



The Grapevine

The newsletter for Planters Row
Fall 2009

Letter from the President: Michael Robinson

Cleanup the Yard! It's Dumpster Weekend – September 19th and 20th!

The financial stability of Planters Row continues to be strong, even in the midst of this poor economy. The board thanks everyone who has met their community obligation.

Please note that the Income Statement which includes budgeted, actual and future planning was added to the website at www.plantersrow.net. It is updated monthly following the board meeting held on the second Tuesday of each month.

Let's begin our review with the **Income** section. Year to date the projected budgeted income is off by 1.2% representing \$2,555. With continued collection efforts we certainly expect to meet or exceed our projected budgeted income. The total income is currently 9.4% over budgeted income. The additional income is the result of collecting prior years' delinquent dues, legal fees from prior years and accumulated interest from the reserve account.



Community Reminders

Mailbox Day – Saturday, Sept 19th. See the Community Liaison report for details.

Community Yard Sale – Saturday, Sept 19th. See the Social Calendar for details.

Community Cleanup Weekend of Sept 19th. New this year! – See the Presidents letter for details.

Community homeowners petition the city for additional stop signs. See report for details.

Community Pressure Washer is available for rental. See details below.

The delinquent rate is currently 6.7%. This is slightly up from last year and is not a surprise. Our property manager will continue their collection efforts to bring homeowners current in their dues for 2009. **Expenses** are on budget for the year. An Amenities Reserve allocation was made to pay for the pool deck expansion.

Overall, the community is on pace to meet its budget which includes a year end contribution to the reserve account. The purpose of the Reserve account is to fund major site improvements as outlined by the Reserve study that projects the life of common area amenities and when repairs or upgrades are scheduled.

Pool Season comes to a close: The pool season was another block buster success with

the expansion of the pool deck. The Social Committee even added a new 'Dive-In' Movie night for the community that allowed people to watch a movie while leisurely floating in the pool. As in any community we had a few pool issues to address, but nothing major. However, we would

like your comments on the pool so we can address any issues for next year. The board has started a list of topics and would like to add to it before we meet with Upstate Pools. Please send your comments via email through the website to the Facilities Chairperson.

Community Cleanup Weekend or Dumpster Weekend – The first Community Cleanup was such a success the board wanted to give you one more opportunity to dispose of those large unwanted items that tend to hang around. **Focus on what you have gathered outside and enhance your surroundings by tossing that trash in the dumpster.** As more of these items make their way to the backyard, behind the house, behind the shed, under the deck or in the open yard, it has a direct impact on the appearance of our community.

On Friday, Sept 18th, a dumpster will be delivered to the pool parking lot. It will be removed on Monday, Sept 21st. All items must be placed in the dumpster. Do not leave any items outside the dumpster.

Please do not put hazardous items like paint cans, etc in the dumpsters.

Planters Row has a Facebook page “Planters Row Mauldin”. Check it out!

And finally I'd like to thank everyone for making this community a great place to live.

Thank you for helping us *Preserve, Protect, and Enhance* Planters Row!

Planters Row Liaison Committee Report

The current project of The Liaison Committee is this fall's Mailbox Day. The appearance of mailboxes helps set the overall desirability and marketability of our neighborhood. With the real estate market being as it is, we homeowners need to do everything we can to make Planters Row attractive to buyers. Even if you are not selling your home at this time, we have neighbors who are trying to sell their homes in this difficult market. This is why the board and the Liaison Committee have teamed up to help you keep your mailbox looking sharp. We will set up in the pool parking lot to provide you with the resources you need to easily fix your box. We will provide free paint (enough to paint your box), and other materials will be available to buy. Here are the details:

FALL MAILBOX DAY

Date: September 19, 2009

Time: 8AM-Noon

Place: Cabana Parking Lot

Traffic Control – As many of you know, the Community Liaison Committee worked for two years to obtain City Approval for additional stops signs. In late 2008, the City of Mauldin rejected our proposal based on the Traffic Calming Policy at the end of 2008. At the 2009 annual HOA meeting, the board made it clear that as a community our only recourse is for homeowners to contact the city.

A group of homeowners did contact the city and started a petition, in accordance with the Traffic Calming Policy, to have the city address speeding on Fieldgate Court. An informal traffic study suggested further steps should be taken to review the concerns on Fieldgate Court.

On August 26th, members of City Council and the Mauldin Police Chief met with representatives for Fieldgate Court, Planters Row Liaison committee and the Planters Row Board. As a result, the city has agreed to fund a formal traffic control study and provide feedback to the homeowners. The board supports the homeowners on Fieldgate Court in their efforts to obtain stop signs and will pass along any action that may take place as a result.

Social Committee Report

By Catherine Morin, Social Committee Chairperson



The Social Committee has lots of fun things planned for the Fall. Please check out the Calendar of Events for all the information.

Volunteers are needed for the Fall Festival. Teen volunteers are welcome too. If you would like to help out in any way, please contact Catherine at social@plantersrow.net or 283-0881.

All events are subject to change. For up to date info including rescheduling of events due to the weather or lack of volunteers, go to www.plantersrow.net.

Friendly Reminders

Please store your trash and recycling bins in an area that is not visible from the street or from a neighboring property. The only time the bins should be left at the street is Thursday evening. After trash service is completed on Friday, return bins to their "hidden" storage area.

Mom and Tots Group

If you are interested in starting a neighborhood playgroup please contact Becky Rzepka at bdrzepka@charter.net or 627-7729

If you are interested in renting a professional grade pressure washer to maintain your property, the cost is a \$50 rental fee. The rental agreement and further information on the rental process is available online at [http://plantersrow.net/Pressure Washer Rental.html](http://plantersrow.net/Pressure_Washer_Rental.html). Or you may go to www.plantersrow.net and click on the communications link at the top of the homepage. Let's keep Planters Row looking sharp!

PRHOA CALENDAR OF EVENTS



Community Yard Sale

Saturday, September 19th

8 AM - Noon

We will advertise in local paper and post signs.
You may set up in the pool parking lot if you wish.

Family Movie Night

Saturday, September 19th 8:00pm

We'll be watching "Race to Witch Mountain"
Bring your cooler, a chair and/or blankets to the grass near the tennis courts.

Fall Festival

Saturday, October 10th

5:30 pm - 7:30 pm at the cabana

Come and enjoy the beautiful fall weather with your neighbors at our annual event.
Hayrides, face painting, games and prizes! Bring your cameras! We are continuing the tradition with our
Planters Row "How Tall This Fall" sign!

Fall Festival Family Movie Night

Saturday, October 10th 7:30 pm

We'll be watching "It's the Great Pumpkin Charlie Brown" followed by "The Nightmare
before Christmas". Bring your cooler, a chair and/or blankets to the grass near the
tennis courts.

Volunteers are needed for all events. If you can help in any way, please contact
Catherine at social@plantersrow.net