

THE Village Voice

www.vopjax.com

Volume No. IV

Issue No. 36

March 2019

Board of Directors Letter

Hello neighbors!

We welcome in 2019 with hopes of a healthy and prosperous new year for us all. I'd like to welcome all our new homeowners! Please feel free to contact your board members (contact info is located elsewhere in this newsletter) if you have any questions, concerns and/or ideas.

The board is really excited to welcome our newest board members. Al Henson and Scott Snyder. Both join the board bringing with them great energy and some exciting new ideas.

The board is going to try to bring more residents together with several different programs. We will be bringing back the "Sod Share Program" this year – it was a roaring success last year. Although the HOA does not sponsor fireworks, we will have a Family Fun Fest on Saturday July 6th. This festival gives the residents of VOP a great opportunity to get together and honor our great country. This year, we would also like to put on a winter festival in December. These are just a few of the ideas that were discussed at the first HOA Board meeting of the year.

We would also like to bring back block captains. This was a great way for information and ideas to be exchanged. If you're interested in being a block captain, please call the info line at 904-337-1094 and leave your contact information – someone will contact you.

We are also looking for people that would like to help with any of the projects or committees that we would like to do this year. If you are interested in being involved, please reach out via the info line or on our Facebook group page (search "Villages of Pablo" in "groups). You may also e-mail any of the board members.

Hopefully you have noticed the new lights in the parking lot and on the tennis court. These lights have added more security to the amenity center.

There was also quite a bit of repair work done on the brick wall facing San Pablo Road. This wall will be getting pressure washed in early March. Thanks again to everyone for doing their part to take care of VOP. Please remember to follow all signs; stop signs and speed limit signs. Lets keep everyone, including our pets, safe on our streets. If you see anything that is unsafe, or you think needs to be looked at, please contact our property manager, Michael Coleman at BCM Services at 904-242-0666.

Thank you

Ed Coulther, HOA Board President



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Homeowners Meeting Dates

We are listing an annual schedule of the community meetings so you can plan your time in advance to attend. We encourage your participation and hope this will help increase attendance. Remember to submit agenda items to BCM Services at least three days in advance of the meeting. Meetings will be held at the BCM office on Thursdays at 7:00 pm unless otherwise posted. The meeting dates are **Feb. 12, June and September. ANNUAL MEETING is October 2018**, Date TBD, 7:00 at Alimacani Cafeteria.

2019 VOP Board of Directors

The five elected individuals and other community leaders are:

Ed Coulther, President
vopboard@comcast.net

Don Colbert, Vice-President
dcolbert@bellsouth.net

John Laurence, 2nd Vice President
johnplaurance@me.com

Kelly Dewitt, Board Member
kellyjdewitt@gmail.com

Al Henson, Board Member
ahenson1226@gmail.com

Scott Snyder, Board Member
scott_d_snyder@comcast.net

ADDITIONAL COMMUNITY LEADERS:

Email addresses are given so that any resident can get in touch with these people regarding special projects, volunteering for special events, to join a committee or to submit agenda requests for a board meeting. While we have included these emails so that they are accessible, please be respectful of their privacy and use good judgment when contacting them.

Greg Michael, Adopt-A-Mile, Home 223-9764

Please remember that your first call for problems or questions about the community should be directed to the management company, BCM Services, listed below.

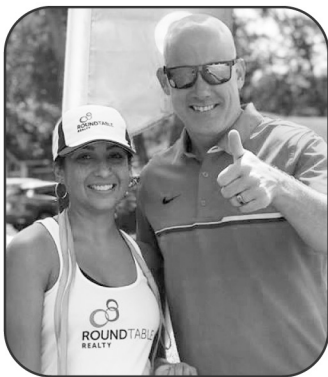
Michael Coleman or Darlene Harris
BCM Services, Inc.
920 Third St., Suite B
Neptune Beach, FL 32266

Phone: 242-0666
Fax: 242-0670
mcoleman@bcmsservices.net

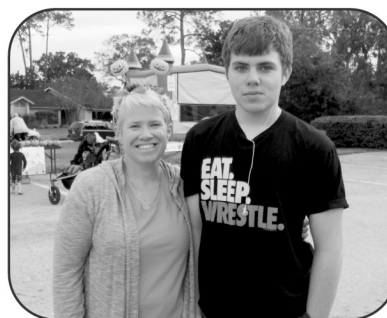
Events Calendar for 2019

DATE	EVENT	TIME	LOCATION
April 13	VOP Spring Yard Sales	8:00 am	Each Home
April 20	Easter Egg Hunt and Parade	10:00 am	Pool Parking Lot
May 25	Kids Fishing Rodeo	9:00 am	Gazebo/Pool Area
June - TBD	Community Board Meeting	7:00 pm	BCM Office
July 6	Family Fun Fest	TBA	Pool Parking Lot
Sept. 21	VOP Fall Yard Sales	8:00 am	Each Home
Sept. - TBD	Community Board Meeting	7:00 pm	BCM Office
Oct. - TBD	Annual Homeowners Meeting	7:00 pm	Alimacani Music Room
Oct. - TBD	Harvest Fest - Food and entertainment provided	6-9 pm	Gazebo/Pool Area
Dec. - TBD	Christmas Festival	TBA	Gazebo/Pool Area
Wednesdays	Food Trucks	5:30-8 pm	Gazebo/Pool Area

Please mark your calendar and plan on supporting these events. If you have any questions or would like to become involved, please call the info. line at 337-1094. We welcome your input.



Fun Times in the Neighborhood



VOP Babysitters List

NAME

PHONE

BIRTHDATE

Megan Arsenault:

860-1395

12/01

Works in Church Nursery, experienced with children and infants

Katherine Cameron:

821-4644

9/98

"American Red Cross" babysitter course, infant and child CPR certified, Safe Sitter" babysitter course, experienced with all ages

Mae Davidson

629-3549

9/00

Experienced with all ages

Lily Gunning

403-3333

9/02

"American Red Cross" babysitter course. Can work during day too.

Lilly Mauti

514-1474

7/96

"American Red Cross" babysitter course.

Barb Spiwak

992-6770

Mother and also Grandmother

Cathy Windham

514-0205

Active FL Licensed RN

TO BE INCLUDED IN THE 2019 BABYSITTERS LIST, YOU MUST CONTACT JANA COLBERT AT 992-9420 OR E-MAIL TO dlcolbert@bellsouth.net.

VILLAGES OF PABLO HOMEOWNERS ASSOCIATION, INC.

920 THIRD STREET, SUITE B, NEPTUNE BEACH, FL 32266 (904) 242-0666

VOP ANNUAL MEMBERSHIP MEETING MINUTES / FEBRUARY. 12, 2019

The Board of Directors held a meeting on February 12, 2019, at BCM Services at 6:00 p.m. Present at the meeting were Ed Coulther, Don Colbert, John Laurence, Kelly DeWitt, Scott Snyder, and Al Henson. Also in attendance was Michael Coleman of BCM Services.

BOARD MEMBER REPORTS:

Ed Coulther – President – Report/Updates

New tennis court lights were installed. Amenity Center fence was repaired.

Ed met with a tree service company to do common area tree removal for approximately \$3,200.

Ed gave an update on the AirBNB meeting he attended.

Ed and Michael Coleman explained the new ruling from the Post Office, i.e., it is now the HOA's responsibility to replace cluster mailboxes.

The cluster mailbox at Drakes Point is being replace at a cost of approximately \$1,500.

The board discussed appointing Scott Snyder and Al Henson to serve on the Board of Directors. There was a motion and a second to appoint both Scott Snyder and Al Henson to the Board. The vote was unanimous.

Don Colbert – Vice President – Report/Updates

New tennis court net is needed. Discussed the need for new or make repairs to the information signs.

John Laurence – Second Vice President – Report/Updates

John reported that the landscape company replaced sod in bad areas at no charge.

John will once again be in charge of the sod share program, which was very successful last year.

Discussed concern over large tree stumps that Michael Coleman will check into having them ground down.

John would like to get more people involved in a Violations Committee.

The Board agreed to spend \$1600 on four flower replacements this year.

Michael Coleman

Michael Coleman reviewed the year-end and January 2019 financials.

Discussed the available monies for repairs to the common areas. There is approximately \$28,000 available to do miscellaneous repairs/upgrades to the property.

Al Henson

Would like to get more people involved with activities.

Would like to start different tournaments, i.e., Corn hole, volleyball, etc.

MISCELLANEOUS

Do a review of sidewalks and call the City for repairs.

Concern was expressed over many homes that do not have a visible address.

New Board Member, Scott Snyder would also like to be involved with getting more people involved with activities.

FACEBOOK



Join the Villages of Pablo Facebook page. This is a great way to stay up to date on current events, post lost-found pet photos and communicate with your neighbors.

Come Dine at Catullo's



The Villages of Pablo would like to Congratulate Dave and Carl Catullo. The Catullo's have opened their restaurant in the Walmart Neighborhood Market Shopping Center at San Pablo Rd and Atlantic Blvd. The brothers started with a food truck that came to the neighborhood many times. Their menu consists of dishes like Sea Scallop Risotto and Porcini Mushroom Tortellini. They also have a wine and beer bar. The taste and quality of the food they prepare is outstanding! Stop in and enjoy an amazing meal and say hello to fellow VOP resident, Dave Catullo!

VOP website

www.vopjax.com. There are helpful links to many informational websites i.e. watering schedule, trash pickup dates, etc. Also, the board and property management company contacts and neighborhood events calendar are provided as well.

Neighborhood Notes

ADOPT A MILE... Is a team that helps to keep the common grounds through out Villages of Pablo clean from litter. If you are interested in being on this committee please contact Greg Michael at 223-9764.

VOP POSTED SIGNS.. Please follow all posted signs and speed limits while driving through the neighborhood.

VOP YARD SALE... The next Bi-Annual VOP Yard Sale will be held on Sat. April 13th, at 8:00. Notices will be placed on Craigslist and in the newspaper, and signs will be placed at the entrances to VOP prior to the event.

PLEASE HIDE YOUR CANS... Please help keep VOP looking good. Trash cans should be stored in an enclosure, the backyard or the garage. Doing this will help keep our neighborhood from looking unsightly. Thank you

BLOCK CAPTAINS... If anyone in VOP is interested in being a Block Captain, please leave your name and phone number on the VOP info. line 904-337-1094.



5 Tips for Spring Yard Cleanup

By John and Susan Laurence

One of the best ways to be a good neighbor is to keep your property in great shape. When everyone maintains their house and yard, everyone in the neighborhood benefits. This is one of the most proactive ways we can keep our property values on the rise.

Spring is the perfect time to get out into your yard, enjoy the wonderful sunshine, and get a jump-start on your yard maintenance. Here is a quick checklist for a successful spring clean-up that will have you prepared for summer!

1. Don't forget that our VOP covenants say to keep your garbage cans hidden and out of sight. You can keep them in your garage, inside a fence, or behind a barrier on your side yard. If you need ideas on how to build a barrier, I bet a VOP resident would help....reach out on FB!
2. Survey your sprinkler system! Checking it and getting it ready and working now will help you be ready when things begin to heat up! If you had problems last summer with dry, dying grass then now is the time to have your sprinkler system checked or to begin planning to install a new one.
3. Clean up gardens, put down weed preventer or landscape fabric, and lay new fresh wood chips or pine straw.... BUT remember to wait until all the leaves have fallen from the surrounding trees! Some quick tips: Do not skimp on your ground cover...best success comes when you don't let those hidden weeds see the light of day! Trim up plants and bushes and feed them. Our friends at Plant Ranch Nursery on Beach Blvd can answer all your questions on this!
4. Get ready for weeds! Florida yards have weeds and

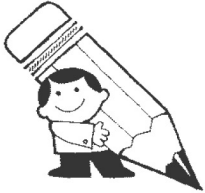
the best thing we can do is be ready for them! Some quick tips: Survey your yard for bare areas and then patch with sod! If you have a dense area of weeds, remove the weeds and treat the area before laying sod. The worst thing you can do is put wood chips where sod should be! Also if your gardens are too big, use sod to make them smaller and easier to manage. Have a plan for weed control! You need to have either a yard service or a DIY yard plan from an online source or your favorite home and garden store. Keep up with weekly mowing. And keep our neighborhood walkways nice by edging and blowing.

5. Beware of Dollar Weed!!! Dollar weed is a round shaped, fast growing, very destructive weed! We've had residents have to replace their entire yard and use costly methods to eradicate this weed! The best plan is to either prevent it or stay on top of it if it's already in your yard. If you have dollar weed we suggest you speak with a yard maintenance company and get a plan of attack. It will save you a lot of money and time to have a professional help you. Also PLEASE remember that dollar weed spreads quickly! If your weeds have spread into your neighbors yard stop it now! Please do not allow your weeds to cost your neighbors a lot of money!

Remember if you get a violation notice from our community management company BCM, please act quickly. If you have a plan to fix the violation, call BMC and let them know so they will not keep sending you notices.

VOP is such a great place to live! Remember to reach out online through FB if you need any help! Our online community is always there to give tips and recommendations.

Classified Ads



LOOKING FOR FRESH BAKED, wholesome Gourmet Dog Treats? BARKNBAKE.COM is your VOP neighbor! Free delivery! Call 904-966-1365

PET SITTING and dog walking, Call Bella Velasco 904-881-6794.

"MAE'S BABYSITTING AND PET-SITTING". Mae Davidson 904-629-3549

CNA: Looking for private care in your home for your loved one. Excellent references. Call Sonia at 904-343-1881.

PROFESSIONAL POOL CARE INC: We love our community & we are offering free estimates and discounted pricing for all VOP residents. Call Chad at 904-312-4828. A Veteran owned and operated business.

COOK LAWN CARE: Providing reliable lawn care for 28 years in VOP. Call 904-651-9194.

DENNY HERMAN REPAIRS: Decorating & Home Repair, painting, ceramic tile, concrete work, repairs. No Job to Small! Resident of Villages of Pablo. Call 904-635-0956.

CAREGIVER / BABYSITTER: I can babysit young or elderly or help someone recovering at home. I'm a active FL Licensed RN with 40 years experience with ED and post surgical care. Call Cathy at 514-0205.

PET SITTING OFFERED: Animal care: dog walking, cats, birds. Will give loving attention while you are away. Mature woman, retired, V.O.P. resident. Gloria 223-3364.

GPE GROUNDS KEEPING INC: A home and landscape innovation company, grounds keeping, landscaping services and lawn maintenance, free estimates, licensed and insured. Call 536-0907. Gregorypall@yahoo.com

LOOKING FOR A PET SITTER? I'm reliable and reasonable. Call Mary Sullivan at 821-0349.

Newsletter Submission

We appreciate everyone who has contributed to the newsletter. To make creating and publishing this as efficient and cost-effective as possible, please note the following guidelines:

We prefer submissions to be emailed as a PDF, Jpeg or Tif or in a Word document using the standard Times New Roman font.

These should be emailed to Jana Colbert at djcolbert@bellsouth.net or dropped off at 14137 Twin Falls Dr. W. Some clip art and fonts may not transfer easily. Contributions may be edited for publication.

Photos, business cards, and ads should be clean, clear, in black ink if possible and large enough to be scanned.

Photos print best when there is light contrast (not drastic dark and light colors). These can be given to Jana.

Deadline for the next publication will be posted on the message board.

The latest Newsletters are available to view at the VOP website: www.vopjax.com.

Ad Prices: Business Card, \$15; 1/4 page, \$30; 1/2 page, \$60; Full page, \$120.

Comfortable Moves with Carol

Cell: 904.635.8936
Office: 904.269.7117
carolmccowan@comcast.net

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C. Michelle Griggs
904-316-2865
Cmgriggs33@bellsouth.net

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Your VOP Realtor



I specialize in Villages of Pablo and have helped many VOP neighbors sell their home!

I evaluate the current condition of your home and review what improvements would be most effective.

Not sure where to start? Getting ready to sell can be the hardest part. I can help!



THINKING ABOUT SELLING? CALL JEN!



Jen Kespohl
904-567-6141

JenK@RoundTableRealty.com



Donating to a local animal rescue with every closing!

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