

Response to Mr. and Mrs. Baker:

I am responding to the opposition of the Community Center by Mr. and Mrs. Baker.

I have to make some assumptions in this response. I am assuming that Mr. and Mrs. Baker bought their 4 lots for speculation and not for becoming residents.

Even though they reside on Holden Beach I am also assuming that they have not spent a lot of time at Lockwood.

While the use of the Community Center may look like it is for the exclusive use of the Country Club, you are wrong. The Club House has only one large room for meetings. Have you every tried to reserve the Club House for a meeting, a wedding party, the Rod and Reel Club, art classes or aerobics to name just a few of the activities that go on there? You will find that it is not easy. Meetings are scheduled months in advance. Board meetings are held in the President's home for lack of privacy and space.

It is my understanding that the POA has no office space. They were asked to leave the sales office.

As far as being a non-resident you must look at the surrounding residential areas and their amenities compared to Lockwood's. We need an updated center to attract new residents who might be willing to buy one of your lots. As a POA member you will have full use of the Community Center. For those non-residents that do not live close to Lockwood it certainly will help to increase the value of all our properties. This fact has been substantiated by interviews of local realtors.

While the economy is still in question, what better time to find a builder? They are badly in need of work.

The worst that's yet to come in the real estate market will be in the commercial end where 3 and 5 year balloons are coming due in the next couple years. It appears that the residential markets are near their bottoms. Interest rates are low and unless inflation takes over they will stay low for the near future.

While our situation is a little different from yours, I am a part time resident. We live 6 months in Lockwood and 6 months in PA. We believe the Community Center is in the best interests for all Lockwood residents, now and in the future.

Marty Ebbert