

The Legacy



September – October 2008

President's Message:

What a Spring and Summer it has been with all the high winds and weird weather. It has taken a toll on our perimeter fence from which we are trying to eke a few more years of life. Be aware that we have replaced more posts and parts than any year that I can remember. The storm that hit us May 20th, took out 8 posts on Kempsville Rd. and 6 off of Indian R. Rd. The good news is that the other posts that we have replaced held up and the bad news is that we are looking to the future and researching all possibilities for when it will all need replacing.

But some of your trees are playing havoc and pushing the fence out of its main line. Please, if the trees need removed, do so, or trim them back away from the fence. It is each homeowner's responsibility to help maintain their side of the fence and in the long run, it will save all of us money.

While we are on the subject of overgrowth, our sidewalks are well used by walkers and even joggers. I cannot tell you how many times I have had an overhanging branch reach out and "get me" on one of those walks. Your bushes and trees need to be trimmed away from the sidewalks.

In addition to attention to the fence, a new park bench was installed at the playground and a new

retaining wall was constructed at the Landing beach. Most recently, the entire fence line has been power washed and for the most part looks like new. The entrances to Captain's Run and Quarry Lane took on a much needed new look as the plantings in the new flower beds developed during the summer. Thanks to Connie Brown and her merry crew for all their hard work and planning of this project. Many thanks go out to the members of the Garden Club who carried water to the beds almost every day to ensure a very nice late summer display.

Mitch Stevens has done an outstanding job in getting the 4th of July party planned out and executed. Be sure to watch out for information flyers for a Halloween Party at the Landing.

Last, but certainly not least, is a big thank you to Tricia Sladky and Gloria Koernke and their husbands for a great job supervising the park attendants and managing the operations at the parks this summer. They volunteered early in the summer to take on this huge responsibility and have been a great help to the whole community.

Looking forward to seeing you all at the Annual Meeting in February.

Sally Parsons

The School Walking Zone: The Safety of Our Kids

Lake Christopher is located in the Walking Zone for Tallwood High School. We all have kids, had kids, will have kids or know kids that have been or will be one of the many walking to and from school. Once upon a time when we purchased our home here in Lake Christopher, part of the Purchase Agreement was a paragraph regarding "Megan's Law Disclosure". However, most likely it went unnoticed by many and of the ones who did notice it only a percentage knew what it was or the purpose of it.

Megan's Law Disclosure notifies the buyer that they should exercise due diligence they deem necessary with respect to information on any registered sexual offenders. We would all like to believe that we are sheltered from such risks. What does this have to do with our children walking to school? Quite simply every adult should access this information that is free to the

public to make themselves aware of the home and employment of registered sex offenders; in particular, registered sex offenders against children. The law does not allow any harassment to registered sex offenders and I am in no way suggesting or encouraging otherwise. But I do feel it is our responsibility to become familiar with this information and talk to our kids about situations to avoid. Most kids will have to come in close proximity to a registered sex offender walking from most any school.

I strongly encourage each of you to make yourself aware of this information to protect our kids. The website will provide you with names, convictions, employment as well as pictures. For example, did you realize there are approximately 36 registered sex offenders with 2 miles of Lake Christopher? With these

numbers, what are the chances that your child or a child you know will come in close proximity of one?

This information may be obtained by contacting your local police department or the Department of State Police, Central Records Exchange or

<http://sex-offender.vsp.virginia.gov/sor/index.htm>.

September is National Prostate Cancer Awareness Month!

Men - get your PSA and DRE tests now! Start when you're in your 40's. Don't procrastinate!

Women - make sure every man in your life (husband, father, grandfather, son) knows that their life (and yours) depends on these tests for early detection.

Did you know that.....

- In the United States, the probability of developing prostate cancer in your lifetime is ONE in SIX.
- Apart from skin cancer, prostate cancer is **the** most diagnosed cancer in America.
- In America, every 2.5 minutes a man is diagnosed and every 19 minutes another man dies from this disease – over 500 deaths per week, second only to lung cancer.
- Men who have had close relatives diagnosed with prostate cancer or breast cancer have a two to three-fold increase in risk.
- African-Americans have a rate of incidence double that of Caucasian men and more than double the mortality rate.

We didn't know either until last August when Jimmy was diagnosed with prostate cancer. Although my father died from this disease in 1999, I considered it an "older" man's illness. Much to our surprise this isn't the case at all. Prostate cancer is no respecter of persons. An elevated PSA test led to a biopsy, which resulted in Jimmy's diagnosis of prostate cancer. We had no idea how prevalent this disease was until this point in our lives.

Prostate cancer is a global problem with no apparent global solution. It is a chronic and multi-faceted clinical challenge with little or no symptoms. Be it matters of early detection, treatment selection, management of clinical complications or loss of partner intimacy, there is more to consider than any one doctor or specialist can explain. Moreover, with the numbing quantity of online information, there is more than any single site can efficiently deliver.

After surgery in Florida last November (all of the cancer was removed and he is cancer free), we became very active in an organization dedicated to increasing prostate cancer awareness and education, lending support to those coming into this "community" daily, and helping to bridge the gap between doctors and patients.

Another good website is www.familywatchdog.us. This website was developed by John Walsh from Americas Most Wanted. Sprint has launched FamilyWatchdog Mobile along with Sprint Family Locator as valuable tools for parents.

-Tanya Gills

What do you think these people have in common: 1) a 39-year old stay-at-home mom in Florida, 2) a web master in Melbourne Australia, 3) a safari tour guide from South Africa, 4) the Clinical Director of Psycho-Oncology at the Winship Cancer Center at Emory University, and 5) a camera operator at CBN in Virginia Beach? We are all members of the New Prostate Cancer InfoLink social network.

The New Prostate Cancer InfoLink sites bring friendly interactive mechanisms for helping the individual man and his partners and friends. The social network has uniquely brought together urologists, radiation oncologists, psychiatrists, ministers, writers and more. Discussion has been thoughtful and in many cases supremely well informed. The network is authoritative, efficient and human. If you are sick, is this not what you want?

If you or someone you know has prostate cancer, or is interested in information regarding this disease, please join us on The "New" Prostate Cancer InfoLink. There are various groups and ongoing discussions regarding every facet of prostate cancer. You won't find a more informative or comprehensive website, with patient and professional input, available today.

To see how it works, visit the "New" Prostate Cancer Infolink and Social Network.

<http://prostatecancerinfolink.net> articles, blog, and online support

<http://prostatecancerinfolink.ning.com> social network

For more information, feel free to contact us at 479-0599 or 1533 Lake Christopher Drive.



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Garden Club News Summer 2008

Sue Edwards, President

Garden Club Meeting Schedule

We invite everyone to join the Garden Club. Our dues are \$10.00 per year payable in September. Our programs include gardening tips, making fun things for our homes, and getting to know our neighbors. For more information about the Garden Club, contact Sue Edwards, President, at 495-3551 or smewalks@aol.com.

Monday, September 8th – 7:00 p.m. at the home of Patty Rapp,
1752 Lake Christopher Drive
Ice Cream Social – Bring your favorite topping
Program – finalizing the program schedule for 2008-2009

Monday, October 6th – 7:00 p.m. at the home of Maureen Flanagan,
1552 Lakeport Court
Program – Painting and Decorating Pumpkins – paints and brushes will be provided; bring a pumpkin and other decorations for your pumpkin.
Maureen Flanagan will present a brief talk concerning elder care.

Monday, November 3rd – 7:00 p.m. – location to be announced, check the Lake Christopher Website: <http://lakechristopherhomes.com>
Program – Speaker – Dr. Duane Harding will discuss Snow and Ice, the beauty of snowflakes on your garden and learn the difference between sleet and the deadly but beautiful freezing rain

Fall Harvest/Halloween Decorating Contest

Monday, October 27th to Thursday, October 30th
Judging yards to recognize the creativity of our neighbors; there will be prizes

Yard of the Month- July

1444 Lake Christopher Drive
Minnie Pavon and Virginia Dones
Honorable Mention
1504 Beachview Drive
Vernon Lawson and Lynelle Munden

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REAL ESTATE NEWS

Sharon White, ABR, GRI William E. Wood & Assoc.

your Neighbor, your Real Estate Professional

Things the Media Isn't Telling You!

**by: Sharon White, ABR, GRI, Realtor
your Neighbor, your Real Estate Professional**

I'll bet you haven't heard any good news in the Media regarding the current Real Estate Market. In a time where consumers are very influenced by news, I think it is irresponsible for the media to continuously feed the housing panic with gloomy headlines. **Here's what they are not telling you about the LOCAL resale market:**

1. Now is a very attractive market for Buyers with plentiful inventory, low interest rates and Sellers willing to negotiate. Housing is really affordable and priced to sell! Waiting for "the market to hit bottom" may mean missing out on the best time to buy.
2. Borrowers have many "safe" loan options. There are still some "no money down" VA and Conventional programs available. The Virginia Housing Authority has a great "First Time Buyers Program". It is always better to talk to a qualified lender with local connections rather than out of town or .com online lenders.
3. Hampton Roads is favorably influenced by our transient military and industrial presence. That helps our local economy immensely and we are NOT seeing the tragic effects seen in some other areas.
4. We are seeing foreclosures and short sales in our area but at a low percentage compared to others. Several years ago, Hampton Roads was experiencing heavy VA foreclosures when other areas without a military presence had none.
5. The price range Lake Christopher homes sell in is good...average priced homes or lower are selling. Larger homes with prices over \$500,000 are sitting...don't forget these homes are factored into the equation for news stories.

Average selling price for Lake Christopher is currently \$307,000 with a market time of 83 days. (off lake home sale figures)

So, even though it sells papers and get ratings, it is time for the media to stop the doom and gloom reporting. It is time for all of us to see that across the country, we are simply seeing the leveling out of a major housing boom. Our area is fortunate to still have a solid Real Estate Resale Market.

Sure, it takes longer to sell a home now than it did during the Boom Years, but when I began my Real Estate Career in 1985 it took an average of 6 months for homes in Lake Christopher to sell and that was considered a "normal market" at the time. Sellers expected it and did not panic. The Boom put us all in a tailspin and we are gradually adjusting to the realities of a leveling market.

For more information, contact:
Sharon White, ABR, GRI

William E. Wood & Associates

757-286-9375

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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 ad. Other sizes are available. Call Donna Christensen for more information. **Deadline for the November 2008 issue is October 21.**

Check us out!

On the Lake Christopher Website:

<http://lakechristopherhomes.com/>

<p>COMMUNITY SERVICES</p> <p>EVENT PLANNING Susan Martin467-3952</p> <p>TAI CHI Weekly classes with Gloria Bersi467-0689</p> <p>PET CARE Heather Harrison....963-2529 (cell) 373-7687 Morgan Pate 962-9519 Joshua Shivaee 495-1995</p>	<p>BABYSITTERS Ashley Gonse 486-2999 Allison Lindgren495-6133 Rebecca Lindgren495-6133 Morgan Pate 962-9519</p> <p>LAWN / YARD CARE Joshua Shivaee 495-1995 Ryan Pate... 962-9519</p>
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ATTEND THE MONTHLY BOARD MEETING

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



Attention New Residents!

If your name and address are not in the 2008 Lake Christopher Directory, please fill out this form and

drop it off to: Richard Schwarz, 1505 Lake Christopher Dr. 495-3650 dickjack@verizon.net or Steve Azar, 5188 Shorecrest Ct. 467-4166.

biazar@cox.net so you can be included in the next one.

Name: _____

Address: _____

Phone: _____

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What do you think?

The Board of Directors is considering some new requirements for use of the parks or common areas starting in the 2009 season.

1. All adults and school age children are to have a driver's license or DMV issued Identification cards on their person while at the parks or common areas. Check out www.dmv.virginia.gov for more information on child and adult id's.
2. All residents 17 years of age or younger may have one guest at the parks unless accompanied by the parent or legal guardian.

We would appreciate your written comments:

Signature and address: _____

Please return form to Gloria Koernke, 1481 Lake Christopher Dr or Donna Christensen, 1441 Lake Christopher Dr.



Lake Christopher Homes Association

Private Group Permit Application

Name of Resident Sponsor: _____

Address: _____

Phone: _____ E-mail: _____

Nature of function: _____

Date of function: _____

Time period requested: _____

Maximum number attending: _____

Desired location (*circle one*): Landing (big park) Narrows Beach

Alcoholic Beverages Served (*circle one*): YES NO

Port-a-potty (*check one*): Additional Rented \$20 paid

\$35 Deposit Included: Yes Check no. _____ No

Additional Comments or questions: _____

I understand the regulations and rules for the use of Community Parks in Lake Christopher. I agree to comply will all these rules should I receive a permit for my requested party.

Signature: _____

You will be mailed a permit for the party once it has been approved for your party.

If you have any questions feel free to contact **Gloria Koernke**, Mkoernke@cox.net or **757-467-6423**

Rev. May 2008



Lake Christopher Homes Association
Regulations for Private Group Function

NEW AS OF 2008 for Parties May - October:

There are some new policies regarding Parties at Lake Christopher. A party will require two things: a deposit and port-a-potty requirements.

- Party *over* 100 guests to rent additional Port-a-Potty
- Party *under* 100 guests to pay \$20 Fee for cleaning of the Port-a-Potty
- Party Deposits are \$35 made out to LCHA, refundable after all regulations have been met (trash removed, area cleaned, port-a-potty rental or cleaning verified). Evidence of port-a-potty rental or fee must be provided PRIOR to scheduled party.
- *PORT-A-POTTY Rental information:*
Spivey Rentals, 757-485-8888 – contact – Bobby Spurlock
Additional Potty Rental = \$70

General Regulations:

- The sponsor (resident) hosting the function must be in attendance of the function and must be in good standing with the association ie: dues paid and no violations).
- No alcoholic beverages are allowed unless specifically approved of.
- No electronically amplified music or public address systems allowed.
- No animals (including ponies and petting zoo animals).
- All function to be concluded by 10pm.
- The sponsor is responsible for cleanup of all utilized areas.
- Trash used by the party must be removed by the sponsor. Park trash cans CANNOT be used for parties.

I, _____ (print name) understand and accept the regulations set forth by the *Lake Christopher Homes Association*.

Signature: _____

Date: _____

Please submit this page along with the application for permit to: Gloria Koernke, 1481 Lake Christopher Dr,
Mkoernke@cox.net

Rev. May 2008

Lake Christopher Homes Association
ARCHITECTURAL GUIDELINES

(Revised March 2006)

General: The intent of the Architectural Guidelines is to establish standards for maintaining the overall appearance of our community in order to preserve the value and amenities of Lake Christopher as a quality place to live. The Guidelines

1. STRUCTURAL CHANGES, MODIFICATIONS, AND ADDITIONS TO HOMES:

1.1 General: Any additions, exterior alterations, modifications, or changes to the external appearance of an existing home or any detached structure must have written approval granted by the AC before any work is undertaken. Examples of these projects shall include, but not limited to decks, fences, siding replacement, storage sheds, driveways, sidewalks, roof replacements, new windows or doors, docks, bulkheads, home additions, and exterior painting. Any addition, exterior alteration, modification, or change in external appearance must be compatible with the design character and style of the neighborhood. Each alteration must be specifically approved prior to installation even though the intended alteration or improvement conforms to the adopted guidelines or a similar or substantially identical alteration has been previously approved on another home.

1.2. ARCHITECTURAL REQUEST FORM: Homeowners are to submit an Architectural Request Form in writing to the Lake Christopher Property Manager or the AC Chairman for each project. This form can be found in the "Legacy" newsletter or obtained from the AC. No oral requests will be considered and no oral approval will be granted. Each request form should contain sufficient drawings, samples, specifications, and details for the AC to make an adequate evaluation. In general, each request should include dimensions, materials, colors, location, and specifications. In the event insufficient information has been provided, the AC may ask for more specific details. The AC meets monthly (currently the first Tuesday) and residents are asked to submit their requests at least 30 days in advance of the anticipated start of the work.

1.3. MAINTAIN: Homeowners are required to maintain the appearance and structural integrity of their property in order to sustain the quality and value of the community. Structural maintenance shall include, but not limited to repainting or staining where the paint/stain has deteriorated, cleaning off mildew or other discoloration, replacing missing or damaged wood or vinyl siding and trim, and replacing broken, missing or deteriorated roof material, etc.

2. PAINTING AND STAINING:

2.1 General: The community policy for house painting is that all houses must have a two-color paint scheme: a primary color for the siding, and a second complimentary color for the trim. However, a third accent color may be added to the color scheme for only the main entrance door to accent this feature of the home. This third accent color must compliment the siding and trim colors and be approved by the AC. The type of paint and color to match is indicated in the PAINTING/STAINING CRITERIA above.

also outline approval procedures to be followed by homeowners when making repairs and improvements. The Architecture Committee (AC) serves as the source of information and advice on matters concerning these guidelines.

2.2 UNPAINTED SURFACES: Only the areas that are described may be painted. Unpainted surfaces such as brick shall remain unpainted. No painting of the exterior of a home or structure except to restore original appearance after minor repairs shall be made without the express written authorization of the AC.

2.3 COLORS: Paint colors traditionally have leaned toward earth tone colors. The color range for siding should fall within the following: browns, grays, beiges, taupes, tans and gray-greens. Colors strictly prohibited include yellow, gold, red,

	PAINTING / STAINING CRITERIA						
	TYPE of PAINT			WOOD FINISH	MATCH COLOR		
	FLAT	SATIN	SEMI GLOSS		SIDING	TRIM	3RD COLOR
SIDING	X			X	X		
TRIM	X	X	X	X		X	
MAIN ENTR. DR.	X	X	X	X	X	X	X
GARAGE DOOR	X	X	X		X	X	
OTHER DOOR	X	X	X	X	X	X	
WINDOWS	X	X	X	X	X	X	
MAILBOX & POST	X	X	X		X	X	
RAIN GUTTERS	X	X	X	X	X	X	
CONCEAL FENCE	X	X	X	X	X	X	
PROPERTY FENCE	X	X	X	X	X	X	

blue, black, white, orange, purple, and pink. Trim colors must be complimentary to the basic siding color and must also be in low to moderate contrast. The approval of paint colors will include consideration of the existing colors of adjacent homes.

2.4 SAMPLE: When an architectural request is submitted for painting, samples must be applied side by side directly on the home to an area measuring at least one foot by three feet for each color. If the third accent color is utilized a sample shall be submitted along with samples of the siding and trim colors.

3. VINYL SIDING

3.1 General: With AC approval, installation of vinyl siding is permitted on all homes. This includes vinyl or aluminum material covering the trim and under-eave soffit areas. Texture and finish: Vinyl siding material must have a flat (non-glossy) finish and a wood grain texture.

3.2 Dimensions: The siding must have a minimum exposed width of 4 1/2 inches and a maximum exposed width of 6 inches.

3.3 Colors: Color combinations will be considered case by case. In general, the same color guidelines apply as for paint colors. Vinyl siding that simulates natural wood siding is acceptable within the color guidelines and is recommended for existing cedar sided homes. Siding and trim colors must coordinate with roof and brick colors and must be different from adjacent homes. While vinyl windows are permitted, the white vinyl color for the windows is not.

3.4 Installation: Vertical hanging of vinyl/aluminum siding is not permitted. Application designs will be evaluated case by case.

3.5 Approval Procedure: When submitting an Architectural Request for vinyl siding and vinyl or aluminum trim, include at least a six inch long sample in the actual color, material and width requested. If trim is to be painted, an adequately sized paint sample must be included.

4. MAINTENANCE OF CEDAR-SIDED HOUSES:

4.1. General: Excessively discolored and deteriorated cedar siding should be restored to its natural state by power washing and/or bleaching. The siding must be preserved with a transparent/semi-transparent stain, solid color paint, or a wood preservative. Stain and paint colors are subject to approval by the AC for color compliance.

5. PROPERTY FENCING:

5.1 General: The AC must approve all fencing installations. Fencing must meet VA Beach City Codes regarding placement on corner and interior lots and fence height restrictions. In no case may fencing in Lake Christopher exceed six feet in height, and a height of less than six feet is encouraged. The submittal for approval shall show elevation, cross section, and plan views indicating support members, dimensions, locations of the fence and any gates or openings.

5.2 LOCATION: Fences are normally limited to extend only from the rear property line to the forward corner of a house. No fencing is to be constructed on waterfront lots that would obscure the view of the lake from the street or adjacent homes. Any fence visible to a roadway or common area of Lake Christopher must be constructed with the finished side facing the exterior of the property.

5.3 TYPE: Only wood fencing is authorized. Stockade, board on board, post and rail, and types similar to existing fencing are the generally accepted types. Stockade fencing must be installed with the points down. The top edge must be even, preferably with some type of trim cap to give a more finished appearance. Metal chain link or metal panel fencing is not permitted. All fencing must be maintained in good repair. Screen wire may be used on split rail fencing, but it must not extend higher than the top of the vertical fence posts.

5.4 COLOR: In most cases fences should be painted, stained, or treated to match the house siding or trim color. Exceptions are granted based on the type and characteristics of the wood used.

6. STORAGE SHEDS

6.1 Small storage shed structures are permitted on Lake Christopher properties provided that they are well constructed and architecturally compatible with the home. Sheds will not be placed in such a manner that blocks the lake view or is in plain sight from the street. Additionally, all requests for storage sheds must meet the following guidelines:

6.2. The shed must be a rectangular structure with a floor area not exceeding 150 square feet. The floor must be constructed of wood decking over a post and beam foundation. Alternate permissible floors are concrete slabs or a wood pallet firmly anchored to the ground.

6.3. The total height measured from ground level to the peak of the roof may not exceed 11 feet.

6.4. The shed structure shall be located in an area of the property that is as unobtrusive as possible. In situations where the planned location is close to property lines, full consideration shall be given to the desires of the affected neighbor(s). On lakefront homes, sheds will not obstruct views of the lake from any direction. *In all cases, final shed location will be approved by the AC.*

6.5. The shed shall be single wall construction and sided, trimmed and gable roofed (approximately 5 on 12 pitch) to match the architectural style of the main house structure. All established architectural guidelines apply. Specifically, no mansard, gambrel, shed or flat roof styles are permitted.

6.6 Commercially purchased shed kits and pre assembled sheds will be considered provided they are installed and modified (if necessary) to meet these and all other existing Lake Christopher architectural guidelines.

6.7. The shed must be painted (or sided) to match the existing colors of the house and trimmed to match the main house structure style. Roof shingles must match the color and style of the main house.

6.8. A Lake Christopher architectural request form must be submitted with the planned location clearly marked on a plat or scaled property map with conceptual views of the floor plan and elevation. Additional information must include siding and roofing material samples, window/door catalog cuts (or samples) and/or paint samples.

6.9. Plastic snap-together storage containers produced by manufacturers such as Rubbermaid are not considered sheds for the purpose of these guidelines.

6.10. Electrical service to the shed by underground cable is permitted provided the appropriate permits are obtained from the City of Virginia Beach and City Code officials inspect the installation.

6.11. Building permits (if required by the city) must be obtained prior to the start of construction. Shed placement may require city zoning (setback) approval

7. MISCELLANEOUS

7.1. Exterior Lighting - Exterior lighting does not normally require approval. However, no Permanent exterior lighting shall be directed so as to create an annoyance to neighbors. Security lighting should be directed or shielded so that it is contained on the homeowner's property and does not pose a blinding hazard to vehicles on the street.

7.2 Antennas - Satellite TV receiving dishes and over-the-air TV receiving antennas are permitted under the guidance of Federal legislation. Certain restrictions apply:

a. Satellite TV receiving dishes cannot exceed one (1) meter (39.3 inches) in diameter.

b. The location of any such antennas must be approved by the AC. The guideline is that the antenna or dish must be placed in an as visually unobtrusive a location as possible, while still allowing reception of signals. Any exterior wires for antennas or cable TV service must be kept neatly secured in place. Wires must not be laid across roof surfaces.

7.3. Basketball Poles & Backboards - Basketball backboards can be installed on the roof above the garage door, mounted on a portable pole in driveways or mounted on a pole not visible from the street. They must meet commercial standards and appearance. Backboards mounted on garage roofs must be painted the same as the existing house siding or trim color in order to blend in and not stand out from the general appearance of the house. All backboards, nets and poles must be kept in good condition and not be allowed to rust or deteriorate. Basketball poles are not to be kept in the street.

7.4 Clotheslines - Outside clotheslines are not allowed except umbrella-type or retractable lines which are to be stored out of sight when not in use.

7.5. Docks and Piers - A dock or pier can extend no higher than ground (bulkhead) level, and extend no further than 10

feet into the lake. Docks and piers can be as wide as the property lines allow.

7.6. Roof Shingle Replacement - Roof colors are to be complimentary to the house trim and siding colors. One consistent color is to be used on the entire roof. Samples of material intended for roof replacement must be provided to the AC for approval of color, style and appearance. White roofs are not acceptable.

7.7. Signs - Contractor signs can only be displayed while work on a home is in progress and should not exceed 2 sq. ft in size. Garage sale signs must be removed promptly at the completion of the sale.

7.8. Flag Poles - A flag pole may be installed no taller than 16 feet in height. Lakefront flag poles may not exceed 12 feet in height.

7.9. Garage Doors - Replacement metal or fiberglass garage doors are allowed but are subject to AC approval. Doors should be paneled similar to the original doors and must be painted within painting guidelines. Deteriorated, split, warped, or dented doors must be replaced or repaired.

8. GENERAL PROPERTY MAINTENANCE

8.1 Maintain: Homeowners are required to maintain the overall neat and orderly appearance of their property and yards. This shall include keeping lawns, shrubs, hedges, trees or any other plantings trimmed/cut/pruned and weeds eliminated. Shrubs and trees may not be allowed to become an obstacle to pedestrians on sidewalks or to create blind spots for vehicles on streets. No healthy tree of six inches or more in diameter (as measured to a point two feet from the ground) shall be cut down without the written authorization of the AC. Dead trees and tree stumps must be removed completely.

8.2 Yard Appearance: Miscellaneous items left strewn about which give the appearance of an unkempt property are prohibited. Firewood is to be neatly stacked behind the front edge of the house. No lumber, metals, bulk materials, refuse, trash, yard maintenance equipment, etc. shall be allowed to

accumulate on any lot, except while in conjunction with an approved construction project in progress. Propane gas, water, or similar tanks must be concealed with fencing similar in appearance to the siding or existing fences on the property. Miscellaneous equipment, yard tools, and materials, etc. must be stored out of view from adjacent homes and the street. Likewise, trash and recycling containers are to be kept out of public view. They are not to be put out on the street until the night before trash collection day (currently Fridays), and are to be returned to their out-of-sight storage areas by the evening of collection day.

8.3 Parking and Storage of Vehicles, Boats and Trailers: Motor vehicles must be parked only on the street, on paved driveway surfaces or in garages. No motor vehicles are to be parked on any common areas, lawns, landscaping, flowerbeds or sidewalks including the front, sides and rear of any home. Vehicles which are disabled, not currently licensed or registered, or are otherwise inoperable, may not be stored on any property in view or in the street.

No RV's, campers, utility trailers or commercial or business machinery shall be stored in any driveway or lot except in a garage. Boats and associated trailers shall be kept in backyards or side yards behind the front edge of the house. No mobile home, camper, RV or trailer shall be utilized as a residence on any portion of the lot at any time either temporarily or permanently

9. HOMEOWNER RESPONSIBILITY

Homeowners are responsible for complying with all architectural guidelines. They should make arrangements for someone to comply with any and all of the above guidelines in their absence, including a prolonged vacation or business trips. Owners who rent their property shall inform the Association Property Manager of the name of their Realtor or Rental Agent in case they need to be contacted on any matter concerning their property. Owners should ensure that tenants possess a copy of the guidelines and are briefed on what is expected of them in matters that they will routinely be handling.

9th Annual Virginia Beach Master Gardeners' Community Gardening Festival GARDENING ON THE WILD SIDE!!!

*Promoting native plants, gardening to attract beneficial insects
And water conservation ideas*

**Hampton Roads Agricultural Research and Extension Center
1444 Diamond Springs Road, Virginia Beach
SATURDAY, SEPTEMBER 13 10:00 AM – 3:00 PM
FREE ADMISSION AND FREE PARKING**

Daylong Activities: demonstrations, tours of the Display Gardens and the Arboretum, a bake sale, book and plant sales and a silent auction.

Our Plant Doctors will also be there to help you with plant problems/answer questions.
Garden Societies and other garden and environmental groups will present information and sales.

WANT MORE INFORMATION??

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**CALL THE VIRGINIA COOPERATIVE EXTENSION VIRGINIA
BEACH OFFICE: (757) 385-4769**



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c/o The Select Group
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Virginia Beach, VA 23454

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Volunteer today to become a
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Lake Christopher Community Wide Garage Sale

Saturday, October 4 2008 9-3

No fees, no registration

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courtesy of
The Lake Christopher Garden Club.

Just open up the garage door and
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