

Great Neck Villas Community Updates

Pool Opening Update

You may have responded to the recent survey regarding pool volunteer interest to assist the Board in making an informed decision on whether to open the pool this season. 'Virginia Executive Order 67 Phase 3 reopening order provides details on the opening and operation of outdoor pools with mandated restrictions and guidelines. Some of the restrictions include:

- Physical distance of 10 feet be maintained between pool patrons not of the same household.
- Pool limited to 75% capacity.
- Routine cleaning and disinfecting of high contact areas.
- Screening of pool patrons for COVID-19 prior to entering the pool.
- COVID-19 signage on prevention and safety restrictions.
- Pool furniture cleaned after each use.

Our current pool service provider, Continental Pools, does not have available Staff to meet cleaning and screening guidelines in order to operate the pool under the Phase 3 reopening restrictions. In order to meet the requirements, the Board is investigating volunteers to implement additional monitoring, cleaning and screening as directed. As we obtain additional information we will inform all owners. For the safety of all residents all considerations regarding opening the pool are being reviewed. Many pools in the Hampton Roads area are not opening this season. We appreciate your understanding and cooperation as we determine the next step in the feasibility of the pool opening this season.

Board Meeting – Conference Call

A conference call Board Meeting to review all issues and procedures related to the pool opening has been scheduled for Wednesday, July 8, 2020 at 6:00 pm. Below you will find the meeting toll free number. Please call the below number and when prompted please enter the access code # to enter the meeting. Please place you phone on mute during the meeting.

Call In Number: 1-866-899-4679

Access Code: 896-882-077

There will be a homeowner forum at the beginning of the meeting. Please e-mail Donna Bodony at dbodony@communitygroup.com if you would like to be on the list to speak during the homeowner forum. All owners that pre-register to speak will have their name called during the homeowner forum section of the meeting.

Annual Meeting

Enclosed you will find a “Candidate Interest Form” that will need to be completed if you would like your name to be on the ballot for this year’s election to the Board. There are 3 open Board positions. The Board is in the process of identifying a meeting location in order to hold the Annual Meeting. We anticipate the Annual Meeting to be held in August. Information regarding the Annual Meeting will be forward to all owners in July.

Rules Reminder and Exterior Unit Inspection

Rules & Regulations have been established to protect and support the residents of our community, the Common Element (CE) & the Limited Common Element (LCE) areas. In addition, these same Rules & Regulations help maintain a continuity throughout the Great Neck Villas community.

Some of the most notable and visible infractions (which are the Unit Owner’s responsibility) are:

- Overgrown vines/volunteer trees etc. against the wood privacy fence in back patio areas
- Excessive and personal plantings in CE & LCE
 - Personal garden beds in back of unit on CE area
 - Back patio areas being used as a collection area of empty pots and dead plants
- Fire pits on patios
- Grills too close to unit
- Oversized LP tanks
- Painting of railings (step railings and balcony railings) AND garage doors
- The use of trash cans and white trash bags
- Pets :
 - waste not being cleaned up
 - leashed or tied to stationary objects: ex.: in ground tethers, chair legs, etc.
 - pets not leashed

Your elected Board has the power to enforce these rules, regulations and by-laws that have been established and approved. In coming weeks Management and the Board of Directors will be inspecting the exterior of all units to identify violation of rules or maintenance to a unit that needs to be completed. Upon completion of the inspection, letters will be sent to unit owner in order to request compliance to a rule or maintenance that is a unit owner responsibility.

MAINTENANCE UPDATES

- The front entrance sign lettering on the sign has been adjusted.
- Roof inspection of all buildings was completed. In coming weeks repairs as a result of the inspection will be completed. Notice of the dates repairs will be completed will be posted on TownSq.
- The roof on the building of 1091 Hanson Way has been completed. Pictures of the project has been posted on the website.
- Parking Lot maintenance completed replacement of driveways located at 1000 Hanson Way, 1073 Hanson Way, 1814 Calash Way, 1833 Calash Way and 1816/1818 Calash Way. Appreciate all owners understanding and cooperation in the completion of this project.
- Tree removal at 1811, 1814, 1863 and 1869 Calash Way as well as 1073 and 1075 Hanson Way has been completed. Condition of the tree and roots damaging driveways was taken into consideration in the removal of this year's trees. Improvements to the areas where trees were removed is being considered. Any work will not be completed until the Fall.
- New community bulletin boards have been installed, irrigation boxes replaced and mailboxes painted. Board has solicited proposals for painting of the dryvit and sealing of replacement of the asphalt drive lanes.
- We would like to thank Nancy Lekberg for her assistance in the monitoring of the landscaping company during their service days. Service is improving and continue to perform task for removal of weeds in the beds of the community. The beds located adjacent to the new community fence has been a challenge to control weeds due to their recent installation.

Please note updates on the community and documents can be found on our website at greatneckvillas.com or on TownSq. Our assigned Community Association Manager is Walter Campbell, PCAM. **Walter has assigned an Associate to assist residents in our day to day operations such as responding to work orders in Town Sq., assessment inquiries, parking pass distribution etc. and her name is Donna Bodony.** Donna can be reached at dbodony@communitygroup.com or 757-747-0909. Please note Associa-Community Group's after hour emergency number is 757-490-4471.