

## Letter from the EHHOA President – August 18, 2022

Dear Emerald Hills Homeowners,

I wanted to send a short note to provide several updates and to formally invite you to the annual HoA meeting that is scheduled for September 12<sup>th</sup> at 6:30pm. The meeting location is the Yancey Fire Station. The meeting agenda is provided below. If you would like to have a specific agenda item added to the list, please submit them to me no later than September 6th. My e-mail address is [president@ehhoa.info](mailto:president@ehhoa.info).

As you know the annual assessment this year remained at \$65.00 per year per property. The largest expense continues to be maintaining the open field wetlands areas. Significant progress has been made with respect to collecting past-due monies from past years. As of last week there were still 4 homeowners who did not pay the assessment for 2021 plus 20 homeowners that had not yet paid the annual assessment for this year. The Home Owner's Association's management company has sent out both electronic invoices and invoices via U.S. Mail. APMS is using a bank and check processing company located in Las Vegas. If you have already paid, thank you.

There is more than one Emerald Hills HoA in the United States. If you are signed up to receive HoA e-mails you may recall reading about the Emerald Hills entity located in Rockledge Florida that has a \$50.00 per year assessment. Their web address is [www.emeraldhillshoa.com](http://www.emeraldhillshoa.com). There is another Emerald Hills located in California. Our Fishersville Virginia HoA web site is: <http://ehhoa.info>. Contact information for the Fishersville Emerald Hills HoA is listed at the end of this letter.

Eye-on-Water / Water usage monitoring: Did you know that the electronic water meters used in our neighborhood by the Augusta County Service Authority has water usage trending information that is readily accessible for review? If you would like to check your own water usage trends for your home regarding time of day, month-to-month comparison or year-to-year comparison then log onto the Eye-on-Water web site at <https://www.eyeonwater.com/signup> and create an account. The system can provide water usage trends and tell you if there may be a leak underground between the meter and your house or if you have toilets running 24/7. There is no cost for accessing your water usage data.

Road Maintenance: There continue to be concerns regarding the condition of the roads in the neighborhood. The response that was received from VDOT in February is that this is a County Board of Supervisors issue. Please take a few minutes to send a letter to the county requesting that our tax dollars be used next year to start resurfacing our roads. Interestingly, there is an on-line pothole reporting form on the VDOT webpage. Some of the pot holes have been fixed following use of this on-line reporting method; however, many of our streets are clearly showing signs of age. Additional requests for road repairs submitted to the Board of Supervisors from homeowners on each street will increase the visibility of this issue.

Neighborhood watch update: The Augusta County Sheriff's Office contact person for the Neighborhood Watch program is Lt. James Synder. Report suspicious behaviors to the Sheriff's Department in Verona via 540-245-5333 or in case of emergency dial 911.

Events Committee Planned Activities for the Fall:

October 31st: 2nd Annual Halloween Costume Parade

November 19th: Neighborhood Can Food Drive (in support of Blue Ridge Food Bank)

December 3rd: Christmas/Holiday Parade

December 11-17th: Children's Holiday Scavenger Hunt

Green space utilization: At past HoA meetings there has been discussion regarding the open fields. There are two fields that the HoA maintains; one is approximately 2-acres, the other field (near the Augusta County Service Authority pumping station) is 4-acres. Both fields have dry areas that have the potential for use as a garden. Last year an Events Committee was established; perhaps a Green Space Committee could be established so as to coordinate creating a community garden or wild flower area. This will be discussed further at the September HoA meeting.

Another reason why I wanted to send out this letter is to once again request homeowners to sign up for the e-mail distribution. One of my goals when I volunteered to serve as President of the HoA in September 2017 was to be open and transparent with respect to HoA activities. Communicating via e-mail expedites this process. If you did not also receive a copy of this letter electronically then your current e-mail address is not in the distribution list. Signing up for the e-mail distribution list is completely voluntary. If you do not wish to receive e-mails from the EHHOA I simply ask that you periodically visit the HoA webpage and read the HoA newsletters which are posted. The website is: <http://ehhoa.info>.

If you are not currently receiving Emerald Hills Homeowners Association e-mails and you would like to be included on the distribution list, please send your contact information to [vp@ehhoa.info](mailto:vp@ehhoa.info). The Webmaster (Carey Drayton) will then be updated [webmaster@ehhoa.info](mailto:webmaster@ehhoa.info).

Emerald Hills Home Owners Association Board of Directors contact info:

[Board@ehhoa.info](mailto:Board@ehhoa.info)

President, Jacques L'Heureux

Vice President, Suzanne Reich

Treasurer, Todd Parks

Secretary, Frank Battaglia

ARC Chairperson, Nicole Baucom ([arc@ehhoa.info](mailto:arc@ehhoa.info))

If you would like to volunteer to serve as an EHHoA Board member or on a HoA committee, please let one of the current Board members know.

The Facebook page site <https://www.facebook.com/Emerald-Hills-Homeowners-Association>

The HoA management company is Association & Property Management Services (APMS) of Bridgewater, Virginia. [Office@apmsva.com](mailto:Office@apmsva.com) 540 423-3879. They pay our bills, file taxes, manage the HoA insurance policy and collect annual assessments.

I hope to see you at the annual homeowner's meeting in September.

Sincerely,

*Jacques L'Heureux, President EHHOA*

*540-910-3241*

Annual Meeting Agenda – September 12, 2022

*A. Calling of the roll and certifying of proxies.*

*B. Proof of notice of meeting*

*C. Reading and disposal of any unapproved minutes and Treasurer's report (Read the Minutes from the September 2021 annual meeting)*

*D. Reports of all other officers*

*E. Reports of Committees*

*F. Election of Directors*

*G. Unfinished business*

*VDOT Road Maintenance*

*H. New Business*

*Open Field Utilization*

*I. Adjournment*

*J. Close Session of Board members (if needed)*