



LAUREL PARK PLACE SPRING 2022 NEWSLETTER

Spring is slowly sending winter packing. I think we're all ready for some warmth. In an effort to keep everyone informed and in the loop, especially for newcomers, it is necessary to repeat some information from Newsletter to Newsletter. Your patience and understanding in this regard are always appreciated.

New and Improved Website: Our new webmaster, Gail Boyton, has done an outstanding job of updating and improving our website. She keeps it very current and you can go there anytime to check on all things happening in Laurel Park Place, including social events. Remember to check it out: www.laurelparkplace.org

Social Life:

Our Social Committee is doing a great job of giving us opportunities to socialize. The coffee get-togethers have been very well attended. They are held at 10 a.m. on the second Tuesday of the month, at locations announced monthly. The last one was at the Dixie Diner and the next one, on April 12th, will be there as well. There was also a casual get-together held at Burnt Shirt Vineyard on Friday, April 1st.

Be sure to check the website for upcoming events. www.laurelparkplace.org

The Social Committee has also installed the Lending Library, currently located in the cul-de-sac of Laurel Park Place. The response has been largely very positive. Social committee member Jan Woodruff (828-485-8029) is the point person for this project, if you wish to donate books or have any questions. And many thanks to Dave Parlier for his donation of signed copies of his self-authored books and his \$\$ donation for maintenance of the library.

Pending Work Around the Community:



Stucco painting and repair for Phases I and III will be done in 2022, with Phase II to be done in 2023.

Landscape Life:



Our new landscape company, OKA, seems to be settling in nicely, with many positive comments about how **green** our grass is looking. They seem to be doing a very good job of working around the rainy days we have had recently.

Of Local Interest:

* For those of you who are Facebook users, there is a Hendersonville, NC page where much useful information of local interest is shared. You can often find recommendations of everything from hairdressers to electricians to massage therapists to pest control. This can be very helpful, especially to newcomers.

*The Tulip Extravaganza is currently in full bloom and Main Street is looking very fine.

*The annual Cider, Wine & Dine Weekend is April 22-24, when local wineries and cideries partner together to create a signature weekend of all things cider, wine and food. It usually includes tours, live music and friendly faces.

*The Hendersonville Farmers Market kicks off their season May 7th and runs through October, rain or shine. It is located at the Historic Train Depot, 650 Maple Street in the Seventh Avenue District.

*The 2022 Bear Reveal is scheduled for May 12, 2022, 5:30-6:30 at the Visitors Center stage at 201 So. Main St. This year marks the 20th anniversary of Hendersonville's Bear Footin' Art Walk.

*The Rhythm & Brews Concert Series begins May 19 downtown and runs through September. The concert is free, and there are food trucks and even a kid zone.

*The Visitors Center on Main Street is also a good place to check for upcoming events and activities in and around town.

Helpful Suggestions & Info:



*If you need someone to do some work at your home and don't quite know who to call, here are some suggestions:

- 1) Ask a neighbor for a recommendation. There are even members of our community who are able and happy to do work 'on the side' and some of whom are licensed.
- 2) Call Worthy Association Mgt. for a recommendation. They deal with multiple associations and many contractors. We, and other associations, pay them for their expertise in finding good, honest contractors for all sorts of work.

Before making blind calls to plumbers, electricians, HVAC techs, or handymen, or if you are not sure if work such as duct cleaning or other work really needs to be done, check with a neighbor who might have had a similar experience.



*Are your **smoke detectors** more than 10 years old?

If your smoke detectors are over 10 years old or chirp when they shouldn't, it's time to do something. NEVER disable them as they are critical to your safety. Chirping is usually a sign that batteries need to be changed. But it could mean the smoke detector is beyond its useful life.

Valley Hill Fire Department will check the smoke detectors of anyone who wishes them to do so, and will also replace batteries and provide up to 4 new ones, all free of charge. 828-692-2581

*Garage Doors - A power failure can cause a garage door to automatically open and this could happen when an owner is away. If anyone is interested in learning how to prevent this from happening, please give Eddie Leach a call - 828-692-2344.

Some Hellos and Good Byes:



We said goodbye to longtime resident, Pat Feeley, 120 LPP, who passed away in January, and also to the Lynn Sweet, 266 LPP, who has relocated. We will soon have new neighbors to welcome as both of those homes are on the market.



Important Reminders Worth Repeating:

*It is the policy here at Laurel Park Place that homeowners are to address any issues, complaints, concerns to Worthy, who will then coordinate with the appropriate committee in an attempt to resolve same.

*It is important to remember that we own the footprint of our homes only; the area surrounding our homes is actually common area. It may be particularly difficult for those coming from single family home living to town home living to come to terms with the fact that it is not actually "your backyard", "your tree", etc. but HOA property. Any changes or modifications **MUST** be submitted to Worthy for approval by the Board. Homeowners may find themselves subject to fines for violations of these rules and covenants.

*Remember, grilling is not allowed on decks and patios. This is not just an HOA rule, but also a NC fire code regulation and is even more important in a community where units are in such close proximity to each other. You will not only be endangering your unit but also that of your neighbors. Grilling is permitted on driveways - an easy option by storing your grill in your garage and simply pulling it onto the driveway when needed.

*If there are homeowners/residents among us who are unable for any reason to keep up with any yard or home matters, let your Association know... there may be volunteers among us willing to lend a hand.



*We are fortunate to have several residents who have contributed their time and

effort into beautifying common areas within our community. It is much appreciated. Always remember, though, before doing anything in or to a common area, approval MUST BE obtained from Worthy or the landscape committee, which works in conjunction with the Board. This includes any modifications to yards as yards are HOA property.



 *Remember to check your dryer vent for lint accumulation. This is not just an efficiency issue, but also a fire/safety issue. An ounce of prevention - always worth it!

*Live-in caregivers are permitted under the Covenants of Laurel Park Place. However, residents must register caregiver information, identity, etc. with management, and care-givers must park in that unit's guest parking spot. Vacation rentals, such as VRBO and Airbnb are absolutely **NOT** allowed and are specifically prohibited under our Covenants.



*OBEY SPEED LIMITS & **PLEASE DON'T SPEED!** Signs are posted for a reason; please be considerate and watch your speed driving in the community. The signs are posted for a 15-mph speed limit. If the offenders are postal or delivery trucks, this will be reported to the responsible entity. Meanwhile, try to set a good example!



*In the interest of keeping our property and lawns looking tip-top, please refrain from parking on grassy areas, and kindly ask your guests to honor this as well. If you need extra parking at any time, check with a neighbor - someone is usually willing to "lend" their space on a temporary basis.

*Always, always submit requests for approval for any exterior changes, including plantings, railings, steps, etc. PRIOR to commencement of any work. Please put the request in writing. Your written request is an important matter of record-keeping for both your protection and that of the HOA.



***IT IS ABSOLUTELY REQUIRED** that owners pick up after pets when walking them. This is not optional and does not mean tossing waste into the woods! Besides being a rule, it is simply common courtesy and also a part of responsible pet ownership. We are fortunate that pets are allowed at LPP so please do not take this for granted. Dog owners are asked to walk their dogs either along the road or in common areas as much as possible to prevent spotting



on lawns. It would be a good idea to carry a bottle of water with you as you walk your dog - just in case it happens to relieve itself on someone's lawn, pouring the water on that spot can help dilute the urine and thereby preserve the grass. Also remember, leash laws apply to cats as well as dogs!!



*Trash and recyclables are picked up on Thursday mornings, often as early as 7:30 a.m. If at all possible, please put trash out that morning no later than 7:30 a.m. and it is recommended that a hard-sided trash container be used. This is especially important when placing trash at the curb the night before. Crows or other critters will tear into trash bags as they sit at the curb and it makes quite an unsightly mess to have to pick up. For recycling, collectors request that you use the **blue** bags for all items that will fit (found at most grocery stores, Sam's, etc.).



*And please remember - **DO NOT FEED THE WILDLIFE!** This is a dangerous practice and can result in not just annoyance, but injury! Some of the neighborhood turkeys can be aggressive on occasion. And bird feeders are an open invitation to bears - take them in at night and be vigilant if you have them out during the day...bears forage during the day as well as at night and have been seen on occasion in our community.

A Word of Humor from Your Editor: *If we're not meant to have midnight snacks, why is there a light in the refrigerator?*



Eddie Leach - President, Building & Nominating Committee

Kathleen Vard - Vice-President

Bob Boyton - Treasurer, Rules & Covenants Committee, Landscape Committee

Marianne Michelin - Secretary, Nominating Committee, Newsletter Editor

Norma Hoglander - Member at Large, Social & Building Committees

Gail Boyton - Webmaster