

The BrierPatch

November 2015

\$24 Annual Assessment

Increase Approved

The 38th Annual Meeting of the Owners of the Greenbrier Property Owners Association was held on September 15, 2015. 2 homeowners and 7 Board members attended the meeting. There were 40 proxies. Voting results were:

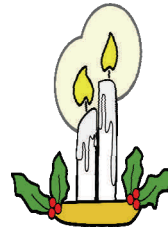
Assessment increase	48 yes	2 no
IRS revenue ruling	48 yes	0 no
Board members:		
Edward Betz, III	45 yes	3 no
Judy Shangraw	46 yes	2 no
David Englehart	46 yes	2 no
Robert Cuffee	40 yes	8 no
Helen Istre	39 yes	9 no

Reminders

Assessment Invoices will be mailed at the end of December and are due by January 31, 2016.

The next Open Forum/Board of Directors meeting is Thursday, November 19, 2015, at 7:00p.m. at the GPOA office.

Questions or Concerns about your Neighborhood? Please call the GPOA office at 547-9229 and we will try to help.



Decorating Contest

Judging for the Holiday Decorating Contest will take place on **Friday, December 18, 2015**, between 6pm and 10pm. Members of the Architectural Review Committee will be driving through the neighborhoods to make their selections. Make sure your lights are on and that your house number is visible if you want your home to be considered. Winners will have a sign placed in their yard and receive a letter of congratulations along with a gift certificate. The judges will be looking for overall neatness in the display and coordination of lighting and other decorations.


The largest amount of lights does not increase your chance of winning. Please be considerate of your neighbors when decorating your house.



**Leaves, leaves, leaves,
leaves.....please!**

Although it is tempting, allowing all the leaves to fall before cleaning them up *is not a good idea*. The leaves end up in your neighbors' yards and the street and then cause the storm drains to back up in inclement weather. Plus, your neighbors do not appreciate having to rake all of your leaves that blow into their yard! Rake them up each week and bag them and set at the curb on Friday mornings for the City to pick up with your trash collection. Your yard and street will look much better and the storm drains will stay clear so the water will properly drain and minimize any flooding on your street.

AC DELCO TERRY W. BRADSHAW SR.,
Owner



BRADSHAW'S AUTO SERVICE

1008 Yager Court Office (757) 545-8080
Chesapeake, VA 23324 Fax (757) 545-0887



Do You Own A Dog?

This is a reminder to all dog owners regarding the importance of cleaning up after your dogs – whether they leave it in the yard, the street, sidewalk or common grounds – it needs to be picked up!

Did you know city ordinance requires that dog owners pick up the waste their dog leaves behind?

Did you know the Police could issue you a ticket and fine for not cleaning up after your pet?

Did you know dog waste left on the ground could transmit disease and even enter the water supply?

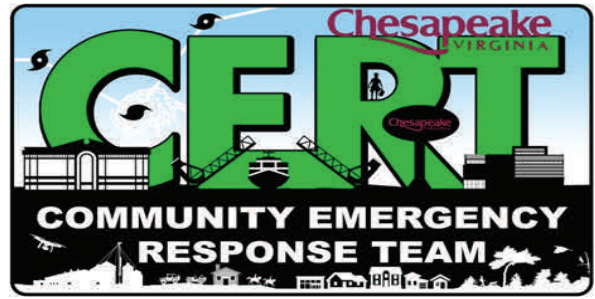
Did you know rats are attracted to dog waste?

Did you know neighbors usually know who cleans up after their dog and *who doesn't*?

And don't forget – City ordinance requires that all dogs be on a leash at all times if they are not in a secured fenced yard. You should have control of your dog at all times and realize there are people who are afraid of dogs—no matter their size.

Isn't it about time everyone takes responsibility for his or her pet?

Thank you for your cooperation!



Ordinary Citizens Trained To Be Extraordinary Volunteers

The Community Emergency Response Team (CERT) Program educates people about disaster preparedness for hazards that may impact their area and trains them in basic disaster response skills, such as fire safety, light search and rescue, team organization, and disaster medical operations. Using the training learned in the classroom and during exercises, CERT members can assist others in their neighborhood or workplace following an event when professional responders are not immediately available to help. CERT members also are encouraged to support emergency response agencies by taking a more active role in emergency preparedness projects in their community.

The classes are held quarterly and are 7 weeks long. They are held on Tuesdays and Thursdays from 7:00pm to 9:30pm. Interested? Please contact Robert Gelormine at argelormine@cityofchesapeake.net to register for a class or for additional information on the classes.

Are You Making A Change?

Remember that all permanent changes to the outside of your home are to be approved by the Architectural Review Committee before the work begins. This includes adding or changing fences, windows, decks, roofs, paint colors, widening driveways, etc. An ARC application needs to be submitted to the office for the committee to review at their meeting. The ARC meets on the first and third Monday of each month. Please call the GPOA office at 547-9229 if you have any questions. Upcoming meeting dates: December 7 & 21, January 4 & 18, February 1 & 15, March 7 & 21, April 4 & 18.

Yard of the Month Program Change

The Board of Directors is considering changing the Yard of the Month Program and will make their determination at the November Board meeting. *Currently*, one winner from each neighborhood is selected during the program months of May through September. Winners are selected by members of the Architectural Review Committee. Due to the lack of enthusiasm in the neighborhoods, it is being considered to change the program back to the way it was handled prior to 2002. At that time, one winner from each "neighborhood type" was chosen. The neighborhood types were defined by the original developer on the basis of density. Density refers to the number of dwellings that can be built in a given area, usually an acre. Neighborhood types:

Low Density

Bayberry Place
Bayberry Forest
Bayberry Woods

Low Cluster

Ashley Woods
Ashley Woods South
Cypress Place
Logan's Mill
Turtle Rock
White Oak Crossing

Low/Medium Density

Mill Quarter
River Birch Run
Woodgate Commons

Medium Density*

Avalon Birches
Heather Point

**Does not participate in Yard of Month program*



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Gerry Sessor, Associate Broker

How Can You Help to Keep Your Neighborhood Safe?

These simple no cost/low cost tips may help to keep your neighborhood safer.

- Keep your front and back lights on at night—or install motion sensors so they come on as needed.
- Keep bushes and trees trimmed so that they do not obstruct your windows or doors.
- Bring in your papers and mail on a daily basis. Be aware that homes that look vacant are easy targets for criminals.
- Have a trusted neighbor keep an eye on your house when you are not home.
- Keep your doors and windows locked.
- Don't "advertise" new purchases by leaving TV or computer boxes at the curb.
- Keep your vehicles locked and valuables hidden from view. Better yet store them in the car's trunk or in the house.
- Call the Police and report suspicious persons right away. Call 382-6161 or 911 in case of emergency.





**Greenbrier
Dental Center**
Daniel M. Etheridge, D.D.S.
G. Gregg Harrell, D.D.S., Collin N. Rice, D.D.S.
Celeste S. Balino, D.D.S., D. Garrett Spruill, D.D.S.



Actual patient photos. Photo by Karen Coston Images.

	Greenbrier Pkwy	Crossways Center	
1010 Pkwy		Eden Way N.	Greenbrier Mall
Greenbrier Dental Center	★	River Birch Run	

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www.GreenbrierDental.com
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1059 Eden Way N., Suite 100, Chesapeake
(next to Greenbrier Mall)

All homes must have shrubs at the front foundation of the house

Evergreens—plants or bushes that stay green all year long need to be planted at the front foundation of the homes in the community—including the townhomes. They should be planted in a flowerbed area with mulch surrounding the plants. White rocks are not permitted to be used as a bedding material, but rather as small accents. Flowerbed areas contribute significantly to the overall appearance of the homes and keep your home looking well cared for. They soften the look of the front of the house—making it look like a home. There are many low maintenance options available for flowerbed areas such as azalea, indian hawthorne, hollies and juniper. Local nurseries, home improvement stores and even your neighbors are usually eager to share their landscaping ideas with you.

Where do you park your car?



Please be considerate of your neighbors when you park your vehicle in the street. It is expected that you keep your vehicles in your garage (if available) and your driveway. However, if you have to park it in the street try to keep your vehicle parked in front of your house and not your neighbors. If you have to park it in front of your neighbor's house be considerate and move it back to your house when a spot opens up. Parking is very limited in many of the neighborhoods and some streets have little or no extra parking available - especially at the end of the courts. All vehicles should be properly registered and should not be parked in front of mailboxes, fire hydrants, trashcans, etc. Please make sure you do not block the sidewalks at the end of driveways or the entrance to the sidewalks on the common grounds. This can cause a significant inconvenience to those walking pets, pushing strollers or for persons in a wheelchair.

2016 GPOA Board of Directors

Debi Jones, *President*

Woodgate Commons

Judy Shangraw, *Vice President*

Turtle Rock

Edward Betz, III, *Secretary*

Logan's Mill

Melvin Parker, *Treasurer*

Bayberry Place

Sandy Daniels, *Director*

Woodgate Commons

Ken Belkofer, *Director*

David Englehart, *Director*

Ashley Woods

Yard of the Month Winners June, July, August & September 2015

Ashley Woods

1101 Buford Court
1304 Summerset Court
1100 Buford Court
1200 Welles Court

Ashley Woods South

1106 Mill Lake Quarter
1110 Mill Lake Quarter
1111 Mill Lake Quarter
1137 Mill Lake Quarter

Bayberry Forest

1609 Waterside Drive N.
1242 Lake Point Drive
1239 Lake Point Drive
1204 Lake Point Drive

Bayberry Place

1413 Bayberry Place
1528 Waterside Drive N.
1412 Waterside Drive S.
1420 Waterside Drive S.

Bayberry Woods

1308 Thyme Trail
1309 Sage Court
1305 Thyme Trail
1328 Savory Crescent

Cypress Place

925 Golden Cypress Court
920 Golden Cypress Court
1304 Cypress Place
1359 Cypress Place

Logan's Mill

2206 Logan's Mill Trail
2026 & 2028 Dawnee Brook Tr. N.
1907 Kelly Run
2126 Logan's Mill Trail

Mill Quarter

1208 Cedar Mill Square
1201 Cedar Mill Square
1227 Mabry Mill Place
1238 Mabry Mill Place

River Birch Run

1303 River Birch Run S.
1010 River Birch Court
1336 River Birch Run S.
1015 River Birch Court

Turtle Rock

900 Sugar Tree Court
915 Sugar Tree Court
925 Sugar Tree Court
1118 Turtle Rock Trace

White Oak Crossing

901 Scarlet Oak Court North
925 Scarlet Oak Court North
909 White Oak Court North
1024 White Oak Court South

Woodgate Commons

1822 Woodgate Arch
1905 Devonwood Common
1801 & 1844 Woodgate Arch
1803 Woodgate Arch

Happy Holidays



David Longfritz, AAMS®

Financial Advisor

1428 Kempsville Road Suite C
Chesapeake, VA 23320
757-549-8571
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Member SIPC

GPOA Meeting Dates

Open Forum/Board of Director Meetings are always held on the 3rd Thursday of each month at 7:00p.m. All residents are encouraged to attend to share your concerns or comments. 2016 meeting dates:

January 21

February 18

March 17

April 21

May 19

June 16

July 21

August 18

September 15

October 20

November 17

December 15

The Chesapeake Police usually attend the Open Forums on an every other month basis to address any concerns you may have about crime in your neighborhood.

		2013 <i>Actual</i>	2014 <i>Actual</i>	2015 <i>Budget</i>	2016 <i>Budget</i>
Annual Regular Assessment		\$200	\$200	\$200	\$224
Assessment Income		323683	322835	330400	370048
Other Income	<i>Attorney collections, resale pkgs. interest on accounts, newsletter ads, etc.</i>	21504	22026	13800	13600
Total Income		345187	344861	344200	383648
Financial Fees	<i>CPA Audit and Tax Prep, bank account fees, collection expenses, etc.</i>	6756	4785	5600	5800
Insurance	<i>General Liability common grounds, Workers Comp, Director & Officers liability</i>	5261	5813	6000	6500
Legal	<i>Attorney retainer, court preparation fees for covenant enforcement, etc.</i>	2661	3252	5000	5000
Postage	<i>Bulk mailings, stamps, semi-annual billing</i>	4539	4030	5000	5000
Newsletter	<i>Printing and postage for BrierPatch</i>	3127	4949	3500	3500
Office Rent	<i>Cost to lease office space</i>	15827	16302	16800	17818
Copy Machine	<i>Lease payment office copier</i>	2209	2349	2500	2500
Office Telephone	<i>2 phone lines, fax, internet, cell</i>	3841	3815	3500	4000
Salaries/Taxes	<i>2 employees, payroll taxes, health ins-mgr (Fed, state, Soc sec, medicare, unemployment taxes)</i>	74883	76088	80060	82927
Common Ground Lighting	<i>113 Dominion VA Power night watch lights, 20 misc. lights</i>	17924	20214	20000	22000
Common Ground Mowing	<i>Mow, edge, trim 70 acres turf and 10 miles sidewalks</i>	102747	95583	99880	126996
Common Ground Maintenance	<i>Tree trimming & removal, mulch, cave-ins, bench repairs, etc.</i>	32845	39730	30000	40000
Storm Clean-Up	<i>Contingency - severe weather tree clean-up</i>	0	7445	10000	10000
Office Supplies	<i>Equip. repair, envelopes, paper, etc.</i>	2988	4091	4000	3500
Taxes	<i>Federal, state, personal property</i>	546	514	2500	3000
Miscellaneous	<i>Mileage, software support, website, license & dues</i>	3733	4372	3100	4300
Reserves	<i>Money placed in reserve accounts for major projects</i>	65000	47243	46760	40807
Total Expenses		344887	340575	344200	383648

Chesapeake Trash Collection Guidelines

What items are considered Bulk Household Items?

Discarded furniture, hot-water heaters, refrigerators, other household appliances, other large items. Call 382-2489 to arrange for a bulk pickup on Friday's collection day. Or reserve it on line at www.cityofchesapeake.net **Items that are not allowed** include hazardous waste, construction and demolition debris, manufacturing process debris and loose or dangerous refuse. Hazardous waste requires proper disposal at a SPSA Transfer Station.

What is considered Bulk Tree/Yard Debris?

Sticks, twigs, branches and large yard trimmings. Tree limbs, branches, sticks (not to exceed 4 feet in length and 6 inches in diameter) and other large yard waste. **Items that are not allowed** include tree trunks, stumps and contractor's limb debris.

Grass clippings and leaves can be bagged in clear plastic bags or paper **compostable bags and placed at the curb on your scheduled collection day without a bulk reservation. Limit is 30 bags per week per residence (except in November and December when the limit is 50 bags).*

What are the size limits for bulk collections?

Bulk household waste is limited to a pile equal to a total maximum volume of 4' x 4' x 10' per residence per collection week with a limit of 12 collections per year per residence. Bulk yard waste is limited to a pile equal to a total maximum volume of 4' x 4' x 6' per residence per week with no limit on the number of collections.

How do I handle items with glass?

For Bulk Household Items that have glass (windows, doors, tables, stoves), all glass surfaces must be extensively TAPED to prevent shattering. The resident is responsible for cleaning up any broken glass debris that may result from the collection of those items.

Curbside Recycling Program in Chesapeake

What **Can** Be Recycled?

Gift wrapping paper Paper bags Glass jars & bottles Tin or steel cans Cardboard *flatten all boxes* Telephone books Junk mail Magazines & catalogs Newspapers & inserts Office paper & file folders aluminum cans, foil & pie tins Plastic bottles & containers **#1 and #2 only**, Cereal boxes, paper towel rolls, etc.

What **Cannot** Be Recycled?

Gift ribbon & bows garbage styrofoam electronics food waste light bulbs ceramics or dishes motor oil containers window glass or mirrors hazardous waste containers yard waste shredded paper plastic grocery bags electronics

*Recycling is picked up **every other** week on Friday. Questions? Call the City at 382-2489.*

Chesapeake Recycles Day

Bring your old electronics, paper and household hazardous waste to be recycled at the next Recycle event held on Saturday, November 14, 2015, from 9a.m. to 12p.m. at Tidewater Community College, 1428 Cedar Road.

Greenbrier Property Owners Association, Inc.
1021 Eden Way North, Suite 132
Chesapeake, VA 23320

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757-547-9229
gpoa@gpoahomes.org



Next Open Forum Meeting—November 19
Holiday Decorating Contest—December 18

Questions, Comments? Call the GPOA office
at 757-547-9229

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