



# Cheshire Chat

A COMMUNITY NEWSLETTER FOR CHESHIRE FOREST HOMEOWNERS ASSOCIATION

## MANAGER'S CORNER

Hopefully the frigid temperatures are behind us and spring will arrive soon.

A number of homes will receive early reminders for their spring-cleaning lists – letters regarding power washing, painting and more. The Board hopes *every* owner will take a good look at the exterior of their home and make plans to tackle these projects as the weather turns. Compliance letters for the siding, brick, mailboxes and lawns will start again in late March – get a jump on the competition!

Curb appeal cannot be overrated. Thanks to all of you who store your trash totes out of sight!

I make every effort to be at the Clubhouse three (3) Tuesdays per month and post on Nextdoor when I arrive and what my schedule for the day will be, as best I can. Keep an eye on Nextdoor as pool season approaches as I will identify days and times I will be at the Clubhouse to assist you in obtaining pool passes.

Please feel free to contact me at Chesapeake Bay Management (757.534.7751), or via e-mail [jables@1cbm.com](mailto:jables@1cbm.com).  
Jessica Ables, Association Manager, Chesapeake Bay Management

## BOARD OF DIRECTORS NOTES

The Board conducted regularly scheduled Board of Director Meetings on January 19, February 16 and March 15. The following are some highlights of recently completed items and ongoing/future issues that the Board of Directors is working.

### Recently Completed Issues:

- Review of pool rules
- Clubhouse key accountability
- Lighting system photocell and timer repair

### On-Going and Future Issues:

- Architectural Control Guideline consolidation
- Moving the park benches and repairing the erosion at the lake on Cheshire Forest Dr.
- Irrigation system retrofitting
- Clubhouse repairs
- City of Chesapeake engagement
- Cell phone tower contract review
- Reserve Study

Several of the Board Members attended the Community Association Day on March 12. CA is a professional education event where Board Members can learn various aspects of Homeowners Associations to increase the effectiveness of the Board and improve their communities.

More detail concerning these issues can be found in the Board of Directors Meeting Minutes that are promulgated monthly. All residents are cordially invited to attend the Monthly Board Meetings (Third Tuesday of each month) and participate in the Homeowners Forum.

## BRAVO FROM THE BOARD

Social Committee would like to thank all who came out for the 3<sup>rd</sup> annual "Brew and Stew"

## The next regular Board of Directors Meetings is scheduled for Apr 19, May 17 & Jun 21, 2016

ALL MEETINGS BEGIN at 6:00 p.m. At 7:00 p.m. there is a 15 minute Homeowners Forum, allowing residents the chance to address the Board with general comments and questions. Anyone with a specific agenda item must call in advance to have their topic included on the agenda. Contact Jessica Ables at [jables@1cbm.com](mailto:jables@1cbm.com) or phone at 757-534-7751.

## BOARD OF DIRECTORS 2016

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NEWSLETTER INPUTS  
FOR SUMMER 2016  
ISSUE ARE DUE NLT  
JUNE 1<sup>st</sup>, 2016.

E-mail newsletter items to  
[Imelda.Barrera@cox.net](mailto:Imelda.Barrera@cox.net)

## *A Letter from the President...*

***I received a letter saying I am in violation of the community's bylaws... what next...***

Spring is here and the weather feels nice. It is time once again to address the things that the weather has perhaps prohibited us from accomplishing. As I type this I am reminded that this time last year in the comments for the newsletter I discussed the HOA's process for sending letters of violation regarding our by-laws.

First let me say that our manager, Ms. Jessica Ables, works diligently to enforce as fairly as possible the rules of our community. She moves about the neighborhood and takes note of perceived violations and sends notices to the residents. This is where it becomes interesting!

I enjoy living in our neighborhood among a group of polite, professional, well-meaning residents where the majority take great pride and care in the maintenance of our homes and lawns. As you can imagine, there are varying degrees of response when one may receive a letter stating they are in violation of our HOA rules. Some do not agree with the nature of the violation and work with management to explain the situation in a pleasant and agreeable manner. Some realize the work needs to be done and set out to make the corrections. Others immediately seek legal advice, write threatening letters to the Board and to the management, and threaten to bring lawsuits against Board members and the Association. The process can be emotional and is a very legal process that must be taken with extreme caution and with serious thought.

The most welcomed approach to understand what is happening in any given situation is effective communication. The desired end result of our process is to keep our community looking professional, clean, and a desirable place to live. As homes begin to age, additional maintenance is needed. Work, family, and other priorities come into play and sometimes reminders may be appropriate.

Please realize we do not have a professional horticulturalist to assist with inspections so at times what appears to be a weed may in fact be an ornamental grass that a resident takes great pride in maintaining. Please be willing to help both the management and the Board to understand what you may be working to accomplish. Is your wild grass or ornamental bush growing unruly and becoming distasteful to others in the neighborhood? Should this be something to consider? Some will consider this and others do not. These are the type of issues the Board and management must address and consider as cases are reviewed.

There is a cost in implementing this system. The most immediate response we receive when a resident receives a letter is asking why me when this violation is happening here or there. My perceived violation is nothing compared to this happening or that taking place. Please understand that letters go out for many different violations.

During the last three months of 2015 there were 257 letters mailed covering multiple types of infractions. The manager has to track each of these in addition to the other things we need her to do such as working with the different vendors to manage the contracts we need arranged to have repairs accomplished throughout the neighborhood. She also has to follow up on the violations to see if repairs or corrections have been accomplished before the monthly board meeting. It is a busy process with over 500 homes to cover but Jessica works conscientiously to give each resident the personal attention deserved. The Board of Directors reviews the violations at the monthly meeting to see what is being done. Each case is carefully considered and options are deliberated in detail when needed as the Board decides what action should be taken next.

Please remember that the desired end result as stated is that we keep our neighborhood a wonderful place to live. We must be doing something correct because in the past month I have received several phone calls and a few letters from realtors asking if I am interested in selling my home. One asked where I would move if I sold and the only response I had was there is no desire to leave so I have given it no thought! Please be considerate of the community's rules, our neighbors, and of the community in general and let's all do what is right. We work together continuing to make Cheshire Forest a great place to live! Have a great SPRING!

## It's Good to Know Your Neighbors



There's nothing like working with a mortgage professional you can trust to make your financing experience a successful one. As someone who actually lives in your neighborhood, I offer more than low rates and good service. I actually care. Call or stop by anytime, whether you have a financing need or concern, or just want to say "Hi".



Brandon Blalock

757-816-5650

bblalock@monarchmortgage.com

NMLS#260845

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## Neighborhood Watch Corner: Distracted Driving



It was a weekday afternoon, about 1:00 pm, and I heard a terrific crash sound outside my home. I look outside and I see a car that is stopped on Cheshire Forest Drive with 3 teens looking underneath the car. To my disbelief, the driver, an 18 y/o male, had ran over a fire hydrant which lodged under his car, and then drug the fire hydrant approximately 60 feet down the road. The driver admitted he was texting while driving. This incident happened in 2013.

Distracted Driving, as defined by the NHTSA, “is any activity that could divert a person’s attention away from the primary task of driving”. Types of distractions include texting, cell phone usage, grooming, eating/drinking, etc. We all see examples of this every day while on the road. How many of you have been behind a vehicle that is weaving on the road or not keeping up with the speed limit? In most cases, those drivers were “Distracted Driving”.

A scary statistic on texting while driving is that 5 seconds is the average time your eyes are off the road while texting. When traveling at 55 mph, that’s enough time to cover the length of a football field.

For those people that run, walk, or ride bikes on the road in our neighborhood, please be attentive when cars are approaching. You can never be too safe!

Thanks and until next time, BE SAFE!



### Important Chesapeake City Numbers

Non-emergency Police Phone Number: 757.382.6161  
 City of Chesapeake: 747.382.CITY (2489)  
[www.CityofChesapeake.net](http://www.CityofChesapeake.net)



### Flying Fish Swim Team

The Flying Fish swim team contacts are Kara Byrd [kbyrd5@gmail.com](mailto:kbyrd5@gmail.com) and Sharon Powell [powelljs@verizon.net](mailto:powelljs@verizon.net). Our registration for this summer will be held on the following dates: March 15, March 16, and April 21 from 6-8pm. Registration costs are \$100 per swimmer in addition to the cost of a team swimsuit. We have many activities in addition to the meets. The meet schedule for the summer is:

June 11: AWAY meet  
 June 18: AWAY meet  
 June 25: HOME meet  
 June 30: AWAY meet

July 9: Fun meet and potluck  
 July 12: HOME meet  
 July 23: HOME meet  
 July 27: End of the year party!

July 30: Divisionals (for those who qualify)  
 Aug 6: All Stars (for those who qualify)



## 2016 POOL SEASON General Information

In preparation for the summer pool season, the following information, to include the 2016 Pool Rules, is provided. Please keep this information available for future reference.

### Points of Contact

Pool Committee members are Jim and Mary Burres, 757-714-0806, jebcw3retired@cs.com  
Association Manager is Jessica Ables, 757-534-7751, jables@1cbm.com

### Pool Operating Schedule

27-30 May, 3-5 June, 10-12 June  
 Fridays: 4:00 PM – 8:00 PM  
 Saturdays/Sundays: 11:00 AM– 8:00PM  
 Monday (Holiday): 11:00 AM – 8:00 PM

17 June – 5 September      11:00 AM – 8:00 PM

9 – 11 September          Friday: 4:00 PM – 8:00 PM  
 Saturday/Sunday: 11:00 AM – 8:00 PM

### Flying Fish Swim Team

Cheshire Forest is proud to have our own Swim Team, the Flying Fish! For information on joining the swim team, contact the committee members listed below. Please come out and support our Flying Fish!

Please remember there may be a few days and nights when the pool is reserved for our neighborhood swim team. Notice of those closures will be posted in advance.

Team Committee members are Kara Byrd at 482-8282, kbyrd5@gmail.com, or Sharon Powell at 685-1279, powelljs@verizon.net. More information can be found on their website at [www.swimflyingfish.com](http://www.swimflyingfish.com)

### POOL PASSES

All residents require a pool pass for entry into the pool. Last year's pool passes (photo ID) will be used again, so please look for them. If you can't find yours, please check at the lifeguard station before requesting a new one. Many passes have remained in the lifeguard station box from previous seasons.

**All residents that are in good standing with the Homeowners Association regarding payment of dues and fees, and already have a pool pass, may obtain a new "year" sticker by coming to the clubhouse, when the manager is on duty, or from the guard shack.**

For those new residents, or for residents that have never had a pool pass, the Manager and/or Pool Committee will be able to issue pool passes during Manager workdays at the clubhouse. Specific pool pass issuance dates to be published by the Manager on Nextdoor, or that info can be obtained by calling the Manager or Pool Committee rep. In addition, if you have a babysitter that takes care of your children on a regular basis in the summer, a pool pass can be issued for the sitter for the season. Only one sitter pass per family can be issued and it will expire at the end of the season.

If you or any family member come to the pool and do NOT have a pool pass, please bring identification; the lifeguards will have a homeowner listing.

### POOL GUESTS

Residents bringing guests to the pool will be asked to sign guests in the guestbook at the lifeguard station. Adult residents may bring up to 5 guests at one time. Young adults, ages 11-17, may bring 2 guests at one time. 6 or more guests require

being registered as a semi-private pool party, (see below for more info on how to register) and must be scheduled in advance. Remember, guests must be accompanied by a resident.

### POOL PARTIES

#### Semi-Private Pool Party

Semi-private pool parties are scheduled 2 weeks in advance with the management company, as additional staffing may be required. Semi-private parties are held during normal pool operating hours and are confined to the pool deck. Due to space limitations during operating hours, no semi-private parties larger than 30 guests will be allowed. Semi-private events will not be allowed to be held in conjunction with community social events, (ie., pizza by the pool, etc.). Cheshire Forest HOA events will have scheduling priority.

Pricing as follows:  
 Refundable Security Deposit: \$100.00  
 6 to 15 guests: \$25 for 2 hours.  
 Up to 30 guests: \$50 for 2 hours.



#### Private Pool Party

Private pool parties are held outside of normal pool operating hours and must be scheduled 2 weeks in advance of your event with the management company. Please note: if the clubhouse is also rented, no wet clothes are permitted in the clubhouse. Private parties must be for a minimum of 2 hours and must be staffed by 2 lifeguards.



Pricing as follows:  
 Refundable Security Deposit: \$100.00  
 Pool Fee: \$40.00  
 Lifeguard Fees: \$13.50 per guard per hour.

A completed Pool Reservation Agreement and the rental fee must be returned to the Manager at least 2 weeks prior to the event in order to reserve the pool. Pool Reservation Agreement can be obtained from the Association Manager.

### SWIM LESSONS

Cheshire Forest's Pool Management Company, AAA Pool Services, can offer group swim lessons. Please contact AAA Pools at 499-5852 for rates and scheduling.



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## 2016 POOL RULES

The following rules are for the protection and benefit of all pool patrons. Your cooperation will help maintain a pleasant and safe atmosphere for everyone. Parents are requested to caution their children to observe the rules and to obey the lifeguard's instruction. Lifeguards are asked to enforce these rules to ensure the safety of all.

### **CONCERNS AND/OR SUGGESTIONS**

Questions or concerns about the pool should be communicated to the on-site pool manager, pool committee or Association Manager.

### **LIABILITY**

All persons using the pool do so at their own risk. The Homeowners Association (HOA) assumes no responsibility for any accident or injury in connection with such use or for any loss or damage to personal property. Individuals using the pool area agree not to hold the HOA liable for any actions of whatever nature occurring within the pool area. All residents shall be responsible for the actions of their children and guests.

### **POOL AREA RULES**

1. The pool is for the use of all Cheshire Forest residents and their guests. Your annual Homeowners Association fees help to cover the cost of our pool; therefore, all residents must be current with all fees and dues before use of the pool is authorized.
2. Pool passes (photo ID) are used to control entry into the pool. Each resident entering the pool deck must present his or her pool pass to the lifeguard at the pool entrance:
  - a. Children ages 5 and younger must be accompanied by an adult 18 or older
  - b. Children ages 6 to 10 must be accompanied by a responsible person age 14 or older
  - c. No photo ID is required for children ages 4 or younger
  - d. Babysitters (that are not residents of Cheshire Forest) are able to obtain a pool pass. See Pool Pass information above. Absent a pool pass, babysitters are considered guests.
3. All persons shall obey the rules, regulations, and instructions of the lifeguards. No person shall use the pool/pool area unless it is officially open and a lifeguard is on duty.
4. All guests **MUST** be accompanied by a resident. Guests may leave the pool area and return to the pool during the day of swimming.
5. Admission shall be refused to all persons having any infections, disease, sore or inflamed eyes, colds, nasal/ear discharges, or any communicable disease of any kind. Persons with excessive sunburn or open sores, poison ivy or bandages of any kind will not be permitted.
6. All persons must take a shower before entering the pool.
7. All children in the wading pool **MUST** be supervised by an adult within the wading pool fenced area. There is **NO LIFEGUARD ON DUTY IN THE WADING POOL AREA.**
8. The pool may be closed at any time by the on duty lifeguard or pool manager in case of inclement weather, breakdown of equipment or operational malfunctions.
9. Children who cannot swim must be accompanied by an adult in proper swim attire while in the pool/pool area. Flotation devices may be used at the discretion of the lifeguards, however an adult in proper attire must be within arms' reach of the child at all times.
10. **ONLY DISPOSABLE SWIM DIAPERS** will be allowed in either pool. Cloth diapers or training pants will be worn with plastic/rubber pants, swim panties.
11. The following are **NOT** permitted in the pool or pool area:
  - a. Hard sole shoes
  - b. Glass containers and breakable objects
  - c. Pets
  - d. Chewing gum
  - e. Tobacco products
  - f. Intoxicated persons
12. I-Pods and MP-3 players with ear buds/ headphones only (no speakers), will be permitted. Exception is during private pool parties/events.
13. All persons must stay clear of lifeguard stations and not loiter at the check-in area.
14. No running, pushing, dunking, rough play, jumping, diving or profane language will be permitted in the pool/pool area.
15. All trash must be removed upon leaving pool area and put in the proper containers. Recycling containers are also available.
16. There is no diving into the water from the poolside. Feet first entries only.
17. The use of kick-boards, tubes, balls, rafts, etc. will be regulated by the lifeguards on the basis of the size and character of the crowd. All play and other equipment will be regulated by the lifeguards.
18. Spouting of water and similar non-hygienic actions are not permitted in the pool/pool area.
19. Standing or sitting on another's shoulders is not permitted.
20. Persons unable to demonstrate their ability to swim to the lifeguards are not permitted in deep water.

### **SUSPENSION OF POOL PRIVILEGES**


If a person fails to respond appropriately to lifeguards for infractions of pool rules, the lifeguard may ask the person to leave the pool area until the following day.

The Homeowners Association Board of Directors, on the recommendation of the lifeguard, may suspend individual pool privileges. The lifeguard will prepare a written report stating the name, date, time, restriction, and the violation, and provide to Pool Committee Chair no later than close of business on the day offense occurred. Pool Committee Chair will review and inform the Board of Directors, via email, of recommended suspension no later than the day following day of offense. The following actions will be taken:



- 1st offense - 1 day suspension
- 2nd offense - 5 days suspension
- 3rd offense- Suspension for the remainder of the pool season

Appeals of suspension of privileges may be made in writing to the Board of Directors, via email, addressed to the President with a "cc" to all members of the Board. The Board of Directors will have 5 days to review and respond.



**CHESHIRE FOREST SOCIAL CALENDAR**

We are in much need of volunteers!! Please consider getting involved in the great events we have throughout the year! Unfortunately if we do not have volunteers, we will have to cancel some events. If you have any questions, feel free to contact me at 757.287.5698.

Thanks- Aimee Curley

**Pizza and Movie by the Pool!!**



Once the pool opens Memorial Day Weekend, be on the lookout for more info on select Friday nights, June through September.



Who doesn't like pizza? And who doesn't like a movie? Come on out to the Clubhouse

**Looking for a Newsletter Committee Chairperson**

The current Newsletter Committee chairperson, Imelda Barrera, is moving on after getting the Cheshire Chat back on track over the last year. Thanks to Imelda for her efforts!

With Imelda's departure, Cheshire Forest is in need of a volunteer to take over this important committee. As with all of the committees and activities in our neighborhood, we are completely reliant on volunteers to make things happen.

The Newsletter Committee acts as the point of contact for the neighborhood, collects/consolidates articles to be included in the newsletter, coordinates with the Board of Directors/HOA Manager, and ultimately coordinates with the printing company. A volunteer does not need to have prior newsletter/printing experience; the final layout, printing, and mail out of the newsletter is completed by the printer.

If you have the time and would be interested in helping the neighborhood out, please contact Jessica Ables, HOA Manager, at 534-7751, or jables@1cbm.com.

**CHESHIRE FOREST CALENDAR OF EVENTS 2106**

April 16 <sup>th</sup> .....	*NEW EVENT* Wine Tasting (Adults Only) .....	VOLUNTEERS NEEDED
June 4 <sup>th</sup> .....	Community Garage Sale .....	Jay Connelly
June – Sep .....	Pizza and Movie by the Pool .....	Kelly Evans & Andrew Gray
July 4 <sup>th</sup> .....	Picnic and Bike Parade.....	VOLUNTEERS NEEDED
August 2 <sup>nd</sup> .....	National Night Out.....	Neighborhood Watch
August (Date TBD).....	Summer Bash.....	Bernie Cory
September 11 <sup>th</sup> .....	5th Annual Children's Triathlon .....	Rob Evans, Jim Griesi & Aimee Curley
October (Date TBD) .....	Children's Halloween Party.....	Tracy Tucker
November 4 <sup>th</sup> .....	*New* Chili Cook-off.....	VOLUNTEERS NEEDED
November (Date TBD).....	Social Committee Meeting and Annual HOA Meeting .....	TBA
November 28 <sup>th</sup> .....	Decorate the clubhouse/Cookie Exchange.....	Caroline Flint
December 11 <sup>TH</sup> .....	Children's Christmas Party and Toy Drive.....	Tracy Tucker

\*Volunteers are welcome for all events.

**Please consider volunteering your time and effort for some of the worthwhile neighborhood events.**

If you are interested in helping with upcoming events, please contact Aimee Curley at [irishamc@hotmail.com](mailto:irishamc@hotmail.com). Please check out the CF Social Events Facebook page at <https://www.facebook.com/groups/284275111591152//>



Hello Neighbors,

It's time to prepare for our annual community yard sale to be held June 4th from 8a-1p. Rain date will be June 11th. I will advertise the community in the Virginia pilot the last 2 weeks in May. I will also put signs around the neighborhood in mid May. Please participate in this once a year event. Some tips I've heard in the past are. Begin setting aside items now as you spring clean. Remember one mans junk is another mans treasure. As we get closer to the date get stickers from the dollar store to price your merchandise. If you are going to be in your garage you may want to cover your cabinets and storage items with a drop cloth otherwise people will offer to buy that stuff too! Have lots of nickels, dimes, quarters, ones and fives for change. Display your items so they are easy to see. Using a blanket or drop cloth on the driveway or put things up on tables or boards between chairs etc. to keep them up and visible. Clothing sells much better if its possible to hang it up or at least displayed so it's visible from the street. Some folks will advertise their house address or court in the Pilot with there own personal ad. Some folks put balloons out to mark their court or driveway too. We have had great success in the past so give it a try.

My cell is 757-635-3963 feel free to call with any questions. Jay Connolly 734 Yorkshire trail.



## Yard of the Month

Every month from April thru September a Cheshire Forest "Yard of the Month" is selected.

Criteria for the YOM includes but is not limited to neatness, consistency in keeping the yard well groomed, overall beauty, landscaping and so on...



A YOM sign is placed on the yard and a photo is taken. The homeowner will receive a Home Depot gift card in recognition of the hard work it takes to create and maintain a beautiful home.

## Responsible Dog Owners (revisited)

*This is a repeat of an article published in the Winter 2015 Cheshire Chat.*

I am a Cheshire Forest resident and I am also a responsible dog owner. I love the fact that there are so many people walking, and walking dogs, in our neighborhood. One thing that I don't love is the amount of dog droppings that I see on my daily walks. This is our neighborhood, and if we don't take care of it, who will? Picking up after your dog is the responsible and courteous thing to do. Yes, there is a city ordinance requiring pet owners to pick up after their pets, but we don't need a city ordinance to tell us what's the responsible thing to do.



There are many responsible dog owners in our neighborhood, and to them, I say "Thank You!" For

those dog owners that fall into the other category, please be courteous and responsible with your dogs.

One bit of advice...during this time of year, it's dark early and often, so to that I say "Carry a Flashlight".

Submitted by a concerned dog owner/walker.




**Cheshire Forest Homeowners Association**

860 Greenbrier Circle, Suite 302  
Chesapeake, VA 23320

## COMMITTEE MEMBERS

COMMITTEE	DESCRIPTION	CHAIR/CO-CHAIR	PHONE	EMAIL	VOL-NEEDED
Architectural Control	Evaluation of applications for improvements (new additions, fences, etc.) for compliance with existing guidelines/ standards.	Tim Buchanan Julie Halsnoy	Home 819-7873 Cell 705-6466	tjbucky@aol.com juliehalsnoy@yahoo.com	
Yard of the Month	Selects Yard of the Month seasonally and in December.	Melissa Dominek Imelda Barrera	Home 410-4888 Cell 621-6740	m.dominek@yahoo.com imelda.barrera@cox.net	
Neighborhood Watch	Network of Block Captains. Collaborate with local law enforcement. National Night Out sponsor.	Al Crouch Al Jacobs	Cell 560-7816 Cell 478-2965	alancrouch@msn.com anjacobs@cox.net	
Newsletter	4 editions per year. Coordinates article submissions, editing, layout, and advertisements.	Imelda Barrera	Cell 621-6740	Imelda.barrera@cox.net	YES
Pool	Support pool functions and facility. Maintains budget. Pool open May-Sept.	Jim Burres Mary Burres	Cell 714-0806	jebcw3retired@cs.com	
Social	Coordinates social events. Maintains budget.	Aimee Curley	Cell 287-5698	irishamc@hotmail.com	YES
Swim Team	Coordinates team events. Maintains budget. Season is May- July.	Sharon Powell Kara Byrd	Cell 685-1279 Home 482-8282	powelljs@verizon.net kbyrd5@gmail.com	