

The Ridge Pointe Record

Welcome to Ridge Pointe

Welcome all new Ridge Pointe neighbors. If we haven't met yet, we hope to soon. We would love to get to know you and hope you'll come join us at the HOA meetings.

Ridge Pointe Website

As a reminder the official Ridge Pointe Website is <http://ridgepointefred.org>

On the website you will find HOA documents including the Covenant along with other useful information. Please take a moment to register on <http://ridgepointefred.org> so you will be able to view the HOA Board Minutes as well as past Newsletters.

Immediate Board Vacancy

There is an immediate need for one Board member. The term to be served is one year. Please complete the attached nomination form and return ASAP if you are interested in serving on the Board. Please annotate on the top of the form this is for the one year term.

Annual Meeting

The Annual Meeting will be held in April 12, 2017. We have two Board positions that will be opening for a period of three years each. If you are interested please complete and return the attached nomination form. **Please bring the attached ballot to the Annual Meeting. There will be door prizes, including one free year of HOA dues.**



Upcoming Events

April 12

7 PM

Annual Meeting

Falmouth Fire Hall

2016-2017 Board of Directors

President – Ron Scott
540-371-4409

Vice President - Steve Marple
540-630-1804

Ad Hoc Members-

Tim Powers
540-368-1464

Floyd Bonacorsi
540-295-1016

Future Newsletters

All future newsletters will be available only on the website. The only exceptions will be those newsletters announcing the upcoming election and the newsletter with the ballot.

2017 HOA Dues

2017 Annual dues are now due. Please send your payment of \$130 to:

Ridge Pointe Homeowners Association
PO Box 9041
Fredericksburg, VA 22403

Yard Sale

The Ridge Pointe annual yard sale will be held May 6th 2017. The POC for this event is Teresa Davis. Please contact Teresa directly at davist26@yahoo.com.

Dogs Off Leash

Please keep your dogs on leash and under your control at all times.

Parking On The Street

If you or your guests must park on the street please ensure all four tires are off the roadway.

Unregistered Vehicles

All vehicles must have current registration and current inspection. If you have dead tags please get your vehicle registered immediately. According to the covenant, section 8 (h) no unregistered vehicle shall remain on any lot for a period exceeding fourteen (14) days.

Personal Security

Please be cognizant of any strange vehicles or people acting strangely in our neighborhood. We have not had any issues with this, rather we want our neighborhood to remain a safe place to live.

HOA Board Meeting

HOA Board meetings are open to the community and community participation is greatly appreciated. If you would like to know what is happening behind the scenes this is a good way to find out. It is also a good way to bring your concerns before the HOA Board.

General Reminders

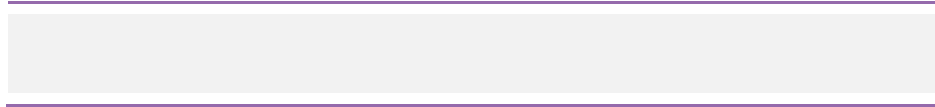
Property Maintenance

Please keep in mind that the covenant states that all homeowners should keep their property from becoming unsightly. This includes unattractive growth, accumulation of garbage or debris, **GREEN MOLD** and keeping structures in good repair and painted on a regular basis. These things are considered unsightly and as such fall under Section 8 (m) of the covenant. This is not meant to be an unnecessary burden, but to be a benefit to all homeowners and their property values.

Architectural Review

The Covenant should be consulted before making modifications to the outside of your home and in some cases the inside, this includes, but is not limited to sheds, fences, additions, decks and any structural changes. One correction, the Covenant states there is a fifty dollar fee required when submitting a request, that fee is no longer charged, all requests are free.

Please submit requests to the Architectural Review Committee through Floyd Bonacorsi (weputt22@gmail.com) or Rob Paul (r2rpaul@gmail.com).



In the Community

Welcoming Committee

Teresa Davis

Architectural Review Committee

Floyd Bonacorsi

Rob Paul

Volunteers Needed

We are still in need of volunteers to help with the following committees:

Landscaping

Welcoming

Architectural Review

Classifieds

Book Club

For more information contact Teresa Davis 757-593-5133

Dog Walking

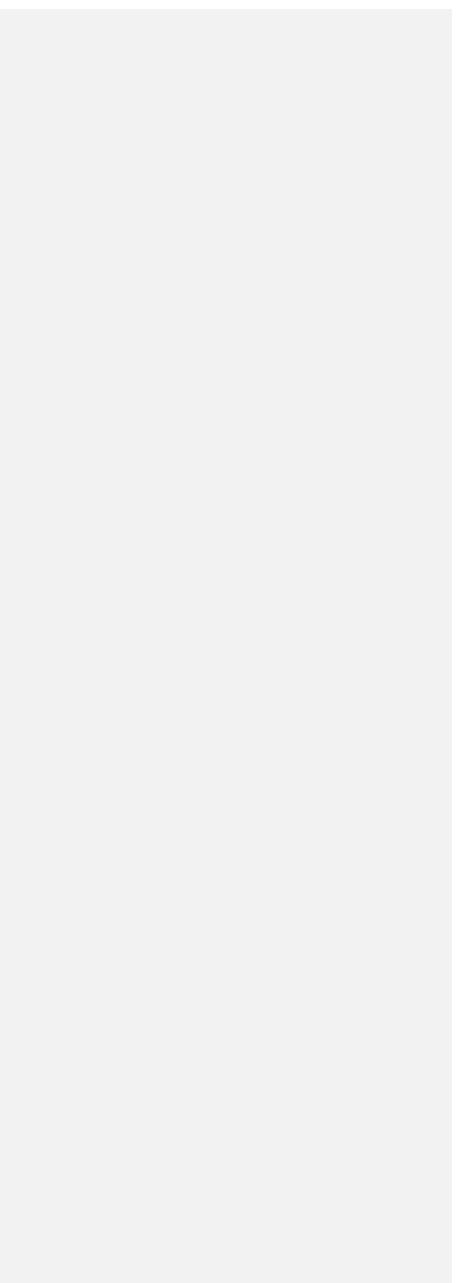
Dog Walking Contact Dan Powers 368-1464

Lawn Maintenance

Lawn mowing – mowing, raking, trimming and miscellaneous odd jobs Contact Dan Powers 368-1464

Piano Lessons

Piano lessons – \$15 per half hour; contact Liv Hauge, 15 South Pointe Lane, 374-0578



RIDGE POINTE HOA BOARD OF DIRECTORS NOMINATION FORM

Complete the nomination form and mail to:

Ridge Pointe Homeowners Association Inc.
P.O. Box 9041
Fredericksburg, VA 22403-9041

Or deliver it to any one of the HOA BOD members (see below)

There is two HOA BOD vacancy in 2107, each for a three-year term. We also have 1 vacancy for a one-year term. In addition, there are committee positions open. Nominations for those HOA Members willing to serve in any of these positions is encouraged and requested. In submitting a nomination, please confirm with the nominee that he/she wishes to serve if elected. **The Annual Election will be held at the Falmouth Volunteer Fire Department on Butler Road.** Nominations are allowed from the floor.

The BOD, at their first meeting following the election, will fill committee positions.

I want to serve the Ridge Pointe HOA in one of the following capacities:

XXX Board of Directors

_____ Committee Chairperson

Please include a short narrative as to why you wish to serve in the position indicated above. This will be reproduced and distributed with the ballot.

My name is Ron Scott. I have been on the HOA Board of Directors for the last three (3) years. I have served in the role of Vice President and most recently President of the Board. I have lived in the Ridge Pointe Subdivision since April 1998. My wife and I love our community and desire to make it a community that is both beautiful and family friendly. I believe the HOA Board is a necessary entity to ensure our voices are heard within the Fredericksburg community. Our Board is a vital part of the Ridge Pointe Community in that it is responsible for trying to apply our covenant in a fair and just manner. Sometimes we miss things within the community, the Board members are comprised of your neighbors trying to do the right thing for all. I would like to continue serving our community for another three (3) year term to be an advocate in protecting our neighborhood.

Name Ronald Scott

Signature



Address 11 Ridge Pointe Lane

Date 21 March 2017

President – Ron Scott

540-371-4409

Vice President - Steve Marple

540-630-1804

Ad Hoc Members-

Tim Powers

540-368-1464

Floyd Bonacorsi

540-295-1016

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Ridge Pointe Homeowners Association

Board of Directors Election

April 12, 2017

Ballot

I/WE DO HEREBY SUBMIT THIS BALLOT TO CAST MY/OUR VOTE FOR THE ELECTION OF BOARD OF DIRECTORS AS FOLLOWS:

Ronald Scott	3 Year Candidate	Yes/No
_____	3 Year Write-in Candidate	Yes/No
_____	1 Year Write-in Candidate	Yes/No

PROXY

I / WE APPOINT _____ LOCATED AT _____
AS MY / OUR PROXY FOR THE PURPOSE OF SUBMITTING MY / OUR BALLOT FOR ELECTION OF BOARD OF DIRECTORS AT THE RIDGE POINTE HOA MEETING.

If voting by mail, please allow 2-3 business days prior to the April 12, 2017 annual meeting for submitting your ballot to:

Ridge Pointe Homeowners' Association, Inc.
P.O. Box 9041
Fredericksburg, VA 22403-9041

I'll serve the Ridge Pointe Homeowners Association in the following capacity:

I, _____, Volunteer to Serve as a Committee Member. My interest is _____.

President – Ron Scott 540-371-4409

Vice President - Steve Marple 540-630-1804

Ad Hoc Members-

Tim Powers 540-368-1464

Floyd Bonacorsi 540-295-1016