

# FOREST LAKES PROPERTY OWNERS ASSOCIATION NEWSLETTER



**MAY 2018**

## **POOL OPENING SOON**

**The Pool opens May 26<sup>th</sup> (Memorial Weekend)** for the Summer Season! **New hours are:**

Monday thru Friday: 11:00 AM to 9:00 PM  
Saturday, Sunday: 10:00 AM to 9:00 PM

LightHouse has hired lifeguards and Pool Manager, Madeline Spahr, for our summer season. We have purchased all new umbrellas, spruced up the facilities, installed a new camera system, and updated our access system. We will be ready for opening day!

Practices for F.A.S.T. are as follows:

### **Practice Dates/Times**

Wed. and Thurs. - 5/23, 5/24 and 5/30, 5/31  
6:00 to 7:00 PM for 10 and under  
7:00 to 8:00 PM for 11 and up

Starting the week of 6/4, all practices will be in the morning before the pool opens.

F.A.S.T. has three home meets scheduled at our pool on the following dates: Monday, June 25; Monday, July 2; and Monday, July 9. Forest Lakes Pool will close at 4:00 p.m. on each of the swim meet dates.

## **ANNUAL YARD SALE**

Our Annual Yard Sale will be on **Saturday, June 2nd, 8:00 a.m. to 1:00 p.m.** Tie balloons on your mailbox to identify that you are participating in the Yard Sale.

The yard sale will be held concurrently with Lake Vista, and joint advertising is planned.

## **SPEEDERS AND WALKERS**

It finally looks like warmer weather is here to stay. This means that more people will be out enjoying the outdoors. Please be aware of your speed when driving through the neighborhood. Be cautious and attentive to children playing, and neighbors walking, jogging, pushing carriages or walking their dogs - all sharing the road with you.

Also, walkers, whenever you are walking at night, please, either wear appropriate clothing and reflectors or have a lighted device, so that cars can see you. Yes, we have street lights which are helpful, but we also have dark areas between them. You may think you can be seen by the driver, but many times, especially you cannot be seen until they come upon you quickly.

The last warning is for drivers to completely stop at every STOP sign. Drivers seem to think that slowing down is sufficient, but it is not.

Let's all take responsibility for safely driving, bicycling, and walking with care and caution.

## **COMMUNITY BOAT ADDITION**

We have a new addition to our Community boat offering of a pedal boat. You need to have two people to pedal in order to maneuver it in the water. It has four seats - two adults in the front, with two smaller seats facing backward for children. It should be available to be reserved by the end of May and will be located on a boat rack near the Swan Lake dock. This pedal boat was donated by members of our community, Bill and Becky Semones. Thanks!

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## VANDALISM

We have experienced a few incidents of vandalism in the past month.

One was at the pool parking lot where the steps and bridge go over to East Ridge Circle. The rail and posts were broken, requiring replacement and repair.

In another instance, a required part was removed from our Spring Lake Dam and had to be replaced.

The last incident occurred in the Lake Vista area, where a truck was hit and damaged by either a BB or pellet gun.

Please be observant of your surroundings, and, if you see anything, please report it to the Bedford County Sheriff's Department (540) 586-7827 or 911.

## FISHING AND BOATING / DECALS

Fishing is for dues-paying FLPOA property owners (resident's only) and their guests only. Fishing is permitted from the common areas at the dock and dams, and from Resident's boats displaying **Forest Lake Boat Decals**. Fishing at common areas is permitted by residents, guests accompanied by residents, or guests with appropriate written permission (see FLPOA Guest Fishing section in the Policies, Rules and Regulations document).

**Fishing from private properties is permitted only by the Residents of the property and their guests.**

Bass, catfish, and carp fishing are "catch and release." Pan fish (crappies, blue gill and sunfish of legal size) may be taken from the lake.

Only Forest Lakes residents are permitted to have boats on the lakes (**no visitors or guests' boats are allowed**). All boats must have the FLPOA-numbered decal displayed on the boat. **New decals are available to those who need them, or those whose 5-year registration is expiring. First decal is \$15 charge and replacement decals will be \$5 each.** To obtain boat decals, contact the LightHouse Properties Office Phone 385-7233 or email [admin@flpoa.org](mailto:admin@flpoa.org).

## VOLUNTEERS

From time to time we ask for volunteers to be a Block Captain, a committee member or to serve as a Board member. The fact is that we very seldom get anyone to respond to these requests, whether in a newsletter or a personal request. It is actually getting much harder to recruit the volunteer help that we need to maintain our community. The truth is that several people who have served for a long time on the Board and in other volunteer positions will be moving on. We are asking for your help to fill that void.

Some believe that, because we have a paid professional Management Company, there is no longer a need for a Board. This is not true. Yes, the Management Company will be responsible and will perform day-to-day management functions for the community, but the FLPOA Board will still be responsible for the overall health and financial well-being of the Association. This is why it is critically important to have responsible and knowledgeable Board members in place when others leave.

If you know someone, a neighbor, a friend, a family member or yourself who could serve, please step up or encourage others to do so. Currently, we need new members on the Architectural Review Committee and the Covenant Committee, and we need a replacement for a vacant Board position. This fall, we will have four Board positions up for election.

We also need Block Captain volunteers (see next article).

Certainly, your time will have an important impact on the Association. If you want to make a difference in your community (and keep your dues from increasing if professional help must be hired to cover some of the volunteer functions), please step up.

Please call our Secretary, Linda Cyr, if you are interested or have questions regarding the open positions.

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## BLOCK CAPTAINS NEEDED

We need volunteers to serve as Block Captains for the following areas: Cuddington Lane (1059 – 1364), Lake Vista Drive (800 – 813), Spring Lake Road (201 - 403), and Spring Lake Road (402 – 408) - Dry Run Court - Deep Springs Circle.

Being a Block Captain does not require a lot of time. A few times a year, we may ask you to communicate with your neighbors about, for example, reminding them of the Annual Meeting or informing them about a critical situation of which they should be aware.

If you are willing to serve as a Block Captain, please call Brenda Terry (316-6044 or email: [terry1235@msn.com](mailto:terry1235@msn.com))

## RV, CAMPER & TRAILER PARKING POLICY

The Board has revised the RV, Camper & Trailer Parking Policy. You can review or download the new Policy from the FLPOA website (from the top menu at [www.flpoa.org](http://www.flpoa.org) > Committees > Covenants), or use the link: <http://www.flpoa.org/covenants.php> (see last link in Documents section on Covenants page).

REMINDER – FLPOA's Covenants do not allow on-site storage of trailers, boats, campers or motor homes. **With prior approval of the Covenants Committee, they may be allowed temporarily.**

Contact the Covenants Committee at [covenants@flpoa.org](mailto:covenants@flpoa.org) to request approval. If you have any questions, need assistance, or want to report a covenants issue, you may also contact the Covenants Chair, Kevin Parry, at 660-0413.

## BIRDHOUSE

Gracie Lanier has graciously donated a Purple Martin birdhouse that will be placed near the Spring Lake Dam. Thanks, Gracie! It will be a nice addition to the wildlife area there.

## PLAYGROUND

We want to thank Owen Guise for inspecting, repairing and maintaining our Playground equipment. We plan to have our table and benches pressure washed and to have the area sprayed for ticks.

## LAKE MAINTENANCE

The Lake Maintenance Project of removing silt from the two inlets of Spring Lake is not coming together as quickly as we had hoped. We are still waiting to get agreements from some potential disposal site lot owners to allow us access to their property. Until this happens, we cannot move forward with the next step of getting quotes.

## RESERVE STUDY

The Board has continuously developed, reviewed and implemented our Five-Year Plan (Reserve) Study, as well as updated it annually. Since Board members will be moving on, we decided that it is time to hire a professional Reserve Study firm to perform this requirement. We are currently reviewing proposals from two firms that can do this work. We will be making a selection decision. After reviewing our inputs and conducting an on-site inspection of all Association facilities and amenities, the selected company will then develop a 30-year Reserve Study that can then be regularly updated.

## TREE CUTTING

Please note that the removal of trees on a Forest Lake POA member's lot requires a review by the Covenants Committee. Contact the Committee at [covenants@flpoa.org](mailto:covenants@flpoa.org) to request approval or if you have questions.

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## ARCHITECTURAL REGULATIONS

Please remember that **prior** to beginning your project, you will need to submit a completed **Property Improvement Form** to ARC for the committee's review and approval.

The ARC Chair will notify you of the committee's action on your request. You can download the ARC Standards as well as a Property Improvement Form (PIF) at [www.flpoa.org](http://www.flpoa.org) > Committees > Architectural.

You can also contact a member of the Architectural Review Committee (Tony Batsel, Fred Fralick, Lewis Gallion or Brenda Terry) for information.

## FLPOA BOARD MEMBERS AND OFFICERS

|                               |                |
|-------------------------------|----------------|
| Sharon Sitterley, President   | 385-8629       |
| Brenda Terry, Vice President  | 316-6044       |
| Linda Cyr, Secretary          | (703) 909-2372 |
| Craig Szczutkowski, Treasurer | 385-9696       |
| Rubens Marcilio               | 258-1910       |
| Kevin Parry                   | 660-0413       |
| Linda Robinson                | 238-8490       |
| Ann Thomas                    | 385-8181       |
| - Vacant -                    |                |

## MANAGEMENT COMPANY

LightHouse Properties, Inc.  
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Lynchburg, VA 24502

Physical Address:  
137 Laxton Road, Lynchburg VA 24502

Phone: (434) 385-7233

## FLPOA NEWSLETTER

Published by the FLPOA Board of Directors. If you have ideas for articles, please contact Linda Cyr at [maupingirl345@gmail.com](mailto:maupingirl345@gmail.com) or (703) 909-2372.