

2022 Chesapeake Fall Newsletter

Chesapeake had many yards that looked very nice all summer long. Congratulations to our Yard of the Month winners! We will have a December winner again this year, too.

THE CONCERT ON THE COURT was Sunday evening September 18. The New Horizons Band treated us to a second annual concert on Cobb Island Court. This group, founded by the late Sam Rhinesmith, has been performing for many years. A free-will donation raised funds for the band. Our thanks to Marianne Rhinesmith and Elaine Metzler for making all of the arrangements. We look forward to a third time next year.

THE ANNUAL MEETING will be held October 25, 7:00 P.M., at Flanner and Buchanan near ACE Hardware. We will discuss the budget and neighborhood issues. In the past, neighbors have expressed concern about rental homes in Chesapeake. Only a few homes in Chesapeake are rented. With the recent explosion in home sales and prices, however, a new trend has arisen. Individuals and corporations are buying up investment houses as permanent rentals. Our covenants do not address rental properties specifically. The Board is investigating amending the covenants to keep our homes occupied by owners. That process will require legal assistance and community involvement. Plan to attend the annual meeting for more information.

GREEN TOUCH has taken excellent care of our grass and landscaped areas for many years. Our three-year contract expires December 31 of this year. Regretfully, we can no longer afford their services, which would nearly double in cost. We have reached out to other companies for competitive bids. The HOA Board will attempt to keep costs as low as possible while continuing to maintain our grass and landscaping in the excellent condition they are now.

ANNUAL ASSESSMENTS are due on or before January 1, 2023. The cost for 2023 will be \$400. Please plan to send your check so that it is received on or before January 1. A five percent late fee is attached for each month a payment is late. An assessment sheet and an envelope for your payment are enclosed in this packet. If you have questions, contact Dave Snow at his number below.

PETS are a constant topic of complaints. Please clean up after your dogs, and do not allow them to bark for periods of time outside. Remember that the covenants do not allow animals other than indoor pets. No chickens or domestic fowl.

HOME IMPROVEMENT GUIDELINES require homeowners to obtain approval from the Chesapeake Board of Directors prior to starting work/construction:

- repainting a dwelling (Board members have color samples to lend.);
- constructing any exterior improvement to a dwelling;
- erecting or replacing a fence or deck;
- replacing a roof (all Chesapeake homes must have the same color roof—check the improvement form) or replacing siding or windows;
- adding outdoor lighting;
- removing live trees.

Please remember the covenants state that the board has **30 days** to respond in writing to your request(s). Keep this in mind when applying for approval. Article V, Section 5.1 of the covenants outlines how to submit a request to the Board.

BOAT OWNERS must keep craft out of the water and out of sight from November to March of each year.

SNOW REMOVAL is done by the City of Lawrence. The Chesapeake board does not contract snow removal. When snow is anticipated, please move cars off the street so the plows can clear the entire street in front of our homes. Sidewalks are the responsibility of each homeowner and should be cleared within a few hours of the end of the snowfall.

LAWRENCE NUMBERS

Mayor's Office	(317) 545-6191
Lawrence Police (non-emergency)	(317) 545-7575
City Clerk	(317) 542-4470
Lawrence Utilities	(317) 524-0511
Public Works	(317) 545-5566
Streets	(317) 545-8787
Republic Sanitation	(317) 917-7300
Permits	(317) 545-5566
Lawrence Animal Control	(317) 549-4814
Indianapolis Mayor's Action Line	(317) 327-4622
Muskrat Control The Mole Mountie (Chris Hempill)	(317) 443-1310
Mailbox replacement: Mailbox Solutions	(317) 460-1010

Problems with geese may be reported to any board member.
Nextdoor Chesapeake www.chesapeakein.nextdoor.com

The "Lawrence Lift" which accompanies each month's water/sewer/trash bill (Those over 65 get a lower rate on this bill.) contains useful information. Always look it over for reference.

CHESAPEAKE COVENANTS, RESTRICTIONS, AND BYLAWS The Covenants and Restrictions as well as the bylaws are now on the association website, www.chesapeakeatgeist.org. If you must have a paper copy, call Bill Jones at 317.855.7623.

City of Lawrence ordinances are available on line. Find the city's home page, and look for Municipal Code under *quick links* in the left margin.

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Bill Jones—**Secretary** 10646 Chesapeake Drive North, teachwrj@aol.com,
317.855.7623

Our website, chesapeakeatgeist.org, is a good place to go for covenants, improvement forms, and neighborhood information.