

THE RETREAT NEWSLETTER

Volume 13

November-December 2010



The Retreat Clubhouse

WELCOME TO OUR NEW RESIDENTS

Patricia Jenkins, 1508 Carrolton Way	Rudolph & Sallie Cashwell, 1433 Thistlewood Lane
Roosevelt Huff, 1521 Rosehill Drive	Shelby Jones, 1523 Rosehill Drive
Glenn & Alice Frankel, 1443 Carrolton	Harry and Hattie Giles, 1532 Thornwood Lane
Terry & Sarah White, 1530 Thornwood	Samuel & Irene Ambrosino, 1517 Rosehill Drive
Al and Emily Barbour, 1401 Alixis Way	



Advisory Budget Committee Report

November 10, 2010, the Board of Directors meet at our Clubhouse with most of the activity centered around the proposed budget for 2011. Both the Advisory Committee and United Properties(UPA) submitted to the BOD their drafts of the budget and after considerable discussion, the Advisory committee's budget was accepted by the BOD.

This budget calls for continuation of the current \$250 a month condo fee; however, it was coincided that in order to make this budget work, some discretionary expenditures could not be included. These include such line items as window washing, power washing, plant replacement. Also this budget makes the assumption a certain number of new units will be "on line" by the end of this year as well as by the end of the first half

of 2011. We are very confident they will be. The new units will generate the income needed to support the current monthly condo fee and possibly provide the funds to pay for some of the discretionary items not appropriated in our budget. If these items can not be funded in 2011, they will receive priority in coming years as more units are sold.

The Advisory Committee works closely with WeldenField of VA and UPA to control expenses. We review all invoices and in most cases, make the final approval to pay. We are also closely monitoring all expenses with the thought of curtailing or even eliminating some.

As an example,

The Association recently saved over \$2,500 a year by eliminating most of the cable service to the Clubhouse. The three smaller TV's are now serviced by antennas which receive all local channels in High Definition and the TV in the "Great Room"

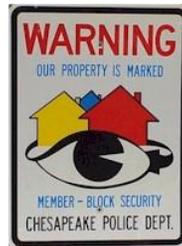
is supplied with

basic cable service. Since one of the services deleted from the cable service was music in the Great Room, a five disc CD/DVD player has been installed to provide that service.

Your Advisory Committee is constantly striving to hold our cost down while still providing the high quality of service we all expect. We would appreciate constructive comments from residents who want to be heard. We are also looking for volunteers to serve on our various sub committees. If you are interested, please contact me at jlcross2@live.com.

Respectfully submitted,

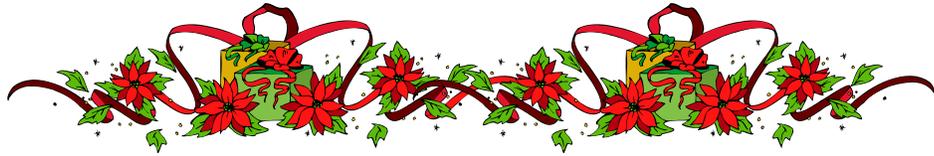
Jim Cross, Chairman, Advisory Committee



NEIGHBORHOOD WATCH COMMITTEE REPORT

My name is Tom Szelest and I have volunteered to be the Neighborhood Watch Captain. You have already received some emails from me and I look forward to our meeting with Officer Simpkins from the Chesapeake Police Department on Tuesday, November 30, 2010 at 6:00 pm. I

am going to work with each of the Block Captains and organize a plan for our neighborhood. Tom Szelest, Neighborhood Watch Captain, my email address is skeet4food@cox.net or I can be reached at 410-9037 home/620-6196 cell.



ARCHITECTURAL REVIEW COMMITTEE REPORT

Welcome to all new and existing residents of The Retreat. If you want to add a storm door to your unit, you must first get approval from the ARC before doing anything. There are two approved doors that can be used. The following information will help you to make your decision in selecting a door. The first choice is a Pro Via door. The contact person for this door is Bill

Carpenter. He will provide you with all the necessary information regarding this door for your front door and back door if needed. His address is Coastal Door Installations, 430 Maxwell Street, Chesapeake VA 23322, Office Phone 546-3712 Cell Phone 237-0163

The second choice is an Anderson door that can be purchased from any Home Depot store. The front door must be a 3000 Series with clear safety glass and insect screen. If your unit has a back door you must use a 2000 Series door with a self-storing slide away insect screen.

No matter which door you choose the door **must** be white and the hardware **must** match inside hardware. You can get an application form from me by emailing me at jrm467@msn.com. Also please remember our committee meets once a month on the second Wednesday of each month.

Remember before doing anything on the outside of your unit, you must receive ARC approval. Both new and existing residents should familiarize themselves with the Rules and Regulations for The Retreat when thinking about any changes.

Janet Menia, ARC Chairperson



SOCIAL COMMITTEE REPORT

The Social Committee met in October and planned many events for our community in 2011. One new and interesting event will be the opportunity to share your Arts and Crafts with everyone. If you like to scrap book, photography, jewelry and so on. This event will be just for you. There are many projects that we have and it would be fun to share these with everyone. Sunday, February 20, 2010 at 3:00 pm. Other events that were very successful this year have been rescheduled such as Bingo night, Saturday morning breakfast, the Memorial Day party, Strawberry Shortcake, Ice cream social and birthday celebrations and the watermelon feast. Thank you so much to each of you that planned these events for us. Your hard work and organization made each event a success.

December 4th we are going to have a cookie exchange at the clubhouse at 12:00 pm, this will be followed by our Christmas Decorating demonstration with Darlene Halverson. We will deliver a plate of cookies the Police Department located behind the firehouse.

December 11th at 6:00 pm will be our Christmas party that will be catered. Price per person is \$15.00 based on 50 in attendance. Please bring your money (CASH PREFERRED) and sign up with Barbara Hyatt at 1502 Carrolton Way by December 1, 2010.

CLUBHOUSE COMMITTEE NOTIFICATION:

THE BOARD OF DIRECTORS APPROVED AN INCREASE IN THE RENTAL OF THE CLUBHOUSE EFFECTIVE JANUARY 1, 2011. THE INCREASE IS AS FOLLOWS: 1-4 HOURS THE PRICE IS \$60.00. 1-6 HOURS THE PRICE IS \$75.00. IF ANYONE HAS ANY QUESTIONS PLEASE CALL ME AT 410-9037 OR 647-2544. Fayeelaine Haddaway



The next study will be to read and discuss the book "Battlefield of the Mind" by Joyce Meyer. You can purchase the book in paperback from Amazon.com or at any Christian Book Store. Your first assignment is to read the Introduction and the first four chapters ending on page 42. These are very short chapters. When we come back together after Thanksgiving, we will discuss what we have read.

The Bible study group will return to Wednesday, starting December 1, 2010 at 1:30 pm in the clubhouse. All residents of the community are invited to attend.

Blessings and love to all, Ann

RETREAT GARDEN QUILTS Our new Garden Quilt volunteer is Pat Cross. Starting in the spring Pat will be getting the email out for your garden quilts. I have passed her the information for those of you who have already spoken up. Pat will inspect the boxes for any needed repairs for next spring. I hope everyone had a great time with their quilt and meeting your neighbors for a little local farming fun. Please let all the new residents know what a wonderful time everyone had and invite them to join in the fun in the spring.

happy
hanukkah

Merry
Christmas



This recipe was submitted by Pat Cross

Set aside a 9", baked, deep dish pie shell, cooled.

Slice 3-4 large tomatoes onto paper towels to drain excess water. Remove the "seeds" by hand which will decrease water.

In a small bowl combine 1 c. mayo, 1 c. grated sharp cheese, 2 chopped green onions, 1 tsp. dry basil, 1 tsp. chives, salt & pepper to taste. Mix thoroughly.

Layer drained tomatoes in pie shell, pour the cheese mixture all over top. (pack tomatoes into shell)

Bake 350 for 30 min. (optional) crisp bacon can be sprinkled on top AFTER baking .

Serve warm. Pie crust will get soggy after 2 days.





This recipe was submitted by Pat Joeckel

FRESH APPLE CAKE

Cream 3 Eggs
1 ½ C Vegetable Oil
2 C Sugar
2 TSP. Vanilla

Mix in separate bowl and add to the creamed mixture: 3c flour, 1 tsp. soda, ½ tsp. salt, 1/2c raisings, 1cup nuts, chopped, 4c diced apples, 2 tsp. cinnamon, ½ tsp. nutmeg.

Pour into greased tube pan, not a bundt pan, and bake at 325 for 1 ½ hours. Cool completely before removing from pan.



The homeowner's directory was distributed this past week. If anyone has any changes please let me know. I am seeking input from the community for the newsletter. Please call me or email me at simbasin@cox.net.

Fayeelaine Haddaway
1526 Thornwood Lane
410-9037 or 647-2544