



Along the Blue Ridge Parkway in Fancy Gap, Virginia

High Chaparral Property Owners' Association

Fall 2010 Newsletter

Update from Annual Meeting:

Board Election: DK Dial, Linda Gordon, John Inman, Phil Kennedy, Ralph Magee, Charles O'Connor, Bill Reece, Bill Smyer, Namon Strickland. Officers are: DK Dial President and Chair; Bill Smyer, Vice President and Vice Chair; Ralph Magee, Financial Secretary; and, Charles O'Connor, Secretary-Treasurer.

Policies approved:

Clubhouse Use: 1. The clubhouse will be open from May 1 to November 1; 2. Use of the clubhouse is free, only to POA members who have paid their dues. Reservations must be made in advance; 3. Members who use the clubhouse are responsible for any breakage or damage and for removing any trash or garbage; 4. Bring your own dish towels, trash bags and other paper or cleaning products, or replace what you use; 5. Members must clean the clubhouse after use or pay \$50.00 minimum for having the clubhouse cleaned.

Disbursement of Funds (Bylaws, Article V)

Fees collected by the HCPOA will be disbursed as follows: 1. Insurance policies; 2. Bonding of officers; 3. Maintenance of the community well; 4. Maintenance of roads and clubhouse; 5. Taxes and other legal fees; 6. Any surplus funds will be deposited into an interest bearing account.

Report on the Water System:

Inspection of our water system led to improvements which had to be made, in order for us to comply with VA law. We corrected those matters and have been notified that we are now in compliance with the Plan which applies to High Chaparral Waterworks. A change in the VA Code now requires each homeowner to install a vacuum breaker to outside faucets (between the faucet and the hose). These must be removed each winter when you winterize. This is especially important for frost proof spigots. The breakers cost about \$5.00. If any of you wish to have assistance, Jeff Sehen will take care of the matter for you (appliance and installation) for \$15.00. We are required, by law, to inspect all residences every year for these vacuum breakers. This inspection will occur in July and August. Those residences not in compliance will be fined.

Workday and lunch: October 9, 10:00-2:00

As we discussed in the annual meeting, we would like all who are willing to join us on October 9 for a general High Chaparral Clean-up. This will include cleaning out gutters and culverts, trimming back trees or other general tasks required to get High Chaparral "dressed up for fall and winter." Hot dogs and all the trimmings will be provided and all are invited to join the Board for a "pitch in lunch" at the clubhouse. Bring chips, salads, desserts to go with the "dogs"!!

Website

Bill Smyer has created a website for HCPOA. It is a great source of information. The address is <http://hcpoa.org>. Check this out folks!!

Potholes

Although we are still building a reserve fund for repaving the road, we have been able to fill in the potholes, as of August 24th. This will provide a decent road for visitors this fall and winter.

Contacts:

Jeff Sehen, (336-648-5254): Problems with your water and installation of vacuum breakers on outside faucets.

Suzanne Sehen (336-648-5254) and Velva Kennedy (336-764-0206): Notify if members have illness or death in the family for cards and flowers.

Suzanne Sehen (336-648-5254) and Ginny King (336-841-8125): Reservatons and keys to the clubhouse.

Property for sale

Judy Morris: Block 4, Lot 3. 148 Von Logan Dr., Thomasville, NC 27360, 336-848-0833.

Sharon Gannon: Block 3, Lot 15. 8441 Island Pine Place, Maineville, OH 45039, 513-697-1022.

Documents Available

HCPOA Budget for 2010-11 and minutes of the annual meeting. Charles O'Connor 336-698-0752' email address charles_23455@bellsouth.net.

Information on Backflow Prevention and Protection of Safe Drinking Water Supply—VA Dept of Drinking Water: DK Dial at 276-728-9854 or write to HCPOA, P.O. Box 111, Fancy Gap, Va 24328. email address: dkdial@embarqmail.com