



Homeowners Association of Phillips Pointe Subdivision, Inc.

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March 10, 2013

RE: Annual HOA meeting

Dear Homeowner,

On February 21, 2013 we held our Annual HOA Meeting at the Community Center. To all who attended, thank you, from the Board of Directors! It is so important to take part in these meetings and get involved with the business of our subdivision. For those who were unable to attend, let us give you an outline of some of the things we accomplished.

Our Treasurer, Christy Fuller reviewed our financials for 2012 and a new budget for 2013 was approved.

ARB: Dawn Knapp, Chairperson of the ARB spoke about several issues they would like to change in the Covenants. **See insert with detailed information on the changes on the following:** The HOA voted to allow temporary pools, with restrictions on type, size and when they can be set up. Dawn explained mailbox replacements and what is approved by the ARB. The ARB will not require approvals for satellite dishes but there are restrictions on size and location placement. Also, antennas will be allowed only with prior approval from the ARB.

Community Watch: Lisa Winarsky has agreed to join the Community Watch Committee. She will organize a Community Watch meeting for all residents of Phillips Pointe with the police department. Date will be announced as soon as this is arranged.

Paula Willis continues to manage our email list communications. This is working out very well in keeping us informed of issues within our subdivision as well as safety tips, lost pets, etc. If you have not supplied your email address yet, you can contact the Board at phillipspointehoa@gmail.com or go to our Website at <http://phillipspointehoa.org> . We would like to increase this list to include as many as possible. Please let your neighbors know about it and assist us in getting everyone on board.

Welcome Committee: We find out about new neighbors when homes are sold. It is difficult to track when there is a tenant change in rental homes. If you have a new neighbor, please contact the Board so we can welcome all new residents to Phillips Pointe. The Board email is phillipspointehoa@gmail.com

Landscape Committee: The Board announced we are changing landscape companies to cut expenses. Brandon has found a good deal for us with US Lawns. They will be doing the mowing and maintenance of the entrance islands as of April 1, 2013. Our Landscape Committee will still be planting our flowers and decorating for holidays.

Entrance signs: We discussed immediate need to replace our entrance signs. Some of the prices and designs the Board obtained this past year did not meet our budget and we have been searching for better deals. We now have more in the budget for the signs and this will be done this spring. Also, a PP resident Bill Burkhart has taken over the task of managing this project for the Board.

News Letter: Jenny McClamroch has joined with Marlene Leavell on the News Letter Committee. We encourage all residents of Phillips Pointe to let them know if you have a business you want to advertize in the Phillips Pointe Press. This is free to all PP residents. Just email a scanned business card or a small ad that you would like to place in the newsletter to Marlene at MLEAVELL1@nc.rr.com or Jenny at jamcclamroch@gmail.com

Events Committee: The BBQ was canceled last year due to lack of participation. We would like to see more residents joining us and really making these events a success. Marlene Leavell reported that we will hold another Easter egg hunt and possibly a BBQ again this spring, as well as our Community Yard sale in the spring. Watch for announcements for these events. Any ideas you have for other events you would like to see can be passed on to the Board at phillipspointehoa@gmail.com or Marlene at MLEAVELL1@nc.rr.com

Discussions:

Grass growing between the road and curb: The town will spray when requested by the Board. When they do come through and this growth dies off, it is the responsibility of each homeowner to clean it up.

Mowing: too many are leaving grass clipping in the road after mowing. This is a violation and we discussed getting violation letters out on these more promptly. If you are one of these homeowners, please rake or blow the cutting back into your yard. Do not leave them in the street.

We voted two new members to the Board of Directors, Elizabeth Edwards and Nickolay Milovanov. Nickolay has declined the position because his work schedule will not allow him to attend the Board meetings. We are still looking for more people to get involved. Join the Board, the ARB or any of our Committees. If you are interested in any of these, please contact Angie Chereski at Angie6824@gmail.com or 919-218-5011

We are all looking forward to a great 2013.

Sincerely,

The Board of Directors