



## Park Place Townhomes

# October 2009 News

### **Schedule Updates:**

**Fridays**– Happy Hour at the clubhouse from 5 to 7 pm.

**General**– The next buildings scheduled for major repairs and painting will be 100– 106 Colchis Court and 401– 407 Center Pointe Drive. This should be started in late October and these will be the last buildings started this year.

**October 28, 2009**– Finance Committee meeting at the clubhouse starting at 7 pm.

### **Board Meetings**

**November 15, 2009**  
**(Annual Meeting)**

### **General Reminders**

When a homeowner does improvements or additions to the exterior of their house, they are then responsible for the upkeep of these items. The usual such improvements are enclosed decks, and adding storm/screen doors on either the front and rear doors.

All the contractors doing work such as painting, deck staining, and gutter cleaning, are responsible for clean up after their work. If a homeowner notices things that have not been taken care of; contact the contractor, if possible, or else notify David Robbins and he will inform the contractor.

Exterior repairs will be done to the extent of what is customary and necessary to maintain the building, but not necessarily totally replaced.

Patio door replacement from now on will be done using the same type of door that we already have except these will be non-rot materials. If a homeowner wants a different type of door, they must go to Home Depot and purchase the door that they want themselves. They will be reimbursed up to the cost of the current doors. The doors will still need to meet the specs of the HOA.

Please inspect the interior of your storage room frequently. We have had a few with damage done to the interior caused by a leak in the roof. The homeowner was not aware that there was a leak, that was causing all the damage.

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### **News from the Social Committee**

The Bridge group meets on the fourth Thursday of each month from 2 to 4 pm in the clubhouse. We would be thrilled if there were other neighbors who would like to join us. If so, please call Kay Reusch at 650– 1403.

The clubhouse hosts a weekly happy hour on Fridays from 5 pm to 7 pm. Bring your favorite beverage and a snack. Please join your neighbors for this opportunity to unwind from a long week and catch up with your neighbors.

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## Local News:

### Recycle Updates

New state disposal bans will go into effect Oct. 1 on used oil filters, plastic bottles and wooden pallets. These items will no longer be accepted in NC landfills.

In support of the state's new disposal ban on used oil filters at the landfill, the Town of Cary is expanding our curbside collection program for used motor oil to include used oil filters as of October 1, 2009. Residents may call (919) 469-4090 to schedule a free curbside collection of these items. Motor oil must be placed in a closed container labeled "USED MOTOR OIL" and oil filters must be triple-bagged for collection.

The Town's residential curbside recycling program accepts plastic bottles and tubs labeled #1 - 7 for recycling. These items may also be recycled at the Citizen's Convenience Center, 313 N. Dixon Ave.

### NEW RECYCLE SCHEDULE:

Remember that recycles are now collected every other Friday. Here is a list of the upcoming expected collection dates for recycling:

October dates: 9<sup>th</sup> and 23<sup>rd</sup>

November dates: 6<sup>th</sup> and 20<sup>th</sup>

December dates: 4<sup>th</sup> and 18<sup>th</sup>

## Fall Festivals!

Fall is the time for festivals in North Carolina. Here is a sample of festivals upcoming in October and November. You can search "North Carolina fall festivals" for more festivals and information on what's available.

### **October 09 -October 10**

Salisbury Rowan Blues and Jazz Festival

Rocky Mount Down East Festival

Hickory Downtown Hickory Oktoberfest

### **October 10**

Pelham Pork Jam

Gibsonville Fall Festival

Reidsville Downtown Fall Festival

Marion Mountain Glory Festival

Tuxedo Future Legends of BBQ

Clinton Court SquareFair & Barbecue Cookoff

### **October 10 – 11**

New Bern, MUMFEST

Laurinburg John Blue Cotton Festival

Kure Beach Pleasure Island Seafood Blues & Jazz Festival

### **October 16 -October 17**

Black Creek Heritage Day Festival

Maggie-valley Mountain Music Homecoming Jamboree

Fairmont Farmers Festival

### **October 17**

Lake Lure Autumn Festival

Mebane Autumn Festival

Fairmont Farmer's Festival

Taylorsville Apple Festival

Kenansville Hogs n Hens for Hope - Carolina Pork and Poultry BBQ Cook-off

Hillsborough Handmade Parade

**Fall Festivals continued!**

Waynesville Apple Harvest Festival

Wilmington Lighthouse Beer Festival Over 50 breweries, 250 beers to try.

**October 24**

Pinehurst Fall Festival in the Pines

Benson Fall Festival

Bethania Black Walnut Festival

Franklin Pumpkinfest

Lexington Barbecue Festival

**October 24 -October 25**

Charlotte Fine Art Show

Lexington Woodcarving Show and Competition

**October 31, 2009**

Bladenboro Beast of Bladenboro Festival

**October31-November 1**

Durham Jordan Lake Music Festival

**November 06 -November 08**

Greensboro Holiday Market

**November 07**

Charlotte Scanfest (Scandinavian festival) of the Carolinas

Wilson Whirligig Festival

**November 20 -November 22**

Seagrove The Celebration of Seagrove Potters

**November 21, 2009**

Ellenboro Fiddlers' & Bluegrass

**November 27 -November 29**

Greensboro Craftsmen's Christmas Classic

Fayetteville Eastern Carolina Craftsmen's Spring

## **Friendly Reminders!**

1. Any replacement of porch fixtures MUST be brass, as with door bell buttons , door knobs, no exceptions! Air conditioner units and fans are not allowed in windows unless the board approves it. We have seen big profits this year in home sales, it is due to pride of our community. By all means feel free to plant any flowers you desire, but shrubs, trees, and flower boxes must be approved. Also keep in mind when planting if you are in an interior unit, have balance in your planting with you neighbor.

2. **Remember that Park Place Home Owners have in place the Neighborhood Watch Program:**

Help prevent crime in Park Place by being aware and sensitive to what is going on around you and your neighbors. People wandering the neighborhood at odd times or any activity which doesn't seem right to you are reasons to follow **one simple rule: Call the Cary Police @ 469-4012 or 911 for Emergency and follow up with a call to Park Place Neighborhood Watch Captain, Betsy Mebane (420 Center Pointe) @ 469-9738 or F.W. "Jesse" James (446 Center Pointe) @656-7336.**

3. **Please store your trash cans** in the back of your home (not the front or front porch) except on garbage days when you can put them in the front.

4. **Please clean up after your pet** since this is required by the Park Place Owner's Association and the Town of Cary. Pet feces can carry diseases and will create strong odors so please show respect for your neighbors by always complying with this requirement.

5. The monthly assessment is due by the first of each month and is considered late after the 15th of the month. A late fee will be assessed if your payment is not received by the 15th and you will also receive a late notice. All delinquent accounts greater than 90 days past due will be collected by the HOA attorney at the owner's expense. You may drop off your payment in the drop box by the clubhouse or you can mail it to **Park Place OA, 415 Center Pointe Drive, Cary, NC 27513.**

6. Please visit the website **[www.grandchestermeadows.com](http://www.grandchestermeadows.com)** frequently for community information and updates. This website has the community documents, financials, contact information/ links, contractor referrals, and much more...

Finance Committee Report
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Financial Highlights through August 2009:

INCOME & EXPENSE (highlights)

Income	\$135,460
Expenses	
Administration	\$20,684
Building Maintenance	\$56,755
Grounds Maintenance	\$20,254
Siding Replacement	\$28,800
General Services	\$4,874
Recreation	\$18,002
Total Expenses	\$149,372
Net Income	-\$13,912

ASSETS

Checking/Savings	\$4,659.15
Reserve CD	\$50,000
Total Assets	\$54,659.15

NOTES

The level of operating cash and the need to keep a contingency fund caused some of the maintenance (house painting, paving) scheduled for this year to be rescheduled to next year.

Due to the high expense of repairing and replacing siding, that expense is now listed as a separate budget item as it is anticipated that the building siding will have to be replaced over a period of time. Current siding expense offsets the reserve requirement budget item for siding replacement.

Please refer to the Park Place website financial reports for complete financial details.

How to Decorate a Town House - by eHow.com

By Andrea Hermitt, eHow Contributing Writer

Decorating a townhouse can provide quite a challenge. Rooms are smaller than a typical home, and you will need to be able to include everything you need while scaling down the size of those furnishings. You will also need to be able to choose color in a way that is not boring or overpowering. The good news about decorating a townhouse is that you will have to work around fewer windows, but that leaves the dilemma of limited light.

#### Step 1

Decorate your townhouse to have an uninterrupted view across its public room. You will want to be able to see from the front door out the back door to create the illusion of unlimited space and to invite more natural light into your townhome. Choose furniture that is low profile, in order to avoid anything that will block the view.

#### Step 2

Paint your home in simple coordinating colors and avoid using contrasting colors and boldly colored accent walls. Instead, use different hues of the same color to create interest. If you want to use a contrasting color, limit it to accent pillows and small accessories. Neutral colors will work best in small spaces such as townhouses, but neutral does not have to be shades of white: look for light, bright colors and stay away from darker tones.

#### Step 3

Think Ikea. You do not have to buy furniture from Ikea per se, but you will want the kind of scaled down apartment-sized furniture that Ikea specializes in. Choose futons and sectionals for seating, skinny bookshelves, and low to the floor TV cabinets. In fact, you might want to wall-mount a flat screen TV for better space usage.

#### Step 4

Take a minimalist approach. In townhomes, more is less. The less unnecessary items you have in your home, the better your townhome will look. When you no longer have use for an item, it is best to get rid of it, leaving space for new items.

#### Step 5

Create the illusion of more light and space by hanging mirrors in your townhome. Instead of large art pieces, purchase large mirrors. It is fine to display artwork and pictures, but the larger items should be mirrors that reflect light and visually double your space.

'Courtesy of eHow.com - Clear Instructions on How to Do (just about) Everything. <http://www.ehow.com/>'

## Park Place Community Contacts



### Park Place Owners Association Board of Directors

Jesse James	President	469-9391	fjames@mitretek.org
Charlie Seay	Vice Pres	380-7564	cseay4@nc.rr.com
Judy Brown	Secretary/ Asst Treasurer	468-8160	jjbfromnc@aol.com
Christine Hamaker	Member	467-9910	chamaker@nc.rr.com
Frank Desmond	Treasurer	380-3062	jdesmoon@nc.rr.com

### Committee Chairperson

#### **Landscape Committee:**

Helen Doyle 468-1615

#### **Safety Committee:**

Jesse James 469-9391 fjames@mitretek.org

#### **Social Committee:**

Kay Reusch 650-1403 kreusch@nc.rr.com

#### **Sunshine Committee:**

Judy Brown 468-8160 jjbfromnc@aol.com

#### **Clubhouse/Pool Manager:**

Betsy Mebane 469-9738  
betsy\_mebane@hotmail.com

#### **Newsletter Editor:**

Peter Thoits 380-8664 peterthoits@webtv.net