



The Legacy

A journal of the Lake Christopher Homes Association

May – June 2014

www.lakechristopherhomes.com

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Steve Rogovich.....	Architecture
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	Neighborhood Watch

Association Manager

Gayle Pinero, CMCA®, AMS®
The Select Group
2224 Virginia Beach Blvd. Suite 201,
Virginia Beach, VA 23454
Phone: 486-6000 FAX: 486-6988
eMail: gpinero@theseselectgroup.us

The Legacy Ads and Info

The Legacy is a free bi-monthly on-line community newsletter of the Lake Christopher Home Owners Association.

Want ads, For Sales, Lost and Founds, and Small Service Ads are **free** to Lake Christopher Residents.

See our website for business ad info:
<http://www.lakechristopherhomes.com>

Call John Capomaggi, 275-9347 for more information. **Deadline for the next issue is July 11th, 2014.**

To be added to the distribution, email
legacy@lakechristopherhomes.com

Easter Egg Hunt!



The Easter Egg Hunt was held April 12th at Christopher Landing Park. Much fun was had by all! See pictures inside!

Also inside – Architecture Q&A – Party Rules – Garden Club – and more!



It's Finally Spring!!!!

by Dick Schwarz, LCHA President

First of all I want to thank all the residents in Lake Christopher for cleaning up the debris from all the curbside gutters. The community looks absolutely great! Thank you! This cleanup will help keep the lake clear of alga this summer. We have started testing the water and as soon as it reaches 70 degrees we will add the Cutrine to the lake to prevent alga growth over the summer. We use Cutrine instead of treatments such as copper sulphate because it is ecologically better for the water, environment, wild life and of course, people.

Since it is spring, many of us will be getting out and making improvements to our homes. I want to encourage everyone to submit architectural requests when making changes to your home such as painting, roofing, siding and fences. If in doubt, please call Steve Rogovich and ask if your intended improvements need a request to be submitted. He is more than happy to work with you on any project.

I wanted to take this opportunity also to encourage residents to think about joining the Board of Directors for the Lake Christopher Homes Assn. It provides a wonderful opportunity to meet many of your neighbors and does not require a great deal of time, just the desire to help continue improving our community. We always have enough people that the workload is spread out and even if you work full time you can still serve our community without giving up other activities. If you are interested, either come to a meeting and see what happens or call one of the board members listed on the inside page of the LCHA telephone directory for more information. We will be installing the next Board of Directors after our annual meeting next February.

Last but not least, I wanted to remind everyone that our dog friendly park (at the intersection of Lake Christopher Dr. and Waff Rd., will be open by the time you receive this newsletter. Residents must register their dogs with our management company, The Select Group, and while the dogs – people too- can go into the water at this park, they must be on leash whenever out of the water, under owner control. We will have park attendants on duty at times so that only registered dogs can use the park.



Q: Is Christopher Beach now a Dog Park?

A: Not Really. Christopher Beach is still a “people park” for the exclusive use of Lake Christopher homeowners, renters, and their accompanied guests. However, the rules for Christopher Beach have been modified to allow dogs. Now residents walking in the community with their dogs can take advantage of a park!

However, dogs in the park must be registered with the LCHA, and they must be on a leash (unless in the water). Most importantly, dogs must not disturb other users of the park.

If you see dogs off-leash in the park please contact CityWide Security at 757-312-9911.

Please see our website’s “Parks and Lake” page for regulation details and information on how to register your dog.

2014 Easter Egg Hunt!



Thanks to the LCHA Social Committee Chair (Lana Ponsonby) and her team, the Easter Egg Hunt was a success! It was a good time to meet neighbors and have fun!



The Easter Bunny came to the park and joined in the fun! Residents and guests enjoyed a friendly egg toss, and lots of prizes!



2014 Easter Egg Hunt!



Some eggs were easier to find than others! Eggs filled with candy were hidden throughout the park, but it didn't take the children too long to find them all!

Other eggs didn't survive the egg toss! Actually, it took a lot of bounces before eggs would finally break. Our grass must be very soft.



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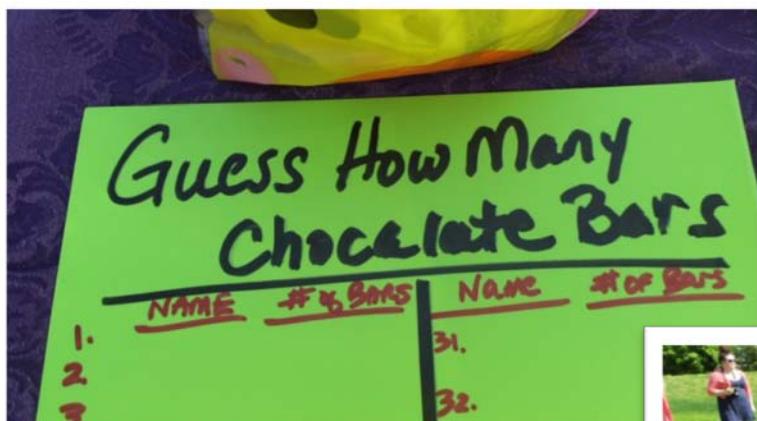
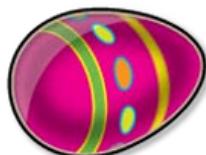


5308 Indian River Road • Virginia Beach, VA 23464

Fax: (757) 424.7455 • Toll Free: (800) 955.5360



2014 Easter Egg Hunt!



Easter



Curbside Collection of Yard Waste and Trash:

City of Virginia Beach Yard Debris Collection Services

<http://www.vbgov.com/government/departments/public-works/pw-waste-management/Pages/yard-debris-collection.aspx>

This service is provided on your normal collection day, and **does not** require a work order. Residents may place yard debris at curbside for collection by the City as follows:

- Tree limbs should be no more than 4 feet long and 6 inches in diameter
- Placed in piles not to exceed 4 x 4 x 4 feet
- One pile, generated from each house, will be collected on each collection day.
- Smaller yard debris, such as grass and leaves (no dirt, rocks, mulch or root balls), should be bagged in securely-tied clear plastic bags not to exceed 25 lbs. per bag
- Up to 25 bags will be collected

While tree limbs from pruning are collected at the curbside, **tree removal debris is not collected** at the curbside. However, it can be collected through the yard debris container program, provided each piece is no larger than 6 inches in diameter.

Please note that any work done by private contractors must be disposed of by the contractor.

Residents are urged to place yard debris, as well as waste and recycle containers, outside of the drainage flow line (a few inches away from the curb) to keep the drainage flow line clear and avoid neighborhood flooding.

Moreover, City code specifies Trash and Recycle containers have to be at the street by 7:00 a.m. the day of collection, but no earlier than 5:00 p.m. the day before. Trash and Recycle containers must be removed from the street after collection on the day of collection.

Are these important numbers programmed in your cell phone?

Police Non Emergency
757-385-5000

City Wide Security
757-312-9911



The image shows a display of various Lifewave products. On the left, the Lifewave logo is displayed. To the right, there are six small product boxes arranged in two columns of three. The top row contains 'energy enhancer' (red box), 'icewave' (grey box), and 'Y-age CARNOSINE' (blue box). The bottom row contains 'theta heart' (pink box), 'theta mind' (yellow box), and 'silent nights' (purple box). Each box has '30 patches' printed on it.

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Lana Ponsonby
Call or Text: 757-201-4717
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www.lifewave.com/801827

Architecture Committee Update

By Steve Rogovich, Lake Christopher Architecture Committee, 757-467-9790, stever@infionline.net
<http://www.lakechristopherhomes.com/architectural-information/>

In the next several newsletters this column will focus on parts of the Lake Christopher Architectural Guidelines that have generated the most questions and issues from homeowners. Springtime is an appropriate time to discuss house painting since most requests are received during these months.

Although the majority of our homes (217 of 361) now have vinyl siding installed many homeowners prefer to maintain a painted or stained house. Several architectural review requests for exterior painting were received recently that could not be accepted due to a need for more information. The homeowners involved were requesting approval to repaint their homes and used only the word "same" to describe the paint colors being requested. The architecture committee cannot accept "same" or "similar to the color on the house at 1XXX Lake Christopher Drive" to describe paint colors. It was recently learned that paint manufacturers had to significantly reformulate their products to comply with environmental protection regulations and in that process many of the ingredients that make up paint have been prohibited for use. This has resulted in paint colors being considerably changed even though the names of the colors remain the same. For example, "Saddle Tan" or "Foothills Brown" from 5 years ago is very often not the same shade of color as it is today; this is especially true for darker colors. It's possible that this change makes the color no longer acceptable under Lake Christopher Architectural Guidelines. When submitting a paint request homeowner are asked to provide samples of the colors being requested along with the names of the colors and the paint manufacturer name and any other information that may be helpful. When any exterior re-painting is needed an architectural review request is required to be submitted in all cases.

Another recent issue is that some painting requests have been disapproved based on the combination of colors being requested. Several years ago the Board of Directors approved a change to the Architectural Guideline for exterior painting to require paint colors for siding and trim to be in "low to moderate contrast" to each other. This means that a very dark trim or siding color combined with a very

light trim or siding color will not be approved. This change was made based on input from the community that pointed out that low-contrast paint schemes improved the overall appearance of the community and are more in keeping with the style of our homes.



Architecture Committee Q&A

Have a question? Submit your questions to the Committee via the Architecture page on our website!

Q? What are the steps for getting approval to paint my house?

A: Review the Architectural Guidelines (available online at the Lake Christopher Homeowners Association website: www.lakechristopherhomes.com) and choose your colors accordingly. You can submit as many siding/trim combinations as desired. There is no "pre-approved" list of house colors in Lake Christopher. The Architectural Guidelines specify the paint types (flat, semi-gloss) to be used on particular portions of the house. **Note that garage doors are required to be painted in the approved siding color.** After receiving your approval letter your home can be painted.

Architecture Committee Q&A (cont)

Have a question? Submit your questions to the Committee via the Architecture page on our website!

Q? How long does it take to get approval from the HOA after I submit my application?

A: The Architectural Guidelines recommend submitting applications 30 days in advance of proposed work but a response is typically received in 1 week or less. We are aware that homeowners sometimes need to quickly contract the work and we make every effort to expedite applications.

Q? What happens if someone paints the exterior of their home without HOA approval?

A: All homes are required to have Architectural Committee review and approval prior to painting the exterior of homes per the established CC&Rs (Covenants, Conditions & Restrictions). The homeowner will be contacted and the violation process will be initiated if necessary.

Q? Why do I need approval from the HOA to paint the exterior of my home?

A: Homeowner's Associations provide many benefits to their community. An HOA generally requires homeowners to upkeep their property in certain ways in order to maintain the aesthetics and overall value of the properties in the association. All homeowners are members of the HOA as per the rules written into the CC&Rs that everyone should receive when they purchase a home here. Replacing a fence, repainting the exterior of the house, replacing doors or windows, home additions, or any proposed changes to the exterior of your property all require HOA approval. Take a look at communities which have no HOA activity, there is usually a significant difference in their overall appearance and upkeep from those that have enforced guidelines in place.



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Legacy!**

Visit us online at
<http://www.lakechristopherhomes.com/the-legacy-newsletter/advertise-in-the-legacy/>

*Attention
Residents!*

Citywide Protection Services

*While you're
away...*

Questions???

Contact Gayle Piñero, 486-6000 or
via email at:
gpinero@theselectgroup.us

Citywide Protection Services conducts regular patrols of Lake Christopher. If your family has planned a getaway, let us know! Feel free to contact Gayle Piñero at The Select Group at 486-6000, or you may contact Citywide directly at 312-9911 so that officers will know to keep an extra eye on your home while you're away.

Suspicious activity in any of the parks or recreational areas of the property may be reported directly to Citywide. An officer will be dispatched immediately. Citywide is authorized to ban and even remove trespassers or anyone engaging in criminal behavior. Let's keep the community safe!

Let's help each other out! If you see that your neighbor is out of town, pick up any newspapers, menus or circulars laying around the home. It may help to prevent a potential break-in.

The **SELECT**
Group, Inc

Five Efficient Organization Tips for Your Busy Life Style

RISmedia 2014

Start Small: If the area you are considering is completely disorganized, don't try to accomplish everything at once. Start with a single project and work forward, building on your successes.

Group Similar Things Together: This is the only way you'll know how much of something you have and when you'll need more. Having multiple storage locations is a recipe for frustration.

Use One Kind of Storage Container: Having uniform hangers, folders, bins and boxes eliminates the visual noise.

Put Things Back Where They Belong: It only takes a few minutes a day to stay organized if you only do this.

Create a Landing Zone: Daily use items such as keys, mobile phones, wallets, etc. can be easily lost. Set a basket or tray on a counter or on your dresser for an easy location to drop these items. That way, when you need them again, you'll know where they are.

REAL ESTATE NEWS

From: Sharon White, ABR, GRI,
REALTOR
your Neighbor, your Real Estate
Professional

William E. Wood & Associates
5308 Indian River Rd
Virginia Beach, VA 23464
sharonsellshmz@cox.net
757-286-9375
Listings * Buyer Representation *
Relocation Services



The New Sign is Finished!



An unfortunate automobile accident in early November damaged one of our signs and some fencing at the Quarry Lane entrance.

After months of delays due to insurance claims process complications, police reports, multiple contractor estimates, backordered fence material, and a search for a new sign fabricator to make an identical sign (the original company is out of business) the new sign is installed and the fence is repaired!

This herculean effort probably called for a ribbon-cutting ceremony and new sign dedication, but this article will have to suffice! Thanks to everybody who worked to make this happen.

LAKE CHRISTOPHER HOMES ASSOCIATION
REGULATIONS FOR THE COMMUNITY PARKS AND LAKE

Revised and approved September 2, 2008

- Lake Christopher Parks are for the exclusive use of Lake Christopher homeowners, renters, and their accompanied guests. No more than 4 guests under the age of 18 are permitted, unless prior approval is obtained from the Park Staff Committee Chair.
- All users of the parks are responsible for their own safety and are fully responsible for their own actions and consequences thereof. All facilities and equipment are to be used "AT YOUR OWN RISK".
- The use of all playground equipment is restricted to children 12 years old and under.
- Children under 10 years old must be directly supervised by a resident at least 12 years old.
- Residents under 18 years old must be accompanied by a Legal Guardian between 8:00 P.M. and 8:00 A.M.
- No alcoholic beverages are permitted, unless advance written approval is obtained from the Park Security Committee Chair.
- No glass containers of any type are permitted.
- Persons using the facilities shall remove or properly dispose of their trash.
- The feeding of waterfowl and other wildlife in any park or in the lake is prohibited.
- No pets of any kind are allowed at any time. (This line item revised to allow Dogs at Christopher Beach with restrictions - consult Specific Regulations for Dogs below).
- No open fires are permitted unless advance written approval is given by the Parks Staff Chair.
- After sunset, all parks are closed to people under age 18, except under the direct supervision and responsibility of a resident at least age 18.
- Everyone using the parks shall conduct themselves civilly, so as not to infringe on or disrupt others.
- Inappropriate or dangerous behavior, or not adhering to these rules, may result in the use of all the parks being revoked.

SPECIFIC REGULATIONS FOR BOATERS

- Boats, sailboards and other watercraft shall be launched and removed from the lake parks only at the ramps provided.
- There is a 72 hour limit on mooring of watercraft at the Common Areas; the boat is to be properly secured to include, but not limited to, requiring that all sails be taken down and furled or removed while the boat is left unattended. In no case will a boat be left overnight at a common area park with its sails hoisted. Failure to comply will result in the boat owner being asked to remove the boat or the boat may be removed, without notice by the association, from the park at the owners' expense.
- Anchoring (vice permanent mooring at a permanent mooring) in the lake of any unattended boat is prohibited at any time. Failure to comply will result in the boat being removed from the lake at the owners' expense. For the sake

of this rule, anchoring is defined as using a temporary bottom holding device to hold a boat in position. Mooring is defined as using a permanently installed fixed mooring system of sufficient weight and strength needed to keep a boat in a fixed position during storm conditions with wind speeds in excess of 60 knots.

- The Board has designated the safe areas for mooring. To install or use any mooring in the common Lake area, the homeowner must first apply to the Board. If all requirements for mooring construction, liability, etc. are met and there is appropriate space, the Board may grant approval for placement and use of the mooring.
- Only electric motors rated no higher than 45 lbs. thrust are permitted.

SPECIFIC REGULATIONS FOR DOGS

Adopted January 2014

Dogs shall be permitted in Christopher Beach Park only under the following conditions:

- A limit of two (2) dogs per lot shall be permitted at any time, both of which must be properly registered and tagged with the Association using the approved LCHA Dog Registration Form.;
 - i. An annual \$5.00 registration fee is required per dog, per lot;
 - ii. The Association's property management company will monitor the annual registration fee and dog permit tags issued by the Association;

- Owners are responsible for proper disposal of all dog waste;
- Dogs shall be permitted within the park from 8:00 a.m. to dusk;
- Except when in the water, all dogs must be leashed and under the Owner's control at all times;
- Owners must adhere to any Virginia Beach City Ordinances, as well as State and Federal Laws, that pertain to pets;

Party Permits

Summer is right around the corner and it's the season when residents like to have parties at our community parks. Please see the website for information on how to reserve a park for your event!

<http://www.lakechristopherhomes.com/parks-and-lake/party-permit/>

These are the policies regarding Parties at Lake Christopher parks. To reserve one of Lake Christopher's parks for a party requires completion of the two forms available on the website.

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, with a check made out to LCHA, refundable after the site has been checked to ensure that trash was removed and the area cleaned. Evidence of port-a-potty rental or a check in the amount of \$20 (non-refundable), made out to LCHA, must be provided PRIOR to scheduled party. The refundable deposit and the non-refundable port-a-potty fee must be separate checks.
- PORT-A-POTTY Rental information:
Spivey Rentals, 757-485-8888 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 (i. e.: dues paid and no violations).
- No alcoholic beverages are allowed unless specifically requested and approved.
- No electronically amplified music or public address systems allowed.
- No animals (including ponies and petting zoo animals).
- All functions to be concluded by 10pm.
- The sponsor is responsible for cleanup of all utilized areas.
- Trash from the party must be removed by the sponsor. Park trash cans CANNOT be used for parties. If a barbecue is used all coals must be removed from the park at part conclusion.

Garden Club News

2014 Yard of the Month Judging Guidelines

1. Compliance with Architectural guidelines of LCHA
 - Ex. Trash cans out of sight
2. Creativity and balance in landscape and design.
 - Use of color or greenscapes
 - Use of hardscapes, ie. pavers, rocks, fountains.
3. Neat, well groomed appearance.
 - Trimmed trees and shrubs
 - Weed free flowerbeds and pavements.
4. Curb areas free of debris.



May Yard of the Month

Yard of the Month:
1508 Lake Christopher Dr.
Bunny and Sharon White

Honorable Mention
1536 Quarry Ct.
Joseph and Marsha Twyman



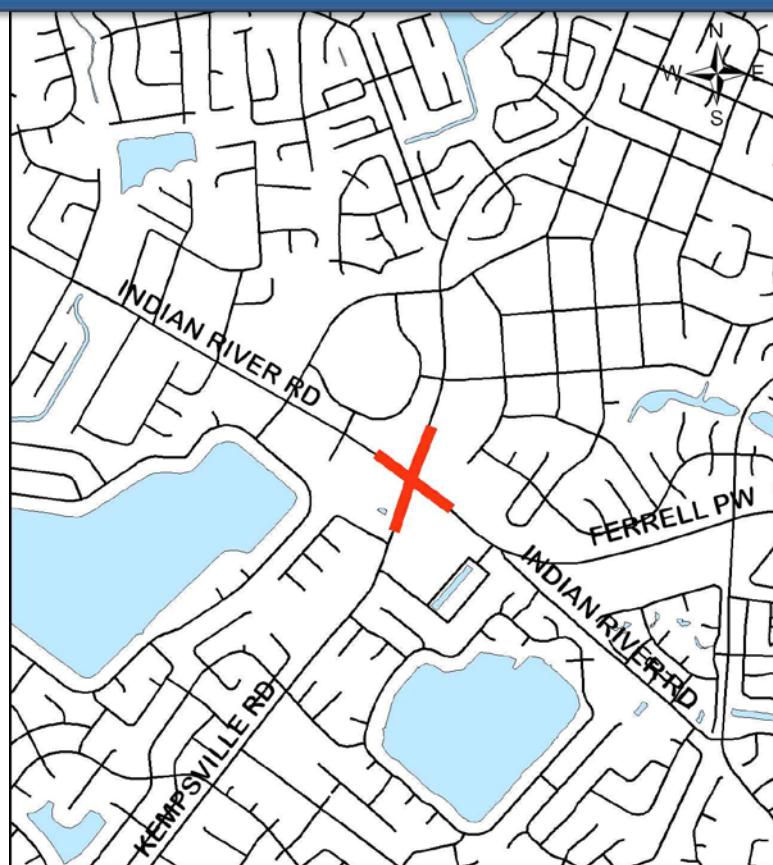
Indian River Road / Kempsville Road Intersection Project

Current Status and Progress (From the City Website)

The project received approval from FHWA and VDOT to proceed to Right of Way acquisition August 6, 2013. The City is in the process of negotiation and has begun making offers to property owners (beginning with the full take parcels). Plans and Plats are being finalized for the remainder. A Phase I Environmental Site Assessment, value engineering and a N.E.P.A. right of way re-evaluation were all recently completed. Public input was provided through a citizen information meeting and a design and location meeting held in 2012 and 2013. A project simulation video can be found on youtube, please search under "Beach CFI".

Click on the link below to see more details and updates:

<http://cipstatus.vbgov.com/ProjectDetail.aspx?id=3195>



Lynnhaven Parkway Construction Update



Current Status and Progress (From the City Website)

Under construction. On schedule. Notice to Proceed (NTP) has been issued to the lowest bidder - American Infrastructure-Virginia, Inc. This is a VDOT managed project, funded by the Governor's Transportation Plan, with City coordination. Design, site acquisition and private utility adjustments are complete. The contractor is currently testing materials, providing samples and schedules for approval and performing other preliminary site work.

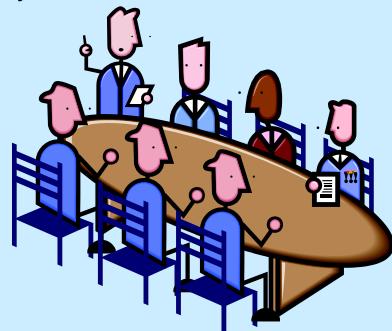
Click on the link below to see more details and updates:

<http://cipstatus.vbgov.com/ProjectDetail.aspx?id=135>

Board & Committee

(from March & April)

- Citywide starts their seasonal patrol schedule on May 1st. Non resident use of parks continues to be an issue, and the board has observed that some residents are reluctant to call Citywide when they see problems at the parks.
- The fence and sign at the Quarry Road entrance has been repaired and replaced. New signs for Christopher Beach are being prepared to reflect dog access and new rules. The new Christopher Beach sign is installed.
- Three Architectural Review applications were processed in March and four in April.
- Planning for the Easter Egg Hunt took place in March / April. The event was a success.
- Planning continues for the July 4th Party. The caterer we used in 2013 is not available, so estimates are being gathered from other vendors.
- The President discussed three potential high-dollar expenses which the LCHA will have to address, some possibly in the near term. These expenses are: perimeter fence repair/replacement, playground equipment safety requirements and lake bulkheads at Christopher Narrows park.
- Perimeter fence repair / replacement: The first potential high dollar expense is replacement of sections of perimeter fence bordering the House Church. This fence is on an easement and is not the responsibility of the homeowners, just like the fences along Indian River Road and Kempsville Road are LCHA maintained.
- Playground equipment safety requirements: The second potential expense is modification of playground equipment areas. These modifications would be required to meet recommendations of our insurance company, consistent and in line with current playground equipment safety standards. The Board is looking into options for addressing the new safety requirements.
- Lake bulkheads at Christopher Narrows park: The third potential expense is replacement of the bulkhead at Christopher Narrows Park. The bulkhead has been inspected and will need to be replaced.
- A new reserve study will be conducted to address the addition of the fence to our long term budgeting requirements.
- The Board discussed the options of a special assessment and/or a dues increase to cover these high ticket items if all three need to be done in the near future.
- Architecture violation letters have started going out. The Committee will publish some Q&A in the next Legacy.

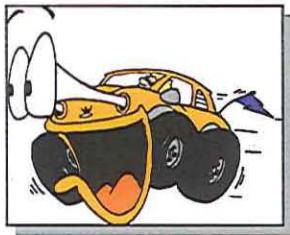


**The Legacy is published 6 times a year.
Don't miss a single issue!**

Please use the contact form on the website to make sure your email address is on our list.

Also, make sure emails from
legacy@lakechristopherhomes.com
are not getting caught or refused by your spam filters.

SUMMER VACATION SAFETY



Vehicle Safety Tips

Larceny from vehicle is one of the major offenses in a vacation area. The majority of these types offenses occur from unlocked vehicles or where valuables have been left in plain view. High theft items include GPS systems, cell phones, MP3 Players, and lap top computers.

Park your car as close to your destination as possible and in a well-lighted space. Be sure to lock the car, close the windows, and place all valuables in the trunk or hide them out of plain view (on the floorboard, under a blanket or clothes, etc).

Many people will leave their vehicles running in front of stores and homes. Never leave your vehicle running while unattended. This is an open invitation for your vehicle to be stolen.

Rental Property

Vacation is a time when we all want to relax; however, security should not be forgotten while we are on vacation. Log all serial numbers and take digital pictures of your valuables for your personal records. Following a few simple crime prevention rules will keep your property safe and your vacation fun and enjoyable.

 Remember to always lock your doors and windows when leaving your property.

Secure all property outside of the home such as bicycles, golf carts, surfboards, kayaks, etc. It is preferable these be locked in an indoor space such as a garage or shed.

When on the property it is still important to remember to secure the doors. Many times people will leave the garage open while at home. If you are not in sight of the area, secure the doors. It only takes a second for a thief to enter an open garage and make off with your belongings or gain access to your home.



Beach Safety

Never leave valuables unattended on the beach. Items such as cameras, MP3 players, and cell phones are easily picked up by the would be thief when left unattended.

Take turns swimming so that there is always someone attending to your belongings.

There are also many types of water tight containers you can purchase at your local dive shop that will allow you to take your money and valuables with you while you swim. If you are alone, a dry bag will keep electronics from getting wet, thus allowing you to swim without worrying that your items will be stolen in your absence.

**REPORT SUSPICIOUS
ACTIVITIES TO THE POLICE
DIAL 911 or 385-5000**

- Going door-to-door in a residential area, especially if one or more persons go to the rear of the residence.
- Waiting or loitering in front of a house or business, if the business is closed or the house is unoccupied. Forcing entrance, or entering your neighbor's house, when it is unoccupied.
- Person running, especially if something of value is being carried.
- Persons loitering around school, park or secluded areas.
- Persons loitering around cars or going car-to-car peering into them, especially in parking lots or on streets.
- Persons detaching mechanical parts or accessories from a vehicle.
- Property in homes, garages or storage areas is suspicious if accumulations are large, or items are in good conditions but not in use.
- Property offered for sale at a very low price.
- Property in vehicles that are not normally found in vehicles (television sets, stereos, guns or auto parts), especially if observed at an unusual hour.
- Property carried by persons on foot, especially suspicious at an unusual hour or unusual place. Very questionable if a person is running and property is unwrapped.

Remember - by paying attention to your surroundings, reporting suspicious activity and making good crime prevention choices where your property is concerned, you can eliminate the opportunity for crime to occur.

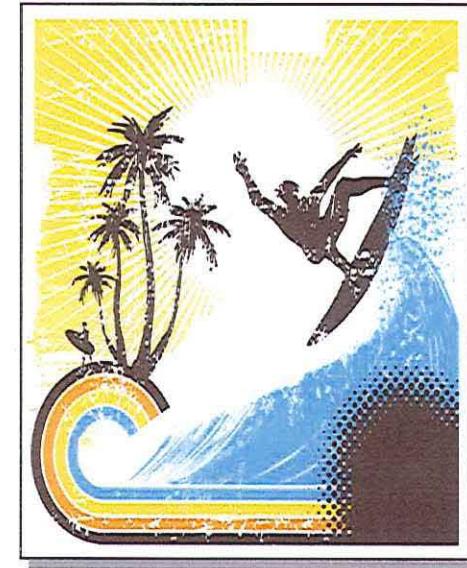
**MAKE SAFE AND RESPONSIBLE
CHOICES ON YOUR VACATION!**



For information on this or any other Crime Prevention topic, please contact:

**Virginia Beach Police Department
Crime Prevention Unit
Phone: 757-385-1006
Fax: 757-385-1064**

**VIRGINIA BEACH
POLICE
DEPARTMENT**



**SUMMER
VACATION
SAFETY**