



# Charter Point Notes

April 2018

*April is a promise that May is bound to keep.*  
~ Hal Borland, American author and naturalist



## CPCA Members' Annual Meeting Saturday, April 21, 2018

10:30 am—12:30 pm  
University Park Library

- 10:30 - Welcome & Agenda Review
- 10:40 - Guest Speaker, Lt. Brad Shivers, JSO
- 11:00 - Prior Meeting Minutes
- 11:05 - Treasury report; Committee summaries
- 11:25 - Q&A: Treasury & Committee Reports
- 11:40 - Election
- 12:00 - Kingdom Management, Sherrie Jarnu  
Q&A Property Management
- 12:30 - Adjourn

**Meeting Rules:** Member input and attendance matter. CPCA bylaws and Roberts Rules of Order govern all meetings to ensure attending members have ample opportunity to be heard. Speaking time and topic boundaries apply in Q&A sessions. The objective is to present CPCA business matters efficiently, providing for as much time as possible for members to participate.

*Charter Point Community Association Bylaws, Article III - Organization & Administration; Section 3. C. Meetings of the Association membership shall be conducted in accordance with parliamentary procedure as specified in Robert's Rules of Order, Newly Revised. D. A quorum for meetings of the Association shall be those members of the Association present.*

**Election Voting:** Vote by secret ballot at the meeting or by written proxy. An official proxy ballot and voting instructions will soon be mailed to all 2018 CPCA member households. *Charter Point Community Association Bylaws, Article 3 - Section 3, (F). At all meetings of the Association, each member of record shall have voting privileges, but only one vote per Lot shall be received. (G) Proxies shall be valid only if prepared by the Association and shall be provided to individual members upon individual request.*

## 2018 Charter Point Community Association Members' Meeting & Board Election

Committee chair positions will be up for election on Saturday, April 21, 2018, at the CPCA Semi-Annual Members' Meeting.

**It's not too late to step up and add YOUR name to the ballot.** Candidates must be 2018 Association dues paid members before April 21.

**Community Improvements:** Oversees common area upkeep and landscaping; organizes community Work Day beautification projects. Candidate: TBD

**Covenants & Restrictions:** Investigates/responds to C&R issues; reviews External Improvement Project applications. Liaises with property management. Current Candidate: Konstantine Kozeev

**Hospitality:** Welcomes new residents with a visit, gift and information packet. Candidate: Ruth Becerra

**Membership:** Maintains the neighborhood database; prepares dues notices; coordinates mailings and other announcements. Candidate: Linda Hemphill

**Security:** Monitors security issues; coordinates with JSO patrols; promotes safety awareness. Candidate: Bill Cuartero

**Social:** Plans and coordinates social and community service activities. Candidate: TBD

*Interested candidates, please contact me to include your name on the ballot. Charter Point needs your leadership! Don't hang back if a position already has a candidate. Others are encouraged to run, too. No board experience necessary, just a desire to serve your neighborhood. Thank you for considering!*

*~ Linda Rehberg, CPCA President, 904-210-5875 or rehberglinda@yahoo.com*

**NOTE:** Can't attend the meeting, but want to vote? A proxy ballot will be made available. More info to come to all CPCA members soon.

## Charter Point Property Management

Kingdom Management Inc. 12620-3 Beach Blvd #301 Jacksonville, FL 32246  
(904) 646-2626 Sherrie Jarnu Info@KingdomManagement.com

## Charter Point Community Association Board

### President:

Linda Rehberg  
5481 Fern Creek Dr.  
744-0625 or President@charterpoint.org

### Vice-President:

Bob Barletta  
4432 Fern Creek Drive  
743-4996 or VP@charterpoint.org

### Secretary:

Steve Richey  
4358 Charter Point Blvd  
647-6379 or Sec@charterpoint.org

### Treasurer:

Bobby Huey  
4499 Charter Point Blvd.  
743-9837 or Trea@charterpoint.org

### Community Improvements Chair:

Alberto Becerra  
4497 Fern Creek Dr.  
537-4141 or Community@charterpoint.org

### Covenants & Restrictions Chair:

Konstantine Kozeev  
4476 Fern Creek Drive  
864-415-9516 or CR@charterpoint.org

### Hospitality Chair:

Ruth Becerra  
4497 Fern Creek Dr.  
534-8293 or Hospitality@charterpoint.org

### Membership Chair:

Linda Hemphill  
5487 River Trail Road, N.  
945-4937 or Member@charterpoint.org

### Security Chair:

Bill Cuartero  
5354 Oak Bay Drive , E.  
743-0014 or Security@charterpoint.org

### Social Chair:

Peggy Huey  
4499 Charter Point Blvd.  
743-9837 or Social@charterpoint.org

### Newsletter Editor & Breaking e-News:

Linda Hemphill (cpcanews@aol.com)

### Residential Directory:

Doris Barletta

### Bulletin Board:

Jan Walker

### Christmas Eve Luminaries:

Walt Holton

### Ombudsmen:

Webb Wade, Millie Kanyar

### Webmaster:

Neighborhood Publications, Inc.



## Yard of the Month

The Wittkopp/Steele Family  
5468 River Trail Rd, N. (lot 66)



Charter Point's Directory will be published in May. Need to make changes to your listing (family member names, phone number, employer, email, etc.)? Contact Doris Barletta at 904-743-4996 or bob.b1@comcast.net by April 30.



## MEMBERSHIP RENEWAL

### Friendly Reminder!

2018 Charter Point Community Association dues were past due on March 31. Please remit your dues payment today.

Someone once asked, "Why should I pay dues?" The answer is simple, "Why wouldn't you?"

Dues support provides upkeep/beautification to the front entrance, perimeter wall, and medians that welcome us as we driving past each day; police security patrols that keep our neighborhood safe; standards enforcement to uphold property appearance and property values; and more. All for a very reasonable \$275 per year – just 75 cents a day!

If more budget friendly, dues may be paid in two monthly installments of \$137.50. Make check payable to the Charter Point Community Association. If banking electronically, designate your e-check delivery to CPCA Membership, 5487 River Trail Rd, N. Jacksonville, FL 32277.

If you prefer to pay via Paypal, look for the "PayDues/Membership" button on the charterpoint.org home page. A convenience fee applies.



2018 Joseph A. Strasser  
**Butterfly Festival**  
 Saturday, April 28th  
 10 am - 4pm  
 3:30 pm butterfly release!\*  
 \* Weather permitting

Live Butterfly House!  
 Vendors! Animal Encounter!  
 Handmade crafts and More!

**Tree Hill Nature Center**      \$5 Adults  
 7152 Lone Star Road      \$4 Senior/Military/Students/Teachers  
 Jax, FL 32211      \$3 Ages 3-17  
 904-724-4646      FREE Members and age 2 & under

More Info?      Visit [treehill.org](http://treehill.org)



## Community Yard Sale



**Ok, show of hands! Who's down for a Charter Point neighborhood-wide sale?**

### Tentative Date

**Saturday, May 19**

**8:00 a.m. - 2:00 pm**

Once upon a time, Charter Point had a rockin' neighborhood yard sale. Year after year, over 40 homes participated. **All sellers did REALLY well!** Over the years, participation dwindled to only a few houses. Unfortunately, buyers u-turned and left the neighborhood after seeing little to no activity, especially up front. Fast forward to today. Interest in a neighborhood sale is back and growing! But for our sale to be super successful with brisk buyer traffic, at least 20 locations must participate. Only a small handful of seller locations does not make a community sale. **So, are you IN?** Contact Linda Hemphill at 904-945-4937 or [cpcanews@aol.com](mailto:cpcanews@aol.com) ASAP to sign up. Or respond to a Community Yard Sale survey link coming soon in a Charter Point e-News message. **May 19 will be a GO if enough sign up (by April 15).**



**Available to all Charter Point homeowners, our Web site offers a great variety of useful info:**

copies of governing documents, newsletter archive, photo gallery, Board Member directory, Realtor info and more. The website also offers the means to submit applications for Exterior Project Improvements and Major Landscape Improvements right online. Drawings, sample colors, renderings, etc., can be easily attached to the online form. One click to submit!

Exclusive online perks for Association Members, too -- access to Semi-Annual Association Membership meeting minutes and financial summaries, advertise as a business owner, promote a garage/estate sale at your home, and access to the Residential Directory. **NEW: "Notification of Property Check."**

**Any Charter Point homeowner may *register* to access the website. Here's how:**

1. Go to [www.charterpoint.org](http://www.charterpoint.org).
2. In the upper left corner, click on: **REGISTER.**
3. Enter the Confidential Password: **charterpoint2017** (case sensitive) to access the registration portal.
4. **User Information page:** Enter your Log In ID (user name) and other info. Enter your password. Passwords are encrypted for cyber safety.
5. **Remove/Add Users page:** Enter additional household members. If your home is a rental, you may add tenant information. If household composition changes, names may be added/deleted.
6. **\* Directory Information page** (contains privacy protection features): Input whatever information you want to be available. Select the box/s corresponding to the info to be visible in the online directory. Leave a box blank for info to be invisible. *\* Online Residential Directory information is available to Association Members only.*
7. **Alternate Address page:** For alternate mailing addresses, seasonal or out-of-area owner addresses.

## Membership Benefits

A new form is now available to CPCA MEMBERS to use for property security in Charter Point — **"Notification of Property Check."**

Visit [www.charterpoint.org](http://www.charterpoint.org). On the home page, click on "Forms," then select "Notification of Property Check" to open a form that, when completed, will alert the Charter Point Security Chair AND the JSO officers who patrol our neighborhood that a CPCA member wishes to advise they will be out of town and requests a property check on their residence while away.

Per our JSO patrol officers, "If you see something, say something." The form may also be used as a suspicious activity alert in the neighborhood. Simply note observed activity or persons in the "Comment" section.

Submitting the form will generate an acknowledgement e-message to the sender from the Security Chair. This information, like other forms on the Charter Point web site, will be logged into a secure database for safe keeping and referenced if needed for any matter at the homeowner's request ... or JSO. Contact Bill Cuartero, CPCA Security Chair, with questions. [Security@charterpoint.org](mailto:Security@charterpoint.org)

## Covenants & Restrictions

Remember: Architectural approval is required before starting an exterior improvement project (e.g., fence construction, painting, driveway paving, roofing, room addition, major re-landscaping, etc.). Charter Point's C&R outlines what is expected before commencing a project and the limits of what is permitted.

**Recently APPROVED projects:** 5483 River Trail Rd N. (lot 52) Front re-landscaping & tree planting  
4367 Fern Creek Dr (lot 25) Exterior painting

**Charter Point Lawn & Landscape Standards** apply to all properties. These guidelines can be found under the "Documents" tab (Governing Documents) at [www.CharterPoint.org](http://www.CharterPoint.org). As a reminder, our standards are protective restrictions were enacted to safeguard our property value and ensure the beautiful community we all **come home to.** As stated in last month's "Clean Up, Green Up" mailing, our own lawn improvement projects should be underway by April 15. Thanks to everyone for making an effort to restore your yard after a cold winter and taking steps to green up for spring! FYI - Grass plugs are a great option to fill in small bare areas. Economical and easy to plant, **36 plugs spaced 15 inches apart will cover 64 sq. ft. Space 8-12" apart for quicker fill in.** Lowe's and Home Depot garden shops carry St. Augustine grass plugs (\$8.99, 18 plugs per tray).



**Street Parking - Safety Concern** Please be mindful of street parking. More and more resident vehicles are regularly parking curbside instead of in driveways, creating increased difficulties for motorists, cyclists and joggers who must maneuver around curb parked cars. Street parking on River Trail Road and outbound on Charter Point Blvd are particularly problematic. Parking on curves and intersection corners are especially dangerous at night. Traffic must heed these areas to avoid colliding with

these vehicles. Our two-lane streets simply cannot safely accommodate day-to-day street parking. For **safety's sake, please make an effort to park resident vehicles in driveways.** FYI - A JSO enforceable (citation) street parking ordinance is on the books. § 804.633

### Friendly Reminders - Storm Drains & Trash Handling

If you have a yard service, please instruct them to bag yard waste and storm debris, not blow it into the street gutter. If you attend to your own yard, please be mindful of leaves and debris accumulating near the opening of a nearby storm drain. It is to our neighborhood's benefit to keep our drains clear to avoid flooding after a downpour. Also, trash cans and yard waste are not to be placed on the street earlier than 6 pm the night before pick up. Yard waste and clutter piled curbside on weekends (days before pick-up) is unsightly. **Trash and recycle containers must be removed promptly after pick up and stored out of street view. Let's all do our part to keep our streets looking neat and neighborhood orderly.**

### Did You Know the Sabal Palm is Florida's State Tree?

*General Care:* The Sabal Palm (also known as cabbage palmetto) is highly versatile and will adapt to a variety of sun and soil conditions. It is one of the cold hardiest palms. After transplanting, water well until established. Avoid damaging lower trunk and roots.  
*Watch For:* Insect pests include giant palm weevil, cabbage palm caterpillar and scales. The Sabal Palm is vulnerable to mushroom base rot, which enters through trunk and root injuries.



*Fun Facts:* Sabal palms have excellent hurricane resistance, but are frequently over-pruned for a variety of reasons. The growing heart of the new fronds gives the tree its "cabbage" name, when extracted as food tastes like other undifferentiated plant root and stem tissue, such as the heart of a cabbage or artichoke. In fact, the Sabal is one of several palm species sometimes used to make heart of palm salad.



### In Case You Missed It . . .

In May 2017, the Jacksonville Sheriff's Office (JSO) implemented a new alarm registration program focused on reducing the high number of false alarms at homes and businesses in Jacksonville. Such calls significantly impact police resources. In addition, this new program supports much needed legislation that overhauls Jacksonville's previous alarm program and in doing so helps update outdated alarm registration information. "Every alarm in the city, residential and business, monitored or not, must be registered by Thursday, August 31, 2017" ([www.coj.net/sheriffs-office](http://www.coj.net/sheriffs-office)).

If you failed register your alarm system by the August 2017 deadline or have a new, unregistered alarm system, visit [www.jaxsheriff.org](http://www.jaxsheriff.org) and select "[Register Your Alarm](#)" under the "[Important Information](#)" section in the middle of the homepage. You will migrate away to the registration page. (There is also a link on the "[Important Information](#)" midsection to [Jacksonville's Alarm Program FAQ's](#). If unable to register online, you may also visit any JSO substation for a print out of the application for mailing. The closest substation to Charter Point is Regency Square 9501 Arlington Expressway 32225.

There is a onetime registration fee (\$13 if completed online), as long as you renew/verify your information each year. According to JSO, an annual renewal reminder will be sent out by email if one is provided or by mail if no email address has been provided. There will be no additional fee if annually you confirm the property information is the same and update your contact information. However, failure to renew the registration within 30 days of the 2017 registration expiration date will result in a renewal fee of \$20.00 for both residential and commercial locations. Per JSO, failure to register an alarm; not paying fines for false alarms; and same locations with excessive false alarms could result in a cessation of JSO responses to the address for non-panic type calls.

### Program Provides Local Teens Safe Driving Instruction; Training By Police Officers

**Apply Today! Application deadline is Friday, April 13, 2018**



The Jacksonville Sheriff's Office (JSO) is currently accepting applications for the upcoming Teen Driver Challenge class, to be held Saturday, April 28, 2018 from 8 a.m. - 5 p.m. Class space is limited to 10 students. During the one-day course, JSO's driving instructors will incorporate the classroom and driving range to teach local teenagers, ages 16-19, about safe driving.

The morning session will focus on topics such as: knowing your vehicle and using commonsense while driving; the afternoon session will allow students the opportunity to demonstrate what they learned in a series of driving challenges and obstacles setup by the instructors. The Teen Driver Challenge is sponsored by the Florida Sheriffs Association with grant funding from State Farm Insurance. For additional information and to begin the application visit [www.jaxsheriff.org](http://www.jaxsheriff.org) home page.

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