



EVERY'S FIELDS FOCUS

www.afhoa.org



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AFHOA BOARD AND OFFICERS FOR 2007

As a result of the elections last fall, the following homeowners have been elected for two year terms on the AFHOA Board of Directors: (Board Office and Committee Leadership in parentheses)

Phase I:

Bruce Grinager (Treasurer, Budget Finance)

Ed Sarver (Secretary, Communications)

Phase II:

Tim Kopaniasz (Vice President, Landscape and Grounds)

Mike Sherry (President, Welcome/Activities)

At Large: Chris Beiter (Governmental)

THANKS DAVE & SOBHAN

Please give a pat on the back to neighbor Dave Nichol (513 Cathy's Court) for his time and effort on your behalf as a member of the AFHOA Board of Directors for over 2 years. Dave was the lone carryover member from the previous board in 2005 and, as such, provided significant guidance to the other board members. Bruce Grinager now holds Dave's seat on the board.

And, although he is still our webmaster, Sobhan Padamati also deserves our thanks for setting up our website and being our webmaster for the past two years. You can express your thanks or comments to Sobhan through the webmaster link on the website.

BARN & ROOF REPAIRS

Homeowners were also asked on the fall ballot to consider a board motion to spend approximately \$10,000 to replace the roof on the barn and repair the internal beams. The motion also included a one-time assessment of \$65 per homeowner to offset the costs of the repairs. Although the vote favored the motion 2-1, the motion failed because less than 2/3's of our homeowners responded to the ballot question. Our covenants require the approval of 2/3's of all AFHOA homeowners for capital expenditures of \$10,000 or more. The board made the motion as the result of nearly two years of research on options for removing or repairing the barn. The board was unable to find a

buyer for the barn. Repairing the barn was found to be less costly than paying to have it and the silo removed. The board obtained estimates of \$24,000, \$18,000 and \$10,000 to repair the barn and recommended the lowest estimate. The board will continue to search for options for assuring the safety and appearance of our barn.

NEIGHBORHOOD WORK TOGETHER DAYS

Thanks go out to all of our neighbors who made our Neighborhood Work Together days a success last year. The most notable improvement was a major upgrade to the main entrance to Phase I at Avery's Way. By working together, we were able to enhance the appearance of the entrance for approximately 1/5 the cost of having it done. More than 30 dead and dying junipers were removed and over 50 plants and trees were planted at the entrance. Improvements were also made to the entrance to Deemer's Drive and maintenance on our split rail fence was completed by our volunteers.

We anticipate organizing two Neighborhood Work Together days this year also. One day will likely be in late spring and one day in late summer or early fall depending on the projects that need to be completed.

The next neighborhood workday is scheduled for Saturday, May 19, 2007. We will meet at the barn around 9:00 AM. If you would like to help with lunch please contact Mike Sherry at 724-742-2708.

ANNUAL AFHOA MEETING

The annual meeting of the Avery's Fields Homeowners Association will be held on Tuesday, April 3, 2007 at 7:00 p.m. at 310 Deemers Drive. All homeowners are encouraged to attend. The agenda will include a review of the 2006 financial report, the 2007 budget, the possibility of hiring a management company to oversee the day to day responsibilities of Avery's Fields Homeowners Association and any other matters that homeowners bring before the association.

MAILBOX & MAILBOX POST REPAIRS

The purpose of our covenants is to protect the character and quality of our neighborhood. One of the obligations of the AFHOA Board of Directors is to ensure compliance with our covenants through informal and formal notification up to and including fines for noncompliance. The board has seldom had to address this issue because of the pride that our homeowners obviously take in the appearance of their homes and their respect for other homeowners. In most cases a friendly phone call or conversation or newsletter posting has been all that was required for a covenant issue to be resolved. Unfortunately, the board's posting of informal reminders to homeowners that they are required to maintain their mailboxes and mailbox posts in good condition and appearance was not successful. Because a significant number of rusty mailboxes and leaning mailbox posts remained, in the fall the board decided to send a formal request regarding the repairs to 28 homeowners and a second request to 7 homeowners. We are pleased to report that due to the pride and respect that exists in our neighborhood nearly all of the mailboxes and mailbox posts have been repaired.

VOLUNTEERS NEEDED TO COMPILE HOMEOWNERS DIRECTORY

The AFHOA is in need of an updated homeowner's directory. We have had many changes in our neighborhood since the latest edition was so generously provided by our neighbors Joe and Renae DiSalvo. If you are interested in helping us compile an updated directory, please contact Mike Sherry at 724-742-2708.

BUS STOP REMINDER

Due to the fact that several of our bus stops fall at the edge of our neighbors property lines it is imperative that we remind ourselves as well as our children to be respectful of the bus stop area. This means keeping children as well as pets out of neighbor's yards and entrance sign areas. We also need to respect the driveways around the bus stop areas as well and not block access to them as we await the bus. We as a community have to put this effort forward to make our neighborhood the great place it is to live in.

EVERY'S FIELD'S HOMEOWNER ASSOCIATION WEBSITE

Just a reminder to receive all AFHOA correspondence you need to update your information and include your e-mail address on our website. Just go to the website at www.afhoa.org and log onto the private section by using your last name as the user name and initial password. We suggest that once you have logged in that you go to Your Account and change your password to protect your account. Then go to the member directory and update your information. The basic information is name, address, phone and e-mail, but you can include your occupation and interests as well. The only information in the directory is what you supply. You have the ability to make your e-mail address public to everyone or just to the AFHOA Board. I urge each of you to check your information and correct it as required so that you receive all AFHOA correspondence. Remember, this is a secure database, accessed only by Avery's Fields residents.

Explore the site and send any suggestions or comments to the links provided.

HOMEOWNERS ASSOCIATION BOARD

Elected January 2007

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