



Providence Arbours Quarterly

Annual Meeting Date Announced

By: *Patti Weber / President / Providence Arbours HOA Board*

The Providence Arbours HOA Board has selected **Tuesday, October 21** as the date for the 2008 Annual Meeting. CAM (Carolina Association Management, Inc.) is preparing a notice that it intends to mail to all Providence Arbours homeowners over the next several days.

The purpose of the meeting is to update the community on the business affairs of the HOA, to review year-to-date financials, to approve the proposed 2009 budget and to conduct elections for two board positions.

Meeting details are as follows:

Date: Tuesday, October 21

Time: Sign-In at 6:45 PM / Meeting at 7:00 PM

Place: Providence Spring Elementary School (10045 Providence Church Lane)

Agenda: All homeowners are encouraged to submit agenda topics per the process as outlined in the forthcoming mailer from CAM.

As long-term community residents will note, Providence Spring Elementary school represents a **new venue** for our annual meeting (the meeting has been held at Providence Presbyterian church for the past few years).

For up-to-date information on the 2008 Annual Meeting, please visit the community website at <http://providencearbourshoa.org/>.

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HOA Board Elections

The HOA Board is comprised of five members who are elected to general positions by the members at the annual meeting. Each board member serves a term of two years. Once general elections take place, the board appoints specific offices for each member.

Elections will take place at the 2008 Annual Meeting for two general positions.

Terms are up for the positions currently being filled by Melissa Grubbs and Angel

Trimble (both of whom generously contributed their time and talents to serve as replacements for Alan Cole and Vernon Willis who resigned following the 2007 Annual Meeting).

Additional details on this year's election process will be provided to each HOA member by CAM (Carolina Association Management) via the forthcoming annual meeting notice.

Your participation in the election process is encouraged and welcomed!

"Providence Arbours is a special neighborhood in which to live. From the dedication of the HOA board to the many volunteers who helped with projects like this year's "Spring Clean-Up", volunteerism is alive and well in our community. Thank you to all!"

Patti Weber, President – Providence Arbours HOA Board

2008 HOA Board

President: Patti Weber
704-321-3010
webpatti@gmail.com

Vice President: Melissa Grubbs
704-844-2181
msgrubbs@aol.com

Treasurer: Angel Trimble
704-849-7851
angelandcollins@yahoo.com

Secretary: Karen Fincher
704-846-7020
kfincher@windstream.net

Member at Large: Mark Vance
704-957-0123
mvance@wilkinsonandassociates.com

Carolina Association Management (CAM)

The Providence Arbours HOA retains **Carolina Association Management (CAM)** as the management company for the association.

With the objective of optimizing the HOA's annual spend on management services, the 2008 HOA Board has worked diligently throughout the year to strengthen the partnership with CAM.

As communicated in the April 2008 issue of *Providence Arbours Quarterly*, BobbieKay Miller serves as CAM's community representative for our HOA. BobbieKay was invited, and has participated, in each of the Board's meetings in 2008. BobbieKay's active involvement deepens CAM's awareness, and understanding, of the ongoing business affairs and priorities in Providence Arbours.

The HOA Board encourages all members to reach out to BobbieKay Miller at CAM with needs, concerns and comments.

Contact Information

BobbieKay Miller, Community Representative
Carolina Association Management (CAM)
4957 Albemarle Road / Charlotte, NC 28205

p: 704-531-6822 / **f:** 704-531-7180

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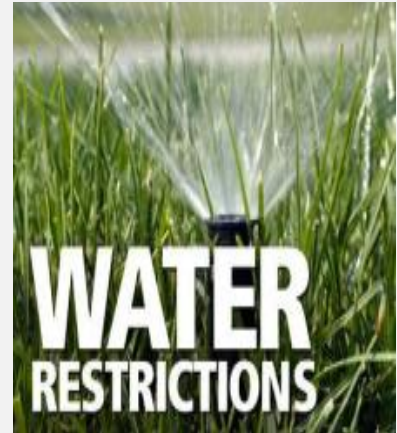
Neighborhood Projects Update

As communicated in the April 2008 issue of *Providence Arbours Quarterly*, the HOA has tackled several neighborhood projects over the past several months. Weather, vandals, age and other factors necessitate an ongoing HOA project list that is continuously updated and prioritized.

The Board reports the following updates to key projects in Providence Arbours:

- **Community Signage:** “No Soliciting” signs have been installed at various locations in the community. To address the ongoing issue of vandalism at the Community Park, three “park rules & hours” signs have been installed. Installation was completed by neighborhood volunteers to manage costs.
- **Trees & Shrubs:** In late April/early May, two large oak trees along the McKee Road fence line were trimmed. One of the trees had been hit by lightning with both trees requiring maintenance for safety & preservation reasons. A dead pine tree located behind one of the entrance monuments was removed. Misc. other trees that were dead or in need of maintenance were tended to at the main entrance and at the Community Park.
- **Fence:** Work continues with repair & painting of the McKee Road fence.
- **Community Park:** A Spring Clean-Up was completed in early May to freshen landscaping mulch & to repair damage & graffiti due to acts of vandalism. A broken slide on the upper playground was replaced, the climbing wall on the lower playground was removed, and misc. repairs on benches and equipment have been completed.

Additional details on the various neighborhood projects in Providence Arbours will be shared at the upcoming 2008 Annual Meeting on October 21, 2008.



New Watering Rules

On 9.24.08, **Charlotte-Mecklenburg Utilities** announced updated (albeit temporary) outdoor watering rules.

Effective immediately (and through midnight of November 30, 2008), outdoor watering is allowed 2 days per week as follows:

Customers with odd-numbered addresses: may water on Tuesdays & Saturdays.

Customers with even-numbered addresses: may water on Thursdays & Sundays.

For more information, visit www.cmutilities.com

Providence Arbours HOA

c/o Carolina Association Management (CAM)
4957 Albemarle Road
Charlotte, NC 28205
704-531-6822
704-531-7180 (fax)

Find CAM on the Web:

<http://www.cam-hoa.com/>

Find Providence Arbours HOA on the Web:

<http://providencearbourshoa.org>

Phone Directory Update

Work continues on the update to the neighborhood Phone Directory (last updated in 2005). The HOA Board distributed data collection forms to all association members in late July. 86% of the households in Providence Arbours completed & returned the data collection forms.

Next steps include finalizing an updated neighborhood map, processing the data collection forms, and completing work with advertisers to prepare for final print.

Estimated timeline for completion is pending as of press time.

For information contact Patti Weber at 704-321-3010 or by email at webpatti@gmail.com

Finances & Cost Control

The HOA Board is completing work on the **2009 Annual Budget** while making every effort to manage costs for members. After an exhaustive search, the Board has approved a new **insurance carrier** who offers the same coverage at a lower premium. The Board is presently soliciting bids from **landscaping companies** to improve service & to ensure optimum pricing. Most of the neighborhood projects completed in 2008 were serviced, in part or whole, by neighborhood volunteers to manage costs.

Neighborhood Watch

In early September 2008, Char-Meck police announced a **6% increase in crime in South Charlotte** in August 2008 vs. the same period last year.

CMPD reports that crime trending in the South Division is difficult because crimes are more random than in other divisions in the city.

This report underscores the importance of the **Neighborhood Watch** program launched one year ago in Providence Arbours.

Visit the **Neighborhood Watch** tab at <http://providencearbourshoa.org> to learn more about the program & the name of the Zone Captain assigned to your street.

The Neighborhood Watch Zone Captains remind all residents to practice a "healthy sense of caution".

- Keep garage doors closed
- Removed valuables from vehicles
- **Call 911 immediately to report any suspicious activity**

EveryBlock: Now in Charlotte

EveryBlock is a web-based, geographically-filtered news and data aggregation service that allows readers to keep informed of breaking news down to the zip code (and sometimes neighborhood) level in 9 major US cities – including Charlotte. It is a great way to track crime, news, building permits and information in the vicinity of Providence Arbours & elsewhere.

Learn more at:

<http://charlotte.everyblock.com/>

eNotice Program Reminder

A year ago, the Communications Committee launched an eNotice (email alert) program to communication information of urgent need (e.g. crime alerts) and/or information of relevance to all members of the Providence Arbours HOA (e.g. meeting notices).

Not receiving eNotices? Not sure of your enrollment status?

Send your email address to Patti Weber at webpatti@gmail.com for a helpful validation of your enrollment status.

