

Summer 2016

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Trinity Lake Connection

FROM THE DESK OF.....THE PRESIDENT

Urgent call for all residences!!! The Zoning Committee has recommended to the City Council to rezone the lot beside the main entrance as commercial. The current owner wants to put a gas station/convenience store on this property. The impact on our peaceful community would be affected in several areas - lake & environmental, lights, traffic, noise...to name a few. Please plan to attend the next City Council Meeting (**Zoning confirmation on June 20th.**) We need to block this approval and we need a strong showing at this meeting.

Petition against Gas Station Coming ... Please Sign!!!

The Thompson family has been a resident of The Trinity Lake community for several years. This year Roy "Spaceman" Thompson decided it was time to get more involved. On May 2nd, he joined the Trinity Lake Homeowners Associations Board of Directors. He will be serving as our new Assist Secretary for the HOA. We are excited to have him on board and we look forward to working with his new ideas and visions he will bring to the team. I also would like to thank and remember **Jean Burton** for her years of service.

As you can see, we have an array of talented and gifted people in the Trinity Lake community. We have so much more potential to offer each other if more people decided to get involved & "GET CONNECTED". I invite you to visit our website to read up- to-date minutes from the board meetings and see upcoming events in the community. It is exciting to see new faces and more people participating in our events. The board welcomes new ideas and new prospective of what you want offered in the Trinity Lake community

All new residents to the Trinity Lake Community, we welcome you. Remember to reach out to your neighbors; you should know who lives next door to you.

So don't wait to complain before reaching out to us, but decide today to get CONNECTED to the community now and make a DIFFERENCE.

In order to increase and protect our investments, the board is continuously working on improvements throughout the community. But if you have ideas or suggestions, please feel free to email us.

Remember, Trinity Lake is our community; together we can protect our investment. We can also do great things with "Unity in the Community"....**Let's get CONNECTED!**

Renita Brewington – TLHA President

Architecture - Beautify the Community.....Karl Robinson

Homeowners:

Summer is here in full force. We have been around the neighborhood and identified several violations, notifications have been sent out and repairs, replacement, or removal should begin. We need to keep our community beautiful and we have some serious issues that are very noticeable to anyone driving through the area. If you see violations in your area please, contact me via email: karl@rrtransportationinc.com or phone: 336-215-6127 at your convenience. The procedures that we as board members have to follow to notify and follow up with homeowners in violation are on our website. I have received numerous calls and emails and how long it takes to fully enforce our bylaws and covenants when a homeowner is in violation and, your board can only perform as fast as the law of North Carolina will allow.

Trash receptacles also need to be moved BEHIND your house out of view from the street within 24 hours of them being emptied. The periodicals that are thrown in the driveways with advertisements should also not be allowed to just lay in the driveways or yards. Please, be mindful of your property value and your neighbors and place such items in the trash.

Parking of cars on the street has been another complaint that has been brought to my attention and I would like to let everyone know that I have contacted the Highway Patrol and they will be patrolling our area looking for violations. Please, if you can park your vehicles in your driveways and garages and in unsafe areas where blind spots are located (such as around a curve or at the crest of a hill). Safety is our number one priority.

We are also looking for another committee member so please contact us.

Safety Committee...Calvin Davis – Verlista McCloud

School is almost out for children in our community which means more kids will be walking up and down **Clovelly Drive** going to the pool and other areas of Trinity Lake. Therefore, we should all be more cautious as we drive in the community as we do our part to prevent accidents. We all know that “kids just want to have fun” but it’s our responsibility to help keep them safe. Let’s all take this matter seriously and slow down as we drive through our community, especially our youth that are driving faster than they should.

The Safety Committee members will be at the **Pool Opening Party** on **June 12, 2016** from 3:00-6:00 pm to address any safety issues of the community and hand out safety materials from the Guilford County Sheriff’s Department.

One of our most important meetings of the year will be held on **June 13, 2016** at 6:45 at the clubhouse, to begin plans for **National Night Out** on August 2, 2016. All committee members & block captains are expected to attend. If you are unable to attend, please notify a chairperson. Thank you for your cooperation.

Co-Chair – Calvin Davis

Co-Chair – Verlista McCloud

Quick Communications ...BOD

There are a couple of topics that were brought to my attention.

- **Covenant Violations** – It has been brought to my attention that as new homeowners move into our community they are not adhering to the Rules & Regulations, By-Laws, Covenants and other governing documents of the Association. If you believe the BOD is not or will not enforce these governing documents you have been misinformed. The Architectural Committee will be canvassing the community documenting all possible violations, then following up to see if notifications have been sent or an architectural request is on file. If you find yourself in an unsure position, reach out to Karl Robinson via 336-215-6127 or karl@rrtransportationinc.com. Failure to comply with the governing documents could result in fines and liens on property.
- **Tennis Courts** – One of the challenges as a board member is making a decision that is in the best interest of the community. Gathering of information, weighing your options, discussing the pros and cons, then making a decision. We are glad to announce that the renovations of the tennis court have been completed and the courts look amazing. Thanks to the hard work of Jean Burton leading that project.
- **BOD Response** – We as board members are also working homeowners like a lot of you. We are raising families, involved in our church, school and other activities. Sometimes it takes a while before we can meet and respond to a homeowners concern or questions. We ask that you be patient with us. Most of the time you will get an immediate acknowledgement of your inquirer, but not an immediate action from the board. If a decision has to be made on a matter, we would like to meet and discuss the matter, before making a decision.

Clubhouse Update.....BOD

We are making some improvements to the clubhouse and with our event cleaning program. We expect to provide a great rental experience for each homeowner. If you haven't rented the clubhouse in a while, you need to come back and give us a try.

Stay tuned for a clubhouse committee meeting coming soon. "Improving the Rental Process"

So if you are interested in volunteering please contact Genay Jackson (gjackso9@aol.com) or 561-315-3499.

Lake and Dam.....BOD



We need the help of the community to help keep our lake clean. All sewers, drain to our lake, so avoid allowing trash to enter the drain. There has been an increase of debris from the sewers to the lake over the past few months.

So if you live near a sewer, help police your drain by removing trash that could possibly find its way to the lake.

Additionally, all homeowners that live on the lake please take notice of the Lake Committee meetings directed at the boundary around the lake, the inlets, the erosion and the needed buffer.

Foster Lake and Pond Management

How's your **Water Bill** lately? I have been checking into a noticeable increase in water usage in our community. Conclusion it's our toilets! Our toilets are over 5 years old and need maintenance.

Recommendation:

Upgrade kit without the floating ball. Complete kits start at \$15.

Flappers start at \$4. (At least change them)

These are simple to do but if you are not comfortable, please call a plumber.

This small investment is worth the long term savings!!!

Upcoming Dates to Remember:

7/12/16 – Pool Opening & Block Party
Trinity Lake Clubhouse 3:00 – 6:00 pm

8/2/16 - National Night Out

9/5/16 - Pool Closing

12/10/16 – Holiday Social

Do you have a newsletter idea? Email the TRINITY LAKE Communications Committee:

E-MAIL US @:
connection@trinitylakenchoa.com

We're on the Web!
See us @:
trinitylakenchoa.com

The Board of Directors
And the Communications Committee would like to thank everyone that has contributed to the latest edition of the Trinity Lake Connection