



Happy Spring!

Our mountains are waking up and we're starting to see peeps of color. The warmer temperature encourages us to be outside and enjoy the beauty around us.

I'm thrilled to say the new gates are in and they look great! Thanks to Jim Schorr and Janice Johnston for their diligence to getting the final phase of this project completed. As a reminder, if you need access, please contact Evita at [Evita.Briceno@fsresidential.com](mailto:Evita.Briceno@fsresidential.com) for the sign up sheet.

It's great to see more usage of our beautiful clubhouse. It's our biggest asset and ours to care for. That said, please do your part in caring for it like it's your own home. If you find something wrong, please let a board member or FSR know. I see doors damaged and floors scratched. The decks have been scratched up from having the tables and chairs dragged around. We will be having the clubhouse decks and railings repaired and repainted in a couple weeks. You'll receive an email when the work starts.

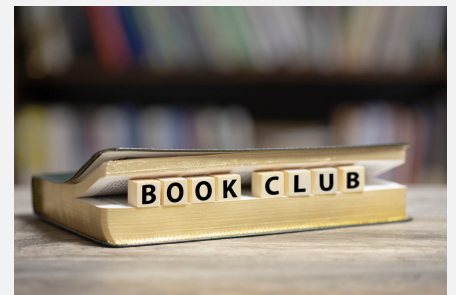
It's time for our call for candidates to run for the HOA Board. With all the new members of our community, I hope we can get a few people to step up and volunteer to be on the board. You should have received an email from FSR on Monday, March 4, with the details.

Our annual meeting is set for Saturday, May 4, at 10am. You'll be receiving your annual meeting package in the mail in May. Please, please send in your proxy and ballot if you cannot attend in person so we have a quorum for our meeting.

The construction activity continues to be high in our community. We have approximately 30 homes in various stages of construction. Shout out to all the hard working DRB members. We appreciate all you do!

Enjoy the spring and I hope to see you in May.

Best,  
Roynan



The Book Club meets the 3rd Wednesday of the month at 3:00 PM in the Clubhouse. All are welcome to attend.

Here are the book selections for the coming months:

**March 20** - *The Henna Artist*  
Author Alka Joshi

**April 17** - *Lessions in Chemistry*  
Author Bonnie Garmus

**May 15** - *The Thread Collectors*.  
Author Shaunna Edward & Alyson Richman

**June 19** - *Dispathes From Pluto*  
Author Richard Grant

# NEWS FROM FSR

## HOA Board Seeks Nominees

The 2024 Annual Meeting of The Settings of Black Mountain Association will take place on May 4, 2024 at the Clubhouse. This year there are two Board of Director positions available.

At the 2024 Annual Meeting, the membership will elect two new Directors who will serve for a three year team.

If you are interested in serving your community in this capacity, please submit a biography and a brief statement of why you wish to serve as a Director. Bios should be sent to Community Manager, Evita Briceno, at [evita.briceno@fsresidential.com](mailto:evita.briceno@fsresidential.com).

These must be received by March 18, 2024. The biographical information provided for each nominee will be included in the letter announcing the Annual Meeting.

## New Support Services

FirstService Residential is committed to ensuring that all residents at The Settings of Black Mountain Association, Inc. have easy access to information to keep life simplified. While you are likely already aware of your Resident Portal and 24/7 customer care line (855.546.9462), we're excited to implement another level of support to our valued residents, our Resident Support Services team.

The Resident Support Services (RSS) team is a local team of FirstService Residential associates that possess an in-depth understanding of your community, enabling the team to address questions and concerns promptly and efficiently. With this addition, we aim to further enhance the overall resident experience by reducing response times and streamlining communication channels.

Please don't hesitate to reach out to us at [ResidentSupport.NC@fsresidential.com](mailto:ResidentSupport.NC@fsresidential.com) for any of your association needs, questions, or concerns. We look forward to assisting you!

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We know its been a long time coming, but hopefully you've seen the new gates. This labor of love was installed by Quality Control Systems who has added a one year warranty at no cost as part of the gate installation award. QCS has become our new gate and camera system provider replacing TEM. In early April, we will be replacing the camera system and upgrading the hardware to improve our ability to read license plates especially at night. The new system will be integrated with a license plate database and Infra Red backlit detection capabilities.



All of these upgrades to the community are well within our current budget and reserve account plans and the gates were also funded by a \$36,000 insurance claim from the tractor trailer that hit the front entrance gate last year.

We will be sending a reminder notice when we have details of the camera installation which is expected to take a day or so. In closing, I'd like to send a BIG Thank you to Mary Kyryk who supported the gate RFP process and selection which took many hours.

Many thanks also to Jim Schorr in helping to oversee the installation and providing his expert engineering guidance to several unforeseen challenges.

## BINGO NIGHT

A nice group met in January and had a ball playing Bingo. Who knew it could be so much fun?! Plus, there were prizes and great snacks. You'll have to join us next time.





# GAME Night

A fun time was had by all on Soup and Game Night on February 23rd. We had some delicious food and a great time playing games.



**Here is a list of upcoming social activities.  
Watch for emails with details.**



**March 17th - Sunday**  
St. Patrick's Day Party  
5:30 to 8 PM  
RSVP and Sign Up [HERE](#)

**April - Date/Time TBD**  
Guided Nature Walk



**May 3rd - Friday**  
Drinks on the Porch  
5:00 to 7:00 PM



## SPRING FLOWERS AROUND THE NEIGHBORHOOD

*PHOTOS FROM  
THE GARDEN OF  
ROYNAN & GRIFF JONES;  
TAKEN BY  
ROYNAN JONES*

