



# Cheshire Chat

A COMMUNITY NEWSLETTER FOR CHESHIRE FOREST HOMEOWNERS ASSOCIATION

Volume 28 Issue 2

SPRING 2021

## MANAGER'S CORNER

With winter hopefully a faded memory, we are all looking forward to the warmer days of spring and summer. I have no doubt that as more "outdoor" activities become available; I will have the opportunity to meet many more of you.

It is always a pleasure for me to note the obvious pride in community and ownership as I drive up and down the streets within our Association.

With that in mind, I just want to pop in a few reminders:

- All exterior alterations must receive prior approval from the Architectural Control Committee before any work begins. If you need an application, please email me at [jkohlman@unitedpropertyassociates.com](mailto:jkohlman@unitedpropertyassociates.com). They can also be downloaded from the community website ([www.cheshireforest.org](http://www.cheshireforest.org)).

- Starting in mid-April the manager's inspections will be concentrating on items like dirty siding, weeds, grass, and basketball goals. Rules regarding the placement and storage of portable basketball goals on a lot are posted below.

- Remember to edge your curbs and sidewalks and please keep them weed free.

- Pick up your grass trimmings and do not blow or sweep them into the drains. This would result in clogged sewer systems and issues for our storm water retention basins.

- As always, pick up after your pet. Respect other people's property.

- Drive safely, the posted limits are enforced.

- Board Meeting dates, times and prior meeting minutes can be located on the community's website at [www.cheshireforest.org](http://www.cheshireforest.org)

- Just as a reminder that Dominion Energy is working in the easement areas of our community, please stay clear of these industrial work areas they are not walking paths or areas to play in. They are private property and signs are posted. Please also be respectful and do not trespass on other owners' property.

Enjoy the spring / early summer season, and as always, if you need any assistance do not hesitate to call or email me.

John Kohlman  
Association Manager  
[jkohlman@unitedpropertyassociates.com](mailto:jkohlman@unitedpropertyassociates.com)

## BOARD OF DIRECTORS 2021

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478-2965

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277-5617

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NEWSLETTER INPUTS FOR  
THE SUMMER ISSUE ARE DUE  
NLT JUNE 21, 2021.

E-mail newsletter items to  
[anndumenigo@yahoo.com](mailto:anndumenigo@yahoo.com)

# BOARD MEETINGS

The next regular Board of Directors Meetings are scheduled on Tuesday  
**APRIL 20, MAY 18, JUNE 15, & JULY 20,**

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 John Kohlman at [jkohlman@unitedpropertyassociates.com](mailto:jkohlman@unitedpropertyassociates.com) or phone 757-484-0759.

# BOARD OF DIRECTOR'S NOTES

The Board conducted their regularly scheduled Board of Director meetings on January 19, February 16, March 16, and the next is scheduled for April 20. Your all-volunteer Board of Directors remains laser-focused on maintaining the material condition of neighborhood's assets, responsibly managing your neighborhood's financial resources, and upholding our neighborhood's standards. The following list highlights some of the Board of Directors actions.

### Recently Completed Actions:

- Transitioned to the new Property Management Company
- Emergency Plumbing repairs at the pool bathrooms
- Updated the Property Insurance Renewal
- Updated the Complaint Resolution Forms

### On-Going and Future Actions:

- Awaiting dry weather for contractor to address drainage concerns between playground and tennis courts
- Community outreach, potential virtual venues for meetings and contacting your board members
- 2021 Action Items List

- Planned volleyball court sand resupply
- Review 2021 Reserve Study
- Updating internet/phone/television contract for the club house
- Common Area Tree Trimming

More detail concerning these issues and actions can be found in the Board of Directors Meeting Minutes which are published monthly. All residents are cordially invited to attend the Monthly Board Meetings (third Tuesday of each month) and participate in the Homeowners Forum. The Homeowners Forum provides residents insights into upcoming events, actions taken by the Board of Directors, but most importantly provides you an opportunity to voice suggestions or concerns with the Board.

We are always looking for volunteers who can help make a difference in our neighborhood. Positions are open in several of the committees. Please consider stepping forward to help keep Cheshire Forest the envy of Great Bridge and *"The best community in Hampton Roads!"*



**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)

## Posting of HOA Notices & Updates For All Residents:



When the Board of Directors posts notices/updates that impact the entire neighborhood (most recent example is the change in our management company), those notices are posted in these locations:

**Facebook:**  
**Cheshire Forest Neighbors**  
<https://www.facebook.com/groups/284275111591152/>

**Nextdoor** [www.nextdoor.com](http://www.nextdoor.com)

**Cheshire Forest Website**  
[www.cheshireforest.org](http://www.cheshireforest.org)



## BRAVO FROM THE BOARD!

- **Cheryl Griner**  
Volunteering to lead Neighborhood Watch
- **Christopher Bowers, Amanda Bowers, Josie McKlveen and Charlie McKlveen**  
Easter Egg Walk
- **Christopher Bowers and Jude Donato**  
Teen Movie Night
- **Jude Donato**  
Refurbishing the Volleyball Court

# LETTER FROM THE PRESIDENT

## Welcome Warmer Weather...

As spring is here, we say farewell to the cold winter weather and the even wetter weather we had in February. We hope 2021 will bring us more opportunities than 2020 provided us. With the news of COVID vaccinations, I am sure all are eager to get back to some type of normal. For us here in Cheshire Forest, that includes an upcoming pool season, swim team, and social events to name a few. Of course, we must ensure we are abiding by federal and state regulations as we move forward.

I wanted to provide an update on a few items of interest to the neighborhood:

Transition to United Property Associates (UPA). As you should all know by now, we transitioned to UPA as our property management company effective 1 January 2021. John Kohlman (UPA) is our property manager, so if you have questions/concerns, please stop by the clubhouse the first three Tuesdays of the month and talk to John, or you can call/email John at 757-484-0759, [jkohlman@unitedpropertyassociates.com](mailto:jkohlman@unitedpropertyassociates.com).

Security Committee. In the Winter 2021 Cheshire Chat, we announced the forming of a Security Committee to discuss neighborhood security issues, develop potential solutions, and report those findings to the board. A Security Committee was formed with neighborhood participation, they have held meetings, and are currently putting together a report of recommendations to be presented to the board. Once the board has a chance to review the committee's recommendations, the board will take appropriate action.

Dominion Energy - Great Bridge to Hickory Electric Transmission Line Rebuild Project. As I'm sure

you have noticed, there is a large construction project underway running through ours and many other neighborhoods. Dominion Energy is rebuilding electric transmission lines to current electrical standards. The entire project is scheduled to run through December 2021. Of note for our residents is the fact that the wooden roadways run through the neighborhood are run on some common areas, but much of the work is done on private property that the utility company has easement rights. Please keep in mind that these are work areas, and in most cases private property, so please be safe and respectful of our neighbors as Dominion Energy works towards completion of the project.

2021 Pool Season. I'm sure most of you remember the shortened 2020 pool season due to COVID restrictions, and pool management company issues. We are on track to open the pool on time this year (Memorial Day weekend), but we will most likely still have some restrictions on pool usage. Another note is that we have a new pool management company for this year, AAA Pools. AAA Pools has been our pool service provider in the past, so they are familiar with our pool operations. More information on Pool Rules and the Pool Schedule can be found in this edition of the Chat.

With the warmer weather, many more people will be out and about and that's what makes this community great! Please welcome our new neighbors as you see them around the neighborhood, and I hope to see many of you as we hold our social events this year.

Regards,  
**Al Jacobs**

## ADVERTISE YOUR BUSINESS IN THE NEWSLETTER!

*(All newsletters will be distributed electronically)*



Business Card Size .....	\$15	1/2 Page Size .....	\$40
1/4 Page Size .....	\$25	Whole Page .....	\$55

Mail Checks to:  
Cheshire Forest Homeowners Association  
5849 Harbor View Blvd Suite 200  
Suffolk, VA 23435

Email ads in PDF format or ask Ann to design one for you at: [anndumenigo@yahoo.com](mailto:anndumenigo@yahoo.com)

# 2021 POOL Season

As a note to all, normally the Pool Rules would be published in this edition of the Cheshire Chat. Instead of posting pool rules now, and then changing the rules with any COVID restriction changes, the pool rules will be published in May prior to the pool opening. The pool is on schedule to open Memorial Day weekend, and the pool schedule is provided below. We have a new pool management company this year, AAA Pools. AAA Pools has provided pool management services for Cheshire Forest in the past, so they are familiar with our pool operations. Management, the pool committee, and the board are working with AAA Pools to ensure we meet current federal and state COVID pool operations guidance.

Pool Rules and any updates/notices will be posted on the Cheshire Forest website, Nextdoor, and Facebook. Thank you in advance for your patience and understanding!

## POOL OPERATING SCHEDULE

**MAY 28-31, JUNE 4-6, JUNE 11-13**

**Fridays: 4:00 PM – 8:00 PM**

**Saturdays/Sundays: 11:00 AM – 8:00 PM**

**Monday (Holiday): 11:00 AM – 8:00 PM**

**JUNE 15-17**

**4:00 PM – 8:00 PM**

**JUNE 18 -SEPTEMBER 6**

**11:00 AM – 8:00 PM**

**SEPTEMBER 10-12**

**Friday: 4:00 PM – 8:00 PM**

**Saturday/Sunday: 11:00 AM – 8:00 PM**

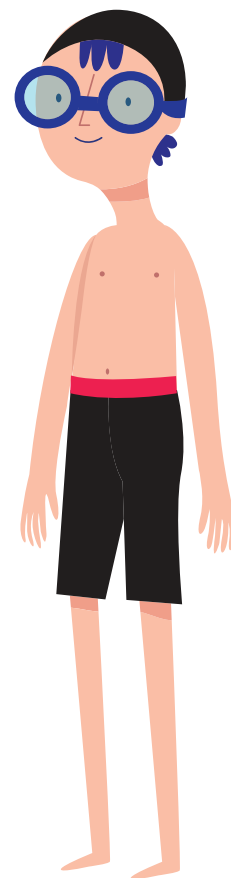


# CHESHIRE FOREST FLYING FISH SWIM TEAM

Cheshire Forest Flying Fish Swim Team Registration is Open!

Cheshire Forest has its own summer swim team! Swimmers of every skill level are welcome! Swimmers 4-18 years old who live in Cheshire Forest at least part of the year are welcome to join! Because of COVID restrictions last year, if you were a senior last year and want to swim, you are eligible to swim this year as well (even if you have aged out.)

Whether you are a new swimmer still developing your fins, a summer swimmer, or a competitive year-round swimmer, this team is for you! We focus on developing skills and bettering your best performance while finding time to have make memories along the way! We are lucky to have Coach Manon, Great Bridge High School's swim coach, as our head coach. Coach Jada, a Chesapeake teacher and former competitive swimmer, is also returning! Our team offers leadership opportunities as swimmers progress and fun activities for all! Practices start the Tuesday after Memorial Day and are 4 days a week while school is in session and will be 5 days a week once school is over. Our meets are usually on Saturdays. When we have home meets, the pool will open at 1 p.m. If you are new to the neighborhood and want to get involved in the swim team, contact **Tracy Tucker** at [swimcheshire@gmail.com](mailto:swimcheshire@gmail.com) and join our facebook group—Flying Fish.



# Upcoming Social Events

\*\*\*Please consider volunteering a little of your time for neighborhood events\*\*\*

The following community events are tentatively scheduled for 2021. Events will be held in accordance with state and local health regulations. If you would like to volunteer for any of the listed events, please contact Christopher Bowers, Social Committee Chair— phone: 330-431-8545, email: christopher.bowers@gohpt.com

**April 24th**  
Rib SmokeOff

**Jun 17th or Jun 18th**  
School's Out Pool Party (FOR TEENS)

**June 26th**  
Pizza by the Pool for Adults

**July 4th**  
Bike Parade / Cookout

**July 17th**  
Pizza by the Pool (FOR FAMILIES)

**August 7th**  
Adult Bash

**August 3rd**  
National Night Out hosted by the Neighborhood Watch

**September 11th**  
Youth Triathlon

**September 25th**  
Rib Cook-off

**October 24th**  
Kids Halloween Party

**November 25th**  
Turkey Trot / Food Drive

**November 27th**  
Decorating the Clubhouse/Entrance

**December 5th**  
Cookies & Cocoa with Santa

**December 31st**  
New Year's Eve Bash

\*RAIN DATE

# YARDS OF THE MONTH

## YARDS OF THE MONTH STARTS IN MAY!!



Every month from May thru December 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 yard.



## Committee Members

COMMITTEE	DESCRIPTION	CHAIR/CO-CHAIRS	PHONE	EMAIL
Architectural Control	Evaluation of applications for improvements (new additions, fences, etc.) for compliance with existing guidelines/standards.	Mitch Gold	Cell 277-5617	<a href="mailto:Mrgold1@cox.net">Mrgold1@cox.net</a>
Yard of the Month	Selects Yard of the Month seasonally and in December.	Melissa Dominek Imelda Barrera	Home 410-4888 Cell 621-6740	<a href="mailto:m.dominek@yahoo.com">m.dominek@yahoo.com</a> <a href="mailto:imelda.barrera@cox.net">imelda.barrera@cox.net</a>
Neighborhood Watch	Network of Block Captains. Collaborate with local law enforcement. National Night Out sponsor.	Cheryl Griner	704-619-3727	<a href="mailto:cherylgriner@bellsouth.net">cherylgriner@bellsouth.net</a>
Newsletter	4 editions per year. Coordinates article submissions, editing, layout, and advertisements.	Ann Dumenigo	Cell 910-554-8531	<a href="mailto:anndumenigo@yahoo.com">anndumenigo@yahoo.com</a>
Pool	Support pool functions and facility. Maintains budget. Pool open May-Sept.	Jim and Mary Bures	Cell 714-0806	<a href="mailto:jebcw3retired@cs.com">jebcw3retired@cs.com</a>
Social	Coordinates social events. Maintains budget.	Christopher Bowers	330-431-8545	<a href="mailto:christopher.bowers@gohpt.com">christopher.bowers@gohpt.com</a>
Swim Team	Coordinates team events. Maintains budget. Season is May-July.	Tracy Tucker	Cell 407-963-1094	<a href="mailto:swimcheshire@gmail.com">swimcheshire@gmail.com</a>