

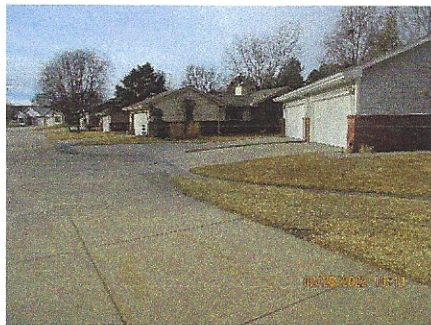


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Edenton Homeowners' Association, Inc.
February 2022 Newsletter

If you have tried to log in on the EdentonHOA.org website during the month, you will find this statement, **"The owner of this website is working on making this website awesome. Why not bookmark it and come back later? We are sure you will not be disappointed."**



Over the years we have found our website with the map and information to be extremely useful. The site was developed and managed by one of our former residents. When that gentleman moved away, site updates and management fell in the lap of Edenton HOA President Louis Lemon, along with many other duties. While the website was very user friendly, Louis soon found out it took a great deal of time to add information and updates. Then, COVID-19 came along. I am sure I have mentioned



before, Louis is a nurse at Bryan, so you know how busy he has been. Lou recently found a person to assist with website improvements, so we are looking forward to having the site operational within the next few weeks.

Snowfall report – As I started writing this newsletter on the last day of February 2022, I could not resist stepping outside and taking a picture of the same area shortly over a year later. Official records reveal our snowfall this season has amounted to 3.7 inches, with 48.3 inches last season to date. The average for this time in the season is 19.6 inches. Drought is now of course a concern. I am sure we will get the irrigation system up and running as soon as possible.

Annual dues – While we encourage everyone to pay their annual dues (termed annual assessment in the covenants) by the last day of January, March 10 is the date an additional \$10.00 is added to the assessment if not paid. On the Board meeting date of February 21, 2022, 190 of our 222 households had completed the payment. As a reminder, if you have not paid, the annual dues for the residences adjacent to the Commons is \$190.00, and all the rest, \$95.00. We look forward to receiving all the payments prior to March 10.

A reminder for all Townhome members – As you renew your fire and extended insurance coverage in the amount equal to the full insurable value each year, proof must be provided to

the Edenton Treasurer. Some residents have their Insurance Agent take care of this, while others make sure the policy cover sheet is forwarded at the time of policy renewal.

We are planning a Neighborhood Garage Sale – Board member Bev Morton has been in contact with the garage sale organizer in the Edenton North Homeowners' Association and our joint sale will be held on May 12 through 14th. We are also in touch with Edenton South to determine if their Association would like to join the event. We will advertise with signs and social media, and we will determine if we should prepare a map to assure the sites are readily available. The \$5.00 service charge for participants to cover expenses will be in effect. So, if you own something you feel you should not own any longer, we will provide more details in our March and April newsletters.

Board meeting held on February 21 – The Hospitality Committee reported three property transfers were underway in the Association area. A member of the committee calls on all new residents to provide information and answer questions they may have. The annual account bills for the month of January were \$1,243.27 and the Townhouse account bills were \$4,334.86. Board member DeLoyd Larsen is leading the effort to begin a several phase irrigation system improvement project. As Townhouses were built in Edenton Homeowners' Association Corporation area, the covenants required installation of underground water sprinkling systems at the time of construction. Since a number of home sprinkler systems are now over four decades old, maintenance costs relating to leaking pipelines have continued to increase. The board looks forward to beginning improvements this year.

Edenton HOA Secretary

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