

Landscape Committee Meeting, September 10, 2026 – 1 PM

Members in Attendance: Tom and Theresa Edwards, Barbara Hassell, Becky Miles, Skip and Pam Folks

Homeowners in Attendance: Caroline Hodges, Diana Robeson, Debra Salisbury, Sue Lawrence

The meeting was called to order at 1 PM

A homeowner on South Battery was permitted to plant trees behind his home during the first 2 contractors in charge of the HOA. Over the years, the homeowner has paid for pruning and trimming these trees. Once it was discovered that the property was actually HOA property, the homeowner requested TJ to clear this area and the Landscape Chairperson was notified by TJ. The BOD has approved removing the under growth at operational costs.

Between two homeowners' yards on Old York, the landscape committee is planning to add mulch and shrubbery. This is on HOA property. We will keep it simple with perennials that need little maintenance. The landscape committee will pay for the materials and the planting will be done by landscape volunteers.

The shrubs and bushes behind the clubhouses grill are overgrown. The committee will get a quote to have this cleaned up.

If anyone would like to donate mums, we will place them around the ponds and in the pots located in the clubhouse garage. We will provide the dirt. Mums can be planted in the two large pots behind the clubhouse deck.

Our landscape contract with TJS cuts back perennials in the spring and December. If the landscape members would like to plan a day to cut back irises on South Battery and the clubhouse before then, we can plan on that. We can ask TJS to credit that back to us if possible

We met with TJ to go over plans for the privacy barrier between the homeowner's yard and club house grounds. Four seven- gallon cherry laurels will be installed in September. The

homeowner has agreed to water the bushes. Costs of the bushes and planting will be \$1,015.20

We would like to mention again there was never a formal landscape request submitted to the landscape committee. At this time we have not seen a landscape appeal form from the homeowner or the Board. This was incorrect information shared with homeowners during an August's board meeting. Since no formal request had been made to the the landscape committee, the committee had not denied homeowner's request. We have asked the board to follow protocol in the future.

Additionally, the board notified the homeowners on Friday, August 21 that TJS enterprises was not interested in continuing the snow contract with the HOA. This was incorrect information. When Carolyn Sloan stepped down as landscape chairperson, Theresa took over as the liaison with the HOA and TJS enterprises. After the ice storm in 2026, Theresa notified the board president that she would no longer continue this volunteer work. She had received multiple calls daily and TJS office received many abusive calls from homeowners that were upset over the ice was not melting. TJS never indicated that he no longer wanted to contract with the HOA on snow removal. We have received two contracts: one from the TJS Enterprises and another contractor (Sellers) recommended by Linda Franklin. Linda has suggested that Sellers may be able to take on the landscaping if he proves to do a good job at snow removal.

Hall Assoc. has the information to compare the two snow removal offers, and they will make a recommendation to the BOD.

During the storm, Theresa had contact with the board president several times and asked Theresa to tell TJS to come back numerous times. The HOA is charged each time a contractor comes back for plowing snow. The landscape committee also wishes to note that the rocks laid on Flora Farm and Old York were placed there by Roanoke County. In April Barbara Hassell contacted Roanoke County to schedule a time to remove the gravel. This was completed in May.

A homeowner shared that TJ has been very easy to work with through the years.

The outdoor grill is in need of a major cleaning up. We have notified the Clubhouse Chairperson. Volunteers worked with Annette Wickham last year to clean the outside grill and the oven in the clubhouse

Volunteers are needed to sand and paint two picnic tables at the firepit on Walhalla

Pond

The fountain was ordered at a cost of \$4,640.00 + \$486.00 for installation. These workers who installed the fountain went above in our pond! TJS purchased the pump for the ponds through Hall. Installation was completed August 28, 2026

The contract with Virginia Wildlife ends in December and at this time both Skip and Tom will look for another company to take over the ponds. Our current contractor has not held up to our standards. Skip and Tom have put together a list of pond maintenance requirements following Roanoke County guidelines for the retention pond upkeep.

Debra Salisbury suggested that we check with some of the universities to see who services their ponds.

Note: We considered asking our previous contractor, Solitude but after reading the complaints from the BBB it was determined this company was still not up to par, Amanda at Hall informed us of complaints from other properties that the service was not acceptable for their ponds

Meeting was adjourned at 1:45 PM.