

April 16, 2026

Windchase Community News: Entrance Upgrades, Board Elections, and Spring Maintenance

Dear Windchase Residents:

As shared recently, your Board of Directors is committed to making improvements in our community. We worked diligently throughout the year to update, repair and replace many items which were well overdue for improvement. We recently sought quotes to update the landscaping at the front entrance. Out of six vendors **Vinson Landscaping** is recommended based on value, transparency, and long-term protection:

- **Full Warranty:** Unlike the competitors at this price point, Vinson offers a **full 12-month plant guarantee**, ensuring the community's investment is protected through all four seasons.
- **Comprehensive Service:** Their bid includes an **irrigation system check**, which is critical for plant survival.
- **Cost Efficiency:** They provide a professional installation and maintenance plan at **less than half the cost** of the higher quotes.
- **No Conflicts of Interest:** Selecting Vinson avoids any perceived favoritism, as they have no family or business ties to the Board, while already maintaining an excellent reputation with several of our residents.

Entrance Landscaping: Vinson's bid amount is: \$9,136.00. This amount will be added to our proposed budget, which will be voted on at the upcoming **Annual HOA Meeting on June 1st**.

Electing Board Members: New board members are needed. Please consider taking an active role in our community by becoming a Board Member. Email us at windchaseonthetar@gmail.com, or send a letter of intent to: PO Box 8907, Rocky Mount, NC 27804. In order to be on the voting ballot, you must submit your name before May 1, 2026.

Property Reminders: We invite all homeowners to help preserve the unique character and beauty of our community. As you begin planning spring upkeep and maintenance projects, please inspect your property to ensure that the aesthetic appearance of our subdivision is preserved. The following examples are most commonly out of compliance:

Fences and mailboxes in need of repair/cleaning; Overgrown natural areas, flower beds, foundation plantings, and ditch banks; Fallen trees and large limbs which have not been removed; Peeling/chipping paint; Outbuildings that have not been properly maintained; and Loud/obnoxious noises which inhibit the enjoyment of other homeowner's property; not obtaining proper approval from the Architectural Committee before beginning building or landscaping projects.

Maintaining a harmonious neighborhood through enforcement of the Declaration of Covenants, Conditions and Restrictions is necessary to ensure that Windchase on The Tar remains the most desirable place to live in Nash County.

More information: Around **May 1**, we'll be sending out **more information** about the annual meeting. The Declaration of Covenants, Conditions and Restrictions can be found on our website www.windchasehomeowners.com. You may contact any member of the Board of Directors for a printed copy of these covenants.

Sincerely,

Board of Directors – Windchase Homeowners Association

Melissa Joyner (President), Michelle Tate (Vice President), Christy Rivera, Todd Eaton, John Sprague, Kent Smith, David Schultz