

The Legacy



August 2009

<http://lakechristopherhomes.com/>

Hope you're having a marvelous summer...

Have you noticed how nice the lake looks this summer? Well, it is not an accident. We work hard to maintain the **water quality** and appearance of the parks. This year, we would like to thank Gary Butterbaugh and Rich Lindgren for applying the Cutrine to the lake at just the right time to be most effective and safe.

We are receiving many compliments.

The Beach Tag project seems to be working out very well, except for a few glitches in the beginning. If you lose your tag or find one, let the Property Manager know as soon as possible. She has a record of the numbers on the tags so that they can be returned to the owner.

Lots of people are out enjoying the simple joy of walking and biking around the lake, especially since the weather has been so kind to us this year. **The community owes a big thank you to those walkers and riders who took the time to pick up a little trash along the route.** You know who you are, even if we don't know your names, thank you so much. It's people like you who make this neighborhood what it is. We don't have much to say to the people who discard their trash in the streets (they probably don't read this anyway) but if you do.... STOP IT!

4TH OF JULY...We would like to thank the following individuals for making the 2009 4th of July picnic a complete success.

- Starbuck's – for 1lb of ground coffee
- Bruster's – for the Ice Cream cone gift certificates
- Sam Short and Chili's Restaurant – for the chips, meal gift certificates, tee-shirts and more
- Patrick Byrd – The Best DJ in town
- Malbon's Catering – excellent food
- Leigh Stevens - for help through the whole Process
- Amanda Brown – for help in collecting money, and help at the picnic
- Also Jenny, Dick, and other board members especially Mitch Stevens, Board member and Social Committee Chair who has manned the helm for this particular project for the last 3 years.

Mitch has managed to carry off all the details of a party like this while working two jobs and a bum knee. Thank You Mitch, for a job well done. Make sure you check out the Halloween Party flyer in this issue.

We have had many requests for private party permits and for the most part, everyone has been very good about following the rules of the park. There have been, however, some complaints about party goers drinking **alcoholic beverages** on the beach area and in the playground. While your guests are welcome to use the facilities, the park is also

open to all residents and it might be a good idea to confine consumption of adult beverages to the party area which should be under the shade trees in the grassy area on the parking lot side.

Fall Garage Sale... The next sale is scheduled for Saturday, October 3. An ad will be placed in the newspaper thanks to the members of the Garden Club so all you have to do is open up your garage door and wait for the onslaught. If you would like to donate your leftovers to charity, a truck will be around after 3 pm to pick them up. Just leave them at the curb in front of your house.

Speaking of the **Garden Club**, they are making a generous donation to the community in the form of **replacing some sick trees** in the Beach Park near Waff Rd. The old trees will be removed this summer and new shade trees planted in the fall. The donation comes from proceeds of the Poinsettia Sale held the first Saturday of every December. Thanks to all who have contributed by purchasing a Poinsettia plant, which by far are the finest you will ever see. The Garden Club is responsible for planting most of the existing trees at the all of the parks over the last 30 some years.

Garden Club News

September 14, 2009 (please note we are meeting on the 2nd Monday due to the Labor Day holiday on the first Monday)

Ice Cream Social – 7:00 p.m.

Hostess – Juanita Summers

5224 Captains Run

Ice Cream will be provided; please bring a topping or something to eat with the ice cream. Our dues are \$10.00 a year and are payable at our September meeting. If you will miss this meeting, please contact Mary Ann Kincaid, our Treasurer.

October 5, 2009

Program and Hostess to be announced

The Garden Club welcomes any resident to join us on the first Monday of the month at 7:00 p.m. for an evening of discussing gardening ideas and neighborly socializing. For more information, contact Sue Edwards, President, at 495-3551 or smewalks@aol.com.

May Yard of the Month

Sandy Criswell at 1705 Lake Christopher Drive

May Honorable Mention

Ruth and George Brooks at 1736 Lake Christopher Drive

June Yard of the Month

Gale and Mike Petroski at 1552 Harbor View Court

June Honorable Mention

Betsy and Scott Cassidy at 5109 Long Beach Court

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Let me show you how to get the most out of what you have.

Lake Christopher Homes Association Presents



The 1st annual Halloween costume contest

At the Main Park

Saturday October 24th at 2:00 PM

Costume judging starts at 2:15 PM

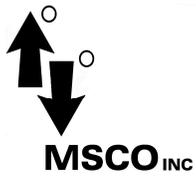
*A best costume prize will be awarded for each
group*

- *0-3 age group*
- *4-6 age group*
- *6-9 age group*
- *10 and over*

Cupcakes and cider after the contest

Rain Date Sunday October 25th 2:00PM





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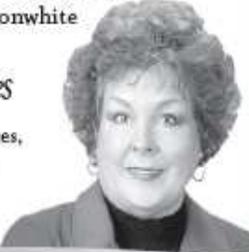
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**REAL ESTATE NEWSby: Sharon
White, ABR, GRI, Realtor
William E. Wood & Associates**

***your Neighbor, your Real Estate
Professional***

TODAY'S MARKET

“Just tell me what is going on?”

These are words I hear every day from both Sellers and Buyers and from you, my friends and neighbors.

Well, most importantly, we are fortunate to be in Hampton Roads (compared to Florida, California, Nevada, etc.) Our area enjoys a huge Military presence as well as a low unemployment rate. This is a tremendous help to our Real Estate Market.

In June 2009, we had 14,284 listings on the market compared to 15,300 in June 2008. That's a -7% decline. That is good news since it shows our inventory is balancing. A “healthy” Real Estate Market has a 6 month supply of homes to sell. We now have a 10 month supply, last year a 12 month supply. That is good news for Sellers since it means their homes will most likely sell quicker. Homes still need to be priced correctly however. We have seen sales prices for homes in Lake Christopher drop \$15,000 - \$20,000 from what they were selling for last year this same time due to the downturn in the economy.

For Buyers, it is a great Market. Inventory is still high, rates are still low and we have the \$8000 First Time Homebuyers Tax Credit. This helps Sellers as well since when first time buyers take advantage of this and buy a home, the Sellers of that home buy a home, creating a domino effect. I just sold a house in Lake Christopher that was the 4th house in a succession of house sales, meaning we had 4 Buyers and 3 Sellers in that scenario. Then, the Lake Christopher Sellers moved out of State and bought a house – so the domino effect continued.

An important problem we are facing is foreclosures. Lake Christopher has already had 4 this year and there will most likely be others. No neighborhood is immune. Data shows there is a foreclosure “shadow” market of nearly 700,000 homes in the United States that will surface soon. These home sales will affect resale prices as they become more prevalent and appraisers are forced to consider them as comparisons. It is something we will certainly keep an eye on and discuss at a later date.

For more information: 757-286-9375
sharonsellshmz@cox.net
Paid Advertising by Sharon White

**BOARD OF DIRECTORS AND
COMMITTEE CHAIRS**

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495-3996 1441 Lake Christopher Dr
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Park Staff: Jenny Pfeiffer
532-5457 1525 Lake Christopher Dr.
jennpfe@regent.edu

Social/Recreation: Mitch Stevens
222-0743 5192 Shorecrest Ct
mitchleigh@aol.com

Attention New Residents!

We have compiled a new **Lake Christopher Directory**. You should have received it in the mail with this newsletter. If your name is not included or there are some changes you would like to make; if you have moved here very recently, or are a new renter,

OR

If you would like to receive this newsletter by email

please fill out this form and drop it off to:

**Richard Schwarz, 1505 Lake Christopher Dr.
495-3650
dickjack@verizon.net**

Name: _____

Address: _____

Phone: _____

Email: _____

Comments: _____

SOUNDING BOARD

Have a gripe? Thank someone, or just make a comment...

Call Donna at 495-3996 or email: cldochris@earthlink.net and if it's clean we'll publish it.

I have this pet peeve that occurs every Friday which is tied into garbage day. Why is it that people think that you are single you won't have a full can and they can just offload their garbage into your can? And when it doesn't fit, they just cram it in anyway? So I end up cleaning up their garbage from the street because it just fell out of my over-crammed garbage can. Now I know you are going to say, "Talk to your neighbors..." I have and most of them now ask me first, but again this Friday, I was cleaning up from the same problem. Don't know who did it, but I am tired of it. It's my can. Ask first...Sally Parsons

I was listening to Mitch give his farewell speech at the 4th of July picnic and remembering when he first came on the Board of Directors. They had just moved into LC when he volunteered. I know he had no idea what he'd gotten into, but he stepped up to the plate and took on some of the hardest tasks we had asked of him. The care of the Lake and keeping it clean, and the parties for the holidays all fell to him to manage and..... what a trouper. Not missing a beat, he took charge and moved us forward. Some stumbling blocks, but thanks to the foresight of his predecessors, he was able to give us some really fun times, both for our children and for us...THANK YOU, MITCH....



R E M I N D E R



To the residents of LAKE CHRISTOPHER HOMES ASSOCIATION

There have been numerous complaints of residents throwing cigarette butts and other trash items to the ground in the parks and recreational areas throughout the property. Not only is this practice unsightly, but poses as a potential fire hazard.

We kindly ask that when visiting the parks, please be sure to remove any trash that you may have and dispose of it properly. Under no circumstances should anyone dispose of cigarettes in the common areas and flowerbeds on the property. For those smokers in the community, the Association must urge you not to throw cigarettes on the grounds, and ensure that all cigarettes are properly disposed of at all times.

P L E A S E B E C O N S I D E R A T E !

There have recently been reports concerning the improper disposal of dog waste within the community. Please think of the health and safety of your fellow residents and their dogs when you take your dog for a walk. Dog waste is unpleasant and a health risk! Some risks associated with dog feces are blindness in children due to Toxocariasis, and the transmittal of parasites such as tapeworms and other diseases from one pet to another.

We are asking all pet owners to ensure that dog waste is promptly removed and properly disposed of at all times.

T H A N K Y O U !!!



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