Recent rains have helped our landscaping look its best. Unfortunately, given the age of our buildings, those rains also have exposed seal, caulk and shingle failures on some roofs.

Our Cyclical Maintenance calls for re-roofing about four years from now. But if you have not had your home’s caulking, roof seals and shingles checked over, this might be a good time to do so. On the recommendation of PPM’s Monica Legere, one building’s residents decided to self-organize to hire “JT” with TD Williams (919-291-0953), a vendor used by PPM for preventative maintenance work in other communities. Given the difficulty of accessing and working on our steeply pitched roofs, if a vendor is asked to check and repair all the units’ roofs and caulking in that building at the same time, costs may be reduced and any problems affecting shared walls can be cooperatively addressed. As with any vendor, the homeowner is solely responsible for satisfying themselves as to the vendor’s suitability, qualifications, reputation, pricing, etc.

1. Welcome Committee: A warm LW welcome to the 3 neighbors who have moved in since the first of the year: Mary Stillwell & Charles Stillwell – 3615 Lion Ridge Court; Jennie Mays – 3924 Sunset Maple Court; and Joy Ruhmann & Joyce Stroud – 3618 Lion Ridge Court. The Welcome Committee Chair, Linda Bridger has delivered Welcome Baskets to each.

2. Landscape Committee: Chair Nora Cram and her Committee members are working to update the list of 2016 landscape projects. With James Fatata, Iris Jarrett, Doris Kruger, and Barbara Dix attending, Nora reported that the Committee met and discussed a number of landscape topics including the following –
   - Continuing to solicit estimates for a long term Master Plan (perhaps a 5 year plan) implemented in stages to update and address issues, and to provide a more cohesive feel to our overall common areas landscaping;
   - Working on a plan for phasing in new tree/shrub plantings along Glen Eden to replace the evergreen trees that are looking so tired and dying;
   - Updating the landscaping around all our mailbox areas;
   - Working on the 3 entries to provide a more uniform look from one to the other – tweaking, not starting over;
   - The committee taking responsibility for planning Christmas decoration of our entries;
   - Rewriting our contract with our landscaper before end of year to better reflect an accurate scope of work that we would expect on an ongoing basis.

Nora asks all homeowners to continue to email, text or call her with any common area or landscaper issues in order to try to resolve them as quickly as possible. Contact Nora Cram at nwcram@gmail.com or call 803-360-0024.
3. **Cyclical Maintenance Activity:**
Gutter cleaning was performed on April 25-26. Termite Inspection is scheduled for May 23-24. There will be reminders from PPM to leave a garage door closed but **unlocked** if you won’t be home at the appointed time. Your home’s entry doors should be locked.

The LW Board has approved asphalt repair and sealcoating on LW private streets (all except Glen Eden, Old Post and Woodbine which are City-maintained streets). PPM will solicit bids from qualified firms and the work will be scheduled this summer. Watch for notices from PPM as vehicle access to certain streets may be limited for a short period to allow the seal coating to dry.

4. **Parking concerns:**
Following receipt of resident complaints about on-street parking, PPM will remind all residents that neighborhood policy prefers resident parking either **inside** your garage or on each driveway pad. On-street parking should be reserved for guests and visitors.

The area near the intersection of Glen Eden and Center Creek Court is a particular concern given its limited sight distance when approaching from Woodbine. If cars are parked on both sides of Glen Eden, the passageway can be choked to the point that it’s difficult to impossible for two vehicles to pass safely. Please be attentive to your downhill speed as you approach that area from both directions.

5. **Street Lighting.** Your Board is reviewing the number and location of street lights in the community to determine if costs and benefits are well balanced. PPM will determine if Duke Energy can help us study the issue. Since most residents already keep their exterior front lights on all night, LW is well illuminated. Our goal is to keep all the street lighting we need but not pay every month as we do now if there are unneeded poles and lights. Of course, no changes will be made without comment and input from residents.

5. **Other Items of Interest:**
Google Fiber - Joe Johnson, Nora Cram and Bill Dix attended a recent meeting where Google Fiber representatives discussed their plans for extending high-speed internet service to the Triangle. To our knowledge, there are no **immediate** plans to extend service to Laurel Woods or other surrounding neighborhoods until 2017. Other fiber providers have recently laid plastic conduit in the adjacent Laurel Hills neighborhood.

Vendor recommendations – In response to suggestions at the Annual Meeting, PPM will share information from time to time regarding reputable vendors that can perform needed maintenance services for residents. You will be able to contact the vendors **directly** if you want their service **within** your private property (not the common areas). Often they will provide a group discount to LW residents. An example is PPM’s recent communication for Southern Outdoor Restoration’s offer to power wash driveway, patio and sidewalk sections.

The Board of Directors of the Laurel Woods Homeowners Association thanks each resident for all you do to keep LW the friendly and beautiful community that we all can appreciate.

If you have any questions, comments or concerns, or you wish to bring any matter to the attention of the Board, please contact Monica Legere at PPM. **mlegere@ppmr.al.com** 919 848 4911.