

# HOLLY GLEN HOA NEWSLETTER

## FALL 2010



\* "Winter is an etching, spring a watercolor, summer an oil painting and autumn a mosaic of them all."  
- Stanley Horowitz

\* The leaf colors red, yellow & brown are in the leaves all year long & only become exposed when the green chlorophyll disappears in the fall.

\* Remember to "Fall Back" one hour on November 7th for Standard Time

### BOARD BUZZ

We hope you had a pleasant and enjoyable summer!

This past quarter has been very productive and positive for our community. Thanks to all of the board and committee members, our continuing journey towards the neighborhood's amenities "rejuvenation" is proving to be very successful. Through your continued support of the HOA Board and Talis Management, we will continue our work into the fall with a brand new playground! It will include new swings, a play area for ages 2-5 and an "Intensity" play area for ages 6-12. The sand will be cleaned and covered with playground specific mulch making the entire play area ADA compatible. Like the new pool, this will add significant value to the homes of Holly Glen.

I also want to thank all of my fellow volunteers and residents for their continued support for myself, the Board and Management. I have lived in our community for over 6 years now. I have been active on the Board for 5 years and I am very happy to see that all of the long hours spent working on our community's issues are paying off. It is a collective effort by all current and previous volunteers. As a resident and Board member, I greatly appreciate your time and value your friendships.

Thank you for your continued support of the Holly Glen HOA.

Cheri Lee

HOA President

**WE ARE CONSIDERING GOING "PAPER-FREE" WITH OUR NEWSLETTER WITHIN THE NEXT YEAR SO PLEASE REGISTER YOUR EMAIL WITH TALIS MANAGEMENT AT [www.talismanagementgroup.com](http://www.talismanagementgroup.com) SEARCH HOLLY GLEN AND CREATE A PROFILE CHOOSING TO RECEIVE CORRESPONDENCE BY EMAIL. THANKS FOR YOUR SUPPORT TO "GO GREEN"!**



### **NEW PLAYGROUND COMING SOON!!**

**Due to the age and safety concerns of the current playground, a new playground will be installed within the next month with two separate areas for 2-5 years old and 6-12 years old as well as several swings and benches. We hope you will be able to enjoy this new addition with the coming of the cool weather.**

## COMMUNITY WATCH NEWS

**Police News and Tip: Halloween Safety:** Halloween is fast approaching and all of Holly Glen's ghosts and goblins will be out on that magic night. Parents, please accompany your children during trick or treating. Make sure everyone can be seen, by using reflective tape on costumes and carrying a flashlight. Make sure children can see through masks and shorten long costumes so they are not a tripping hazard. Use sidewalks where available. If you are driving that night, please be extra cautious because a goblin may suddenly dart out from a dark yard or a ghost may float from behind a parked car. Also, parents remember to check everyone's candy before your children eat any. Halloween is a fun festival here in Holly Glen. If we use a little caution and common sense, everyone will enjoy a safe and spooky evening.

### Working Into Fall

We were able to enjoy our new pool for a couple of weeks before the end of the season. Thank you to everyone who kept an eye on the pool during construction. Please continue to keep watch on that area, especially since we should be getting a new playground soon. Construction should begin this fall, and once again it will be a vulnerable construction area. Keep up the good work.

Our new Community Watch signs have been installed. Our goal is to post signs at all the entrances to the neighborhood, so no matter which way you come in you know that the Watch is active. The new signs will match the existing signs with the blue eye on them. We have two new signs on the pool and tennis court entrances, one sign on Avent Meadows Lane as you enter from Braxton, one sign on Capeside as you enter from Avent Ferry Road, and one sign as you enter the Highlands section from Braxton.

We now have about 100 households actively participating in our Community Watch. Thanks to everyone who has helped recruit new members, we have increased at least 30 % this year. Please mention Community Watch to your neighbors and share our newsletter and notices. All of our new members are referrals. Keep up the good work.

If you are interested in joining the Community Watch, we welcome all members. There is very little time involved. We ask that members keep their eyes open as they go about their daily business and report any suspicious activity to the police immediately and then let the Community Watch know as soon as possible. We then pass that information along to all of our members so they are aware of what is happening. Although the concept is simple, it has been extremely effective in deterring problems in Holly Glen. If you are interested in joining, please contact Sara Kempin at [kempin-com@embarqmail.com](mailto:kempin-com@embarqmail.com) or Bill Mullins at [mullinscomwatch@aol.com](mailto:mullinscomwatch@aol.com).

## MANAGEMENT NOTES FROM TALIS

One of the main fiduciary responsibilities of the Holly Glen Board of Directors is to uphold the property values throughout the neighborhood. Something that has begun to decrease the property values of the community is the number of unkempt yards that have poor turf conditions. To help educate you and to improve the condition of your turf and yard you might want to consider inspecting your lawn and address the areas that need improvement; aerate, seed and straw, add fertilizer, remove bare spots in the lawn by adding a pre/post emergent, remove weeds in the turf and in the landscape beds, trim shrubs around the property, prune street trees, remove weeds in the cracks of the sidewalks, driveway and along the street where the curb and gutter meet, and add pine straw or wood mulch to the landscape beds. The fall is the best time of year to do this type of work, and we wanted to share some ideas to help you make these improvements.

The contractor for the common area land is also in the process of making improvements to the turf by addressing the items mentioned above. For areas that are Bermuda grass, rye grass seed is added in the fall, and then in the spring it's seeded and aerated with Bermuda seed. For areas that are fescue, they will be aerating and seeding shortly.

The Association appreciates your efforts in maintaining your property in an attractive manner. If everyone makes an effort, the community will look better than ever come springtime. We ask that every homeowner take the time to do what is needed to increase the lawn's beauty and over-all appearance of Holly Glen.

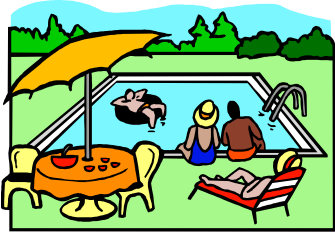
As always, it is a pleasure to serve you.

Talis Management Group

**Kelly Decker**, Community Manager, 878-8787, Ext. 265 • [kdecker@talismgmt.com](mailto:kdecker@talismgmt.com)

**Emily Carey**, Community Service Administrator, 878-8787, Ext. 240 • [hollyglen@talismgmt.com](mailto:hollyglen@talismgmt.com)





## POOL ADDITION COMPLETED

Thank you for your patience during the new construction. The slide, mushroom and beach entry are a great addition to our neighborhood pool. We are looking forward to next years pool season with our improved amenities.

## PRIMROSE SCHOOL AT HOLLY GROVE UPDATE



Summer has finally ended and we are welcoming the fall weather! Construction on the Primrose School at Holly Grove is progressing steadily. Our recent Ground Breaking Ceremony gave community leaders and families an early preview of the school and classrooms. Visit our website photo gallery to see great pictures! We are planning for an Early Winter Opening and expect in the next 2-3 weeks critical construction milestones will be completed that will provide a more definitive view of our opening timeframe. Having toured our current location, many families have already pre-registered for spaces at Holly Grove.

*Open House for Primrose School at Holly Grove – Oct. 21<sup>st</sup>*

We invite all residents to attend our upcoming Open House for our new location. Hosted at Primrose School at West Lake, it will provide a sneak peek of what’s to come for the Holly Springs location. The Open House is scheduled for **Thursday, October 21<sup>st</sup> from 6:30pm-7:30pm at 4501 West Lake Road, Apex, NC 27539**. It’s a short 8 miles from the future Primrose School at Holly Grove. You can pre-register for a space for your child at the event. You will have an opportunity to view our classrooms, playgrounds, and speak to our staff about our nationally accredited Balanced Learning Curriculum™. We are proud to say that 90 % of Primrose graduates score in the advance/very advance level on standardized kindergarten readiness assessments. We offer both part-time and full-time options. We are also excited to announce our Founding Families Program, which locks in your pre-opening tuition for a full year if you register before our Grand Opening Day.

*Kindergarten Information Session – Nov. 4<sup>th</sup>*

Also, mark your calendars for a special Parent Information Sessions for our new Private Kindergarten program on Thursday, November 4<sup>th</sup> at 6:30pm. It will be hosted at the West Lake location. This session will focus on providing parents an in-depth understand of our Kindergarten curriculum, a clear comparison against Wake County Public School benchmarks, as well as the overall benefits of our program. We will provide details regarding entrance requirements and assessments for the upcoming 2011-12 academic year. Children must turn five years old on or before December 31<sup>st</sup>, 2011.

To schedule a personal tour or RSVP for our upcoming sessions, please contact us at 919-567-1114 or e-mail [info@primrosehollygrove.com](mailto:info@primrosehollygrove.com).

Warmest Regards,

Rhonda & Elliott Blades, Owners

Primrose School at Holly Grove

Primrose School at West Lake

Primrose School at Holly Grove (New!)  
 1530 Avent Ferry Road | Holly Springs, NC 27540 | 919.567.1114  
[www.PrimroseHollyGrove.com](http://www.PrimroseHollyGrove.com)



**Primrose Schools**  
The Leader in International Child Care™  
[www.primroseschools.com](http://www.primroseschools.com)

Educational Child Care For Infants through Private Kindergarten and After School

Each Primrose School is privately owned and operated. Primrose Schools and The Leader in Educational Child Care are trademarks of Primrose School Franchising Company. ©2008 PSFC. All rights reserved.

## SOCIAL COMMITTEE HAPPENINGS



WOW! What fun and exciting times we had this summer in Holly Glen. The social committee has been very busy the past few months planning and hosting events for the entire community. The participation and feedback we receive makes every minute of effort worthwhile. We thank all of you who have participated in the events so far.

The pool party in August was a huge success with over 300 people coming out to celebrate the opening of our new pool and slide. Smithfield Chicken and BBQ did an outstanding job in providing us with enough food and drink for our larger than expected crowd.

The Final Friday Happy Hour nights in July and August proved to be quite successful as well. Neighbors got to enjoy great food and fellowship. We would like to thank the business owners who also came out to share their professions during the Meet and Greet in August.

It was *Five O'Clock Somewhere* during the annual Adult Party on October 2. We offered something new this year with a Caribbean-style escape with tropical drinks and decor topped off with the delicious authentic tastings catered by one of the newest restaurants to open in Holly Springs, El Coque Puerto Rican Restaurant. It truly was an enjoyable evening with neighbors.

The preschool-aged children had loads of fun this summer at the monthly Mommy and Me Craft Time events. To find the most optimal time of day around preschool and nap times for these activities is quite a challenge. Please carefully watch the postings of these events as the times may vary on different months as we try to accommodate varying schedules.

### Upcoming Events

**Fall Festival** – Sunday, October 24th                      2:00 – 5:00 PM                      Holly Glen Clubhouse

Come in costume, if you wish, and enjoy fun for the whole family with games, prizes, a costume parade, pumpkin carving and more. (BYOP – Bring your own pumpkin if you wish to participate in the carving.)

**Cookies with Santa** – Sunday, December 12                      2:00 – 4:00 PM                      Holly Glen Clubhouse

Santa has been in contact with us and he can't wait to see the children of Holly Glen this holiday season.

**Happy Hour Fridays** – Based on the feedback we have received, we will plan more Happy Hour events (pot luck style) this winter. Watch the website and Facebook for more information.

### Join Us on Facebook

The social committee is proud to say we currently have 91 members on the Holly Glen Facebook page. If you haven't joined our page yet, please search [Holly Glen Residents](#) under "groups" and join today. It is another good way to learn about neighborhood events, share your comments, and stay connected.

### Community Yard Sale

**November 6, 2010**

**Beginning at 7:00 AM**

It is so important to remember that as a courtesy to all of your neighbors and in order to maintain the beautiful neighborhood that we all enjoy, please remove all yard sale signs immediately after the close of your sale.

## NEIGHBOR-TO-NEIGHBOR SERVICES

### BABYSITTING

\* Theresa Alexander, age 15  
577-6096

Red Cross Certified Babysitting Course

Available Friday nights, Saturdays, Sundays



\* Emily Morgan  
577-0018

Red Cross Certified Babysitting Course

Available Friday nights, Saturdays, Sundays

## NEWS FROM THE HIGHLANDS AT HOLLY GLEN



We continue to experience tremendous momentum here at Highlands at Holly Glen. We sold three homes in September and our builder team is committed to continuing to build quality custom homes here. We also have presale opportunities available. Through our relationship with Capital Bank, the homes at Highlands at Holly Glen are eligible for 3.95% fixed 30 year financing with no origination, no points and no PMI. See agent for details and restrictions.

Our web site [www.highlandsathollyglen.com](http://www.highlandsathollyglen.com) is up and running with a great deal of information. Drop by or give Rusty at call at 552-0223 or 270-2100.

## GROUNDS COMMITTEE UPDATE

Fall is here and this is the ideal time to move most shrubs around the yard and also to plant trees as the cooler temperatures are great for tree establishment. Spring-flowering bulbs can be planted once the temperature drops below 60F - usually in November in these parts. Bulbs can be stored in the refrigerator until ready to use.

Halloween will soon be with us - dress up your yard - you could win a gift card and be our October Yard of the Month



## RESIDENT BUSINESS ADVERTISEMENTS



**Curves works.**  
Our 30-minute circuit works every major muscle group and you can burn up to 500 calories.

ASK ABOUT OUR FREE 30 DAY DIET PLAN  
919-577-1118  
SOUTHPARK VILLAGE  
HOLLY SPRINGS, NC 27540

*Curves*  
curves.com



**The GO! Team**  
Holly Glen- Ask about our HomeSmart Maintenance Package!

**Home Improvements and Repairs from the Heart of Holly Springs, NC**

- Support the local guys.
- No-haggle warranty on all work.
- We answer the phone.
- We show up on time.
- We do it all. Large and small.
- We stick by our price quotes.

**919.995.5927**

**www.GoWithTheGoTeam.com**

Own a business and want to advertise in our newsletter? As a service to our residents with businesses, we are allowing business card size advertisements for \$25/issue. Go to our website, [www.hollyglenhoa.com](http://www.hollyglenhoa.com), and download an application. All applications are subject to newsletter deadlines and space availability. Free submissions will be allowed by teenagers for babysitting/pet sitting services not registered as a business.

Future newsletter submissions can be emailed to Patrice Alexander at [ncbasketlady@yahoo.com](mailto:ncbasketlady@yahoo.com) and will be considered for approval based on content and space available

This newsletter is created and written for the residents of Holly Glen subdivision in Holly Springs, NC by the approval of the Board of Directors of the Holly Glen Homeowner's Association.