



TRAC Management, LLC P.O. Box 3674, Chapel Hill, NC 27515 \* 919-612-5296 \* TRAC@TRACManagement.com

June 12, 2019

Dear Glennstone Neighbors,

The Glennstone Board and TRAC Management have been working very hard to make some much needed improvements in the neighborhood this year. While there is no doubt that the previous management group and lack of volunteer leadership created problems, we believe this is no longer the case and we need your help to fully change this dynamic.

For those of you who attended the Annual Home Owner's Meeting in March, you already know of many of the positive changes that have been occurring. If you were not able to make that meeting, you can find out what was discussed and what kind of changes people would like to see in the community by visiting the new community web site at **GlennstoneDurham.com**. In addition to regular maintenance costs, we need to address some storm water and pond management issues that need attention.

In order to maintain and improve the community, we need to collect the dues for 2019 as well as any unpaid dues from the past. Regular statements are being emailed and you will find a printed copy of your statement along with this letter. If you are current with a zero balance, *thank you!*

**You must have 2019 dues paid in full by July 16, 2019.** If you still have remaining unpaid dues from previous years, you must pay these or have a payment plan in place with TRAC Management by this date. For those who have not paid or set up a payment plan, you will receive a collection notice and then if no action has taken place, a lien will be filed against the property which will then result in the payment of the dues, late fees and attorney fees to have this removed.

This is an issue of fairness for all community members to pay their share of the costs, so please take care of this by mailing your check, making payments online through BB&T Associations Services or by contacting the business office at 919-612-2032 for questions or to arrange a payment plan.

Sincerely,

A handwritten signature in black ink that reads 'Thomas Whisnant'.

Thomas Whisnant