



Moorhead Monitor

The Reserve at Moorhead Homeowners' Association Newsletter

Winter 2019-2020

Board of Directors

President
Toni Fulford Evans

Vice President
Blake Downs

Secretary
Justin Mount

Treasurer
Thomas Maybury

Board Member
Dawn Arruda

Assessments

When paying your assessments be sure to include your property address on the check to ensure prompt posting to your account. The payment due dates are the first of each quarter:

January, April, July,
October.

Late fees are assessed on payments received after the 30th of the first month of the quarter. Please note that if you have a minus sign before your total due it means that you have a credit balance and do not need to make a payment at this time.

Annual Membership Meeting 2019 Review

The annual membership meeting of the Reserve at Moorhead Homeowners' Association was held on October 22, 2019. A quorum of homeowners was met through attendance and proxy and business was conducted.

The Board of Directors' annual report was discussed sharing the 2019 accomplishments of the Board of Directors' and ARMI including:

- Quarterly Board meetings held
- Yearly budget passed
- Reserve funding invested for growth
- Maintained the common grounds
- Maintained the Stormwater Management Ponds
- Ongoing maintenance of the retaining wall
- 1st Annual Moorhead Connect/Picnic
- NextDoor.com (60% of neighbors)

A homeowners' email list was started as a way to increase communication. If you have not already submitted your email to ARMI, please contact the office with your email address and written permission in the email, to allow the Association to send you communication for Association Business only.

Board member, Dawn Arruda, presented on neighborhood property values. She provided statistics about community property values over the last several years. Values in

the community are on an upswing. One of the main actions the community as a whole can do to continue the growth trend is to maintain their properties per the guidelines in the Governing Documents. If you are interested in any of the documentation she provided as part of her presentation, please contact the office.

The Financial reports for the 2019 year were reviewed. Thomas Maybury, Treasurer, spoke on current and future projects and financial obligations of the Association. In order to remain current and contribute to the reserve fund for future expenses, the Board of Directors found it necessary to increase the assessments by \$5 per quarter, per unit, to \$85 beginning January 1, 2020.

President, Toni Fulford Evans, presented the Board of Directors thoughts for future events. This is your community and every homeowner is encouraged to get involved.

The following are some of the proposed ways to bring the community together:

- Potential for a Facebook page
- Santa visit on a firetruck, or best holiday decoration contest
- Decide on future community events for 2020

At the Board of Directors meeting immediately to follow the Annual meeting, officer positions were elected and all will remain the same for the coming year.

The Reserve
at Moorhead
Resources

Visit the HOA Community Associations page at www.armi-hoa.com for community information. The Association page is a link for archived newsletters, Board meeting notifications and access to downloadable forms.

Important Phone Numbers:

Town of Warrenton
Police Dept. 911
(non-emergency number)
540.347.1100

Animal Control
540.422.8750

Parks & Recreation
540.422.8550

Landfill
540.422.8840

Holiday Refuse Schedule and Tree Pick-Up

- Town of Warrenton Holiday Refuse Schedule –
December 23, 2019, Monday—Regular refuse collection
December 24, 2019, Tuesday—Holiday, no refuse collection
December 25, 2019, Wednesday—Holiday, no recycling collection
December 26 & 27, 2019, Thursday & Friday—Regular refuse collection



The town of Warrenton will be picking up moved from the trees, including ornamental, cut Holiday Trees after the holiday decorations, tinsel, lights, and any other decorations. If you have any further questions, the week of Monday, January 6, 2020. you may contact the Town of Warrenton and will be collected by the town by the Public Works Department at end of the week. All items must be re- 540.347.1858.

Community Matters

- To assist the Town's snow removal crews, try to minimize parking vehicles, on the street when snow is predicted. This allows plows to clear streets more completely, and thus reduces the risk of damage to your car from cars sliding on icy roads. The sidewalk in front of your Reserve at Moorhead home should be kept clear of snow and ice to allow for safe pedestrian access in the community.
- Remember to obey the speed limit within the Community. Excessive speed while driving through the community puts residents at risk of harm. Parked vehicles may reduce visibility. Please be on the lookout for pedestrians throughout the neighborhood and especially crossing the street. There may be times and weather conditions when special care must be taken for safety and slower driving speeds observed.

The Board of Directors' of the Reserve at Moorhead Homeowners' Association would like to wish you and your family a happy, healthy and peace-filled Holiday and a prosperous New Year!



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Austin Realty Management & Investments, Inc has been a leading local provider of Association management for over twenty years. From financial management to architectural oversight, we're here to assist you in reaching the goals you've set for your community's future. We offer customized services to meet the needs of your Association with nationally certified managers and a staff of professionals ready to answer your questions and help homeowners navigate the often confusing world of living in a planned community.

We enjoy living in the area and operating a family owned business that provides quality service to the community. If we can be of assistance to you, please feel free to contact us.