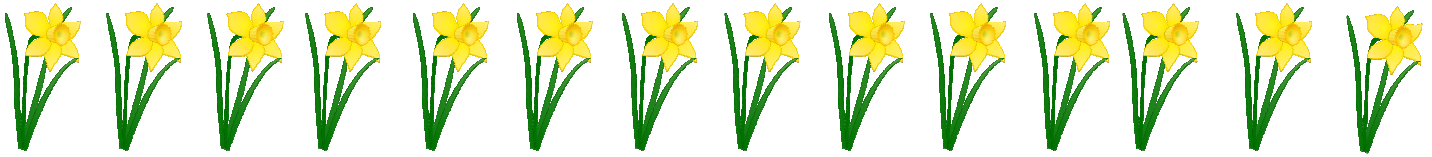




The Powhatan Signal

Powhatan Secondary Newsletter VOL. XXVII NO. 2 April 2015



UPDATE ON RENNICKS POND As of March 2015

PCSA received notice that ECS, the geotech engineering company hired to do the dam testing, had completed the drilling of the core samples and sent them for lab analysis. Hopefully the sample testing will be completed by mid-April. This is an important step in determining the structural integrity of the dam and whether it is safe to open the street to vehicular traffic again. If so we will be coordinating this with VDOT to reopen the street as soon as possible.

The contracting firm hired to complete the pipeline inspection, Prism, completed the draining of the lower pond last week and has just completed the pipeline inspection this week (March 24). This inspection will be important in evaluating the condition of the existing pipeline and determining the repair options that can be utilized. ECS will evaluate this report and, along with its field testing, make repair recommendations for PCSA.

We have identified five contracting companies experienced in this type of work that have expressed interest in bidding on this project. Once the repair specifications have been determined PCSA will start soliciting bids. After the bids are received PCSA will be able to make a decision on how to fund this project. The cost for this project is a subject of interest to all members of the community and the Board of Directors will make this information available to members once it is determined. We will continue to keep the membership informed with updated posts as things progress. Updates are posted periodically on the Association's website: www.powhatansecondary.org.

PCSA Annual Meeting Review

After being twice postponed due to weather, the March 4 meeting was called to order by Board President, Jim West. Over 30% of the Powhatan Secondary community participated.

Updates on many issues of importance to the community were discussed, with emphasis placed on the Rennick's Pond dam project and the amendment of PCSA's governing documents. The PCSA Board selected a contractor to complete the flush and visual inspection of the Rennick's Pond drainage pipe and an engineering firm to inspect and certify the dam; which are both vital steps in the repair and recertification process. Prism and ECS, will begin work sometime during the next few weeks.

Teri Collins and Barbara Moody were elected to fill the two vacant three year terms on the HOA Board. John Chapman was the recipient of the adult Directors' Award and Girl Scout Troop 1293 received the youth award. Representing Girl Scout Troop 1293 were, Brooke Weber, Sarah Wells, and Jennie Wells; who along with their troop leader, Paige Kufro. The troop has helped to plan and execute many of the community's social events.

The event concluded with a thank you to Jim West for his hard work and dedication during his three year term on the HOA board. Mr. West has agreed to remain on the Board to fill a vacated seat and complete the governing documents project and dam repair and recertification.

Detailed meeting minutes will be posted to the PCSA web page once available. Members of the community are always welcome to submit questions and/or concerns to the HOA Board via email or during regularly scheduled meetings.

(Continued on page 3)



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Powhatan Secondary Pool News

By Christopher Walls

2014 was another awesome season at the Powhatan Secondary pool and we are looking forward to the start of what is shaping up to be an even better year!

Pool dues and membership fees are on the website at www.powhatansecondary.org and this year you have the option of paying your dues and/or initiation fee with PayPal through our website. We even have some different payment options that let you pay in several installments or all at once. Begin your payments by April, 2015 and you can stretch them out until June!

Davis Wood will be our Head Guard for the 2015 season and we are lucky to have many returning guards and have room for some new ones as well. We are very fortunate to live in a neighborhood that has such a great group of young people who take pride in working for their neighborhood pool.

Guard certification classes are filling up quickly, so if you are interested in guarding for the 2015 season please sign up soon. Applications for employment can be found on the website at www.powhatansecondary.org and can also be mailed to the P.O. Box listed there.

Interviews will be held in April so get them in soon!

One of the main reasons 2014 was such a successful season was due to the efforts of long-time Pool Committee member Cindy Satira who stepped down at the end of the season. If you see her in the neighborhood be sure to stop her and say thanks. New to the Committee this year is Jen Saunders who brings a wealth of pool-related experience from her days at Virginia Tech. Chris Walls will once again be the chair and has some great people rounding out the committee: Karen Quinlan, Chris and Mary Phillips, John Wells, and Dawn Broker are also returning committee members who'll pitch in and make 2015 the best year yet!

Please be sure to take advantage of our link on the website to learn all things about the pool. Members enjoy opportunities to be on the swim team, have private lessons, enjoy lap swim before opening hours, affordable private party pool rentals and much more. We have one of the nicest, most affordable pools in town, so if you are not currently a member please come check us out at our Open House -Memorial Day, Monday, May 25th. All PCSA residents are welcome on that day as well as July 4th.

I know I speak for the entire committee when I say we're looking forward to the kickoff of the 2015 pool season from 4pm - 8pm on Friday, May 22nd!

See you poolside!

PCSA Annual Meeting Review– Continued

A special thank you is extended to CJ Jones from the Berkeley Property Management Company, for his tireless efforts on behalf of the Powhatan Secondary Community.



John Chapman receiving the Director's Award

THE CURB APPEAL CHECKLIST

Roof

A dirty, stained roof makes your entire house look dingy and first impressions are everything! Cleaning your roof will make it look brand new and save you thousands of dollars over replacing.

Windows

According to a survey in Money Magazine, window cleaning is the #1 presale improvement that generates the best return on investment as measured by a higher selling price.

House Wash

This is one of the most cost effective ways to increase the value of your home. A freshly cleaned home can add between \$10,000 and \$15,000 to the resale value of some homes.

Driveways

Concrete stays dirty until properly cleaned using professional detergents and concrete brighteners. Surface cleaning dirty driveways and sidewalks creates instant curb appeal.



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This is not intended to solicit property currently listed for sale.

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UPCOMING SOCIALS

Girl Scout Troop 1293 chaired the Easter Egg Hunt and they will also chair the Halloween Party--date to be determined. These girls were well deserving of the Youth Award for PCSA, and continue to assist with great enthusiasm. Leanne Conrad has agreed to once again chair the Middle School End of Year Party.

We are actively looking for a Social Chairman. If you are interested please contact Barbara Moody at bgmoody1@yahoo.com



Sarah Wells, Brooke Weber and Jennie Wells of Girl Scout Troop 1293 receiving Youth Award at Annual Meeting



Barbara Moody and Teri Collins
Our newly elected board members

Welcome to the Neighborhood

We would like to WELCOME our newest neighbors!

Powhatan Woods:
Erica & Mike Ende

The Colonies:
Donna & Robert Priest, Jr.
Terry Nienhuis and Zhang Bei
Sheryl Brown

Powhatan Place:
Dan & Patti Stefkovich

Let's Do Brunch.

Sunday Buffet 11-2:30



Adults \$25.95
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Reservations Recommended

see the menu at opus9steakhouse.com

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COMPASSIONATE CARE - Hygiene Help

Presented by Ed Golden, President



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Bathing can be hard on both you and your loved one. Not only is it a dangerous task with hard and slippery surfaces, but it also can be emotionally awkward for you to bathe your parent. At COMFORT KEEPERS, our caregivers can shoulder that task along with other daily chores like help with dressing and preparing healthy meals. In addition to elder care, we also provide home care to loved ones with Alzheimer's disease and dementia.

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Common Area Grounds Committee (CAGC)

Submitted by Alan Burkhardt

Since the last newsletter, the Boy Scouts of Troop 103, led by Sam Robles, built two wooden walkways over the boggy areas of the Berkeley Loop Trail by the entrance at the Stacked Block Dam. These chronically boggy areas made it difficult to walk the Berkeley Loop without getting your shoes very muddy, so these walkways are big improvements to the trail.



Boy Scouts at work building the walkways –Note the muddy nature of the trail in this spo



Our thanks go out to Sam Robles, the Boy Scouts of Troop 103 and their adult leaders for making these improvements. Over the past few years, the Boy Scouts of this troop have built 8 bridges/walkways in our trail system over areas that were otherwise difficult to cross as well as installing trail markers in all of our trails.

As we enter the spring season, it is a good time to check any storm water drains that might be along the roads by your property. Clearing debris off these drains will enable them to do their jobs and prevent rain water backup on our roads and yards.

PCSA Clubhouse Kitchen

Submitted by Louise Pearson

The Clubhouse kitchen has had a facelift! With the vinyl flooring becoming sticky and appliances desperately needing to be replaced, the Clubhouse Committee under the direction of Teri Collins and CJ Jones, began researching what should be done to repair and upgrade the kitchen. After much research and bids from many contractors and numerous meetings at the clubhouse, the committee submitted a proposal to the PCSA HOA Board requesting they fund the much needed project. The Board spent much time in evaluating the request and agreed to accept the proposal from Bill Bowers Handyman Services to accomplish the work.

What was accomplished in the renovations is outstanding! The entire kitchen was gutted and replaced with new cabinetry, stainless steel appliances, granite counter tops, tile floor, and many more upgrades. All attempts were made to recycle what could be, such as the old cabinets were placed in the garage for the swim team to use.

All clubhouse users have been so appreciative of the new facilities and the comments have been wonderful. If you have not seen the new kitchen, please come to one of the community events or rent the space for your personal party. The clubhouse committee gives very special thanks to Teri Collins and CJ Jones as they were at the clubhouse many days and were tenacious in making sure that the contractor fulfilled the contract.



Powhatan Secondary Concerns & Who to Contact

<u>Issue</u>	<u>Contact</u>
Dues/monies owed to <i>PCSA</i>	<i>Berkeley Realty Property Mgmt</i> [CJ Jones, Tel: 229-6810]
Clubhouse & Multi-Use Bldg Reservations	<i>Berkeley Realty Property Mgmt</i> [CJ Jones, Tel: 229-6810]
<u>Sub-Associations:</u>	
Dues/monies owed to Cromwell Ridge Condo Assn	<i>Community Group</i> [Gina Combs, Tel: 873-1800, x-306]
“ “ “ “ Powhatan Place HOA	<i>Berkeley Realty Property Mgmt</i> [Ed Robbins Tel: 229-6810]
“ “ “ “ Powhatan Village HOA and Waterford HOA	<i>Property Management Association</i> , [Gail Blecher, Tel: 757-646-6247 gail@thinkpma.com]
Architectural control and covenant enforcement for all areas <u>except</u> the four sub-associations (as noted above)	<i>Berkeley Realty Property Mgmt</i> [CJ Jones, Tel: 229-6810]
Architectural control and covenant enforcement for Sub-Associations:	
Cromwell Ridge Condo Assn	<i>Community Group</i> [Gina Combs, Tel: 873-1800, x-306]
Powhatan Place HOA	<i>Berkeley Realty Property Mgmt</i> [Ed Robbins Tel: 229-6810]
“ “ “ “ Powhatan Village HOA and Waterford HOA	<i>Property Management Association</i> , [Gail Blecher, Tel: 757-646-6247 gail@thinkpma.com]

NEXT DEADLINE!

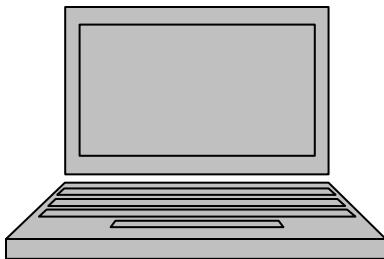
June 7, 2015 is the deadline for all submissions for the July-Sept 2015 issue of **The Powhatan Signal**.

Please mark your calendar!

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Always new information!

www.powhatansecondary.org



Nestled among the rolling hills of James City County... Well, you probably know the rest of the story if you have paid a visit. If not, sit back and relax and let your mouse take you on a tour of one of James City County's best kept secrets.

Newsletter

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PCSA BOARD

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Secretary: Teri Collins tc10050@aol.com
Treasurer: Kris MacKenzie kmack825@gmail.com

Other Members:

Carson Saunders carson_saunders@yahoo.com
Phil Plante philplante@cox.net
Barbara Moody bgmoody1@yahoo.com

Next PCSA Board of Directors Meeting*
May 19 , 2015

**Any PCSA member may attend. Meetings are held at the Clubhouse at 6:30 P.M.*



*Powhatan Community Services Association
Post Office Box 5004
Williamsburg, Virginia 23188-5004*

MARK YOUR CALENDARS

PCSA Amendment Meeting to Reconvene

June 3, 2015 at 7:30 pm at clubhouse.

Check www.powhatansecondary.org for details.

LOOK INSIDE FOR . . .

- ◆ **The Powhatan Signal - April—June 2015 Issue**
- ◆ **Governing Document Amendment Project**
- ◆ **Pond Update**