



# Timber Ridge Homeowners Association, Inc.

Spring 2010, Issue 1

[www.trhome.net](http://www.trhome.net)

Knightdale, NC

## Contact Us!

Contact Your Board:  
[trhoaboard@yahoo.com](mailto:trhoaboard@yahoo.com)  
By Mail:  
Timber Ridge HOA  
PO Box 1521  
Knightdale, NC 27545

Board President:  
Paula M. Gavasto  
[paula.gavasto@yahoo.com](mailto:paula.gavasto@yahoo.com)

Board Members:  
Pat Hendrix  
[phendrix@apgmac.com](mailto:phendrix@apgmac.com)

[There are several Board openings and we could use your help. Contact us if interested.]

Appearance Committee:  
Sharon Roberson  
[videodj@earthlink.net](mailto:videodj@earthlink.net)

Architectural Committee:  
*Position Open*

Property Manager:  
Pat Hendrix  
Ammons Pittman  
5821-A Falls of Neuse Rd.  
Raleigh NC 27609  
919.790.5455  
[phendrix@apgmac.com](mailto:phendrix@apgmac.com)

## At A Glance:

Total # of Properties: 152  
Total Rentals: 23 (15%)  
Total Homes for Sale: 6

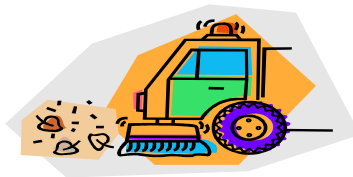
YTD through April  
Dues Collected: \$12,342  
Expenses: \$6,473

**Emergency Events:**  
None to report



## RULES & REGULATIONS

Sorry for the delay but the new booklet will be ready mid to late May. Every homeowner will be mailed a booklet with delivery confirmation. Homeowners who rent must ensure their renters are aware of the regulations and provide a copy to their renters. The HOA will send you an extra booklet.



## CLEAN SWEEP

Street cleaning in the Timber Ridge sub-division to begin Tuesday May 11, 2010 between 1am and 5:30am [rain date Wednesday]. The Board has hired a contractor to clean/sweep our sub-division streets. This will happen monthly

through the months of May through August. It will be the **second TUESDAY** of every month, rain date Wednesday. This means homeowners must have their vehicles off the street no later than 11pm Tuesday night. This street cleaning benefits ALL residents and we need everyone to help by ensuring vehicles are off the street. Cul-de-sacs will be swept as well. Included in this newsletter is information about the company, type of machine to be used, etc. Please read and keep the dates listed on the flyer as a reminder to not street park on the scheduled cleaning night. Questions, contact Pat Hendrix. This information will also be posted on the website.

June 08, July 13, August 10

Winter/Fall Months will either be bi-monthly or quarterly. Those dates to follow in future newsletters.

## Appearance Committee w/Sharon:

Get your lawn season off to a great start by focusing these four important points of lawn care: Fertilization, Crabgrass and Broadleaf control, Pre-emergent weed control and Integrated Pest Management. Lawn maintenance helps keep grass green and lush, eliminating clover or dandelions and prevents crabgrass from appearing. Remember to sharpen your mower blades, failure to do so will harm your grass. Curb appeal is an important part of property value; planting blooming perennials and bulbs will enhance your prop-

erty's beauty. Don't forget Town will pick up yard waste. IT must be bundled or bagged and weigh 40lbs or less. Yard waste stickers can be purchased and placed on the items for pick up. Town Hall sells them for \$.50/each.



Water restrictions are still in place; please be mindful of water usage. The schedule days for watering are as follows: Even numbered homes: *Wed, Fri and Sunday.*

## Local Business Advertising Newsletter Sponsor Section :



Need a local insurance agent close to home?  
Brian D. Rotherth, CPCU, ChFC, CLU  
The Brian Rotherth Agency  
2001 Widewaters Pkwy, Suite O  
Knightdale, NC  
919.266.0990  
[www.BrianRotherth.com](http://www.BrianRotherth.com)



A Tanner U is located at 4021 Village Park Drive, Knightdale. 919.295.1995

Odd numbered homes: *Tues, Thurs and Saturday.*  
Visit the Raleigh website @:  
[www.raleigh-nc.org](http://www.raleigh-nc.org)

## Yard of the Month

A yard will be chosen, letter sent to winner with a \$25 gift card to Lowes Home Improvement or Home Depot.

Winner for May is:  
**503 Lauren's Way**



## A Message from the President



**The first step towards change is awareness. The second step is acceptance. — N. Braden**

I struggled trying to figure out how to express my frustration and exhaustion when I walk or drive around our sub-division. Trash, newspapers weeks old, grass overgrown, mailboxes in disrepair, green mold on vinyl siding, cars with flat tires and in disrepair, porches, doors and shutters needing a fresh coat of paint, properties that have never planted grass or attempted to fill in the bare spots in the yard, continued parking in the yard, basketball goals broken and even some cemented in at the driveway, large trash items left at the curb, huge home repairs never getting done and a property that looks uninhabitable and the list goes on. The rules and regulations set in place many years ago address these basic issues and what is required of a homeowner. Basic maintenance and repair seems to have been forgotten by many homeowners and the homeowners who are maintaining their properties find it disheartening to have so many appear not to care. Why does the Board or Town have to send a letter to a homeowner about cut and edge your grass? Instead of the Board working on getting things done to benefit everyone, our time is spent reminding homeowners on basic, minimal home maintenance. CHANGE is coming, SOON! On a positive note, dues delinquencies are down!

## COMMUNITY NEWS & INFORMATION:

As the weather warms and we open our windows and doors, make sure to lock up at night or when you leave your home. Keep vehicle doors locked and valuables out of sight. Report any suspicious people to the Knightdale Police. Watch out for your neighbors!!

It's that time to start spring cleaning. If your vinyl siding has faded due to dirt, pollen and mold, please pressure wash. There are many tips on-line or visit your home improvement center. Porches, shutters, wooden steps, mailboxes may need a fresh coat of paint. It's inexpensive and easy way to maintain curb appeal in your community.

Cul-de-sac parking: friendly reminder that front end parking is not allowed, please park parallel to curb. Flyer included to show how to park.

Timber Ridge has a new insurance agent. Brian Rothert of State Farm is providing the required insurance for the HOA. We were able to save approximately \$200 a year by changing policy providers!!

Mulch and basic spruce up of the entrance sign area will happen within the next two weeks.

## TOWN NEWS:

Timber Ridge HOA has become a member of the Knightdale Chamber of Commerce in 2010. Check out our website for updates, links and information!



### \$\$FINANCES\$\$:

Revenue: \$13, 172

Expenses:

Management Fees \$1,667

Landscaping Fees \$1,494

Legal Fees (Collections) \$126

Legal Fees (HOA) \$1,045

Insurance \$910

Website \$25

Parkside \$818

Resident Awards \$0

Accounting & Tax Fees \$216

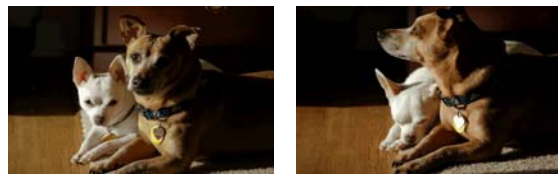
Postage \$56

Office Supplies \$10

Pay Pal Fees \$27

Miscellaneous \$80

## Community Pet Corner



Bubby (age 1+) & Lou (age 7) belong to Timber Ridge resident Janet Doll. Both dogs were rescued from animal shelters in Wake County. Janet states, "Both Lou and Bubby are a huge part of my life. They've given me so much joy and companionship." The Wake county Animal Care, Control and Adoption Center has many dogs, cats and critters needing good homes. Check out their site [www.wakegov.com/pets](http://www.wakegov.com/pets) to find the perfect pet for your family.

If you would like to feature your pet, please send several photos and information blurb to [trhoaboard@yahoo.com](mailto:trhoaboard@yahoo.com). We'll post in next newsletter.