



## TVAS 2018 FALL NEWSLETTER

November, 2018

The annual fall business meeting was a success. We appreciate all who made the effort to attend; we had a good interactive dialog with residents. If there are any corrections to the annual meeting minutes, which have been previously mailed to unit owners, please pass them on to Darla Robinson before December 31, 2018.

### SNOW REMOVAL



Winter is fast approaching; our first snowfall was on November 15<sup>th</sup>. As a reminder, please remove **ALL vehicles** from the street prior to a snow or ice storm to allow for the roads to be treated. Violations will result in a \$100.00 fine/ per occurrence and could result in a vehicle being towed at the owner's expense. If you need help with driveway/walkway snow removal, please contact Jordan Landscaping by way of Darla Robinson, to arrange for this service in advance.

### BUDGET:



We are pleased to announce that our 2019 budget resulted in no increase in monthly fees. The discount pre-payment plan is also continuing based on 3, 6, and 12, month periods and is unchanged from 2018. Please consider this option as you budget accordingly. If a resident has a "hardship situation" a payment plan may be requested through Bennett Williams.

We also will begin to have electronic transfer of funds as a payment through BB&T bank beginning January 2019. This was discussed at the annual meeting. For unit owners who wish to pay their dues in advance in **December** that option is still available with the discount. Since coupon booklets will not be available until 2019, mail your payment directly to Bennett Williams without a coupon. **Make sure your unit number is on your check.**

Also discussed at the annual meeting, Jordan Landscaping was awarded both the Snow removal contract and Landscaping contract for 2019. Tru-Green and Heritage Tree service contracts were all renewed for 2019.

The landlord administrative fee is currently at \$900 annually and is generally reviewed at the BOD meeting in January.

Our fidelity insurance has been increased to \$400,000.

### ELECTION RESULTS:



Roland Carrington was re-elected to the Board for another three year term. We appreciate Roland's service commitment to our community and we also appreciate all those who participated in our election process. Forty percent (40%) of the unit owners voted.



## ARCHITECTURAL & LANDSCAPING:



As a reminder, please submit all requests to either the landscaping committee or architectural committee through Bennett Williams **prior to beginning work**. This continues to be an ongoing issue. We suggest that you make your requests at least 6 weeks ahead of the planned project. Request forms can be found on our website (tvillas.org).

Please check your pop-up drains (located in the front of your unit) to make sure they are clear of overgrowth of grass. This could present a problem this winter by causing a back-up in your downspout and allowing rain water to enter your basement. Fall clean-up will be completed by the end of November.

## FINES AND PENALTIES:



Unit owners are entitled to appeal any fines and penalties by submitting a letter to the board. The appeal letter should be submitted within one month of the occurrence providing justification for the appeal request.

## GENERAL:

During the winter months, please make every effort to bag your trash and recyclables with clear plastic bags because on windy days trash can be blown throughout our community and the township which negatively affects the general appearance of the community and eventually gets to our streams, rivers, and the Chesapeake Bay.

The Board completed an inspection of the remaining cherry trees located in the common areas and none are scheduled for removal in the coming year.

We had some road repair work performed on 11/19/18 which was the result of road sinking around drainage grates throughout the community. We will have our roads sealed, as we have done in the past, in the spring of 2019.

Visit our website, tvillas.org, for information on our handyman services as well as links to various township services.

Please be aware of school children that live in our community, and drive accordingly.

The Board wishes you a very safe and Happy Holiday season.  
The Executive Board



TABLE OF DISCOUNTS FOR PREPAYMENT OF TVAS DUES – 2019

For those homeowners wishing to pre-pay the monthly dues by three months, six months and twelve months only, you may discount your total payment using the Table below. This Table is based on budgeted monthly dues of \$107.

<b>Pre-Payment Period (months)</b>	<b>Normal Pre-Payment (\$)</b>	<b>Total Discount Amount (\$)</b>	<b>Total Prepaid Amount (\$)</b>	<b>Actual Discount (%)</b>	<b>Effective Monthly Dues (\$)</b>
3	321	5	316	1.56	105.33
6	642	20	622	3.12	103.67
12	1284	50	1234	3.89	102.83

Please select the **Pre-Payment Period** and pay the **Total Prepaid Amount** in the fourth column.

Discounts are not available for pre-payment periods of any other month.

Approved by TVAS Executive Board: Originally November 23, 2010. Revised October 9, 2017