

GPOA Update

January 2015

Assessments for 1st Half of 2015

The invoice for the first half of 2015 is included with this update. Payment is due in the office by January 31, 2015. We appreciate the vast majority of owners who pay on time as this allows us to pay our bills on time! Please call the office if you have any questions regarding your account at 757-547-9229. The annual assessments remains the same this year—no increase! For your information, we do not accept debit, credit or telephone payments, as this would be an additional expense to the association. However, if you bank online, you can set your account up to be paid via check from your bank. Contact your bank for details.

Monthly Meetings

The regular **Board of Director/Open Forum meetings** are always held on the third Thursday of the month at 7:00pm at the GPOA office. All GPOA residents, whether you own or rent your home are invited to attend. We welcome your suggestions and will try to help with any concerns you may have. Upcoming 2015 meeting dates are: Jan. 15, Feb. 19, Mar. 19, Apr. 16, May 21, June 18, July 16, Aug 13, Sept. 17, Oct. 15, Nov. 19, Dec. 17.

The Architectural Review Committee (ARC) meets twice a month—on the first and third Mondays at 6:30pm. Any exterior change to your house or lot that is considered a permanent change must first be approved by the ARC before the change is made. Examples of some of the changes that require approval are the addition or modification of: Sheds, decks, roofs, windows, paint colors, fences, and driveway extensions. However, tree removal and most landscaping changes do not require approval by the ARC. Please contact the office if you have any questions. ARC applications can be printed from www.gpoahomes.org and are also available at the office.

Do you have leaves??

Leaves need to be cleaned up from your yard and the street in front of your home on a regular basis. If you don't clean them up, they blow down the street or into your neighbor's yard. Leaves eventually make their way to the storm drains where they can clog up the drains and cause your street to flood during inclement weather. Please rake up your leaves on a regular basis—your house and neighborhood will look much better for your efforts!

GPOA has a new landscaping maintenance company!

Town Scapes, L.L.C. is the new landscaping maintenance provider for our 70 acres of common grounds. Mowing will begin in March or April (pending weather), however they will be on the grounds cleaning up and doing other improvement projects. Please let us know if you see any area that needs attention. As a reminder, please do not place any trash, cans, tree limbs or other items behind your fence on the common grounds. This makes the area look junky and if GPOA is charged to remove the items this will be passed along to the homeowner.

Lake edges are not to be cut!

Significant erosion is occurring around all of the lakes. The bushes, trees and other plant roots at the lake edges helps to stabilize the ground and prevent erosion. Please do not cut or remove any vegetation on the common grounds.

Vehicles under repair should be kept in a garage—not in the driveway or street. If you are going to place a car cover on the vehicle please make sure it is car cover designed to fit the vehicle—makeshift car covers that hang haphazardly on the car are not allowed.

GPOA Holiday Decorating Contest Winners for 2014

Ashley Woods
1304 Summerset Court

Ashley Woods South
1111 Mill Lake Quarter *

Bayberry Forest
1600 Waterside Drive North

Bayberry Place
1428 Bayberry Place

Bayberry Woods
1321 Savory Crescent

Cypress Place
1344 Cypress Place

Logan's Mill
2112 Logan's Mill Trail

Mill Quarter
1250 Cedar Mill Square

River Birch Run
1014 River Birch Court

Turtle Rock
1104 Stoney Brook Landing

White Oak Crossing
917 Scarlet Oak Court North

Woodgate Commons
1913 Elderwood Common

*1111 Mill Lake Qtr. "bestowed" 1110 Mill Lake Qtr. the winner!