

# SUNCREST VILLAGE HOA NEWSLETTER

## FALL 2022 - COMMUNITY UPDATES & REMINDERS - PAGE 1

### ANNUAL MEETING - SAVE THE DATE

Please make plans to attend this meeting and help guide the future of your neighborhood. Please mark your calendars now for the 2023 Suncrest Village Annual Meeting. This meeting will be **IN PERSON at the Wake Crossroads Church (3328 Forestville Rd, Raleigh) on January 17th at 6:30 PM**. The HOA will provide donuts and coffee.

A packet will be mailed to each homeowner with information concerning the upcoming annual meeting. At the meeting, Nominations and Elections of new Board members will be an agenda item plus an Open Forum for any homeowner questions about the community at the end. If you are not able to attend please complete the proxy and send it in or with a neighbor. It is important that the association has a quorum in order to conduct business. **There will be no increase in dues for 2023.**

#### **Board Members (term ends)**

Joshua Stevens (01/25)

Susie Cunningham (01/24)

Pamela Young (01/24)

Tyrone Ashe (01/23)

Amanda Staten (01/23)

#### **HOA MANAGEMENT:**

##### **Grandchester Meadows**

Manager - Kalyn Robbins  
manager@grandchestermeadows.com

**Phone:** 919-757-1718

#### **Mailing Address:**

Suncrest Village HOA

PO Box 1149

Apex, NC 27502

[www.grandchestermeadows.com/](http://www.grandchestermeadows.com/)

#### **Dues & Real Estate Questions:**

accounts@grandchestermeadows.com

There will be two open seats on the Board. The Board is looking for 2 new members to replace members that have completed their three-year terms. Please contact Kalyn or the Board if you are interested in a Board position. New members will be voted in at the annual meeting in January. The HOA hopes to have some new people volunteer to join the Board to share in this homeowner responsibility.

Being a Board member is very informative, does not require a huge time commitment, and is a great way to meet your neighbors! The average Board member spends less than 7 hours per month volunteering for the HOA. Some have less time and some have more time to help - but all are helpful and provide ideas and other perspectives! Joining the Board requires members to participate in email discussions with the group about HOA matters, review financial reports and attend Board meetings via Zoom. All of the meeting minutes are posted online so anyone can read them to stay informed - or to gauge what is discussed at the meetings.

Please send the Board an email if you are interested in joining the Board or have any questions about being a Board member. Board Email:

[suncrestvillage-bod@grandchestermeadows.com](mailto:suncrestvillage-bod@grandchestermeadows.com)

### CONTACT INFO REMINDERS

As a reminder, Facebook and/or Nextdoor are NOT official Suncrest Village communication pages. The management company has a webpage where you can register to receive email notifications about the community. Please take a moment visit the HOA website and sign up for community emails at: [www.grandchestermeadows.com/suncrest-village/](http://www.grandchestermeadows.com/suncrest-village/) Please contact the manager, Kalyn Robbins, with any questions or concerns at (919) 757-1718 or at [manager@grandchestermeadows.com](mailto:manager@grandchestermeadows.com)

# SUNCREST VILLAGE HOA NEWSLETTER

## FALL 2022 - COMMUNITY UPDATES & REMINDERS - PAGE 2

### COMMITTEES - HELP SUPPORT THE BOARD

Love planning Community events? We would like to have a Social Committee and are looking for volunteers. Please contact the Board if you are interested in joining the committee. Outside of the Board, the HOA could benefit from a social committee. There is an Architectural Review Committee already in place. If you would like to join any of these committees please email the Board - [suncrestvillage-bod@grandchestermeadows.com](mailto:suncrestvillage-bod@grandchestermeadows.com)

### UPCOMING SOCIAL EVENTS

#### SANTA MEET-N-GREET AT POOL

Sunday, Dec 18

Come tour a fire truck! From 1-3PM

Santa from 1-3PM

HOA to provide a hot beverage and snack

#### EASTER SOCIAL & EGG HUNT - 2023

Sunday, April 2, 2023 from 2-4pm

BYOB (Bring your own Basket!)

At the pool area

Rain date: Saturday, April 8

### ARCHITECTURAL COMMITTEE UPDATE

Please see below a summary of the six Architectural Requests that were received from Suncrest Village residents for the 3rd quarter – July, August and September.

1. Exterior modification – deck to covered porch
2. Fence
3. Solar Panels
4. Tree Removal Requests x 3

### POOL

Pool There were many pool repair expenses occurring in 2022. The main and baby pool were completed painted this year. The Board is looking to purchase new deck furniture and umbrellas. If you have a resource suggestion, please contact the Board.

### PHASE 4

All homes have sold in the final phase of Suncrest Village. These new houses have helped make a significant increase in the home values in Suncrest Village. Additionally, the Common areas have been Deeded over to the SCV HOA. There is now an additional expense with our Landscaper for upkeep. Please keep the Common areas clean and do not disturb the natural areas, especially the area behind the Library boxes. There should be no children playing in this area.

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## FALL 2022 - COMMUNITY UPDATES & REMINDERS - PAGE 3

### UPKEEP OF YOUR HOME & OUR NEIGHBORHOOD

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With age, as with just about everything, our homes and yards, there is need to be on top of the upkeep. With fall coming and the cooler weather, this will be a prime time to get outside and look around your home.

Please check the exterior of the dwelling for any needed maintenance. This includes routine pressure washing, painting, and front porch maintenance.

Lawns need to be routinely maintained to include pruning and trimming of trees in the yard and above the sidewalk, pruning of shrubbery, keeping driveway seams free of weeds and grass, mowing the lawn regularly, and edging all hard surfaces (driveway, walkway and sidewalks) of your home. When mowing your lawns please do not leave grass clippings on the streets and sidewalks.

Now is the prime time to have your yard over seeded so that it will be bright green next spring. Be sure and look at the trees and bushes around your home – are they in need of trimming? Do you have tree limbs or shrubbery that is hanging into your neighbor's yard that need trimming? Leaves and pine straw will soon be falling. Be sure to keep them raked from your yard and to the street for pick up by the City. Don't forget the leaves and straw that might fall on your roof and gutters that could damage your roof if not removed.

If there are any questions as to what you might need to do, or if you might have trouble doing what is needed to keep your home and yard its best, please contact your HOA board.

### TRASH CANS, COLLECTION AND DEBRIS

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Please make sure to bring your trash and recycling bins in from the street after pick up and store them out of sight from the street and not in driveways. Items such as wood, trash, landscaping materials, lawnmowers, etc. Preferred trash can storage location is in the rear of the house, however, trash cans can be stored on the side of the house, If you cannot see them if standing directly in the center of your house on the road. No trash cans can be on the driveway, even if hidden by trees or bushes.

### PETS

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We all must be constant in our vigilance to keep them from upsetting our neighbors – dogs barking too much, leaving our dogs waste in others yards, leaving waste in our own yards, and roaming cats.

Please be considerate of your fellow neighbors. Animal nuisances and control issues should be reported to the City of Raleigh Animal Control Department;  
Phone: 919-831-6311  
Website: <https://raleighnc.gov/animal-control>

### LEAF COLLECTION

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Leaf Collection Suncrest Village is Zone 6 for the City of Raleigh leaf collection. Place leaf piles between the sidewalk outer edge and the curb (not in the street). Check for scheduling here: [Seasonal Loose Leaf Collection](#) | [Raleighnc.gov](http://Raleighnc.gov)