



# Covengton Community News

## Board of Directors covengtonsquare@gmail.com

President  
Deborah Moyer (2025-2026)

Vice President  
Theresa Locascio (2025-2027)

Secretary  
Gary Clark (2025-2027)

Treasurer  
Ryan Boyd (2025-2027)

At-large Member  
Kay Rasch (2024-2026)

## Community Association Services, Inc. (CAS, Inc.)

Community Manager  
Rhegan Lambert  
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Welcome to winter, Covengton Square Homeowners! We hope that your new year is off to a good start and you are staying warm and safe during the winter storm. It is our pleasure to bring to you our first quarterly community newsletter of 2026!

### Thank You!

A huge thank you is in order for the dedication and hard work of board members who completed their terms in 2025. Please join us in thanking Tristyn Daughtry, Amelia Davis, David Wright, and Jenny Young. We also appreciate Kay Rasch's service in 2024, 2025 and continuing through 2026.

### IMPORTANT! Amendment to Covengton Square Covenants

At our annual meeting in November 2025, Special Guest, Nathan Brannan from Gavigan Insurance, discussed how Covengton is insured and potential changes to insurance if a proposed covenant revision is adopted. Homeowners had the chance to ask questions related to master policy insurance and proposed covenant amendments. A majority

### Important Dates

#### January 31, 2026

\$250 Reserve Boost Due

#### February 3, 2026, 6 -7:00 p.m.

Clubhouse open for signatures

#### February 7, 2026, 1-3:00 p.m.

Clubhouse open for signatures

#### February 23, 2026, 6:30 p.m.

Board of Directors Meeting  
via Zoom

#### Third Monday of the Month

Board of Directors Meeting  
via Zoom at 6:30 p.m.

*If you would like to attend a meeting, email the board at least one week prior and let us know what you would like to discuss. We will send you a Zoom link for the meeting.*

vote was taken in favor of the amendment, however additional homeowners (2/3 or 67%) need to sign in favor of this change for it to become effective with our insurance policy renewal in February, so your help is needed. If you are a Covengton Square homeowner and have not yet signed in favor of the amendment, please stop by the Clubhouse on **Tuesday evening, February 3 between 6 and 7 p.m. or on Saturday, February 7 between 1 and 3 p.m.** Theresa Locascio, our Vice President, will be there to notarize your signature. Alternatively, you may have the form, sent to you via email on 1/28/26, notarized and drop it off at the Clubhouse at one of these times or mail it to our Secretary, Gary Clark at 1901-101 Covengton Way. If you have questions, please email the Board at [covengtonsquare@gmail.com](mailto:covengtonsquare@gmail.com). We will keep the community informed as we work towards this goal!

## Holiday Craft Event

Thank you to homeowners Jenny Young and Natalie Clark for organizing and hosting a Covengton Square crafting Christmas gift tags event on Friday, December 5th in the Clubhouse! If you have an idea for a community event, please reach out to the Board.

## 2026 Priorities

It's still early in the year, but here are a few things the Board is working on in 2026!

- Onboarding the new Board in each of our new roles
- Continuing/completing projects started under the previous Board
- Getting signatures for the covenant amendment and subsequently negotiating an insurance policy renewal in February
- Getting the cluster mailbox between 1905 and 1909 repaired
- Responding in a timely manner to homeowner inquiries and concerns.

## Check out the Clubhouse Gym!

Starting or renewing an exercise goal in the new year? Don't forget to check out the gym in the Clubhouse for a convenient location to help achieve your goal! We have 3 elliptical machines, a stationary bike, and a treadmill! Plus, there is internet in the clubhouse now, so you can stream your favorite show or music while you work out!

## Community Reminders!

**Landscaping Improvements:** If you wish to plant in the beds around your door(s) or windows, please share your plans and request approval by completing the Architectural Change Request form found on the Covengton Square website. Please wait for approval before planting. All landscape modifications must be approved by the Board of Directors.

**Pest Control:** Marks Pest Control is our service provider. If you need your interior service, call them on 252-940-0300. This service is included in your monthly dues.

**Dryer Vents:** Cleaning dryer vents is each owner's responsibility. If gone unchecked, dirty vents become a fire hazard. Be sure to figure out which dryer vent is yours and check it for lint build-up.

**Trash & Recycling:** If a dumpster is full, please put your trash in one of the other dumpsters located in our community. Please be considerate and break down all boxes before placing them in the recycling bins!

**Work Orders:** If you have a repair or maintenance request, please submit a work order via [our website](#). You will be directed to a form where you can describe the issue and upload files and photos if relevant. This is the fastest way to get the work orders assigned to vendors.

**Have a question/concern for the Board? Have an announcement for our next newsletter? Contact us at [covengtonsquare@gmail.com](mailto:covengtonsquare@gmail.com)**

## ★ 2025 Accomplishments ★

- 100% of owners paid the Reserve Boost on time in 2025.
- 100% of owners were up to date on monthly dues at the end of 2025!
- Two successful community events were held: the annual potluck and a holiday craft event.
- 30 owners attended the 2025 Annual Meeting, and a new Board was successfully elected.
- Roof repairs were made and elbow joints and kickout flashing were added to roofs where needed.
- Metronet lines were laid throughout Covengton, and each building and unit was wired for fiber internet!
- Metronet granted complimentary internet for the clubhouse!
- Landscaping improvements included trim, mulch, and river rock. The river rock is helping our drainage issues!
- All buildings were pressure washed.
- Pool tile was repaired and completely regouted.
- New locks were installed on the pool gates.
- Dryer vent cages were added to 1901 & 1905.
- 1913, 1917, & 1921 were brought up to current Fire Code and passed fire inspection.
- Our official trespass agreement was renewed with the Greenville Police Department.