



South Landing News is published & distributed quarterly by the Board of Directors: President: Russell Woods, Vice President: Frank Patkunas, Secretary: Karen Battschinger, Treasurer: Peggy Monaco, CTA Rep: Christine Wood, Architectural: Ed Nelson Grounds and Maintenance: Edward Nelson, Social: Pat Cronmiller, Communications: Ellen Ollett.
Winter 2019 SLPOA Email: southlanding@gmail.com website: southlanding.org

President's Corner

Please Vote and Return Your Ballots

This part of the year is when we recover from the holiday season and all the merriment we celebrated these last couple of months. However, around Christmas you received another present...your annual ballot. We know it wasn't the type of gift you may have anticipated, but it is one that will pay us dividends if you would please return them as soon as possible. This year the nominating committee had an easier time finding candidates than in years past and we want to reward these volunteers with a swift election process. There were no C&R ballot issues this year to vote upon. There were no proposed assessment increases to approve. As a reminder, in order to hold our Annual Board Meeting in February, we require a quorum of signed ballots or proxies. In years past, we have knocked on doors and sought out proxies. This year, we would love to avoid "crunch time" and

have our quorum well in advance of the February meeting.

Community Commons Update

In the last newsletter, we had completed pouring a concrete pad for the gazebo and talked about the next steps in completing the Community Commons. Once the weather cooled down after the summer season, we made additional progress and the area is starting to take shape. The pathways were laid-out and the first layer of rock was installed. We also planted several trees and the bocce court frame was installed. In Spring, we will finish the work on the pathways as well as adding more plants, shrubs and mulch to the area. We also plan on installing the gazebo.

As always your donations are welcome. The building of the Commons comes from donations and volunteer labor. Contact SouthLanding@gmail.com if you can help fund plants or shrubs come Spring.

From the Social Chair

We have had a fun and busy year at South

Landing. Thank you to all who came and decorated our entrance for the Christmas holidays. Many compliments were received regarding the different and new decorations. Thank you also to all who assisted in taking those ornaments down. It's always fun to do things with South Landing neighbors.

We also enjoyed a wonderful Christmas dinner and party at the Carolina Trace Country Club on December 6th. Barbara Miller played the piano as we did our best to sing along. Cupcakes and delicious chocolates were a wonderful addition to our evening. We are looking forward to seeing many neighbors on February 7th for our annual dinner and meeting. If you cannot attend the cocktails and dinner we strongly encourage you to come to the annual meeting which will begin at 7:30.

2018 SOUTH LANDING HOME DECORATING RESULTS

Wow! The voting was spirited and more difficult than ever, with 11 different homes receiving votes. So as to avoid any further suspense, let us get right to the results:

1st Place \$50

Gary and Beverly
Nestor (2043)

2nd Place \$25

Frank and Marilyn
Patkunas (2014)

3rd Place \$15

Christian Vega (1108)

Also receiving votes, and so entitled to a Holiday Honorable Mention:

Robbie and Maria
Brafford (1121)

Bill, Karen and Max
Harris (1129)

Joe and Kathy Julio
(1118)

Linel and Pearlie
Williams (1154)

Art and Elaine Lowe
(1102)

Ed and Kathy
Nelson (1125)

Don and Sue Job
(1162)

Ian and Chris
Wightman (1158)

Many thanks go to our panel of distinguished judges who were so willing to give of their time during this busy season:

Mark and Pat Cronmiller
Rich and Kathleen Engles
Ed and Kathy Nelson
Bill Henning and Christine
Wood

The whole Association looked terrific, and the entire front entrance area was truly well done. Still more thanks to Pat Cronmiller and all of those neighbors who pitched in to create the best looking Association decorations in all of Carolina Trace.

Happy New Year to each and every one of you, and may your 2019 be even better!

SL Mailbox

Several months ago, we installed a new community mailbox at the pool. The new box has a pull-down door on the front. This pull-down door is for **both** the US Postal Service and our residents to use. Recently, some of our residents put their payments and ballots into the back of the open wooden box that is the base of the new mailbox.

It was several days before we realized they were in there - exposed to rain and loss. We'll try to figure a way to seal this area off so that this doesn't happen again.

But, in the meantime, we ask that you only use the pull-down door on the front of the box when returning anything to the POA.

Additionally, please do not put any payments into the Treasurer's home mailbox.

This actually delays getting your payments processed.

Between the Covers

The South Landing book group recently read and discussed *The Lost Book of the Grail* by Charlie Lovett.

Readers enjoyed the book with a surprise twist at the end.

Next we'll be reading and discussing *Dimestore* by Lee Smith.

The group will meet at the country club on Friday, February 1 from 3-5 pm.

Contact Barbara Miller or Peggy Monaco if you are interested in joining the group.

In the upcoming months, the books selected are:

March 1 - *A Man Called Ove* by Fredrick Backman

April 5 - *Educated* by Tara Westover

May 3 - *The Joy Luck Club* by Amy Tan

June 7 - *My Beloved World* by Sonia Sotomayor

New Neighbors in South Landing

We are happy to announce the names of several new residents, and more are on the way.

Please welcome:

Lisa Mulleney and Nick
Cale at 2020 Sandalwood

Eileen and Tom Soebbing
at 1103 Pineside Trail

A Note from the Former Architectural Chair

Jan. 9, 2019

Dear Neighbors,

For the past six years I have served as Chairman of the Architectural Committee, Member of the South Landing Board of Directors and member of the Architectural Committee.

Effective in 2019 I will be stepping down to take a position with the CTA as Assistant Treasurer.

In those six years I have come to know and appreciate the hard work that many of you are doing now and have done in the past. I have learned that when you talk to a neighbor you are probably talking to an individual with exceptional talent who has already served the community in many ways. As with Carolina Trace in general, I have gained deep appreciation for the talented folks that reside in this outstanding community. From day-to-day operations to our stand against Little River Quarry I have come to the conclusion that we

are much more alike than political parties and special interests want us to believe.

I will be available to assist the incoming Chairman of the Architectural Committee so that the neighborhood will have continuity. Although we still have a few areas that need resolved this is not an indication that things are better or worse. It just means that South Landing is an ever changing and dynamic neighborhood with some folks (unfortunately) leaving and new neighbors arriving. Maintaining a community within the Covenants and Restrictions requires understanding, patience, determination and common sense. It can be both frustrating and rewarding but I have never believed that it was a "waste of time". I wish to thank members of Board and my fellow members of the Architectural Committee, Karen Battschinger and Sue Job, for their leadership and professionalism.

Sincerely,

James E. "Ed" Nelson

Spring Cleanup Date

**Saturday April 13
9:00 AM**

Our community clean up day will be April 13 with April 20th as a raindate. It is a wonderful chance to meet your neighbors and work to improve the area. Lunch is provided, usually pizza or Subway sandwiches.

The week of April 20th will be yard waste pickup. As a reminder, we ask that branches and limbs not be put out until mid March.

Exploring some ideas for social events in South Landing.

Are there residents who are interested in forming a South Landing theater group? If you're interested in cheap movies and dinner out, how about Tuesdays at the local Frank's theater when admission is \$6? This could be very flexible and not scheduled every week and not everyone has to see the same movie.

If you're interested in something requiring more of a commitment, we could consider purchasing tickets to a show at DPAC or Raleigh's Duke Energy Center if there is

something that enough folks want to see. For a group of 20, there's the potential for discounted admission tickets. This would require a meeting and discussion of what's coming and advance purchase of tickets.

Depending on offerings and interest, there could be more than one event to choose.

If you're interested in a LEDO (Let's Eat Dinner Out) group, interested folks could take turns organizing a dinner at a local or semi-local restaurant and make reservations for whoever's interested in attending.

If you're interested in any or all of these, contact Peggy Monaco at 571-215-1159. Let's meet and put our heads together and come up with a plan that works for the neighborhood.