



Photo by Tony Daniels

Communications Committee

----- SUZANNE WHITE

The Countryhouse Website update is now complete--with a new refreshed design including a news section and calendar of events for residents. Check out the new site at

www.countryhousehoa.org

Here's an overview:

News: A dedicated section with updates relevant to our community.

Calendar which includes:

- Community/board meetings
- Larger scale maintenance and landscaping projects
- Social events

Resources & Documents which includes:

- Community & BOD Meeting Docs - agendas, minutes, financial reports, approved motions, management reports, and presentations.

- The Homeowner's Guide
- Governing and HOA guidelines and documents
- Landscaping and Architectural guidelines and forms

Community and History:

Highlights about the community and its history. This section is aimed at new residents and potential buyers.

Event Submission: Residents may submit events to the community calendar by emailing us at

bod@countryhousehoa.org

We hope the new site enhances communication within the community. Let us know if you have any questions or suggestions for the website.

UPCOMING EVENTS

July 16th Community & BOD Meeting
The Gathering Place @ 9:30 - 11:30 am

LANDSCAPING SCHEDULE

JULY Shrub and Tree Survey

Maintenance Committee

----- JOHN KING

Walkway Repairs – CTI has almost finished the repairs to the walkways. A few additions were made after the original inspection was done. Reminder: the walls along walkways are not an HOA responsibility. They were installed at some time by a homeowner and the repairs to these are the homeowner's responsibility. Several walls were noted during the inspection as needing repair. Also, if your walkway needs power washing you may have it done, at your expense, during the annual power washing of the houses.

Garages – Several garages were repaired this month where rotten wood was found by the door. This should have been noted by the termite inspection, but we did not see a report on damage to the garages. If you have any rotten wood around your door, please notify Mill House and if possible, include a picture.

Garage Doors – If your garage door does not have sensors on the bottom of the tracks on each



Drainage & Erosion Committee

-----STEVEN BOTBYL & BETTY ROBIE

Mission - Repair and maintain the Countryhouse common areas' existing drainage system including grading and storm water piping.

Updates

- ❖ Enter all findings utilizing digital software to create a PDF Drainage Map - in progress
- ❖ Obtain pricing for yard drain and pipe cleaning. - Ongoing
- ❖ Develop an RFP for cleaning and grading of the roadway drainage systems - Scheduled to be complete by the end of August
- ❖ Locate and note 'black pipes' that come off the downspouts of many Countryhouse homes - Scheduled to be complete by the end of August



Nominating & Greeting Committee

----- TOM O'CONNELL

We are currently seeking volunteers in many of our committees. If you're interested please give me a call.

Have Good News to Share?

We love good news! Send a short byline with a photo, if you like, to Diana Sinisi at bod@countryhousehoa.com

Maintenance Cont'd

side of the door, please let me know. We would like to know how many doors are missing this safety feature so it can be added.

Garage Lights - Call Mill House if your outside garage light is burned out. Some homeowners have requested the model number of the new garage light so they can replace their front porch light. The lights are from Home Depot and the model is Port Oxford, model number is 23212 on their web site. If you want a smaller one the model number is 23211.

Deck Inspection - The Maintenance Committee will inspect original decks in June to determine if repairs are needed. Reminder: the HOA will only make repairs to original decks. Maintenance such as power washing, staining, or painting is the homeowner's responsibility.

Beechmast Railing Inspection - Repairs and painting of the Beechmast front porch railings is complete. Remember maintenance (painting or staining) of the steps and decking is homeowner responsibility. The HOA only provides repairs.

Garage Window Inspection - The Maintenance Committee finished inspecting the original garage windows. A quote has been received to replace 16 of the garage windows. Nine of the inspected windows will be painted.



photo curtesy of Tony Daniels

Landscaping Committee

----- CAROL WADE

Summer bush trimming has commenced, and the tree committee will be activated to develop a list of trees in need of pruning and removal. Bartlett Tree Service will be utilized to provide a professional review of our list and an estimate. If any resident has input or a concern, let us know ASAP.

Usually, growth slows down in the summer, but with all this heat and rain, we'll have a jungle out there soon!

If you have a landscaping request, you can now put this through AppFolio under Maintenance.

Architecture Committee

----- GLENN ALEXANDER

The Architecture Committee approved a request from 415 Wintercrest East to replace their stoop/stairs to their deck.



Roofing Committee

----- DELL FORD



The Roofing Committee did not meet this past month and is awaiting a proposed schedule and cost estimates for the next phase of reroofing from the contractor. This information will be provided to the Committee in the next few days.

The roofing contractor has requested that the Committee and the Board consider reroofing units by Close to the extent possible to control cost, facilitate the placement of materials, supplies, and manpower, and ensure minimal disruptions for our homeowners.

