

Springdale Estates Association (SEA)

May 12, 2018

From: President, Steve Collins & SEA Executive Board members

To: All current Springdale Estates SEA members

Greetings & Happy Mother's Day to our Springdale mothers!!!

I thought I would provide you with the latest news, relative to our busy 2018 agenda.

PAVING

As you are all aware, the paving is almost complete (they will pave ONeal on Monday!) and the contractors have done a wonderful job. They have been minimally disruptive, most courteous, and professional. This was a big win for our neighborhood!! Thanks NCDOT!

BY-LAWS

The by-laws were easily passed at the last meeting – many thanks to those of you who attended and/or turned in your proxy. The SEA board will now be able to act in a more timely fashion and our efficiency should also improve.

COMMUNICATION

There is a new neighborhood "Facebook" site, thanks to Kelly Scofield. You can reach out to Kelly for an invitation. This is limited to Springdale Estates residents only. **Kscofield2@gmail.com**

We also need to fill all of our "Block Captain" positions. If you would like to sign up, let us know. We plan to have a BC meeting when we have the positions filled. They will be a most important piece of our communication initiative!

SPEEDING

Kelly and I met with the Leesville Rd. HS principal and had a most productive interchange. Here is Kelly's review:

Today we (Steve Collins and myself) met with the Principal, Dr. A.J. Muttillio at Leesville High School. We had a great conversation on how we can work together for safer streets in Springdale Estates.

Dr. Muttillio agreed to update the 2018/2019 parking pass guidelines with verbiage about speeding through our neighborhood can be grounds to lose your parking privileges. He will also include in his next Principal Newsletter an update about not speeding or cutting through our neighborhood.

He has asked if we see specific cars to get the license plate number and if we provide him with the information he will speak with that student and their parents to make sure they understand that he can revoke their parking privileges if it happens again.

In addition, the school's community officer was in the meeting and advised that we work with Wake County Sheriff's department to set up some times for their officers to visit our neighborhood and catch speeders if necessary. We do recognize that not everyone speeding through our streets are students, so we do want to do everything possible to make our streets safer for residents walking and children playing.

I felt it was a great meeting and special thanks to Dr. Muttillio for meeting with us and willing to partner with us to make our streets safe for all to enjoy.

Thanks,
Kelly

Thanks to Kelly for arranging the meeting!

VOLUNTARY vs MANDATORY HOA????

Last week, I met with Todd Whitlow (an attorney specializing in real estate and HOAs). We had a great chat! Here are the highlights...

- Trying to change the status of our HOA would be quite difficult and would most likely result in a legal challenge from one group or the other. He is still investigating, but the most likely recommendation will be for us to maintain our current "Voluntary" status. If that is indeed the recommendation, we would work extra hard to make sure we convince all neighbors to join. Many do not even know about the association. We need to do a better PR job throughout the neighborhood.
- We also spent a good amount of time discussing the large dam and potential liability in the event of a breach. Todd felt there was very minimal liability to our homeowners - as long as we are compliant with the State DAM Act and show no negligence in maintaining the dam. We do need to put together an

emergency action (communication) plan for downstream properties in the event of a breach. This is great news!

- Todd is also reviewing the covenants and history of the association before making any other recommendations

SPRING CLEANING

Spring is just about over, but the association would still like to hold a “Spring Cleaning Day” to spruce up the neighborhood. It looks like Saturday, June 2nd will be the best opportunity. We will need as many volunteers as possible to help pick up trash and clean the street signs – some are so covered with gunk, you can hardly read them. Maybe cleaning the speed limit signs will slow some folks down? Let’s meet down at the big dam at 9am – we will provide the cleaning materials and have a strategy mapped out! This might be a perfect opportunity if any our teens need extra community service hours.

So, there you have it...the latest from the board. Feel free to write with any questions or concerns. Special thanks to all the neighbors and board members who routinely volunteer. We could use some new faces. We are all benefiting from a great neighborhood!

Most sincerely,

Steve Collins, SEA President

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