

Annual Budget Meeting

Tuesday, February 15th, 7:30 pm
Chesterfield Church of Christ
9841 W. Providence Road

Purpose of the meeting is to approve the budget for the 2004—2005 year and discuss any issues pending in the community. Loch Braemar Residents are eligible to vote if you are a holder of a Loch Braemar Certificate of Membership (formerly known as “Stock”) AND you have paid 2004 Common Interest Fees (paid in Feb. 04) AND Pool Dues for 2004. If you are unable to attend the budget meeting, please use the proxy form below to appoint a proxy to vote your share. Remember, the proxy must be a holder of a Certificate of Membership in good standing in order to vote.

Proxy

I/We the undersigned, do hereby appoint _____
as proxy to vote my/our share as may be required to conduct business as brought before the Loch Braemar Community Association at the February 15, 2005 Annual Budget Meeting. This proxy will terminate at the conclusion of the aforementioned meeting.

Signature

____/____/_____
Date

Signature

____/____/_____
Date

Name Cert. #

Address Phone

Loch Braemar Community Association

P.O. Box 36138, Richmond, Virginia 23235



Newsletter

Feb 2005



From the President’s Desk

My name is Paul Albus, and I am your new L.B.C.A. president. I would like to start by thanking all the people involved with the association this year. Special thanks to **Lil Austin** for putting together our community directory. That was a lot of hard work. If you didn’t get one I have plenty left over. Also thanks to **Sue Sullivan** for her hard nosed negotiations on the upcoming pool contract for this summer. She really did a great job and saved the neighborhood a lot of money. This is my first year with the association and I am really surprised at how dedicated the board members are to keeping Loch Braemar a great place to live. Some of the members have been involved for a long time so we all owe them a great big thanks for their time and effort.

This year we also have a pool committee that has a lot of great ideas. Fortunately the board has approved some funds to help start improving the pool area. Our main concern is the tennis courts area. We have some ideas for repairing the courts surface, the least inexpensive would mean a few weekends worth of work parties to clean, resurface, and redo the lines. The net poles also need to be dug up and straightened, and reset. The lights on the courts are another fairly expensive repair. They have been completely destroyed by vandals, and no longer work. There are a lot of other improvement ideas but we are working with limited funds and for now we have to choose the repairs we can afford and we need the most. Maybe next year if we get all our common interest fees, and get a lot more neighborhood families to join the pool (you don’t have to be a stock member to join-contact me for more info), we can make some of the additional repairs and improvements needed.

I could go on for a few more pages with all the discussions we have had and all the ideas that have been thrown around. If you have any ideas, concerns, complaints, or would like to volunteer for any of the many upcoming projects, or current projects, you should come to the next L.B.C.A. meeting and make your voice heard. I hope we can come together as a community to keep Loch Braemar going.

Thank you all
Paul

News & Announcements

Common Interest Fees

Invoices for the Common Interest Fee will be going out soon. The money paid for Common Interest Fees is used for many expenses in Loch Braemar that benefit all residents. For example, plants, mulch and lighting for the front entrance, and other expenses for the neighborhood like luminary supplies, and candy and goodies for the Easter and Halloween parties. The fee is \$30 this year. Please mail in your payment when you receive the notice so we won't have to spend money resending invoices. Thank you.

Block Captains

THANK YOU to all the Block Captains that have stepped up and volunteered their services. Your support is a huge help and is greatly appreciated! We do still need one Block Captain to service Stuts Lane, from 2300-2348. If you can help, please contact Paul Albus, 675-2988 or albuselectric@comcast.net.

Pool News, Opening Day May 28th!

Get your summer plans in place now! Save \$10 before April 30th

Send your application by **April 30th** and take \$10 off the membership fee. Applications will mailed soon and can also be found on our web site at **www.lochbraemar.com**. Our pool membership fees are very competitive with other neighborhood pools. Tell your friends about our great neighborhood pool—and let them know the application is available online.



Pool Membership Pricing, 2005 Season

	Stock	Associate
Single	\$110	\$140
Couple	\$140	\$205
Family	\$200	\$265
Babysitter	\$ 85	\$ 85

Correction to the Neighborhood Directory

We goofed! Mr. and Mrs. Mann were not included in our new directory, and they've lived here 20 years. Please add this listing to your directory.

Robert A. and Barbara Mann
2417 Falkirk Dr.
Tel: (804) 276-9525
Email: crewe@aol.com

Robert works at VA Department of Environmental Quality, tel (804) 698-4419.
Barbara is retired.

Neighbor—to—Neighbor

Neighborhood Watch

Steve Forbes reports that calls to the Loch Braemar neighborhood by Chesterfield County Police are few. However, Chesterfield Police report over 50 robberies in the last quarter in Chesterfield County primarily due to unlocked homes. Usually, the house is locked and the garage/shed doors are shut *but not locked*. Often, the interior door from the garage is unlocked as well, making entry into the home very easy. Remember to lock all your doors when you leave, and keep an eye on your neighbor's homes as well.

The Board has had calls complaining about 16-20 year olds ringing door bells in our neighborhood and asking for cigarettes. If you notice a suspicious activity, please report it to the Chesterfield County Police Department right away, so the situation will be resolved.

Door-to-door solicitation originating from outside the neighborhood continues to be a problem. The Board is considering posting a "No Solicitation" sign at the front entrance to help discourage solicitors.



Thank You!!

To **Lil Austin** for her effort in getting the new Loch Braemar Neighborhood Directory published and delivered. We couldn't have done it without you! THANK YOU for all your help, we appreciate your contribution!

For Sale:

Loch Braemar Mugs

LBCA has a supply of Loch Braemar mugs available for sale at the low price of \$6 each. Contact Joe Moore at 745-0043 or jjmoores@aol.com..

Student Bunk Bed

Bunk on top, full desk with 6 drawers on the bottom. We have 2 to choose from, both "crate furniture" type and both in good condition (2 seniors moved to respective colleges this summer!). \$150 ea obo. Please call Lisa Briggs, 674-9024.

LBCA Board & Committee Members 2004-2005

Name	Title	Email	Phone
Paul Albus	President	albuselectric@comcast.net	675-2988
Steve Forbes	Vice President	sforbes@aol.com	276-5496
Joe Moore	Treasurer	jjmoores@aol.com	745-0043
Carol Elliott	Secretary	celliot@chva.org	674-0096
Gary Paz	Membership	gpaz@nationalnurses.com	
Donna Woods	Pool		745-5598
Lisa Briggs	Newsletter/Web Site	lisa@createdbylisa.com	674-9024
Cindy Coghill	Social	coghillcolors@aol.com	276-3005
Patty Pendleton	Concessions	ratherbnea@aol.com	674-4905