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In the spirit of the season -- Happy Holidays!

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As mentioned in our last newsletter, the new board is settling in and preparing for 2015. This year's new additions (Judy DeBray, District 4; Jack Banker District 6, and Lynda Turner, District 8) have hit the ground running. Judy Debray will be serving as Board Secretary and Lynda Turner will be serving as our new Treasurer. Larry Carter will continue serving as Vice President until late 2015 when he will become the President of the HOA. Of note -- the Board has amended our By-laws to establish term limits for service on the Board, as well as implementing a succession plan which will provide balance to the new 're-fresh' rate we have instituted. All these changes are pointed at increasing participation of residents on the Board and as Neighborhood Representatives, while still providing some stability and corporate knowledge among those conducting the business of the HOA.

Our monthly meetings with Mr. Brent Krause regarding the landscaping contract with *Wynlakes Golf and Country Club* have become a staple in our contract management. Through this interaction we have developed some plans to improve our common areas, and make timely repairs to areas in need of special attention. Unfortunately we are saying goodbye to two of our older 'residents.' You may have noticed two of our mature oaks as they struggled this past summer and into the fall. One is at the entrance on Vaughn Road and the other is on Wynlakes Boulevard about a block past the Vaughn Road gate. We decided to remove these trees before they became more hazardous to the infrastructure, pedestrians, and vehicular traffic. These locations will be grassed or landscaped with pine straw and we will not be planting anything in their place. We also request you continue to pass on your input for improving any particular areas you feel are in need of additional emphasis. We addressed areas for prioritization with the Board and Neighborhood Representatives at our Budget Meetings held in November. We believe we have crafted a budget to meet some of our most pressing needs and without any increase in dues or assessments. I will address these specifically in our next newsletter.

One final reminder regarding contract enforcement -- it is in the HOA office staff's charter to quality control the HOA contracts and agreements. If you feel services are not being performed to the specifics of a contract, or would like to propose changes to better meet your expectations, please let your Neighborhood Representative, the HOA office staff, or any Board Member know. We have had a few issues regarding contract services -- and more often than not -- these issues were derived from perceptions rather than what is actually stipulated in a contract. Let us know where you think services provided are in need of revision and we will do our very best to negotiate those changes with the appropriate contractor. (Continued)



THE WYNLAKES HOA DOES NOT SPECIFICALLY RECOMMEND OR ENDORSE THE INDIVIDUALS, SERVICES, BUSINESSES OR PRODUCTS LISTED, AND CANNOT BE HELD RESPONSIBLE OR LIABLE FOR ANY PUBLISHED AD.

The Wynlakes HOA office will be closed January 1 & 2, MLK Day January 19th and Presidents Day February 16, 2015 .



Hopefully you are enjoying the decorations as provided at our entrances, on the lakes, and around the neighborhood. We are truly blessed to live in such a nice and peaceful community.

Until next time,

Steve German, President Wynlakes Homeowners' Association

VACATION HOME CHECKS

One of the services provided to our residents by Presidential Security and Protective Services is the Vacation Home Check. You may schedule this service by either calling the HOA Office, or the Vaughn Road guard house. However, It is preferred that you print out the **SECURITY VACATION HOUSE CHECK** form from the HOA website. Once it is completed you can mail it, drop it off at HOA office, scan and email it to the HOA Office, or drop it off at the Vaughn Road guard house.

The **minimum information** you will be requested to provide is as follows:

Name

Address

Emergency Contact Number (s)

Dates Requested for the Service

Departure Date

Return Date

You are also given the opportunity to provide **special instructions** (newspaper picked-up, trash bin returned from the street). It is always a good idea to leave a local contact as well. If you are on a long flight, in the hospital, suffering from unreliable cell service, or even overseas, a friend who is 'on scene' is often more helpful (and calm) in an emergency requiring an immediate response.

Additional information will be requested – allowing officers to know what to expect during the check:

Will there be any vehicles left in the driveway, carport?

Will friends, relatives, or service people at your house while you are away? If so – when?

Will you be leaving any lights on in the house?

Do you have a security and/or fire alarm?

Are you leaving animals at home?

Your home will be checked three times a day with a walk-around conducted during the first and second shifts. Officers are looking for anything unusual. If a door is found unlocked or open, the emergency contact number will be called. If you want the interior of your house checked in this instance, the Montgomery Police Department will be called and they will secure your home. If a package is left at your door, the emergency contact will again be called. Most residents request the package be placed on the back porch or patio. When each observation is completed, log entries are made with each vacation home check.

This is an important and convenient service that is available to all our residents and can reduce the worry and stress while away on vacation. Please take advantage of it!

REMINDERS

All exterior work on a house or in the yard must be approved before work begins. You may obtain a Modification Request Form from our website: www.wynlakeshoa.com or pick up one at the HOA office. Please submit requests several weeks before your project is scheduled to begin. The committee needs time to review the request and ask any questions.

Garbage/Trash/Debris Pick-up Dates

Monday, January 19th MLK Day—to be announced

Monday, February 16th Presidents' Day– to be announced

WEDNESDAY TRASH BAGS/DEBRIS PICK-UP IS AS TIME PERMITS ON HOLIDAY WEEKS.

RESOLUTION # 18 FALL/WINTER MORATORIUM

Winter Moratorium for Resolution #18 will be February 26- March 11, 2015

Please remember to refrain from putting bags, piles of leaves, and trimmings on the street during holiday weeks. Maintenance is asking that we not place loose piles of leaves in the street because rain water will wash them into the storm drains.

Please remember trash cans must not be visible from the street nor should they be curb side other than Tuesday and Friday.

Imperial Mailbox Systems 334-285-6601

If you have a problem with your mailbox, or it is damaged and needs to be replaced, please call Imperial Mailboxes at 334-285-6601. They will handle all your mailbox problems.

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WYNLAKES NOTES

When purchasing a pre-loved home or having lived in a home for a few years , we may decide it is time for a change. When deciding to make color paint changes or structural changes to the exterior to your home, please remember to complete a Site Modification Form and submit it to the HOA for review by the Modification Committee. The purpose of this process is to ensure the quality and integrity of the community. Living next door to a purple and green house could be challenging for the neighbors and a negative image for the neighborhood. The Modification Committee makes every attempt to work with the homeowner to accommodate their wishes. The members of the Modification Committee are all volunteers and are sometimes out of town. Therefore, they, and the HOA, recommend several weeks lead time before your proposed project. This will give them time to review the proposal and/or site before either approving the project or making suggestions for other options.

Safety Concerns



Standing at the window watching the leaves fall from the trees in the fall can be a beautiful sight. However, raking and blowing them can be a chore and a hazard. Wynlakes is a beautiful community and many residents and nonresidents like to exercise by walking/running through the neighborhood. Some of those walking our neighborhood are not as youthful as in the past and may have mobility challenges which could cause them to fall on a clear sidewalk. This problem can be compounded with wet leaves or pine straw on the sidewalk. With that in mind, we encourage all homeowners to try to keep their sidewalks free of leaves and pine straw for everyone’s sake.

Also be aware of breaks and cracks in the sidewalk that can cause tripping and notify the city by calling 311 or letting the HOA know by email or phone. The city is quick to respond to these calls and it makes Wynlakes safer for everyone.



Couple’s Bridge Club

Every 2nd Saturday of the month at 6 PM, you are invited to come and enjoy a social game of bridge with your neighbors. Call JoAnne Golden for more information at 244.0005.

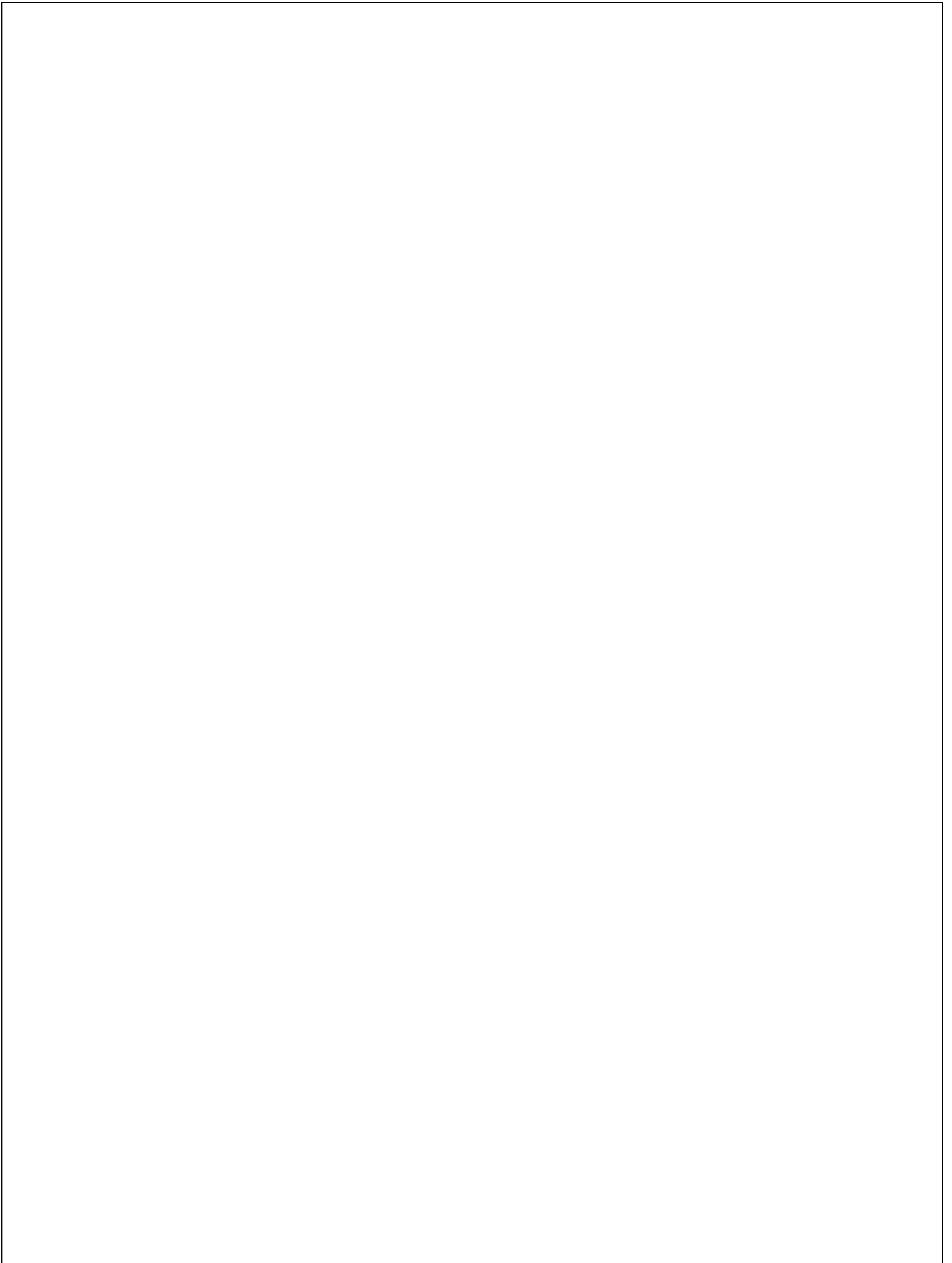
Neighborhood Representatives

Neighborhood Reps are the backbone of the HOA. They are the eyes and ears for their Directors and the HOA staff. They help us connect with the community and fix problems as they occur. However, there are areas that have no reps:

- 1C- Ivy Green
- 2B- Wynchase Circle
- 4A- Litchfield Ct, 8154-8080 Wynlakes Blvd, 8013-8073 Lakeridge Dr

If you live in any of these areas, and have a little time to help, please call us at 215-4452. Your area does not have anyone to voice your concerns.

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NEIGHBORHOOD REP MEETING

The Neighborhood Reps will meet on Tuesday, February 10, 2015 at the Wynlakes Golf and Country Club at 6:00 PM. Primary and Alternates are welcome to attend any meeting but each section is allowed only one vote. Please call the HOA office if you have any questions or concerns you would like placed on the agenda for discussion at the meeting. We will try to answer any questions or plan to discuss them at the meeting.

Thank you.