The BrierPatch April 2018



GPOA

Community Yard Sale Saturday, May 26, 2018 8:00a.m.— 12noon

No sign-up is needed! Simply place your items in your front yard or driveway and let the shopping begin! GPOA will place bright yellow signs at the entrance to each neighborhood and place an ad in The Virginian Pilot the week before the sale. This is a *very* popular sale for our area. It is suggested that your vehicles are parked off of the street if possible to allow for traffic to flow as smoothly as possible.

Do you Rent Out your Property?

If so the GPOA office needs the name and contact information for your tenants. They are required to acknowledge the Rules and Regulations for the Association. If you have not returned a Tenant Information Form to our office please do so as soon as possible. The form and rules are on our website gpoahomes.org or contact the office and we can send them to you.

Lake Safety



swimming!

The lakes are very deep in some areas (well over 20 feet) and there is a lot of vegetation on the

bottom that could easily entrap someone—especially a child. The lakes were designed to be holding areas for rain water and water run off from the streets, - aka storm water detention ponds. They have served the neighborhoods well since they were dug in the 1970's. As an added benefit the lakes are also good for fishing and kayaking. However the lakes are NOT for swimming or playing in.

Parents be sure to closely supervise your children and make sure they do not play in or near the water.

Is it Time for a Change?

Exterior change that is!

Remember—all exterior changes to your house or property must first be approved by the Architectural Review Committee—ARC. This is required so that all properties remain in compliance with the Greenbrier Community Design Standards. Some of the changes that require prior approval are: Roofs, sheds, decks, windows, paint colors, fences, driveway extensions, etc. ARC applications are available on line at www.gpoahomes.org or at the GPOA office. The ARC meets on the first and third Monday of each month. Please have your application in the office by the Friday before the meeting. Call the GPOA office if you have any questions at 547-9229.

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Ask Lucie

Happy Spring! Just a few quick reminders- It's flea, tick and mosquito season (does it ever stop here in Hampton Roads???)- PLEASE beg your human to get you back on your flea, tick and heartworm preventative if you're not currently on it.

Baby Bunnies!!! Please Remember: Momma rabbits (doe) are very stealthy with their feeding of their nest of babies. They feed twice a day- just before dawn and just at dark. Nests are shallow burrows that are covered in bunny fur and leaves etc., please...do not disturb! And be careful mowing! If you find a baby bunny alone, before you scoop it up thinking it is in need of wildlife rehabilitation- go through this checklist- are the eyes open? Does it barely have any fur? If so, leave it alone for a bit and carefully watch for mom to come back. They don't usually leave the burrow that vulnerable. If it is fully decked out in fur the chances are it is just a young one out on it's own.

Pretty soon we'll be seeing yellow balls of fluff aka baby geese and ducks along the lakes, and in some yards- be respectful.

And, one last reminder- Easter Lilies and other varieties of lilies- **very toxic to cats.** I know you're tempted to bring home some lilies from the church, but if you have cats in the house, please think twice before doing this.

If you have any questions for me, please let the GPOA office know and I'll do my best to answer in our next BrierPatch.

Be sure to stop and smell the spring flowershopefully they'll be full of bees! Remind your human to plant bee friendly plants to bring back a healthy bee population.



Tips for a Successful Yard Sale

- Be ready early. Many shoppers are out before the advertised start time of 8:00am.
- If you don't have many items to sell, consider joining up with a neighbor. The more items that shoppers can see from the street = more shoppers at your sale!
- Price your items to sell. What you paid for it may have no bearing on what it is worth at a yard sale. Be willing to negotiate if you really want to sell it.
- Use a color coding system to easily price your items. Red dots = \$1 or blue dots = \$5 for example. Post a sign that shows what the dots mean. Or price all like items the same.
- Save grocery bags and newspapers before your sale to wrap items in for your shoppers.
- Do not leave a cash box or money envelope unattended. Keep your house locked, including the back and side doors.
- Organized displays will sell your items quicker. Group like things together by type or size. Placing items on table tops or hanging up the items helps to keep your displays neat.
- Arrange for the pick up of your unsold items by a local charity or drop them off at a nearby thrift store or charity drop off spot.

Yard of the Month Program

The Yard of the Month Program changed in 2016 back to the way it was handled before 2002, with one winner from each "neighborhood type" being selected. The neighborhood types were defined by the original developer of Greenbrier on the basis of density. (Density refers to the number of dwellings that can be built in a given area, usually an acre). Judging for the contest is conducted by members of the ARC. Each member nominates a winner from their assigned neighborhoods and the final judging is done by all ARC members. Winners are chosen on the overall appearance of their lawn. Are the bushes and trees properly pruned? Is the lawn free of litter, including leaves and gumballs? Are the flowerbed areas neatly edged and mulched? The participating 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

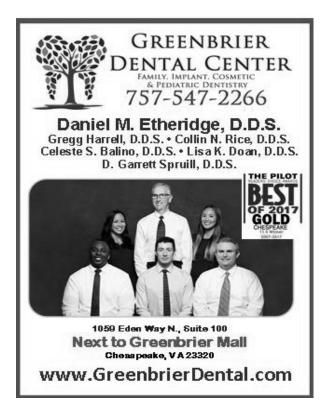
Low/Medium Density

Mill Quarter River Birch Run Woodgate Commons



Financial Reports

Every year a Certified Public Accountant conducts an audit of the Association's financial records. Various financial statements are prepared regarding GPOA's assets and liabilities. The corporate taxes are prepared and filed with the Federal government and the State of Virginia. This information is available for any GPOA member (who is in good standing) to review. Stop by the GPOA office if you'd like to review this information.



The next
Open Forum/Board
of Directors meeting
is Thursday,
April 19, 2018,
at 7:00pm at the
GPOA office.

Snacks will be provided by Jimmy Johns!

Chesapeake Police
Officers attend the Open
Forum Meetings every other
month or as needed to
address any concerns
residents may have.
They will attend the
meetings in May, July,
September and November.



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Leslie Jones

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Weekly or bi-weekly services available "Because we care for your lawn as if it were our own!" Licensed and Insured

GPOA Committees

There are several committees within the Association and volunteers are always welcome to serve. The committees are:

Architectural Review Committee—reviews exterior change applications, selects Yard of the Month and Holiday decorating contest winners.

Playground Committee-reviews playground areas and meets with playground equipment companies to obtain proposals.

Long Term Planning Committee-reviews future replacement or major repairs needed.

Budget Committee-this committee will review the budget for the next 3 years to determine if an assessment increase is necessary.

Other ad hoc committees are formed as needed. In previous years there were other committees such as an Activity Committee that planned community picnics and children's activities, an Environmental Committee that participated in lake clean ups and planted trees, a BrierPatch Committee that wrote articles for the newsletter, a Welcome Committee that welcomed each new owner to the neighborhood, a Neighborhood Watch committee, etc. If you are interested in participating on one of the active committees or want to restart one of the older ones, or have an idea for another committee that will benefit the community, please contact the GPOA office or attend an Open Forum meeting. The Open Forum meetings are held on the third Thursday of each month at 7:00pm at the GPOA office.

2018 Common Ground Projects

The following improvement projects for the common grounds are planned for this year:

- Removal of any dead trees and trimming overgrown branches as well as trees that may be damaging sidewalks or other property are the priority. Nuisance trees will be addressed as the budget allows.
- Installation of a new split rail fence at Weber Park at the end of Waterside Drive South in Bayberry Place.
- Landscaping improvements at Mill Quarter behind Cedar Mill Square along Eden Way North are almost complete. Shrubbery or decorative trees, flowers and grass seed will be added later in the year.
- Phase 2 of the 5 Acre Park renovation is in the process of being planned.
- A 100 foot section of concrete sidewalk between Cedar Mill Square and Mill Stream Way will be excavated and poured to allow for proper drainage.
- Neighborhood entrance signs will be cleaned and painted.
- Erosion solutions for the lake bank at Cypress Place are being investigated including adding plants and rip rap.
- Pansies and mulch will be added at the neighborhood entrance signs and other flowerbed areas near the street in the fall.



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City of Chesapeake Bulk Trash Collection Guidelines

What items are considered Bulk Household Items?

Discarded furniture, hot-water heaters, refrigerators, other household appliances, carpeting, other large items. Call 382-2489 by Thursday afternoon 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' \times 4' \times 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' \times 4' \times 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, mirrors), 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.

Call 757-382-CITY (2489) for more information or www.cityofchesapeake.net

Recycling Dates

The blue recycling bin is picked up *every other* trash day. Only recyclable trash should be placed in the blue bin. Do not place regular household trash in the blue bin—it can cause mechanical problems for the sorting equipment. Some of the items that can be recycled are: Newspapers, magazines, paper bags, cardboard, glass jars, telephone books, junk mail, aluminum cans, plastic bottles/containers with a spout #1 and #2, cardboard milk and orange juice cartons, and gift wrapping paper. The following dates are the scheduled recycle pick up dates for 2018:

April 13 April 27

May 11 May 25

June 8 June 22

July 6 July 20

August 3 August 17 August 31

September 14 September 28

October 12 October 26

November 9 November 23

December 7 December 21

Recycling is picked up every other trash collection day and follows the City schedule for holidays. For more information, contact the City of Chesapeake at 757-382-2489 or atwww.cityofchesapeake.net

Assessment Payments for the first half of 2018 were due by January 31, 2018. Property owner accounts that are not paid on time are subject to additional costs being added to the account. These costs include interest from the date the assessment was due, court filing fees, attorney fees, etc. Your prompt payment is appreciated. Your assessment invoice for the second half of the year will be mailed July 1 and is due by July 31, 2018. Please contact Marie at the GPOA office if you have a question about your bill.

Rules and Regulations for the members of the Greenbrier Property Owners Association

Front Yards

Yards need to be mowed, edged and weeded on a regular basis – usually once a week.

Front yards should have grass with no large bare areas. Evergreen shrubbery should be planted at the front foundation of the house. Mulch or other approved ground cover should surround the plants and be kept free of weeds and grass.

The curb and gutter at the street in front of your house should be kept clean and free of leaves and other debris so that water flows freely into the storm drains.

Furniture in the front of the house is limited to small decorative outdoor chairs or benches near the front door.

Grills, tools, bicycles, toys, coolers, and other items should be stored in the back yard when they are not being used.

Basketball goals cannot be used in the front of homes in the neighborhoods of Mill Quarter, River Birch Run and Woodgate Commons due to the close proximity of vehicles and homes.

House Exteriors

Trim work and other painted areas should be free from peeling and wood should be replaced if it begins to rot.

The siding of the house should be cleaned periodically to prevent dirt or mildew stains.

Windows and screens should be in good repair.

No sheets, towels, blankets, newspapers, cardboard, etc. shall be used on windows.

Gutters on the house should be periodically cleaned so they do not trap water and create an area for mosquitoes to breed.

Changes to the outside of the house (new roof, fence, deck, paint colors, etc.) require prior approval from the Architectural Review Committee.

Vehicles

Vehicles should not be parked in the front, side or back yard.

Vehicles should be operational and properly licensed according to city and state ordinances, unless they are stored in the garage or covered with a properly fitting cover designed for the vehicle. Only minor, incidental repairs to vehicles can be made on the lot.

R. V.'s

Boats, open and closed trailers, campers, jet skis, R.V.'s, etc. are not allowed on the lot unless they are kept in the garage or an approved shed.

Trash

Trash cans, bags and bulk trash items should be stored out of view from the front of the house until 24 hours before trash collection. Containers should be removed from the curb and stored out of view within 24 hours after pick up. Trash should be stored in secured trash containers to keep rodents away.

Trash should be placed out for collection in front of your house at the end of your driveway or curb of your property– not at the common grounds, at the corner, etc.

Bulk trash items have specific guidelines and require a reservation in order to be picked up. The City of Chesapeake trash guidelines should be followed and are available at cityofchesapeake.net or by calling 757-382-CITY (2489).

Continued on next page

Rules and Regulations for the members of the Greenbrier Property Owners Association

continued

Political Signs

Political signs of typical size, such as for sale signs, may be posted in yards. The signs should be removed within seven days after the election.

Fire Pits and Grilling

Fire pits should be at least 10 feet away from any structure when being used.

Grills should be at least 5 feet away from any structure when being used.

Fire pits and grills should not be used under overhanging branches.

A water source should be kept nearby.

Fire pits should not be used on a wooden deck.

Smoke that drifts toward a nearby house from your fire pit can create a nuisance to your neighbors and can be ordered to be extinguished by the Fire Department.

Pets

City of Chesapeake ordinances apply:

Pets are not allowed to run free throughout the neighborhood or common grounds. When walking your pet, keep it on a leash at all times.

Animal droppings need to be picked up immediately and properly disposed of.

Barking dogs can create a nuisance to the neighbors at any time of day and should be brought inside if they are barking continually.

City of Chesapeake Animal Ordinances are available at cityofchesapeake.net

Common Grounds

All common ground areas, sidewalks, parks and lakes are for the exclusive use of GPOA residents and their guests only.

Power scooters, mopeds and other motorized equipment is not allowed on the common grounds and sidewalks. Golf carts can be used only with permission from the GPOA Board of Directors. Vehicles are not to be driven in the common areas.

Ball playing is allowed in wide open areas where it doesn't interfere with nearby homes.

Only residents that are within the age range posted at each playground can use the play equipment.

Items are not to be stored on the common grounds (trashcans, wood, toys, etc.).

All GPOA parks open at dawn and close at dusk.

Lakes

Swimming, diving, playing or wading in the lakes is strictly prohibited. Children should be closely supervised when playing near the water.

No gasoline powered boats can be used on the lakes. Only canoes, kayaks, jon boats, row boats and similar vessels are allowed on the lake. The use of small electric trolling motors is allowed.

A fishing license from the State of Virginia is required when fishing from the lakes.

Do not feed the wildlife (turtles, geese, ducks, etc).

It is strongly recommended that U. S. Coast Guard approved life preservers are worn during lake activities.

Lakes close at sunset and open at sunrise.

Please contact the GPOA office if you have any questions at 757-547-9229 or gpoa@gpoahomes.org

Adopted by resolution of the GPOA Board of Directors on 10/19/17

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

757-547-9229 gpoa@gpoahomes.org

Yard of the Month

begins soon! See page 2 for details.

Open Forum/Board of Directors Meeting is Thursday, April 19, 2018, at 7:00p.m. at the GPOA office. *Hope to see you there!*

