

Letter to the Village East Community – October 2024

Village East Residents –

In continuing the effort to have more communication, here's my October issue the "President's Letter". Please respond to me at vepoapresident@gmail.com should you have any questions or comments.

Eric Camplin

- **Next Board Meeting:**

- Thursday, December 5th – 7:00 at the Water Authority.

- **2024 Christmas Dinner**

- We are starting to plan for this year's Christmas party. Last years was held at The Landing restaurant and we had 30 residents enjoy a wonderful appetizer spread and really good meals. We are hoping that, with a bit advance notice, we'll have an even bigger turnout. It will most likely be at the Landing again and a date will be forthcoming shortly.

- **Political Election:**

- The 2024 Election day is just around the corner. Our architectural guidelines for political signs is as follows:

"A maximum of (2) Political Campaign Signs (must have Candidate Name) may be placed at a residence (not on vacant lots) for *45 calendar days prior to election day and no longer than 7 days after election day*. The size must not be over 2' x 3' and the sign shall be placed at least 25 feet from the center line of the road in front of the home (outside the VEPOA Right of Way)."

- **Pool Season:**

- A successful pool season has recently ended after being extended by 2 weeks due to a request by residents. The board will evaluate the cost vs benefit of extending the pool season on a go-forward basis. Overall, the season was positive and uneventful, and we completed our first year with Jon and Angel Maddox doing our maintenance. A big thanks to Bob Richards and the pool committee for a good year!
- At the last board meeting, we did talk about some items that we may need to address, such as, the floors in the bathrooms and pool house being quite slippery and increasing the quality of the pool furniture in the future. More to come on these....

- **Storms and Trees:**

- With some of the strong storms we've had in the past weeks came several downed trees and branches. We've had some on the streets, some in yards and even some on houses! This has caused several conversations regarding ownership and responsibility of these trees. It has also caused the need for emergency clearance when the roads are blocked.

- Roads blocked: We are blessed with folks that willing to help with clearing large branches off both roads and driveways that are blocked. This is an important aspect of “neighbors helping neighbors”. When roads are blocked we can’t just assume that the association can have a tree service provider in Village East in a matter of hours. It may be days. So far, this hasn’t been an issue because of folks that have been willing to “chip” in!
- Ownership/Responsibility: Basically, a tree is a part of the property from which it grows! That said, we have properties with homes on them (some with full-time residents, some part-time), properties that are owned by individuals, but no homes and then some VEPOA properties (common areas, easements, right of ways). If a tree comes down and it originated in your property, you are responsible for that felled tree (including VEPOA). If you feel a tree needs to be removed from your property due to an impending dangerous situation, you should contact our Architecture Committee via Joseph Arthur at vepoaarchitecture@gmail.com.
- Scheduled removal of trees on VEPOA right of way that are in danger of falling across roads is taking place now. You may see trees marked with orange tape near some streets. We are in negotiations with vendors to complete this task.
- **Neighbor vs Member:**
 - I’ve been giving some thought to this for a few months now. I strongly feel that we that live in Village East are “Neighbors” first, and “Members” of an association second. I think most would agree. When I think about this, it seems to me that, in so many situations, we should be acting in a neighborly, helpful way before putting it in the hands of the association or a board member. We’ve seen so many positive signs of this at the pool this summer, with storms and even with renter situations. I thank all of you for those types of reactions.
 - Also, we are considering having a “**spring cleanup**” in 2025. The idea is to, not only clean up common areas, but also a concerted effort for individual yards and lots. This idea is just in its infancy, but if there are folks who need help with yard waste, unwanted objects in their yard, we would help out as “neighbors” in getting things cleaned up. This would be a voluntary effort, but may be just what we need to do some beautification! Your thoughts are welcome.

Please feel free to email me at vepoapresident@gmail.com if you have any questions.

Eric Camplin

President, Village East Board of Directors