



# Ashbrook Community Newsletter

Volume 2 Issue 4

November 1, 2008

### SPECIAL POINTS OF INTEREST:

**BE ON THE LOOKOUT FOR YOUR 2009 ANNUAL DUES BILL FOR \$242. IN EARLY DECEMBER, DUE AND PAYABLE BY JANUARY 1. MEMBERS IN GOOD STANDING MAY OPT TO PAY IN FULL OR IN 4 QUARTERLY INSTALLMENTS OF \$60.50 EACH DUE JAN. 1, APRIL 1, JULY 1, AND OCTOBER 1. PLEASE PAY ON TIME TO AVOID THE \$15 LATE CHARGES**

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## From The President

Sue Herr

Hello Neighbors! I hope you all have had time to take a look at the clubhouse. What a difference! We will be hosting an OPEN HOUSE on November 16th from 2:00-4:00 p.m., complete with cake and beverage. Thanks to all of the members of the Exploratory Committee and to all of you who made suggestions in ways to improve the clubhouse.

Thanks to Stephanie Provo and her committee for a grand picnic. I believe this was the biggest turnout EVER!!!! Watch for news from the Social Committee for Christmas events that will be here before you know it.

We are making great strides in bringing our neighborhood into compliance with our covenants and I want to thank all of you who have made positive comments concerning the general appearance of our neighborhood as well as the common areas. We will continue to strive for improvements in our neighborhood. As always, a big thanks to those of you who pick up the trash that is discarded by some of our less considerate neighbors.

We are continuing to work with the police to end trespassing and some illegal activities that have been reported by our

residents. PLEASE if you happen to see anything that is cause for concern report it to the authorities.

With all of our improvements we are still working to make it even better. There are plans to resurface the tennis courts, add more walking paths, additional landscaping and much much more. Please sign up for a committee and get involved with your neighbors and make a difference.

All of us on the board welcome your comments and suggestions and will try to answer any questions you may have. Have a great Fall and stay tuned for more news!!!

## WE NEED A FEW GOOD MEN AND WOMEN----WHO CAN MAKE THE TIME TO BE PLAYGROUND MONITORS!!

We are again having a problem with outside young adults driving here and trespassing by coming into the playground area and skateboarding, in the weekday late afternoon hours, and need to find a way to clear them out. They are intimidating our own younger teens and making it dangerous for smaller kids to be up there on the concrete.

If we can have some teams of 2 adults who have scheduled times, perhaps for an hour, to

be up there, either in their car or sitting at the picnic table or walking around, who can call the non-emergency police number and get them to check them out every time they come in here, we can easily solve this problem. Once a few of them get arrested for trespassing, as happened last Spring, word will quickly spread and they will stay out of here. HOPEFULLY THIS MONITORING WILL ONLY HAVE TO BE DONE

FOR A SHORT TIME. If you have any interest in helping us retain Ashbrook’s recreation facilities for our resident kids, and their accompanied guests only, please contact William Megginson, Chair of Safety and Security Committee, at 433-9109 or [meeggmo-bile@gmail.com](mailto:meeggmo-bile@gmail.com), or Don MacQueen, Board Member at 901-3924 or [bigsav-ingstravel@itilink.com](mailto:bigsav-ingstravel@itilink.com) for more details about this plan.

## Social Committee

Stephanie Provo

### OUR NEWLY RENOVATED CLUBHOUSE IS READY

FOR RESIDENTS (IN GOOD STANDING) TO RENT FOR YOUR BIRTHDAY PARTIES, REUNIONS, GRADUATIONS, ANNIVERSARIES, RECEPTIONS, FAMILY GET-TOGETHERS, AND OTHER NON-COMMERCIAL EVENTS. \$75 PER DAY NON-REFUNDABLE MONEY ORDER RENTAL FEE DUE WITH THE RESERVATION, AND A CASH \$150 SECURITY DEPOSIT WHEN YOU GET THE KEY. CONTACT ED RODRIQUEZ AT 873-1715 FOR MORE INFO AND TO MAKE RESERVATIONS.

On behalf of the social committee, I would like to thank anyone and everyone that helped in making this year's BBQ a huge success. From those who got us the meat, got up early to cook the meat, chopped the meat, set up tables, served food, monitored the moon bounce, tattooed and face painted people, to people who shopped and got us good deals to save us money, and to everyone who stayed to help clean up. We had a great time this year and were pleased with the huge turn out we had. I hope you enjoyed the moon bounce, got a chance to get on the FunBus, ate lots of food, danced a little bit, played games, won a door prize, ate some watermelon, and most of all had a wonderful time. I can't thank everyone enough for their hard work and dedication that was put into this year's picnic. Thanks again and I look forward to planning next year's event.

Well, this year is not over so we have some more activities lined up for the upcoming holiday season. On Friday, December 5<sup>th</sup> at 7:00pm we will have an Adult Christmas Party at the clubhouse. And on Sunday, December 7<sup>th</sup> from 2:00 – 4:00 we will have our annual Santa party for the kids. Santa will be on hand to take pictures with all. Please look for more information on the website and sign board at the entrance. Mark your calendars now and plan to attend the Christmas events. Have a wonderful holiday season and a Happy New Year!

### Thank you to all those who donated door prizes for our annual picnic.

Outback Steakhouse  
Spinnakers Restaurant  
GiGi's

Max & Erma's Restaurant  
Uno's Chicago Grill  
Hot Tamale  
The Boathouse  
Baker's Crust Café  
VA Physicians for Women  
Gifts & Flags  
Quality Landscape Solutions  
Sandy Bernard with Mary Kay  
Angie Killion with Reese's Cupcakes  
Dawn with Mommy's Baby Cakes  
Ukrops  
Clothesline Consignment Store  
Friendly's  
Anita with Candlelight  
Modern Woodmen

And a special thank you to Rita's for coming out to serve us all free icees. What a treat! And for the Fun Bus, our awesome DJ Rick Pfamatter, and Inflation Nation for the moon bounce.

## Feral Cat Colony

Kelly Rice

Have you noticed a lot of cats outside your home? Well, they may not be domestic pets...they very possible are feral cats. Recently, I took notice of a pack of 5 cats hanging around with 1 domestic cat. It became obvious that the 5 were feral. I began to feed these cats trying to figure out what to do. I watched them and from what I have gathered there was a total colony of about 30 wild cats. They have made their home in the wooded areas and the drains. I reached out to every cat organization in Richmond. I was hit with a harsh reality I knew to be the case...all the shelters are over populated with cats. Animal Control will not pick up wild cats. No one is concerned except for anyone

living where these colonies are multiplying. I love animals. I don't want to destroy these animals. I just want to control them. I did trap some of the cats and tried unsuccessfully to domesticate them. With some research, I discovered the SPCA will Spay/Neuter a feral cat; provide a rabies shot and medication for parasites for free. The SPCA will test the feral for Feline Leukemia for \$17.00 and put the cat to sleep if you choose if they test positive. You must schedule a time to trap a wild cat and set an appointment. You can help the cats and our community. I have already made a small dent in the colony, but there is work to still to be done. I am more than happy to explain in detail to any-

one how the process works. Some feral cats do carry feline leukemia and this can threaten the life of a domestic cat that has a fight with the feral cat. There is no way to determine how the feral cats came to Ashbrook. They are here. The winter will bring on the cats first heat and more litters of kittens. The feral cats will survive the winter; they are wild. If your cat is not neutered then the SPCA does have a low-cost program to help you also. If you are interested in dedicating some of your spare time to helping keep the feral colony population from increasing then please contact me, Kelly Rice: 201-6802

### CLUBHOUSE OPEN HOUSE

NOVEMBER 16, 2008  
2:00—4:00 PM

# Ashbrook Community Budget

Angela Day



**PROPOSED  
Ashbrook Community Association  
Annual Budget-FISCAL 2009**

**INCOME**

Assessments *	\$163,459
Past Due Collections*	\$25,000
Storage Income *	\$3,600
Club House Income *	\$1,500
Interest Income *	\$200
<b>TOTAL INCOME</b>	<b>\$193,759</b>

**EXPENSES AND RESERVES**

Management Fee *	\$30,000
Other Expenses*	\$22,530
Social Committee	\$2,850
Picnic	\$3,700
Safety and Security Committee*	\$7,425
Architectural Review Committee	\$100
Historical Document Committee	\$100
<b>GENERAL ADMINISTRATIVE</b>	<b>sub-total \$66,705</b>

Electric	\$4,500
Water/Sewer	\$1,000
<b>COMMON AREA UTILITIES</b>	<b>sub-total \$5,500</b>

Ground Maintenance *	\$35,600
Lake Maintenance*	\$20,724
Clubhouse and Common Areas Maintenance & Repair *	\$60,230
<b>MAINTENANCE COSTS</b>	<b>sub-total \$116,554</b>

<b>TOTAL EXPENSES</b>	<b>sub-total \$188,759</b>
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<b>CONTINGENCY EXPENSES **</b>	<b>\$5,000</b>
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<b>TOTAL EXPENSES AND RESERVES</b>	<b>sub-total \$193,759</b>
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<b>NET INCOME</b>	<b>\$0</b>
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**ATTENTION:  
RETIREE'S AND  
"STAY-AT-HOME'RS".**

**OUR NEWLY  
RENOVATED  
CLUBHOUSE IS  
HERE FOR THE  
ENJOYMENT OF ALL  
ACA MEMBERS. IF  
YOU WOULD LIKE TO  
GET A GROUP OF  
RESIDENTS  
TOGETHER FOR  
DAYTIME GAMES OF  
BRIDGE, MAH-JONG,  
BUNKO, CHECKERS,  
CHESS, QUILTING  
OR CRAFTS, KIDS  
PLAY GROUPS, OVER  
50'S LUNCHEONS  
AND SOCIALS, ETC.,  
YOU CAN USE THE  
CLUBHOUSE AT NO  
CHARGE !! OUR  
SOCIAL/  
RECREATION  
COMMITTEE WILL  
HELP YOU GET IT  
ORGANIZED AND  
RESERVE THE TIMES  
FOR YOU. CALL  
STEPHANIE PROVO  
AT 608-1566 OR EMAIL  
STEPHANIEPROVO@  
HOTMAIL.COM .**

Notes:

\* See Attached Details & Assumptions

\*\* Any contingency expenses not spent in the fiscal year will be considered additions to capital reserve.



**PROPOSED  
Ashbrook Community Association  
Annual Budget-FISCAL 2009  
Details and Assumptions**

**Income Details & Assump-  
tions**

**Assessments**

	\$242 x 711	
Regular Assessment	homes	\$ 172,062
Allowance for bad debt	5% allow- ance	<u>\$ (8,603)</u>
		\$ 163,459

**Past Due Collections**

Past Due Collections		\$ 10,000
Late Charges	\$15/home x 4 billings	\$ 9,000
Recovery from Ray May		<u>\$ 6,000</u>
		\$ 25,000

**Storage Income**

Storage Income	\$240/slot x 15 occu- 36 slots available	<u>\$ 3,600</u>
		\$ 3,600

**Club House Rental**

Rental fee	\$75 Fee x 1 rental	\$ 2,250
Caretaker	\$25 rental	<u>\$ 750</u>
		\$ 1,500

**Interest Income**

Money Market Interest Account	30,000	<u>\$ 200</u>
		\$ 200

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## Expense Details & Assumptions

### **Management Fee**

Two Year Contract	\$	30,000
	\$	<u>30,000</u>

### **Utilities**

Water/Sewer	\$	1,000
Electric	\$	4,500
	\$	<u>5,500</u>

### **Other Expenses**

<i>Common Interest Com-</i>		
<i>munity Fee</i>	\$	1,000
<i>Capital Reserve Study</i>	\$	2,000
<i>Legal Expenses</i>	\$	3,000
<i>Chesterfield County</i>		
<i>Taxes</i>	\$	250
<i>Tax Return</i>	\$	500
<i>Corporation Fees</i>	\$	200
<i>Insurance</i>	\$	5,000
<i>Audit Expense</i>	\$	2,500
<i>Webpage and Email Dis-</i>		
<i>tribution</i>	\$	480
<i>Newsletter</i>	\$	3,600
<i>Postage</i>	\$	4,000
	\$	<u>22,530</u>

### **Safety and Security**

Additional Security		
As Needed	\$	5,000
National Night Out	\$	800
Neighborhood Watch	\$	500
Promotional Items	Magnet 1,000 needed	\$ 750
Door Knockers	2,000 needed	\$ 175
Speaker/Program	Self De- fense/Inter net Safety	\$ 200
		\$ <u>7,425</u>

**Ground Maintenance**

Grass Cutting/Trimming/	\$ 30,000
Additional Trees/Shrubs/Plants	\$ 3,000
Cutting & Bush hogging	\$ 1,000
Sign Maintenance	\$ 600
Lighting	\$ 1,000
	<hr/>
	\$ 35,600

**Irrigation Contract/Lake Maintenance**

Dewinterize, winterize system	\$ 700
Install Power to bank and 1 aerator for stagnant water by parking lot cove.	\$ 5,000
Fountain Maintenance	\$ 800
Algae Treatment	\$ 7,000
Lake study by VCU	\$ 3,000
Restock lake with fish based on VCU Study	\$ 2,224
Repairs	\$ 2,000
	<hr/>
	\$ 20,724

**Clubhouse Maintenance & Repair**

Wood Preservation	\$ -
Paint	\$ 500
Weed killing	\$ 800
Sand - Playground	\$ 400
Pave Clubhouse Parking Lot	\$ 8,000
Resurface Tennis Courts	\$ 6,470
New roof on Pavilion	\$ 2,300
New roof on Gazebo at fishing dock	\$ 760
Repair walking paths	\$ 30,000
General Clubhouse	\$ -
Shore up deck from erosion	\$ 10,000
Rental of Power Equipment (when needed)	\$ 1,000
	<hr/>
	\$ 60,230

**Social Committee**

Social Committee Expenses and Kids	
Fishing Day	\$ 2,850
Picnic	\$ 3,700
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	\$ 6,550

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**Architectural Review Committee**

Paperwork \$ 100

**Historical Document Committee**

Paperwork \$ 100

**Contingency Expenses** (ex: Emergency Tree Removal)

\$ 5,000

\*For any revisions or changes to the proposed 2009 Budget, please contact [angela\\_day\\_ashbrook@yahoo.com](mailto:angela_day_ashbrook@yahoo.com)

# ASHBROOK---A REAL "JEWEL"

Don MacQueen

Let me ask you a question—Where else in the suburban Richmond area can you buy a 3 bedroom, 2 bath lakefront home in a covenanted community for \$209,000? Where else can you buy a 5 year old 2100 square foot two-story home with a 2 car garage in a top rated school district for \$235,000? Where else can you buy the above homes where the community is not turning into an old, run-down subdivision with homes consistently losing value and with owners or renters who just don't care?

In my opinion, Ashbrook is definitely the best value in Richmond. Move most of our homes into the West End and you'd pay at least \$50,000 more to buy them. Look around us—everything that is adjacent to Ashbrook has got to be new construction—either residential or up and coming new commercial and retail---no old dilapidated homes and buildings. As Harpers Mill builds out with 2500 new homes that are much more expensive than comparable homes in Ashbrook, our homes can only go up in value. As far as the negative comments about the Hancock Village Shopping Center with a Wal-Mart going in nearby---ride out to West Broad Village across the street from the Wal-Mart in Short Pump where many of the condos and attached homes, \$300's and up, are actually above the retail stores, and the developers are following the popular trend of siting homes as close as possible to retail and office buildings for the convenience of the residents.

Another reason why our community will continue to increase in home values is because we have

covenants that require the owners to maintain their houses. Strict covenant enforcement will mean "slum lords" won't be owning homes here, and residents who want to keep "junked-up" yards and decrepit houses discover that in order to retain their "desired lifestyle" they need to go where there are no covenants and restrictions.

Again in my opinion, some residents have a real misconception about Ashbrook. From a member of a former Board here, and from a few residents, I have heard over and over "Ashbrook is a neighborhood of starter homes and is just a stepping stone" or "residents here are in the lower income brackets". Well, I take issue with that. Yes, there are many young residents who will start out here and in time end up in more expensive neighborhoods; however there is a huge group of residents here who certainly could have a much larger home in a "more affluent" subdivision if they so desired, yet they have chosen Ashbrook as their "retirement" community; or perhaps chosen to have a smaller home because there are only one or two occupants; or perhaps younger "doing-very-well" families who have opted to not be "house-poor" and bound to a huge mortgage. In my six years here, I have met many residents who have great, high-paying jobs, or have had successful careers and have excellent retirement packages.

Just because Ashbrook has smaller homes does not mean that we cannot have homes and yards that are just as "nice" as the more expensive subdivisions. It is self-respect and pride in your own property and your commu-

nity that makes for neat and well maintained houses and yards. Imagine, if we can enroll every owner in Ashbrook in that vision ---711 neat, well-planted yards, and 711 kept-up-well homes, combined with all of the improvements and maintenance going on in our common areas, wouldn't you agree that this community would rival many of the much more expensive ones?? Please take a look around you, and see what you can do to help us realize this vision for Ashbrook. Thanks.

## HELP NEEDED!!!

TAKE PART IN ASHBROOK !!! JOIN OUR SOCIAL/ RECREATION COMMITTEE, OUR BUILDINGS/ GROUNDS/LAKE COMMITTEE, OUR SAFETY/ SECURITY/ NEIGHBORHOOD WATCH COMMITTEE, OR OUR FINANCE/ AUDIT COMMITTEE. PLEASE HELP US CONTINUE TO MAKE ASHBROOK A BETTER COMMUNITY. CONTACT OUR COMMITTEE CHAIRPERSONS FOR INFORMATION

# Neighborhood Watch Program—Suspicious Activity

## What is "Suspicious Activity?"

The effectiveness of our police agency is enhanced by active participation on the part of the citizens they serve. When you call to report suspicious persons or activity, you may not only aid the police, you make your community a safer place to live.

Some people fail to call the police simply because they are not aware of what might be suspicious. Other people notice suspicious activity and hesitate to call for fear of being labeled as "nosy" or a "crank." Others feel that someone else has already called the police.

## Obvious Things to Watch For

- A stranger entering your neighbor's house when it is unoccupied, may be a burglar.
- A scream heard anywhere may mean robbery of assault.
- Offers of merchandise at ridiculously low prices could mean stolen property.
- Anyone removing accessories, license plates or gas from a vehicle.
- Anyone peering into parked cars may be looking for a car to steal or for valuables displayed inside.
- Persons entering or leaving a business place after hours could mean burglars.
- A sound of breaking glass or loud explosive noises could mean an accident, burglary, or vandalism.
- Persons loitering around schools, parks and secluded areas could be sex offenders.
- Persons loitering in the neighborhood who do not live there could be burglars. Anyone forcing entrance to, or tampering with a residence, business or vehicle should be reported.

## Not So Obvious Things to Watch For

Not every stranger who comes into your neighborhood is a criminal by any means. There are many perfectly legitimate people moving around our neighborhoods all the time. Some criminals do take advantage of this fact by assuming the guise of salespeople, repairmen, and service people.

You can protect yourself by checking the identification of all solicitors, meter readers, and repairmen prior to allowing them to enter your home.

- **Someone going Door-to-Door in your Neighborhood** If, after a few houses are visited, one or more persons tries a door to see if it is locked, looks into windows or goes into a back or side yard, it could be a burglar. This may be even more suspicious if one person remains in front while this happens or has a car that follows them from a few houses away.
- **Juveniles walking casually through the neighborhood looking into cars, backyards, etc.**
- **Persons running, especially if carrying something of value.**
- **Someone carrying property.** If it's an unusual hour, or an unusual place, or if the property is not wrapped.
- **Persons exhibiting unusual mental or physical symptoms.** They may be injured, under the influence of drugs, or in need of medical or psychiatric assistance.
- **Human traffic to and from a certain residence.** This would not be suspicious unless this occurs on a daily or very regular basis; especially during late or unusual hours. This could mean vice activities.
- **Persons taking a shortcut through a backyard.** They may have broken into someone's

home.

- **Parked, occupied vehicles that contain one of more persons.** If it is an unusual hour the occupants may be lookouts for a burglary.
- **Vehicles moving slowly and without lights or following an aimless or repetitive course.** Particularly in the areas of schools, parks, and playgrounds. The occupants may be searching for a place to rob or burglarize, or they may be involved in drug or sex offenses.
- **Vehicles being loaded with valuables in front of a closed business or unattended residence.** The vehicle may even look like a legitimate commercial vehicle.
- **Apparent business transactions conducted from a vehicle.** This could mean possible drug sales.
- **Persons being forced into vehicles.** Especially if juveniles or females, may mean a kidnapping.
- **Abandoned vehicles parked on the block.** May be a stolen vehicle
- **Open or broken doors or windows at a closed business or residence.** If the owners are absent, this could mean a burglary that has been completed or is in progress.
- **A beam from a flashlight in a neighbor's home.** Especially if they are away.
- **Persons wearing or carrying bloody clothing.** Could be a suspect or victim of a serious crime.
- **Persons making a quick change of vehicles.** May be attempting to elude the police or abandoning a stolen vehicle. Some, if not all of the situations described could have innocent explanations. We would rather investigate a situation sooner than before it is too late.

BOAT, TRAILER, RV, AND TRUCK STORAGE SPACES IN THE CORRAL AVAILABLE, TO MEMBERS IN GOOD STANDING, FOR \$240 PER YEAR PAYABLE ON A QUARTERLY BASIS. CALL ACS WEST (CHARLES SMALL) AT 282-7451 FOR DETAILS.

CANOE AND BOAT STORAGE SPACE IN THE BOAT RACK ON THE DAM AVAILABLE, TO MEMBERS IN GOOD STANDING, FOR \$50 PER YEAR. CALL ACS WEST (CHARLES SMALL) FOR DETAILS.

## Building & Grounds

Bill & Jo Ann Ruitenberg

### "TEXAS HOLD'EM" AND "CANASTA"

#### ASHBROOK CARD PLAYERS' NIGHT !!!

6:30 P.M. TUESDAY  
NOVEMBER 18 AT THE  
CLUBHOUSE.  
COME OUT AND PLAY!!!  
MEET NEW FRIENDS,  
SMOOZE WITH OLD  
FRIENDS, HAVE SOME  
REFRESHMENTS, PLAY  
SOME CARDS, AND ENJOY  
YOUR NEWLY  
RENOVATED  
CLUBHOUSE !!! (A NO  
SMOKING FACILITY).  
LIMITED SEATS  
AVAILABLE---CALL PAT  
TAVENNER AT 639-2023 OR  
EMAIL  
[PTAVENNER@ITILINK.COM](mailto:PTAVENNER@ITILINK.COM)  
M TO SIGN UP !!!

This will be the last news letter for 2008, so we would like start by wishing all of our neighbors in Ashbrook our very best wishes for a happy holiday season and all of the best for a happy and prosperous 2009!

It's hard to imagine that another year has flown by! We have accomplished many projects and much needed improvements over the past year and we are looking forward to keeping that trend going into the upcoming year. The recent completion of the clubhouse renovation was the icing on the cake for 2008.

You will soon see the planting of our fall/winter flowers. We are in the process of having a professional design in our flower beds which will include

more perennials thus cutting down on this expense as these plants will come back each year.

As we look forward to 2009, some of the projects we have planned include the resurfacing and upgrade of our tennis courts. They are in much need of repair and a little TLC. And so with the increased use of these facilities we have noticed this year and at the request of many residents we are going to give this high priority for 2009. Another major project we're looking at is the shoring up of the deck behind the clubhouse. The erosion which naturally occurs around the shore line has created some problems in that area, so we will be looking to go forward with a permanent solution to get that taken care of.

We still meet on the first Tuesday of each month at 7:00 P.M. in the "newly renovated" clubhouse and are still in need of some new committee members and as always any ideas or suggestions are always welcome. As a final note we wish to extend a huge "thank you" to all of you who have shown up for clean up projects and other things we needed help for over the past year. We have rapidly become the "BETTER ASHBROOK" we are all striving for.

Co Chairs: Bill & JoAnn Ruitenberg  
Lake: Jerry Oakley  
Playgrounds: Bill Walton  
Board Member: Don MacQueen

## Need To Order A Disclosure Package? Charles Small

Need to order a disclosure package? Please call ACS West, Inc. and ask to speak to Lee Ann. She will take all the important information in order to create a disclosure package. Please be ready to give the buyers name, tentative closing date and both closing attorneys names. It can take up to fourteen days to have a package prepared for pickup. Be aware that if you do not provide a package to your purchaser, then they may be able to withdraw from the contract without penalty.

## Treasurer's Report Don MacQueen

As of October 13, 2008:

Our checking account balance was \$ 35,981, plus our Money Market Balance of \$31,148., which gave us total funds of \$66,129 in the bank.

Of the \$43,016 dues billings for October 1, 231 residents, (32%) have not paid, for a total of \$13,710 still due. 45 of those 231 accounts were already in collections for prior past-due balances.

We have received the Attorney's report for August and September, and he collected \$7300 in past dues during that period. He has just filed warrants in debt against 36 more past-due residents.

If you would like a detailed financial report, please email me at [bigssavingstravel@itilink.com](mailto:bigssavingstravel@itilink.com) and I will be glad to furnish it.

HOW ABOUT A FUN  
FILLED NIGHT OF  
HOLIDAY FESTIVITIES,  
MUSIC AND A TOUR OF  
SOME OF RICHMOND'S  
MOST BEAUTIFUL (AND  
TACKY) HOLIDAY LIGHTS  
DISPLAYS.  
THE BUS TOUR WOULD  
START AND END AT THE  
CLUBHOUSE PARKING  
LOT.  
IF YOU ARE INTERESTED  
IN THIS OUTING (NO  
DATE HAS BEEN SET YET)  
PLEASE RESPOND BY  
PHONE 739-3814 (LEAVE  
MESSAGE) OR BY E-MAIL  
TO  
[BEATTYCA@YAHOO.COM](mailto:BEATTYCA@YAHOO.COM)  
OR TO ASHBROOK'S E-  
MAIL.

# Calendar of Events

## November 2008

Sun	Mon	Tue	Wed	Thu	Fri	Sat
						<b>1</b> 12p PRIVATE PARTY FOR BETH WORLEY 690-1072
<b>2</b>	<sup>3</sup> <b>6:00—8:00 pm</b> Ashbrook Commu- nity Night at Infla- tion Nation	<b>4</b> 6p Architectural Review Board  7p Buildings/ Grounds/Lake Committee	<b>5</b> 7p Social Commit- tee Meeting	<b>6</b>	<b>7</b> 12a Private party for WARREN HICKS 901-3095	<b>8</b>
<b>9</b> Carol Bell 739- 5449 Private Party All Day Event	<b>10</b>	<b>11</b> 6:30p ACA Board Meeting	<b>12</b>	<b>13</b>	<b>14</b>	<b>15</b>
<b>16</b> Clubhouse Open house 2:00—4:00 PM	<b>17</b>	<b>18</b> 6p Architectural Review Board  6:30p Card Players Night	<b>19</b>	<b>20</b>	<b>21</b> Ashbrook Cleanup weekend	<b>22</b> 12p PRIVATE- PARTY GIVEN BY HOLLY  Ashbrook Cleanup weekend
<b>23</b> Ashbrook Cleanup weekend	<b>24</b>	<b>25</b>	<b>26</b>	<b>27</b>	<b>28</b>	<b>29</b> 12P PARTY HELD BY WENDY HATHAWAY 639- 7273 15419 FEATHERCHASE DRIVE
<b>30</b>						

# Calendar of Events

## December 2008

Sun	Mon	Tue	Wed	Thu	Fri	Sat
	<b>1</b>	<b>2</b> 6p Architectural Review Board  7p Buildings/Grounds/Lake Committee	<b>3</b>	<b>4</b>	<b>5</b> 7p Adult Christmas Party	<b>6</b> 12p PRIVATE PARTY HELD BY AMY BUTLER 937-6392 OR 818-3366
<b>7</b> 2p Kids Christmas Party with Santa	<b>8</b>	<b>9</b> 7p ACA Board Meeting	<b>10</b>	<b>11</b>	<b>12</b>	<b>13</b>
<b>14</b>	<b>15</b>	<b>16</b> 6p Architectural Review Board  6:30 Card Players Night	<b>17</b>	<b>18</b>	<b>19</b> 12p PRIVATE PARTY HELD BY SUE AND DAWN	<b>20</b> 12a party held by MS JONES 739-7103 14605 HELMSMAN CT
<b>21</b>	<b>22</b>	<b>23</b>	<b>24</b>	<b>25</b>	<b>26</b>	<b>27</b>
<b>28</b>	<b>29</b>	<b>30</b>	<b>31</b> 12p PRIVATE PARTY TO BE HELD BY MR PEREZ 639-5561 FEATHERCHASE CT			

# Get Rid of Your Junk FOR FREE!!



**ASHBROOK CLEAN-UP WEEKEND--  
FRIDAY NOV. 21 THROUGH SUNDAY NOV. 23.**

**TEN DUMPSTERS WILL BE PLACED IN ASHBROOK AT STRATEGIC  
LOCATIONS FOR THE WHOLE WEEKEND.**

GET RID OF YOUR HOUSEHOLD JUNK, BROKEN FURNITURE, TOYS, BIKES,  
MOWERS (WITHOUT GAS OR OIL), LUMBER, METAL, LEAVES, BRANCHES, AND  
OTHER TRASH.

TAKE THIS OPPORTUNITY TO MAKE YOUR PROPERTY AND  
ASHBROOK LOOK BETTER !!!

***No tires, gas, oil, paint, or hazardous liquids/ materials please.***



***A Free Service Provided by  
Ashbrook Community Association.***



MANY, MANY THANKS TO LOWES AND OUR LOCAL STORE MANAGER, MARK BOWERS, FOR ALLOWING ASHBROOK TO BUY ALL OF THE MATERIALS AND SUPPLIES FOR THE RECENT MAJOR RENOVATION OF OUR CLUBHOUSE AT A 50% DISCOUNT. THIS SAVED US ALMOST \$12,000. PLEASE SHOW OUR APPRECIATION BY PATRONIZING HIS STORE, AND IF YOU SEE MARK, PLEASE SAY "THANKS"!!

PLEASE HELP US KEEP ASHBROOK NEAT AND CLEAN !!!

DON'T RAKE OR DUMP LEAVES, BRANCHES, OR YARD DEBRIS INTO THE DITCHES, WALKING PATH AREAS, OR COMMON GROUNDS. REMEMBER, BOTH DUCK'S DISPOSAL AND B.F.I WILL PICK UP 5 BAGS PER WEEK ALONG WITH YOUR TRASH CANS.

**COVENANT VIOLATION PROCESS**

IF YOU ARE WRITTEN UP FOR A VIOLATION OF THE COVENANTS OR ARCHITECTURAL STANDARDS, YOU WILL RECEIVE A FIRST NOTICE CITING THE VIOLATION(S) WHICH GIVES YOU 14 DAYS TO MAKE THE CORRECTION, OR CONTACT THE MANAGEMENT COMPANY WITH YOUR PLANS.

IF THIS IS NOT DONE, ON THE 15TH. DAY A NON-COMPLIANCE ASSESSMENT OF \$10. PER DAY WILL BEGIN TO ACCRUE FOR UP TO 90 DAYS, OR UNTIL YOU NOTIFY THE MANAGEMENT COMPANY THAT THE CORRECTION HAS BEEN MADE AND ASK FOR A REINSPECTION.

IF YOU DISAGREE WITH THE VIOLATION OR CANNOT COME TO TERMS AFTER TALKING WITH THE MANAGEMENT COMPANY, YOU WILL BE PUT IN TOUCH WITH A BOARD MEMBER WHO WILL DISCUSS THE VIOLATION AND PERHAPS MEET WITH YOU TO RE-INSPECT YOUR PROPERTY IN AN ATTEMPT TO COME TO AN AMICABLE AGREEMENT FOR CORRECTION.

ON RECURRING VIOLATIONS, SUCH AS FAILURE TO CUT GRASS OR PUT TRASHCANS AWAY, THERE IS A \$20 NON-COMPLIANCE ASSESSMENT STARTING WITH THE THIRD OCCURRENCE AND FOR EACH SUBSEQUENT OCCURRENCE.

FOR MORE DETAILED INFORMATION PLEASE REFER TO THE PROPERTY OWNERS ACT OF THE CODE OF VIRGINIA.

**ARC NOTICE!!!**

**REMEMBER----**

BEFORE YOU START ANY PROJECT INVOLVING EXTERIOR ALTERATIONS OR ADDITIONS TO YOUR HOME, COLOR CHANGE, STORAGE SHED, TREE REMOVAL OR PLANTING, LANDSCAPING, FENCES, PATIOS, DECKS ETC., YOU MUST FILE AN APPLICATION WITH THE ARCHITECTURAL REVIEW COMMITTEE AND HAVE IT APPROVED. THE FORMS CAN BE DOWNLOADED FROM THE WEBSITE OR OBTAINED FROM THE MANAGEMENT COMPANY. SEE THE ARCHITECTURAL STANDARDS SECTION IN YOUR DISCLOSURE BOOK FOR MORE DETAILS.

**REMEMBER: TRASH  
CANS NEED TO BE PUT UP BY NOON OF THE DAY  
FOLLOWING PICK-  
UP. PLEASE COMPLY TO AVOID FINANCIAL PENALTIES**

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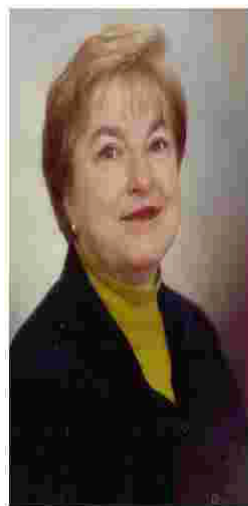
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Community**

[www.ashbrookonline.com](http://www.ashbrookonline.com)

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[buggymother@yahoo.com](mailto:buggymother@yahoo.com)

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