

## **What's the purpose of the Woodlake Property Owners' Association?**

The primary purpose of any *property owners association* is to protect and preserve the value and enjoyment of the private and common property under its jurisdiction. The Woodlake Property Owners' Association seeks to manage and govern the Woodlake Subdivision in a democratic, majority rules way, much like the way our founding fathers set out to manage and operate our country. Property owners operate the Association with help and advice of others, such as accountants, lawyers, public officials and other professionals.

The Association is a private, non-profit organization, in which all property owners must be allowed to be members. Each property owner in the development has certain rights and obligations regarding their property. Each property owner has the right to vote on changes that affect the property owner and his/her investment.

The Association is represented and governed by an elected, volunteer group of six elected property owners, known as the [Board of Directors](#). These Board members appoint four members out of this group of six to serve on the Board as officers. The four officers' positions are President, Vice President, Treasurer, and Secretary. Each officer has certain duties and responsibilities they must fulfill in accordance with the Association's [by-laws](#). By-laws are the rules of operation voted in effect by the majority of the Association members.

The major responsibility of the Association's Board of Directors is to protect owners' investment in, and enjoyment of, their properties and preserve the quality of life of members and the natural beauty of our community. This is accomplished by the implementation and enforcement of the [restrictive covenants](#) and building standards and by providing for the maintenance of common areas and recreational areas for the enjoyment and use of members.

The Association's Board has the power to enforce the established restrictive covenants and enforce certain building standards and criteria as outlined in the Restrictive Covenants and as interpreted by the Association's Architectural Control Committee (ACC). The Board has the responsibility to set-up an effective communication system among members through annual meetings, newsletters and any other method, such as this website (Woodlake.net). The Board must also establish sound financial and record keeping practices, practical budgets and assessments, and collect assessments and dues from all members and property owners when due.

You, as a Woodlake property owner, are encouraged to take an active role in the governing of your community by participating where you will be most effective, even if that means just paying your dues on time and attending annual meetings. You may also take a more active role by sharing and utilizing your talents and skills by volunteering to serve on the Board or on a special committee or volunteering to help maintain the common areas.