

Arbor Croft HOA

Arbor Croft HOA Newsletter – July 2008

Committees

Committee Meetings have begun. The Architectural Committee and Landscape Committee met in late May and early June. Committee's appointed Chairpersons and are forming processes and identifying needs in their respective areas.

Committee Members are as follows:

Architectural Committee:

Jean Patterson - Chairperson
Linda Fiegl
Charmaine Stokes
Troy Griffin

Email:

arborcroftarc@yahoo.com

Landscape Committee:

Tim Stein – Chairperson
Kathy Zering
Jennifer Edwards
Gloria Davis
David Tate

Email:

arborcroftlandscape@yahoo.com

Parking Committee:

As you know, two options for community parking were presented to the community for an informal vote on June 22, 2008 at 7:00 PM on the front green. Option 1, which is attached to this newsletter, was the option that received the most votes and therefore is the option the Board will use. We had 32-community members vote and Option 1 won the vote by a margin of 8 votes. Please respect the community vote and comply with all the parking rules immediately. **Thanks to all who voted!**

Landscape Committee:

The landscape committee held a workday to clean up the area in Phase II next to the ravine and other areas in Phase I. We want to say a big Thank You to all who participated. Things are looking better already! Lots of hard work was accomplished and we look forward to continuing these workdays so we can get the community in better

shape. The next scheduled work day is July 12th.

Architectural Review Committee:

The Board and Committee would like to remind everyone to seek approval for any building and/or exterior modification to you property. This includes, but is not limited to, fences, painting, decks, hard-scaping and additions. The committee is in the process of determining what projects Sherwood Webb approved prior to the HOA taking over. If you are contacted by one of the committee members regarding documentation of approval please provide the requested items if you have them. If you do not have the documentation, simply fill out the form and the committee and Board will most likely 'grandfather in' structures existing as of July 1, 2008. We must have documentation or prior approvals on file for all projects. This will protect everyone for the long term, should any question ever arise as to what items were approved.

Going forward (i.e. post July 1, 2008), all members of the community must obtain approval prior to starting a project. Please contact Jean Patterson or anyone on the Architectural Committee for the appropriate form. If you do not have approval prior to starting a project and are in violation of the covenants, there may be changes required to what has been built, so make sure to follow the process.

Board of Directors Update:

As most of you know by now, one of our Board Members, Deette Collinge resigned in May. Lyle and I want to thank Deette for being a great board member and strong advocate for the betterment of the community. Per the covenants, the board may appoint a member of the community to serve the remainder of Deette's term. We have asked Jean Patterson to fill in Deette's term as the newest board member. Jean has done an excellent job of chairing the Architectural Committee, and maintaining the resident contact sheet. Jean is one of the early residents of Arbor Croft and will bring some valuable history to the board.

Board meetings are scheduled for the 2nd Tuesday of each month. Time is allotted prior to each board meeting for your comments and concerns. Please let us know if you would like to participate.

Community Website:

Several members of the community have suggested we use a website to improve communication. We will be exploring this further to see what the best option for electronic neighborhood communications would be. We would like to be able to electronically communicate as much information as possible, as it does get expensive to send items out in writing. Our covenants do require us to distribute some notices in writing, so at a minimum the Annual Meeting and any Special Meeting Notices would be sent in writing.

We have several members of the community that do not currently have an email address or for whom we do not have an email address. We would like to receive feedback from those folks and other neighbors regarding what the preferred communication path(s) are. Please email your suggestions to arborcrofthoaboard@yahoo.com or contact a board member with your recommendations.

Specifically we would like to know:

1. Do you prefer to receive all communications via email or a website, or do you want to receive certain communications in writing?
2. Do you prefer to just go to a website to view the governing documents, newsletters, board meeting minutes etc.?
3. Do you have a current email address that we know about and do you agree we should send communications to that email address?
4. If you do not have an email address how do you prefer to receive communications via a stamped mailed letter or via a board member or other community member placing flyers in your newspaper box?

NOTE: If you wish to update your email address please contact Jean Patterson.

Development News

We continue to be in contact with the developer regarding paving etc. We do not have a firm date for paving yet. Notification will be sent out as soon as we receive a firm date. According to the developer, all roads, including the alleyways, will be repaved. We have also informed the developer the company that did the curb repairs did not reseed the strips of grass between the roads and sidewalks and that this needs to be done. He is also aware the area in Phase II near the ravine needs to be graded and seeded.

Tips:

Do you need to run your water a long time before it gets hot? Try installing a circulating pump. The cost of the pump is around \$150. You will enjoy instant hot water whenever the faucet is opened. Thanks to Ken Briggs for the idea.