

# BAYBERRY COVE BULLETIN

Volume 2, Issue 5

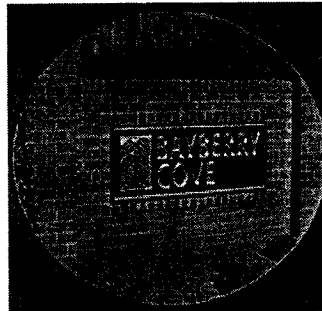
July 2007

## MANAGER'S CORNER

[awhite@unitedproperty.org](mailto:awhite@unitedproperty.org)

Hello everyone! I am pleased to take this opportunity to introduce myself to you. My name is A.D. White, Jr., your new Association Manager. Part of my responsibilities are to assist in the daily operation of the Association and to ensure that your property value is maintained. If we work together, this goal will be easily reached. I look forward to meeting all of you and receiving suggestions and ideas pertaining to what you would like to see happen in your community. Individual pride and responsibility of each homeowner will create a harmonious atmosphere for everyone in your association.

Please feel free to call me anytime you have questions, concerns and/or issues. Keep in mind that any information discussed is always kept in strict confidence. I can be reached between the hours of 9:00 a.m. and 5:00 p.m., Monday through Friday at (757)484-0706, Ext. 405. You may also e-mail me at [awhite@unitedproperty.org](mailto:awhite@unitedproperty.org). In addition, please take time to visit our United Property website, at [www.unitedproperty.org](http://www.unitedproperty.org), which is very informative and will answer a lot of questions most homeowners have while living in an association.



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## All Aboard - Ride With the Changes

New board members and a new association manager are now ready and waiting to serve you. And with the changes, it is hoped that changes in attendance to the meetings will follow and new homeowners' faces will appear to help further improve our community.

The new Association Manager, Albert White, is off and running with his new responsibilities. Positive comments have already been made about his efforts to do a great job! The new board members are also hard at work to bring about a "new attitude" at Bayberry Cove. The board members are: Robert Garrott, President and Chair of the Communications Committee; Carol Martins, Treasurer and Chair of the Grounds Committee; Todd Breeding, Member-at-Large and Website Manager; Janine DeMello, Vice-President and Chair of the Architectural Review Committee; Laura Fleming, Secretary and Newsletter Editor. Even though she's not a board member, Colleen Hamlin plays a vital role as Chair of the Social Committee.

THIS NEWSLETTER IS THE OFFICIAL NOTIFICATION FOR THE ASSOCIATION.

### Hope to See You at Our Next Meeting

The next association meeting will be held on Monday, July 23rd, at 7:00 p.m. at the Bayberry Cove Community Center, 6850 Bayberry Cove Road, Suffolk, VA 23434. See you there! Call your board member or bring an additional

# THINGS TO TREASURE



Did you know that calling the Annual Homeowners Meeting each year costs our association between \$150 to \$200? We had to call the annual meeting three times this year before reaching a quorum of homeowners. Add it up...you can see what we all spent. If we are to keep our association dues affordable, we need to realize that we are costing ourselves money that could be spent on other things for the community well-being. Please keep this in mind and plan to attend the annual meeting. If you are unable to attend, submitting the proxy or any required paper work is as easy as giving it to a neighbor who plans to attend or faxing it to UPA.

As always, thanks to all for keeping up with the payment of your dues. We do a very good job of this as a community association.

At our May meeting, the board voted to appropriate \$500 for the social committee to coordinate a variety of community activities. Colleen Hamlin and her committee have some great ideas. Look for more on their planned events.

Carol Martin, Treasurer

## *How About that Social Committee...*

The Social Committee is turning up the heat as they gear up for their calendar of events for the year April '07 through April '08.

### **Annual Yard Sale**

The Bayberry Cove Annual Yard Sale was a Big Success! More than 25 families participated in the event. We had a lot of traffic through the neighborhood due to signs posted at the entrances, the advertisement placed in the Virginia Pilot, and holding the yard sale on the same date as Steeple Chase. Thanks to all families that participated.

### **Meet and Greet Social**

Our next big event will be a Meet and Greet Social at the Park. The goal of this event is for families to come together to eat, become acquainted with neighbors, and have a grand time.

Hot dogs, hamburgers, buns, drinks, and eating utensils will be provided by the committee. Families attending the social should bring something good to eat (a favorite dish perhaps?), lawn

and a desire to have a good time.

Games will be available for those who wish to play horse shoes, volley ball, or kickball. It's a family affair, so bring your entire crew.

The date of the social is Saturday, July 14, from 4:00 to 6:00 p.m. in the park with a rain date of Saturday, July 21, at the same time in the park. This is an important date, so be sure to mark it on your calendar. Look for a flyer placed on your mailbox as a friendly reminder of the event.

### **Bunko Anyone?**

If you're interested in starting or being a part of a Bunko group, but aren't sure how to get started, contact Janine DeMello or Colleen Hamlin for information. Bunko offers an opportunity for people to get together for lots of fun, laughter, and excitement. It's an excellent way to get to know others or to network.

### **Calendar of Events**

Your Social Committee has planned

a number of other events that you are sure to enjoy.

- ◆ Ice Cream Social - August '07
- ◆ Costume Parade - October '07
- ◆ Food Drive - November '07
- ◆ Caroling at the Cove - December '07
- ◆ Book Drive - March '08
- ◆ Easter Egg Hunt - April '08

All dates and times will be posted on the website and on the bulletin board in the park as they become available. Flyers will be placed on your mail boxes as each event draws near.

If you would like to help out with any of our events or are able to donate anything to help make our events a success, please contact Colleen Hamlin @ 484-7892.



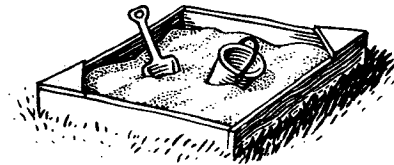
## Alone in the Park

Do you enjoy going to our park? Do you enjoy going to the playground? Would you like to see improvements continue to be made to our park and playground? If your answer is "yes" to either of these questions, then you're not alone. The park and playground are two of our common areas and while they are for the pleasure and enjoyment of all families living in Bayberry Cove, it is important that each park or playground user be responsible and respectful while in these areas. When you're having fun in the park or on the playground, it's easy to forget to do some important things to help keep these areas pleasant and safe. Here are a few things to keep in mind:

- Do not litter. It takes only a few seconds to deposit your trash in the handy trash cans. Another option is simply to collect your trash and dispose of it at home.
- For safety purposes, if you see signs posted to alert you that chemicals have been sprayed by TruGreen in our common areas, avoid the sites for several hours after they have been treated. Safety comes first!

To help ensure that everyone is aware of park and playground rules, the Grounds Committee will shortly order and install signs that read:

- No pets allowed in the playground box. Animals in the park are to be on leashes.
- Take turns on the playground equipment.
- No pushing, shoving, or rough play.
- Be careful when the playground equipment is wet.
- Adult supervision required.
- Please do not litter.
- Trash cans are provided to keep the park clean.



Preliminary efforts to take bids for the painting of the perimeter fence around our community is in the works. If you know a company or an individual that would like to bid on the job, have them contact A.D. White, Jr., our new Association Manager at UPA and begin the appropriate paperwork required to bid on the job.

Carol Martins, new Grounds Committee Chairperson, is joined by Rhonda McEvoy, Colleen Hamlin, Jennifer Neal, and Bill Raetzke in achieving some of the committee's goals for the upcoming year: providing more sand for the playground, fixing the lighting at the entrances, monitoring the common areas with Daydream Designs as our landscaping company, providing new signs for the park/playground areas, and addressing the painting of the perimeter fence for our community.

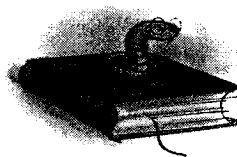
### *Yard of the Month*

Congratulations to our Yard-of-the-Month winners!

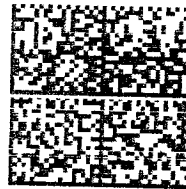
- ◆ May - 111 Elm Tree Court
- ◆ April - 201 Gum Court
- ◆ March - 109 Rabey Farm Road
- ◆ February - 200 Hackberry Court

### Wanted: Book Club Members

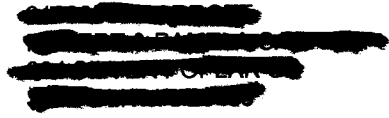
If you enjoy reading and sharing your thoughts about good books you've read, then you're a great candidate for becoming a book club member. Anyone interested in forming a book club here at Bayberry Cove should contact Laura Fleming at 483-4445 so an organizational meeting can be planned. Remember, you don't have to be a bookworm, just a lover of reading.



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**HASLER**  
**\$0.410**  
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# Minute by Minute

Here's a brief summary of the minutes of the May meeting

- Concerns of Homeowners: speeding on Rabey Farm Road; curbside numbering; pressure washing siding due to algae; unleashed dogs / leashed dogs with no attending owner
- Introduction of new association manager, Albert D. White
- Board meeting:
  - 3 applications submitted to Architectural Review Committee
  - Homeowners must document problems as much as possible (pictures, etc.) for resolution purposes
  - Installation of metal playground signs - less expensive plastic signs purchased
  - Playground sand replenished
  - Batteries purchased to improve lighting at entrances
  - Bids to be sent out for painting of perimeter fence once specs have been submitted by the Grounds Committee
  - Approved \$500 for social events based on Social Committee request
  - Application being submitted to City of Suffolk for "Children At Play" sign
  - Proposed amendment to by-laws, upon legal review, from 50% to 10% quorum requirement and use of consent form as opposed to proxy in order to eliminate multiple attempts to hold annual meetings
  - Replaced volley ball and net - can be checked out from Carol Martins / Laura Fleming
  - Secured new landscaper, Day Dream Landscape
  - Denied posting HOA budget on website due to security concerns
  - Ended efforts to secure damage claims against former landscaper due to lack of evidence
  - Decided Communications Committee would establish guidelines for newsletter advertising
  - Appointed Todd Breeding to board vacancy of Member-at-Large
  - Established HOA meeting dates as first Tuesday of each month

For detailed minutes, please go to the official Bayberry Cove website.

If you truly wish to know what transpires at each monthly meeting, please join us.

We're on the web:  
[www.bayberrycove.org](http://www.bayberrycove.org)

## Welcome Aboard

I want to welcome "AD" White, our new Association Manager, and the new members of the Board. I think we have an outstanding team in place. As President of the Board for the next year, I have three major priorities. First, to reduce the quorum required for elections from 50% to 10% of the homeowners. The time delay and disruption caused by an unrealistically high quorum requirement have been a major stumbling block for the Board's work. Second, to complete the scheduled repairs to our common areas, especially the playground and perimeter fence. Third, to extend the Board's vision and planning horizon so that contract reviews and quote requests are completed well in advance of their need. This community belongs to all of us and the Board is committed to making Bayberry Cove a wonderful place to live. Thank you.

Bob Garrott, Board President