

The Legacy



October 2010

<http://lakechristopherhomes.com/>



HOME SECURITY – DID YOU KNOW?

The Virginia Beach Police Department is seeing an increase in burglaries where large screen televisions in particular are being targeted. With the holidays approaching in the next couple of months, now is the time to take action. The following tips can reduce your chances of being burglarized:

- Make sure exterior doors are solid hardwood or metal-clad with deadbolt locks
- Have a wide-angle peep-hole in the front door and *never* open your door to a stranger
- Make sure glass panels near or around doors are shatter-proof
- Make sure all doors, including the garage door, and windows are securely locked when leaving
- Shrubs and bushes should be trimmed back to eliminate hiding spots
- Keep lights on around all entrances of the house at night
- Make sure your house number is clearly displayed and visible from street
- Keep a list of the make, model & serial number of all electronics and valuables; photograph or videotape all valuables and keep the list & photos/videos in a secure place
- Call the Police Non-emergency number (385-5000) immediately if you notice suspicious person(s) or activity in the area; call 911 for emergencies (crimes in progress)
- Participate in Neighborhood Watch; if you don't have one in your community, now's the time to start one!

WHEN GOING ON VACATION

- Set up light timers for interior lights to go on and off inside your home at night; dusk to dawn lights should be installed on exterior light fixtures
- Have a trusted neighbor bring in your newspaper, mail, and miscellaneous flyers and ads every day
- Ask that trusted neighbor if he or she would park their car in your driveway to give the appearance house is still occupied

Please contact the VBPD Crime Prevention Unit at 385-1757

for further tips on how to stay safe!

America Recycles & Fall Fun Day at Farmers Market

The Virginia Beach Farmers Market

(3640 Dam Neck Road)

Saturday, Nov. 13

11 a.m. - 3 p.m.

Ready for some Fall Fun?

Come out to Farmers Market on Nov. 13 to support your City's recycling program and enjoy FREE exciting family activities!

- **Live Entertainment**
- **Hourly Drawings**
- **Gift Certificates to "Green" Restaurants**
- **Pony Rides & Petting Zoo**
- **Food Vendors**
- **Environmental Exhibits**
- **Recycling Games**
- **Inflatables**
- **Crafts**
- **Free T-shirts**
- **Giveaways**



City of Virginia Beach
Public Works
Waste Management Division
757-385-4650
www.VBgov.com/wastemgt



Lake Christopher Garden Club News for the Legacy

August Yard of the Month

Winner: 1500 Lake Christopher Drive, Dan and Louella London
Honorable Mention: 5189 Shorecrest Court, Gary and Kathy Butterbaugh

October Meeting

Monday, October 4, 2010 at 7:00 p.m.

Program: Decorating and Painting Pumpkins - Bring your own pumpkin and special decorating items. The club will provide the paint and paint brushes.
Location: 1476 Lake Christopher Drive

November Meeting

Monday, November 1, 2010 at 7:00 p.m.

Program: Pest Control especially combating rodents and other problems specific to our subdivision
Speaker: George Wright
Location: 1752 Lake Christopher Drive

Annual Poinsettia Sale

Saturday, December 4, 2010 - 9:00 a.m. to 3:00 p.m.
1508 Lake Christopher Drive
Sizes range from 6" to 10" pots.

If anyone wants to purchase more than 5 plants, contact Sharon White at 226-0464 by November 30th..

December Meeting

Monday, December 6, 2010 at 6:30

Dinner at Ruby Tuesday on Kempsville Road in Kemps River area
Contact Sandy Flaus at 474-0021 to make a reservation by Thursday, December 2, 2010
Program: Exchanging holiday decorations or ornaments; price range \$5.00 to \$10.00

The Garden Club welcomes all residents. Our regular meeting day is the first Monday of each month. For more information on our activities, contact Sue Edwards, President at 495-3551 or smewalks@aol.com.

REAL ESTATE NEWS
by: Sharon White, ABR, GRI
William E. Wood & Associates Realtors

your Neighbor, your Real Estate Professional

SELLERS STAGING QUIZ

1. You're getting ready for an Open House and your Family Room and Kitchen are filled with clutter. What is your best option?
 - a. Plan a garage sale
 - b. Pile everything in closets or move it to the garage
 - c. Pack it and store it offsite
2. What is the best time to start packing when you are ready to sell your home?
 - a. When you list it for sale
 - b. When you receive a viable offer
 - c. Before you list it for sale
 - d.
3. When staging a room, you should...
 - a. Create a focal point that is related to how the buyer will use the room
 - b. Remove 1 or 2 pieces of furniture to make it appear larger
 - c. Both of the above

4. In staging the Rule of 3 applies:
 - a. No more than 3 colors should be used in a room
 - b. For every 3 prospective buyers, at least 1 will like the house
 - c. When accessorizing, use 3 items of varying heights on tabletops
5. Affordable Items that can be used for staging include:
 - a. Old Shampoo Bottles and Bubblebath in showers for a "lived in" look
 - b. Mops and Brooms leaning against Kitchen walls to show cleanliness
 - c. Baskets of all sizes and shapes which help conquer clutter and are decorative
6. Which of the following play a part in successful staging of a home?
 - a. Smell of the home and layout of the furniture?
 - b. Backyard Landscaping
 - c. All of the above
7. If the carpet is worn the best thing to do is...
 - a. Give a carpet allowance
 - b. Cover the floor with area rugs
 - c. Replace the carpet before listing the house for sale

How did you do? If you picked answer C for all the questions, your home will show well to Prospective Buyers.

If you would like more information regarding our market in Lake Christopher or any other area, I am easy to reach:
sharonsellshmz@cox.net
757-286-9375

paid advertising by Sharon White

**NOBODY SELLS
LAKE CHRISTOPHER**

better!

Sharon White
your Neighbor, your Real Estate Professional

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5308 Indian River Road • Virginia Beach, VA 23464
Fax: (757) 424-7455 • Toll Free: (800) 955-5360

For Sale

Heavy duty Garage Door Spring. Like new. \$50.00

495-3996

PLACE AN AD IN THE LEGACY

Want ads, For Sales, Lost and Finds, and small service ads are free to Lake Christopher Residents. Business ads are \$15 per issue or \$75 for six issues for a Business Card size advertisement. Other sizes are available.

Call Donna Christensen, 495-3996 for more information. Deadline for the January issue is December 23rd.

ATTEND THE MONTHLY BOARD MEETING

Board meetings are held on the fourth Monday of every month at 7:30 P.M. Have a gripe? Make a suggestion? Give a "warm fuzzy"? **HOMEOWNERS' FORUM** is held at the beginning of each meeting.

Please call our Property Manager, Gayle Piñero, at 486-6000 for the meeting location.

Manager's Address:

Gayle Piñero,
Select Group, Inc.,
2224 Virginia Beach Blvd, Suite 201
Virginia Beach, VA 23454
Email: gayle.pinero@theselectgroup.us

BOARD OF DIRECTORS

Gary Butterbaugh	289-8032
Donna Christensen	495-3996
Greg Huhn	963-7356
Rich Lindgren	495-8289
Nathan Lutz	986-6964
Elias Logothetis	495-6539
Tim Short	471-1231
Juanita Summers	575-6777
Steve Rogovich	467-9790

MARK YOUR CALENDARS

Dec. 1 – Annual Assessment bills are mailed out

Jan. 1 – Annual Assessment payments are due. Late fees will apply on February 1.

February 1, 2011 - Annual Meeting at Brandon Middle School