

# The Settings SUN Newsletter Winter 2026



Dear Settings of Black Mountain Community,

While putting together my thoughts for this winter newsletter, I stumbled upon a word that perfectly captures the spirit of The Settings: *adhocracy*. And no, it's not a typo.

An *adhocracy* describes what happens when people roll up their sleeves, form small teams, and jump in to solve tough problems together - quickly, creatively, and with heart. That's exactly how our community responded in the wake of Hurricane Helene, stepping up to meet challenges head-on and proving what we can accomplish together.

I am deeply grateful to my fellow Board members, who truly embodied the spirit of *adhocracy*. Their resilience, dedication, and countless volunteer hours carried us through these challenging times and played a vital role in our recovery. And beyond the projects and repairs, they offered friendship, encouragement, and unwavering commitment to our community.

As we look ahead to 2026, our focus will be on completing the post-Helene repairs, kicking off the delayed neighborhood road repaving project, and continuing to replant and restore our shared spaces so they feel like home again. We'll also continue to strengthen our partnership with the Town of Black Mountain - whether it's hosting appreciation dinners for fire and police, pitching in on beautification projects, or simply showing up for one another in the small, everyday ways that matter.

In looking forward, we would also like to hear from you: what would make The Settings even better in the year ahead and beyond? Your ideas can help shape the long-term vision we're building together. And with HOA Board elections coming this spring, it's the perfect chance to step forward if you've ever thought, *"I'd like to help guide the future here."* Fresh voices and committed owners are always welcome.

At the end of the day, everything we do has the same simple goal: to keep The Settings the kind of place we're all proud of - and to ensure our property values reflect the care we invest in it.

So from our place to yours - thank you. Your resilience, support, and friendship helped carry us through a very challenging year. Here's to a peaceful winter and an even brighter 2026.

With gratitude,

Steve

Steve Kyryk,  
President, The Settings of Black Mountain Homeowners Association



# Caring for Our Community Spaces: A Look Ahead

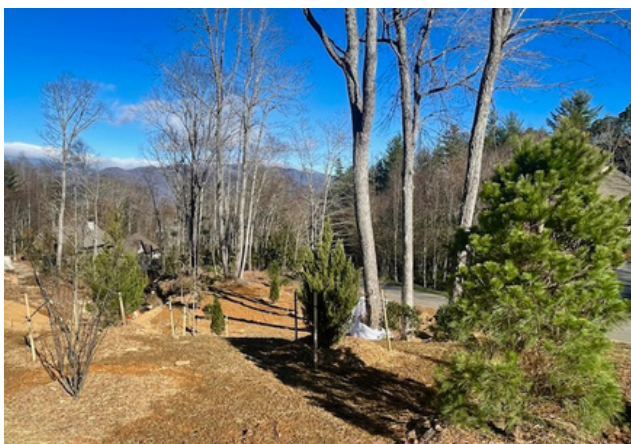
Neighbors,

We are making good progress on the Fall stabilization planting project. Thank you for all the great feedback and patience over these past few weeks. The Landscape Committee will now start to plan key priorities for 2026.

Recently, we received a communication regarding the Green's lots near the Old Lafayette and Little Bear Creek intersection. One of the projects that we would like to undertake is to decide how best to care for this property. As the committee starts to plan, we will invite interested owners to provide feedback on the plan.

We look forward to sharing more in 2026.

*Senta Taylor, HOA Board Landscape Committee Chair*



## A Few Friendly Reminders



### Help Us Preserve Our Community's Dark Sky

As part of our commitment to enjoying the natural beauty of our mountain setting, we encourage all residents to help protect our dark sky. Please remember to turn off exterior lights by 11:00 p.m. unless needed for safety. We've noticed a few homes with lights left on throughout the night, and even small changes can make a big difference—for wildlife, for stargazing, and for the peaceful character of our community. Thanks for doing your part!

### Neighborhood Speed Limit

Please remember to be mindful of the speed limit of 25 MPH while driving through our neighborhood. Slower speeds help protect walkers, pets, children, and fellow drivers, especially on curvy roads or near driveways and mailboxes where visibility is limited. A little extra caution goes a long way in keeping our community safe and peaceful for everyone.



## Upcoming Social Events

**JANUARY 20<sup>TH</sup> - TUESDAY**

**Bingo and Soup**

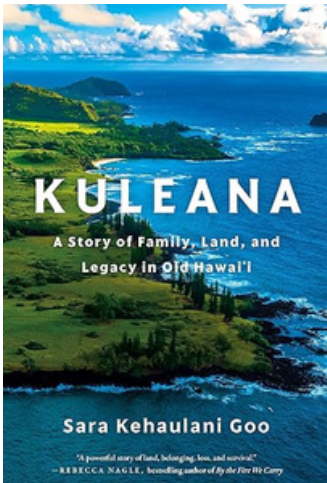


**MARCH 14<sup>TH</sup> - SATURDAY**

**St Patrick's Day Party**

**CLICK ON THE IMAGE OR USE THE QR CODE  
TO LEARN MORE ABOUT BLACK MOUNTAIN  
AND SEE WHAT'S HAPPENING IN TOWN!**





**JANUARY 21ST**

# BOOK CLUB



**FEBRUARY 18TH**

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



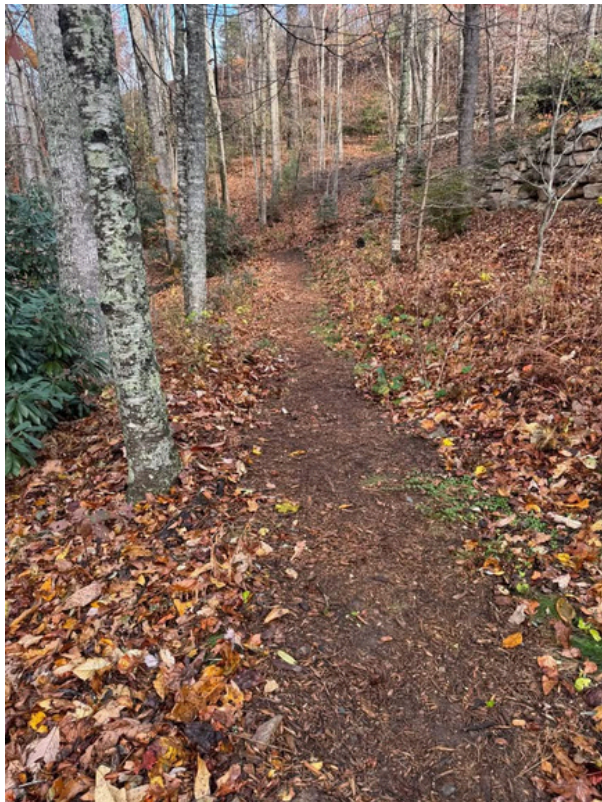
**MARCH 18TH**





## Trail Cleanup

Thank you to everyone who came out to clean up the trails in our neighborhood!!



## Volunteer Opportunities in the Community

*Many people in The Settings volunteer in the community. We asked a few of them to share a bit about the organizations and to share their experiences with them.*

**Bounty and Soul** provides fresh, nutritious food to thousands of people each month through 12 market sites across Buncombe County. They partner with more than 70 farms and food organizations. Their largest market is held on Thursday afternoons at the old Bi-Lo at 205 NC-9 in Black Mountain from 3:30 to 5:30 pm.



I help with box packing on Thursday mornings, where volunteers fill hundreds of generous boxes with fresh fruits and vegetables, along with nutrition information and recipes that use the items inside. Additional produce, eggs,

bread, herbs, and even hundreds of holiday turkeys are distributed at the market. The no-cost market also offers plant-based recipes, cooking demonstrations, healthy samples, children's activities, nutrition guidance and access to local resources.

Bounty and Soul is a strong, welcoming organization with volunteers from all backgrounds. The work is meaningful, uplifting and often filled with laughter. Volunteer opportunities include packing boxes, assisting at markets, leading cooking demos, helping with children's activities and even working directly on partner farms. I am still new, but I already know I want to continue and grow with them. I hope others will consider getting involved as well.

To learn more, visit [bountyandsoul.org](http://bountyandsoul.org).

### **Cathy Coveney**



**Appalachian Community Relief** The generosity of The Settings neighbors came through in a big way in early November! Angela Levine organized a food drive to support a local food pantry working to address food insecurity in the Black Mountain/Swannanoa Valley community. Over a pallet of food and other items were donated and delivered to Appalachian Community Relief, who many of you may remember from the post-Helene relief at our local Ingles.

This pantry is open to shoppers on Thursday, Friday, and Saturday. Volunteers can stock the shelves on those same days, and the pantry is always in need of donations. Thanks to Linda Barber, AD McNaghten, and Cathy Coveney for helping with the delivery! To learn more, visit [appalachiancommunityrelief.org](http://appalachiancommunityrelief.org)

### **Angela Levine**

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**Black Mountain Home for Children, Youth & Families (BMH)** provides a safe, caring, faith-centered home for children and youth, from infancy through college age and beyond, who have been removed from unsafe or unhealthy environments due to abuse, neglect, or abandonment. On their Black Mountain campus, BMH offers residential cottage care, foster-care placements, and transitional and independent-living programs for olderyouth, helping them gain stability, life skills, education, and support as they grow. Volunteers and community members play a vital role in supporting BMH. There are many ways to help: staffing the thrift store, providing administrative support, helping with grounds maintenance, or offering skilled labor such as carpentry or painting. Volunteers can also tutor youth (especially in math or science), assist with animal care or vehicle maintenance, or contribute via group service projects. This mix of opportunities makes it possible for individuals and groups with many different talents or time commitments to make a difference in the life of a child.



To learn more, visit [blackmountainhome.org](http://blackmountainhome.org)

**Janice Johnston**





# Fall Potluck



# Holiday Party





## Holiday Party





# THE SETTINGS OF BLACK MOUNTAIN

Website: [thesettingsofblackmountain.com](http://thesettingsofblackmountain.com)

## Contact Information

**Property Management Company:** First Service Residential (FSR)

**Community Manager:** Bill McMannis, CMCA®, AMS®, PCAM®

**Email:** [Bill.McMannis@FSResidential.com](mailto:Bill.McMannis@FSResidential.com)

**24/7 Customer Care Center:** 855.546.9462

*If you have any questions or need information about your unit or community, you can submit your request by [clicking here](#).*