pm daily. To obtain your card key or for details on use of the Recreation Area, please check the Amenities tab on the Lakeside website.

One of our most beautiful amenities is a walking path around a series of lakes in our common area. These lakes are maintained by the HOA and are also used to irrigate our common area landscaping. There is also fishing allowed in the lakes for our residents and accompanied guests on a catch and release basis.

Lakeside Garden Club is a community vegetable garden located in our common area flood plain behind Woodlake Drive.

The Board of Directors consists of Lakeside homeowners who are elected to serve two-year terms. The Board has several functions. Protection of all of the Association's assets, both fiduciary and physical, are the responsibility of the Board. All appointments to committees, such as the Lakeside Architectural Review Committee, Social Committee, and Communication Committee are made by the Board. To help protect home values in Lakeside, the Board also enforces the Governing Documents, which include the Bylaws, Covenants, Conditions, and Restrictions, and the policies of the Association. All new residents are advised to make themselves familiar with these documents. The Board meets monthly, and the general session of the meeting is open to homeowners. All meetings are posted on the Lakeside website.

There is an Annual Homeowners meeting in April at the Grace Outreach Center at the southwest corner of Parker and Preston. At this meeting, the entire community is invited to hear the annual state of the HOA and is presented by the Board. The Board values open communication and transparency with all homeowners. Please watch your mail for the notice and annual election information.

In order to facilitate efficient and effective operation of our community, the Board contracts our management company, CMA. CMA handles much of the day-to-day management of the HOA including facility management, vendor management, assessment collection, and violation enforcement. For questions or concerns regarding your homeowner account or your community, please contact Customer Care at 972-943-2828.

Be sure to register at www.LakesideOnPrestonHOA.com. All urgent important announcements as well as Board Meeting notifications will be sent to emails registered on the site. Additionally, the website offers

a wealth of information at your fingertips such as our homeowner directory, calendar of events, important forms, meeting minutes, financial information, and all your Lakeside Governing Documents. You can also manage your account from this website such as paying your homeowner dues or review any violation activity as well.

The HOA provides a courtesy patrol for the neighborhood from Ameritex. Patrol hours are 10 am—2 am, 365 days a year. The direct phone number is 469-615-8367. The guard is not armed and is here to patrol, observe, and report. We are committed to maintaining a safe, family-friendly environment.

All major home improvements, including landscaping, must be approved by the Lakeside Architectural Review Committee (LARC). All applications are promptly reviewed by LARC. Please visit the LARC Tab of the website for information on design guidelines and the submission process.

To try to keep our streets as uncluttered as possible, we ask that you try to keep your cars either in your garage or in your driveway. We understand that there are times where this is not possible, but any effort made toward achieving that end will be appreciated. In addition, trash cans are to be stored out of sight from the street and alley and placed no sooner than 6pm the night before scheduled pick up and removed the same day.

In closing, we encourage you and your family to become active members in our community. As a Board, we believe the more input we receive from our members, the greater the probability of spawning creative ideas that benefit the neighborhood at large. Please feel free to contact the Board with your questions, concerns, and ideas.

Welcome to Lakeside on Preston.

Sincerely,

Max Lufer
President, Lakeside Board of Directors

Lakeside on Preston Website: www.lakesideonprestonhoa.com

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Ameritex Security: 469-615-8367