



## Harps Mill Woods Homeowners

June 2020

2020 has been an eventful year and we hope everyone is staying safe and well. This newsletter will be arriving about the time we finally get our community pool open for the season. Please read over this newsletter as a reminder of our association rules, as well as new information regarding how COVID-19 will impact our neighborhood.

Each property owner is responsible for making sure that all occupants (your family or your tenants) and visitors comply with our rules as outlined in the RULES & BYLAWS section of the website: <http://harpsmillwoods.org>. The HOA Board will be actively monitoring, but we also rely on your assistance by using our on-line complaint form. You can also reach out by phone to a board member as listed on our website.

### PROPERTY IMPROVEMENTS

Prior to initiating any exterior home additions and or property/grounds improvements, a written request must be submitted to the Architectural Committee of the HOA for approval. The Committee, with the Board's support, may or may not approve any alterations, or require changes to the plans. This rule applies to painting, addition of structures such as sheds, fencing, barriers, etc. We appreciate your desire to improve your property, but as a community, we want to ensure that your plans blend with the community. A written response from the Architectural Committee is required.

The "Request for Change" form is available on our website at <http://harpsmillwoods.org/rules-bylaws/architectural-review-application>. Follow the directions on the form.

### LAWN & EXTERIOR

Grass, shrubs and plants certainly enhance the appearance of our properties. But it doesn't take long during these summer months for a lawn to get untidy if mowing isn't completed regularly. Please do not let your lawn grow too long. Its overgrowth negatively impacts your neighbors and the neighborhood. Shrubs and plants are home exteriors and lots are to be maintained. This includes keeping the grass cut and the landscaping maintained.

### PARKING

The winner of the most annoying behavior in our neighborhood involves Parking of Vehicles along the street. Most homes in our neighborhood have two-car garages and driveways to accommodate our vehicles and we encourage you to make sure of that available space. The language of our bylaws has been misinterpreted that only overnight parking is prohibited. Here is the exact wording: "Wrecked or junked or vehicles without current registration are not allowed. Trucks cannot exceed three-quarter ton load capacity. No vehicles may be regularly parked on the street. You must park on paved parking areas." **Any resident that regularly parks their vehicles along the street will have a complaint filed.**

Street parking makes it difficult for neighbors to get in and out of their driveway. It is also a safety hazard for emergency vehicles, as well as visibility for children playing in their yards. Parking is available in the pool parking lot.

Any violators of the rules are subject to fines, which start at \$50 per offence after 2 warnings over a 90-day period. We encourage respectful and clear communication between neighbors first. If problems cannot be resolved, there is a mechanism for filing a complaint which will be handled by the HOA Board at: <http://harpsmillwoods.org/rules-bylaws/covenants-and-restrictions/> for the appropriate form.

## **NOISE**

Living in the south means we get to enjoy outdoor living with our friends, family and neighbors. We ask that you be mindful of those who live around you. Avoid loud noises from televisions, stereo equipment, musical instruments, pets, and other disturbances. If you are disturbed, first attempt to notify the offender and resolve the problem. If the problem continues, then contact the Raleigh City Police, 890-3335 or 911. Notice of the incident should be made with the Board thereafter.

## **GARBAGE & RECYCLING**

The maintenance of our properties includes appropriate containment of refuse before city pickup. Please store garbage cans and yard waste along the side of your house, so they are minimally visible from the street. Our collection day is Wednesday; containers should only be on the street from Tuesday evening until Wednesday evening.

The front of your house is a representation of our neighborhood. We ask that you store equipment such as lawn mowers, ladders, wheelbarrows, grills, children's playsets, etc. out of sight.

## **POOL**

The pool should be open! Each year we are inspected by the Wake County officials with periodic unannounced visit during the season. Please read all the **RULES & REGULATIONS** about pool enjoyment on our website and as posted at the entrance. **This year there are a few new rules with occupancy limitations due to COVID-19 City of Raleigh and State of NC emergency mandates.** We are currently limited to 25 individuals on the deck and 8 individuals in the water at one time. These numbers may change, so please refer to the counts posted at the pool. We will do everything to also keep this information current on our website and Facebook group.

We ask that you enjoy the pool safely and with consideration for all. Game-playing, splashing and jumping in are not discouraged, but we ask that you limit these activities when there are others who want to swim and relax in the water. **In addition, given the occupancy limitations, please be aware of others wanting to enjoy the pool if it becomes crowded. We ask that you leave the pool in order to allow others some time.**

## **POOL CLEANING & SANITIZING**

The pool will be thoroughly sanitized on all touch-points including the gate, door handles, switches, emergency phone, shower and entire bathroom interiors. The furniture is not sanitized by the pool management company. There will be disinfectant spray available for individual use on the furniture across from the bathrooms by the large trashcan. Please return it there when you are finished. The pool water contains chlorine and that water will transfer and kill anything on the furniture. Do not use our pool if you are sick, or have been exposed to those who have been diagnosed with COVID-19 in the prior 2 weeks.

The City of Raleigh may set other rules for behavior beyond the current 6-foot social distancing and wearing of face masks. We ask that you adhere to these rules and be considerate of one another. For clarification: social distance is between individuals or group of individuals that have not been residing together.

Enjoy your summer,

Gregory, Gail, Christine, Brenda and Keith  
Harps Mill Woods HOA Board Members