

The Mayfair Monthly

Safe, Secure, Beautiful, Well Informed, and Financially Strong

New Board Member

Pam Dennis has resigned from the Board. We appreciate her contributions to date.

Jim Davenport was appointed by the Board to fill this open position as prescribed in our governing documents. We thank Jim for volunteering to serve our community.

Special Meeting Announcement

As announced in the last newsletter, in accordance with the “Well Informed” part of our mission statement, we have elected to call a **Special Meeting for All Owners**.

It is scheduled for Thursday, June 23, 2022 at 6:30m at Raintree Country Club.

The purpose of this Special Meeting is to provide important updates on our Board 2022 focus areas as follows:

- Financial Strength- Reserve Fund Plan and Annual Operating Budget
- Insurance
- Landscaping
- Maintenance
- Governance Documents-several proposed revisions to By Laws and CCRs

Your plans to attend would be appreciated as ballots to vote on several important items will be sent immediately following this Special Meeting.

Landscaping Survey

Please look for a separate HOA communication requesting your opinion on several landscaping planning items that were presented at the 2022 Annual Meeting.

As outlined in our newsletters, the Board's main 2022 focus area is our Reserve Fund Plan update. The Reserve Fund Plan is strategic and includes costs beyond one year to about 20 years out. A key input to the Reserve Fund Plan is strategic landscaping costs.

We would appreciate your taking time to give input on these important landscaping items.

Sewage Drainage Issues

We have experienced a few individual unit sewage drainage issues recently. Of course, this can be a huge inconvenience while resolving these matters. Therefore, the Board would like to offer a few planning & preventive measures.

If you are having any sewage drainage issues, please implement the following:

- Advise First Service immediately.
- The HOA prefers you use ER Plumbing as they are very familiar with our neighborhood and provide quality services.
- It is important that your piping cleanout is located to diagnose the drainage problem. It is located under the front window bay at ground level 2-3 feet away from the front wall.
- The initial inspection and diagnosis cost is the owner's responsibility
- If the problem is only a blockage issue which can be cleared, the HOA does not need to coordinate the repair and the cost is owner's responsibility.
- If the problem is a damaged sewage pipe and requires digging in the front yard, the HOA will coordinate the repair and pay the repair costs.

We continue to look forward to a very successful 2022 at the Mayfair!

The Mayfair HOA Board of Directors