



**LAUREL PARK PLACE
NEWSLETTER
Fall 2023 Edition**

Fall is upon us and beautiful colors are all around. How lucky we are to live here.



As usual, in an effort to keep everyone informed and in the loop, especially for newcomers, it is always necessary to repeat some information from Newsletter to Newsletter. Your patience and understanding in this regard are always appreciated. That being said, there is always something new to report! Read on!



Social Life:

*Our Social Committee, headed up by Jan Woodruff, continues to give us opportunities to socialize.

*The "Cheesy" get-together in September in the SPP cul-de-sac was attended by about 40 people and enjoyed by all. The food was over-the-top. Food donations were collected for the Interfaith Assistance Ministry. Big thanks to our social committee!!



*The coffee get-togethers have been enjoyed by those who have attended. They are typically held on the second Tuesday of the month at 10:30 a.m.; usually at the nearby Dixie Diner.



*The Holiday Party will be at **Sol Y Luna** in the Laurel Park Shopping Center at 5:30 on December 14. It will be a "pay-as-you-go" with everyone ordering from the menu and paying independently. There will be a 4% surcharge for credit, so cash or debit is recommended. Stay tuned for more info coming soon via a flyer with RSVP info, etc. <https://solyunacalimex.com/#dinner-menu>

*The Social Committee would like to highlight the endeavors of our residents so that we can support each other. No names would be published without permission. If you would like to share any event, concert, art showing, or project that you are involved in with the community, please contact Janice Woodruff at readknitcook@gmail.com.

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

*Remember to check out our Lending Library, which is currently located on Laurel Park Place near the intersection of NPP/SPP. Many have enjoyed donating and borrowing books from this great addition to our community. Check it out if you are in need of some new reading material and contact Jan Woodruff if you have books to donate.



Our Website:

*Webmaster, Gail Boyton, keeps our website very current and you can go there any time to check on all things happening in Laurel Park Place, including social events. Remember to check it out: www.laurelparkplace.org Gail is always working on updating a vendor list of contractors, workmen, etc. that homeowners have used and have had a good experience with. These are only suggestions based on personal homeowner experiences.

Pending Work Around the Community:



*Drainage and tree work continues to be a work in progress. Landscape and Management are working together on the issue of proper tree trimming. Cracks in driveway asphalt are also being monitored.

Landscape Life:



*As the seasons change and summer gives way to fall, we may find the need to tidy up our gardens. Please be mindful when disposing of weeds, plants or potted annuals which have seen their day. Dispose of them properly and be considerate and respectful of neighbor's yards and common areas, and remember the Golden Rule.

*The new "bridge" that has been installed behind the area of SPP and LPP is to facilitate the landscapers in moving their equipment across. It is NOT meant for foot traffic and should not be used by residents; it is not designed for that and would not be safe. A sign will be erected soon indicating that.

*Please be patient with leaf clearing...It seems no sooner are they removed than a new carpet of leaves has fallen in their place. It's a never-ending process! Most will agree that our community is looking very good. As mentioned above, proper tree trimming is an area that is being looked into by your Board and Landscape Committee.

Of Local Interest:

*Remember to check out Hendersonville's Visitor's Center website: <https://visithendersonvillenc.org/home-for-the-holidays>. Here, you will find a wealth of information on family-friendly events all during the holidays, including events on Main Street which include: **Tree Lighting Ceremony**, **Old Fashioned Christmas**, **Hendersonville Christmas Parade**, **Christmas Train Rides**, and much more.



*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.

***Jackson Park Bird Outing** - The Blue Ridge Audubon, a chapter of the National Audubon Society, holds their monthly bird walk on the second Saturday of each month at Jackson Park, a renowned birding location.



***The French Broad Railroad Club** is located in the Historic Train Depot at 503 7th Ave., Hendersonville. Open every Saturday from 10 a.m. - 2 p.m., you will find miniature, scale model trains, and you just might run into one of your neighbors from LPP.



A Dose of Reality:

*Laurel Park Place has been affected, as we all have, by inflation and the ever-rising costs of **everything**, especially since Covid. Your Board is making hard but necessary decisions in planning for the future, looking ahead to make sure Laurel Park Place remains a community you can be proud of, and that we can maintain the quality and integrity of our development as it ages. Look for more information in your Annual Meeting packet that you should receive in November.

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 or the vendor list on our website. Our webmaster, Gail Boyton, will be updating our vendor list for our website, so if you have a recommendation, be sure to let her know.



*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

Time Change Reminder:



*Remember to turn your clocks **back** 1 hour before you go to sleep on Nov. 4th.

WELCOME



Some Hellos and Good Byes:

*We welcome new resident, Dorothy Focht to 785 NPP, and say farewell to Bj Alison, a long-time resident and past board President, who relocated to Lake Pointe Landing. Welcome to new residents Kenneth & Pamela Commette, 651 EPP, and farewell to John and June McClure, who also relocated; hello to Mary McCarty at 344 LPP and farewell to Bruce and Lori Gusman, who have relocated. We also send our condolences to the family of Gene Stines, formerly of 152 LPP, who passed away in July.

*As always, we wish all our former residents well.



Serving Your Community:

*We are always in need of volunteers to serve on our neighborhood committees. Please reach out if you would like to assist on any of our committees: Landscape, Building or Social. It is a good way to become familiar with your neighbors and make some new friends.

Important Reminders Worth Repeating:

*We may have a wet, snowy winter in our future, so please take note of the policy regarding snowplowing: The town of Laurel Park plows our streets, with the exception of the two extensions, one beyond the cul-de-sac of SPP and the other beyond the cul-de-sac at the top of LPP. The HOA takes care of those. Driveways and sidewalks are and have always been the responsibility of individual homeowners. Names and numbers of people to call for that service may be available from Worthy.

*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. This is an important policy that is unfortunately often not followed.

*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. Many do this very thing.

*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! We have a toddler in our neighborhood who loves to walk. Please slow down.



*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 and much appreciated if dog walkers would carry a bottle of water along as you walk your dog - just in case it happens to relieve itself on someone's lawn or even common area grass; 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 break down cardboard boxes.



*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. 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, and have been seen on occasion in our community.



Jim Miller - President
Jan Abrams - Vice-President
Gary Lowder - Treasurer
Marianne Michelin - Secretary, Nominating Committee, Newsletter Editor
Elyse Meltz - Member at Large
Gail Boyton - Webmaster