



At Fieldcreek Ranch Homeowners Association

www.fairwaysatfieldcreek.com

Fall Board Letter to the Fairways Homeowners

Dear Fellow Homeowners:

This is an Important Notice to inform you of the positive things going on at The Fairways.

One Time “Dues Payment Holiday” for January 2019 !!!

As the Board did last year, we are pleased to advise you that all homeowners will be given a one time “Dues Payment Holiday” for the January Quarter 2019. You will not have to pay your first Quarter Association dues in January!

This unanimous board decision, made at our July 11 Board Business Meeting, can be credited to the diligent and detailed evaluation of the Fairways financial condition, including its reserves and operational funds, again completed by treasurer Laura Miceli and her financial advisor, Jim Manly (longtime Fairways homeowner and former Board Treasurer).

The Fairways is in strong financial condition, for now and for the future.



Annual October Membership Meeting with “Meet and Greet” Reception (Finger Foods and Beverages) at Wolf Run Golf Course

Before our annual membership meeting on Wednesday October 17, 2018, we invite all homeowners to attend a “Meet and Greet” at the Wolf Run Golf Clubhouse. Artisan Appetizers and refreshments will be provided to the Fairways “at cost” by Wolf Run management, as a courtesy service to our homeowners. Tom and Connie Duncan, owners of Wolf Run Golf Course, have selected some wonderful appetizers again this year for your enjoyment. We will elect new board members at the annual meeting. Please stay for the Board meeting as well, where the Board will discuss and approve items such as new crack sealing for both Silver Wolf Road and Springer Court this fall or early spring.

Please RSVP no later than Monday, October 1st: miceli.laura@gmail.com

Landscape Enhancements and Ideas



Connie Duncan, Jeff Houston and Mike Vonada have worked tirelessly to improve and enhance the appearance of the Fairways gates and landscaping. You may have noticed that the lovely creek, on the right as you enter the gate, has been cleared of willow branches to reveal its natural beauty. It’s an asset of the community that we have re-claimed for the enjoyment of all who enter our gates.

You may not have noticed that we also refreshed and replaced the dg groundcover along the greenbelt inside the entrance and the smaller rocks have been arranged to be more aesthetically pleasing as you drive or walk by. The Landscape Committee is interested in having the large boulders along the greenbelt repositioned, as well.

Connie and the committee have chosen low-growing flowering bushes planted in the exit median, and added seasonal cabbage plants to the entrance median for the Fall Season.

We hope you enjoy these enhancements which should grow more colorful over time.

There is discussion of constructing a pedestrian gate in order to improve the privacy of the Fairways. The Board is also looking into new cameras at the gate, as the current cameras are well behind available technology. These cameras help to monitor who enters the community as well as recording the few vehicles which tend to be driven too fast in our quiet community.



Reminder to Drive Slowly in the Fairways at Fieldcreek Ranch



*Recently, there has been concern about a few residents and/or visitors driving over the **25 mph speed limit** on Silver Wolf Road and Springer Court. Please obey the 25 mph speed limit within the community. There are children, joggers, folks walking their dogs, and others just enjoying a leisurely stroll along our streets. Please be a good neighbor and be careful of everybody's safety in the community.*



TMWA finished installing some lovely new trees and vegetation around the Well House (our drinking water) to aid in reducing its visibility from Silver Wolf Road. The Association negotiated the new installations, partially in return for letting TMWA use our drainage canal and detention pond to drain a small amount of drinking water that must be "cleared" daily to maintain water quality. The 14 foot trees and plantings will be even more beautiful once TMWA's irrigation water, and time, allow them to grow to the height of existing trees.

Completion of the Fairways east side drainage canal (connecting to the catch basin), at TMWA expense, should happen in the next couple of months. Certainly, our new friends at TMWA are working hard to protect our drinking water, drainage and community appearance.



The 2018 Spring Clean-up was a huge success. The residents of the Fairways took the time to clean up any extra trash and landscaping clippings. There were a few residents who again misunderstood what the dumpsters are meant for. Extra work had to be done and extra costs incurred due to those filling the dumpsters with large furniture and other household items.

Please keep in mind for the Fall Clean-Up – dumpsters are provided for landscaping cleanup and yard waste, not furniture.

All in all, the clean-up was successful. The street sweepers did a good job along with Green things, who swept your driveways clear of road debris. Thank you to everyone who participated!



Weed and Fire Alert Continues!



As you all know, this is an exceptionally bad fire season. It is imperative that all lots that are undeveloped or only partially developed be in compliance with the “Weed Abatement Policy”. This policy can be found on the Fairways at Fieldcreek Ranch website. Kenyon and Associates will also provide this document upon request.

We all have a responsibility to our neighbors not to put their homes, and ours, at Fire Risk. Please comply immediately. Most neighbors have already complied.

We thank each of you for your help in keeping The Fairways at Fieldcreek Ranch a safe and beautiful place in which to live. This is our community. Enjoy the wonderful fall weather!

Kind Regards,

Jack Angaran, Tom Duncan

Laura Miceli, Gretchen Swope, Victoria Kahn

Members of the Fairways Board

Jeffrey D. Houston

From: Gary Kenyon [9d3c71d4df0b2a3d3dc1@kenyonandassociates.mailer.appfolio.us]
Sent: Friday, September 14, 2018 4:34 PM
Subject: 2018 Fall Board Letter
Attachments: 2018 Fall Board Letter To Fairways Homeowners.pdf

Dear Owners of Fairways at Fieldcreek Ranch,

Please find attached the 2018 Annual Fall Board Newsletter. Please also find the email for Laura Miceli where you may RSVP for the annual meet and great . All owners are encourage to join the Board of Directors and Kenyon & Associates, Inc. prior to the 2018 Annual Membership Meeting being held on Wednesday, October 17, 2018. We hope to see you there for Artisan Appetizers and refreshments provided by Wolf Run Golf Course select by Tom and Connie Duncan, owners of Wolf Run Golf Course!

Sincerely,
Gary Kenyon, Supr. CAM
Kenyon & Associates, Inc.
On behalf of your Board of Directors
of Fairways at Fieldcreek Ranch