

CACAPON SOUTH NEWSLETTER JUNE 2022



This one-page quarterly newsletter is an additional way to keep all residents informed of current topics and matters of interest within our wonderful community. Always refer to the community webpage for information and copies of this newsletter posted at:

<https://cacaponsouthpoa.com/>

The POA Board of Directors welcomes your comments and suggestions.

Board Members: Thom Rubel; Scott DuBoff; Reidonna King; Bruce Anderson; Dale Kirchner; Craig Thibaudeau; Carol Wiles and Don Brannon. Email:

directors@cacaponsouthpoa.com

Thank you for working with us to maintain and preserve our beautiful community!



Fun times at the Cacapon South picnic!

<https://wvdnr.gov/five-ways-you-can-help-protect-wild-woodland-box-turtles/>

Emergency Exit between Cacapon South and Cacapon at Oakland: A meeting between the two communities was conducted to clarify the use/issues surrounding our shared emergency exits. Clearly defining what constitutes an emergency exit is being finalized for approval by both Boards and will be shared in future communications.

Roads: We are correcting/improving our community roads by filling locations where cracks are forming. The best time to fill these cracks is when the weather cools, not cold as the cracks open when the road temperature cools down. Work should be completed before winter.

Mowing Season: Just a reminder that grass cutting is a resident's responsibility. If left unattended, the POA can cut your grass if it is overgrown without the owner's permission. The POA would pay for the mowing but charge that cost plus a processing fee back to the owner. That bill is expected to be paid back to the POA within a specifically allowed time before further action is taken by the Board. If you have questions, please reach out to the POA Board.

Help the POA Help U!! A contractor recently contacted the Board following unexpected questioning from an owner regarding the contractor's work. Similarly, owners recently queried our mowing contractor on why he was not mowing certain additional lots; in fact, he was mowing exactly what had been approved by the Board. Please direct all such questions to a Board member and not our contractors, who are doing Board approved and authorized work.

Architectural Review Committee:

- Please check your mailboxes to see if they might need "cleaning up" or a little repair. Mailboxes are the homeowner's responsibility.
- A simple reminder that trash cans should NOT be put out until the evening before our community trash pickup. Our trash cans should not be seen from the roadways when not out for our pickup. We all want our community to look great throughout the year and this is one way it will help.

Speed Limit: Safety is one of our top priorities. Remember the speed limit is **20 MPH**. This is for residents, contractors, and all delivery services. Violators should be reported to the Board.

Tis Baby Deer Season: Careful out there as it is the time of year for mama deer to leave their babies in one spot for a few hours at a time while wandering for food.

Deer Committee Report: A report was provided by the committee that was formed after last year's annual meeting. The committee's work will be presented at this year's annual meeting. In the meantime, the assessment of our neighborhood's deer activity conducted by the West Virginia Division of Natural Resources [can be found here](#).

Turtle Crossings: The Woodland Box Turtle population is dwindling, let's be careful on our roads. For more information visit: