

# Villages of Fox Run News and Updates

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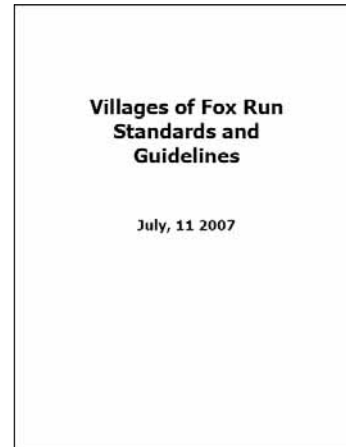
## Community Reminders:

- No overnight street parking
- Pick up after your dogs!!!
- Lock the pool gate if you are the last to leave.
- NO GLASS in the pool area.
- Do not hang wet towels out to dry on your front porch.
- Please remember to water your lawns according to the water restriction schedule.

## Guidelines and Standards

The Villages of Fox Run Board of Directors (BOD) have developed and approved these guidelines for living in the Villages of Fox Run in order to assist you. The guidelines present a skeleton summation of the Covenants as interpreted and understood by the present BOD.

These guidelines are important for achieving the goal of ensuring that all homes conform to the community standards and are maintained appropriately to protect our mutual investment. It is important to study these guidelines in order to promote



*This document explains our community guidelines and standards, as well as penalties for violations.*

a greater sense of harmony in the community.

In the unusual circumstances when a resident will not comply with the Cove-

nants, the BOD reserves their legal right and responsibility to take reasonable action to resolve the infraction.

Some of the items touched on include:

1. Storm/screen doors
2. Staining schedules for wood decks and fences
3. Grounds maintenance guidelines
4. Parking guidelines
5. Pet guidelines
6. Holiday decoration guidelines
7. Trash bin and recycling guidelines
8. Pool rules
9. No street parking

## HOA Annual Meeting - Sept. 8th, 4-7 PM

The Villages of Fox Run annual meeting of the Home Owners Association will be held on **Saturday, September 8th from 4-7 PM.**

During this meeting you will have a chance to meet the current Board of Directors and voice any comments,

suggestions or concerns you may have.

The meeting will be held in the parking lot of the Fox Run Community pool—intersection of Balance Fox and Kohler Lane.

The **rain date** for the meeting is Sunday, September 9th from 4-7PM.

### Agenda

- Meet the current board
- Meet residents who are interested in joining the BOD
- Vote new members to the BOD
- Discuss community issues

## Poolside Meet and Greet was a success!!!

The Villages of Fox Run Social Committee has held its first community social event. The Mid-July Poolside Meet and Greet kicked off at 2:00 PM Saturday, July 14th.

The entire community was represented as residents from the single family homes and from all 3 streets of town homes made an appearance.

Photos of the event will soon be posted on the website.



While we had a great turnout for this event, we know that everyone was not able to attend. Therefore we hope to see you at the next social event. If you have any suggestions for themes, locations, or

dates of the next social event, or if you would like to volunteer on the committee, please contact Debbie Siegel (954-4869, [deborah.siegel@duke.edu](mailto:deborah.siegel@duke.edu))

The Social Committee members include Susan and Joel Burr, Kelly O'Neill and Debbie Siegel. Thanks goes out to Bill Hickey, Mary Ann Hurst, Alexis Kunold, Brad Pennington, and Michael Verbic for help setting up.

## Updated Fox Run website!

(<http://www.grandchestermeadows.com/foxrun/index.htm>)

### VILLAGES OF FOX RUN

<a href="#">Grandchester Home</a> <a href="#">Financial Info</a> <a href="#">Community Docs</a> <a href="#">Board of Directors</a> <a href="#">Pool Information</a> <a href="#">Architectural Comm</a> <a href="#">Landscape Comm</a> <a href="#">Social Committee</a> <a href="#">Helpful Links</a>	<p><b>The Villages of Fox Run</b> is a North Raleigh community, comprised of 28 single family homes and over 80 town homes and counting. The community began in 2003 with construction scheduled to conclude in 2008. The residents of Villages of Fox Run enjoy convenient access to downtown Raleigh, RDU Airport, RTP, and I-540.</p> <p>The Villages of Fox Run is minutes away from Triangle Towne Center, Brier Creek, and other shopping centers. There are a number of restaurants in the surrounding area: Twisted Fork, Ted's Montana Grill, Macaroni Grill, Chili's, just to name a few. If you're up for a game of tennis, want to take the kids to the playground, or want to go for a run, Spring Forest Park is just across the street.</p> <p>Please bookmark this page and visit on a regular basis. Most updates will occur at the beginning or end of the month. The Villages of Fox Run Board President, Debbie Siegel, is currently overseeing this website. She welcomes your comments and/or suggestions regarding this website or the community.</p> <p>Below is a list of the web pages contained in this site and a brief explanation of each:</p>
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**Address**

Villages of Fox Run  
 PO Box 37027  
 Raleigh, NC 27627  
 (919) 389-7944

The Fox Run website has recently been updated. The new site is divided into 8 sections:

1. **Financial Info** – contains information about HOA Dues, payment coupons and monthly financial statements
2. **Community Docs** – Newsletters, HOA Covenants, Standards and Guidelines
3. **HOA Board of Directors** – list of board members
4. **Pool**
5. **Architectural Committee**
6. **Landscaping Committee**
7. **Social Committee**
8. **Helpful Links**

## Meet the VFR Board of Directors

### Debbie Siegel, President



Debbie Siegel moved to the community in June 2006 and has served on the HOA BOD since her arrival. Debbie grew up in North Carolina, attended

NCSU and currently works at Duke as a study coordinator.

Aurora, Illinois and moved to Raleigh in 2004. She currently works at Alphameric Systems, Inc. in Raleigh as a Field Supervisor.

### Mary Ann Hurst, Treasurer



Mary Ann grew up in Kentucky, moved to the community in October 2005. She is the Office Manager for Carlson Financial Services, a member of Wakefield Baptist Church and has served on the Board since it's inception.

### Alexis Kunold, Vice-President



Alexis Kunold moved into the community in August 2005 and has served on the HOA BOD since her arrival. Alexis was born and raised in

**Secretary and General HOA Board seats are currently open for voting on at the Annual meeting in Sept. 2007.**

## HOA Dues

The monthly assessments paid to the homeowners association are actually an installment of your annual assessment. The association uses this money to maintain the pool, the common areas, and to promote the improvement of the neighborhood.

The monthly assessments are \$25 for the

single family homes and \$85 for the town homes. If an assessment is increased you will receive a notice at least thirty days before the first installment is due.

The assessments are due on the 1<sup>st</sup> of the first month and considered delinquent after the 15<sup>th</sup>



of that month. A late fee of \$10.00 is assessed each month any balance is in arrears.

Make your check payable to the **Villages of Fox Run HOA** and mail checks to:  
**Villages of Fox Run HOA**  
**PO Box 37027**  
**Raleigh, NC 27627**

*"The assessments are due on the 1<sup>st</sup> of the first month and considered delinquent after the 15<sup>th</sup> of that month."*

## Petition to lower the speed limit to 25 mph

Speed limits within the city limits of Raleigh are 35 mph unless otherwise posted. The Board of Directors will petition the city to reduce the speed limits in our com-

munity from 35 mph to 25 mph.

Members of the BOD will be going door to door to collect signatures supporting the reduced speed limit. Sig-

natures from 75% of residents are required in order for the city to reduced the speed limit.

We hope you will consider signing this important petition.

## Villages of Fox Run Community Phone Book

The BOD will be requesting the permission of each owner/resident to publish their name and contact information in a community phone book. This phone book will only be distributed within our community in order to facilitate better communication.

This is voluntary, therefore, if you do

not wish to have your information made available to your neighbors simply let a board member know.



*"The pool season is more than half way over...the pool will be closing Labor Day weekend."*

## Trash Can/Recycling Bin Reminder!!!

The City of Raleigh picks up trash/recycling from Fox Run on Wednesdays. Trash cans/recycling bins should be placed curbside no later than 7:00

AM on Wednesday morning, but cannot be put out before noon Tuesday. Trash cans/recycling bins must be removed from the curb no later than 7:00 PM Wednesday eve-

ning. The city can fine a resident **\$50 per 24-hour period of violation.**

Trash cans/recycling bins must be stored in a garage or around the back of a home.

## Pool update

The Pool season is more than half way over. If you have not received the pool code, please visit our website.

As a reminder, **NO GLASS** is allowed in the pool area. This includes

glass beer/liquor bottles. If you bring glass bottle beverages to the pool, they must remain outside the pool gate and can be poured into a plastic cup and brought into the pool area.

Please only put plastic bottles and aluminum cans in the recycling bin and place all trash in the trash can.

**The pool will be closing Labor Day weekend.**

*All outdoor wood structures must be stained by September 29th.*

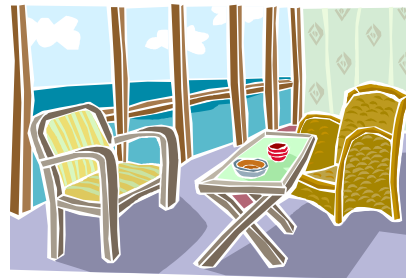
*No solid stains permitted. Cedar-toned Semi-transparent stain recommended.*

## Deck Staining

All outdoor wood structures must be stained in order to maintain the quality of the structure and the overall appearance.

The Board of Directors recommends using a semi-transparent stain. Whether residents choose to use a semi-transparent stain or a clear stain with toner, the stain must be in the cedar tone family.

Clear with toner stains must be applied once a



**All wood structures must be stained by September 29th.**

year and semi-transparent stains must be applied once every 3 years to maintain the protective effect.

If your deck is less than **6** months old, or if you

have just recently stained your deck (open or enclosed) or fence, please contact David Robbins of Grandchester Meadows or a Board member. Upon inspection of the stained item, the resident will not be requested to (re)-stain the item at this time.

If a deck or fence is found to be in need of repair or replacement, the BOD will contact the resident make such requests.