

HOA Accomplishments 2022

- Created operational guidelines to effectively manage the HOA
 - Established monthly meetings
 - Defined requirements to serve on HOA Board of Directors
- Secured new legal representation
- Saved \$500/month by doing in-house financial record keeping
- Established a neighborhood website for news and information
- Provided an avenue for communication and access to pertinent and valuable information for Nelson Hill Homeowners
- Created an online payment portal for dues
- Updated the playground
 - Pressured washed playground equipment
 - Repaired playground equipment
 - Repaired flagpole light
 - Repaired security light
 - Added picnic tables
 - Added BBQ grill
 - Added trash can
 - Replaced signage
 - Replaced American flag
 - Replaced mulch in playground equipment area
 - Discovered physical address (4128 Willow Round)
- Secured competitive bids for lawn service for Green Spaces
- Created parking guidelines
- Secured a three-year plan for pond maintenance and improvement
- Hosted two neighborhood yard sale days that included food trucks and activities
- Planned various social activities
 - Halloween by the Yard
 - Drive-by Food Drive
 - Golf cart Christmas Parade
 - Christmas by the Yard Decoration Challenge
 - Adult Beverage Bonfire
 - Doggy Meet & Greet
 - Easter Egg House Hunt
 - July 4th Fireworks
- Processed six (6) modification requests
- Created a policy for dealing with covenant violations
- Hosted the first off-site Annual Meeting
- Completed four mail-outs on important topics
- Added lights to south entrance sign
- Replaced “No Soliciting” signs at both entrances
- Increased dues to offset inflation