

## Glenlakes Unit 1 Information for our Community

Welcome to our beautiful Glenlakes community, we are so happy to have you in our neighborhood! Below is general information about Glenlakes Unit 1 Property Owners Association, otherwise known as GLU1 POA, and our neighborhood.

### Communications:

- Our POA has created a website where you can access board minutes, notices, request architectural approval for home improvements, frequently asked questions, etc. The website is: [Carnoustie Place HOA](http://CarnoustiePlaceHOA.com) or CarnoustiePlace.com.
- If you are on Facebook, Glenlakes has a page titled, "Glenlakes Community Foley, Alabama (Comprised of 5 Separate POAs). This page is open to residents throughout Glenlakes. We encourage you to join as there is often valuable information posted and to be shared.
- If you would like to be included in a neighborhood listing for the entire Glenlakes Subdivision, please contact Ann Bacher. Ann's email is [abacher6@gmail.com](mailto:abacher6@gmail.com). Please include your name(s), address, phone number(s), email address(es) and authorization to be included in the neighborhood list.
- Our POA Annual meeting is held each March. Board meetings are held quarterly.
- The POA will provide POA governing documents on request. Please email Robin Walker at [glu1treasurer@gmail.com](mailto:glu1treasurer@gmail.com).
- The Graham Creek area nearby is excellent for walking nature trails.
- Voting for our community is located at the Graham Creek Nature Center.
- Richard "Dick" Dayton is our representative on the Foley Council and resides in Glenlakes.

### Architectural Review Committee (ARC) Information:

- ARC approval is required in advance for flagpoles, statues, fountains, sidewalk expansion, driveway expansion, fencing, screen enclosures, patio expansion, pools, outdoor fireplaces, outdoor fire pits and exterior color changes.
- Items that **do not** require ARC approval include relocating or replacing exterior house numbers installed by the builder, or landscaping plants and materials in the beds. However, materials should be kept in a natural, neutral color that complements your home.
- Minimum rental requirements for a property are one year. Property owners must notify the Treasurer and provide a primary address, owner contact information, management company contact information, tenant contact information, and a copy of the rental lease.

Please note, this list is not all inclusive. If you are considering changes that affect the exterior of your home or property, please contact our ARC Committee at [glenlakes-unit-one-arc@googlegroups.com](mailto:glenlakes-unit-one-arc@googlegroups.com) for assistance.

### Be a Good Neighbor:

- Please remember to follow posted speed limits and stop signs. Watch and yield for children and school buses.
- Currently, our residents are not authorized to use Lakeview Estates amenities, which includes access to the paved pavilion and Lake Muriel. Your Board is currently working on a solution that will give our owners the option for access. More to come!
- Overnight parking is not permitted on streets.
- Walking, biking, or golf cart riding is not permitted on the golf course paths at any time.

- All golf carts require annual inspection and must be registered with the City of Foley. Street usage carts may be gas or battery powered. Golf carts are not permitted on sidewalks.
- Grass is to be cut and edged. Trees and shrubs are to be maintained.
- Signage in yards is not permitted.
- The American Flag and the Alabama State Flag are the only approved flags for display.

#### **Trash and Recycling Information:**

- Trash pickup is on Tuesday mornings and Recycling pickup is on Wednesday mornings.
- Trash & recycling cans should not be visible from the street. If they are stored outside, an approved enclosure (bushes, wood, brick wall or plastic wall, etc.) should be utilized and must be approved by the Architectural Committee (ARC).
- Visit the City of Foley Sanitation website for information to set up garbage and recycle pickup.

#### **Pets:**

- The City of Foley and the State of Alabama have a leash law which must be followed at all times. If you have questions or concerns, please contact the City of Foley Police Department directly.
- Please pick up after your pets in all areas, including Glenlakes common areas.

#### **Golf Course/Pub Information:**

- Golf course and swimming pool memberships are available for purchase at the Clubhouse. There are several options to choose from if so desired. It is our understanding that gas powered golf carts are not permitted on the golf course.
- The Pub at the Clubhouse is open to the public.

#### **Lennar Warranty Information:**

- If you have Lennar warranty issues, please contact Lennar Customer Care & Warranty at <https://mylennar.lennar.com/contact/customercarewarranty> or by calling (877) 422-7370. If you have any issues or questions, please contact Clint Parker at [clint.parker@lennar.com](mailto:clint.parker@lennar.com).
- Gold Certified Certificate – must be recertified every 5 years. Please put a reminder on your calendar for your recertification so you do not lose this valuable benefit!

If this is your permanent residence, please do not forget to file for your homestead exemption, if applicable. You will find the necessary information to apply on the back of your valuation notice received at closing. Here is a link as well: <https://services.baldwincountyal.gov/revenueassessment>.

#### **GLU1 POA Board Members:**

- Sara Filley, President: [glenlakespresident@gmail.com](mailto:glenlakespresident@gmail.com)
- Scott Wiginton, Vice President: [rbrtsct@aol.com](mailto:rbrtsct@aol.com)
- Robin Walker, Treasurer: [glu1treasurer@gmail.com](mailto:glu1treasurer@gmail.com)
- Bob VanDeWege, Secretary: [rvandewege@live.com](mailto:rvandewege@live.com)
- Larry Ballard, Board Member: [lball24gordon@att.net](mailto:lball24gordon@att.net)
- Ken Fletcher, Board Member: [kfletch1952@gmail.com](mailto:kfletch1952@gmail.com)
- Donna Lowe, Board Member: [donnakfred@yahoo.com](mailto:donnakfred@yahoo.com)