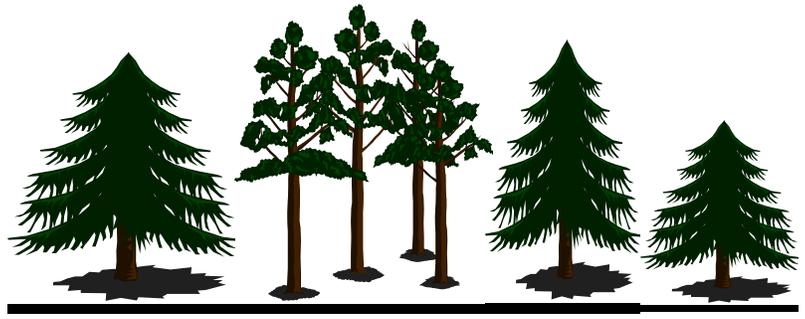


THE Woods OF Tabb



March 2020

Fellow WOT Residents,

My initial draft on this letter led off with a joke about our weather and its predictable/unpredictable nature, but I thought that we should address the elephant in the room. The Coronavirus Disease 2019 outbreak that started in Wuhan, China has spread throughout the globe and is present in the Hampton Roads area with a cluster in the Williamsburg/James City area. We have included a Center for Disease Control (CDC) fact sheet on page 4 to reinforce information being shared through multiple outlets. Please take the time to stay informed on developments and protective measures to taken. Additionally, we have included York County News Releases discussing their COVID-19 efforts towards the back of this newsletter. The COVID-19 response is a dynamic event and York County Operations updates are being provided at YorkCounty.gov under the "Stay informed..." link at the top of the page. As a neighborhood filled with kind and caring people, we need to keep an eye out for our fellow neighbors and lend a helping hand to those in need. We are all stronger standing together!

Now, on to a neighborhood update!

Well, we finally received our snow! As predicted snow in February! Along with the snow came a significant accumulation of water and unfortunately flooding in areas of Champions Park. The Board of Directors will explore options to address this issue. We are also aware of and have informed officials about the obstructions in the drainage system off of Cary's Chapel. Weather is so changeable in Virginia.

Speaking about the Board of Directors' efforts to sustain/improve our neighborhood, you should see (or have seen) tree trimming, mulching and replacement plants at the park and entrances. If you have any constructive suggestions for community improvements, landscaping, or enhanced amenities feel free to submit them to the Board for consideration. One such idea was raised in December - the addition of pickle ball lines to the existing tennis court. As of this newsletter, we have only received one positive response; therefore, we are delaying any action on pickle ball lines to the tennis court.

Continuing our recurring focus on safety theme, we still see Nextdoor posts on speeders in the area. Speeding over **25 MPH** unnecessarily endangers our children and pets. Please observe the **maximum of 25 MPH** throughout WOT streets. Also, be reminded that the school buses are on new schedules since the schedule changes for Tabb and Grafton Middle and High Schools. Help keep everyone safe.

We are continuing to plan for our annual Spring Woods of Tabb Community Garage Sale on Saturday, May 2nd. Make sure you save the date and keep an eye out for further advertisement.

Although the COVID-19 outbreak is impacting the moving plans for numerous families, we still expect an increase in new homeowners moving into the neighborhood over the coming months and into the summer. If you see new people, please do not be afraid to introduce yourself and give them the contact info for our Welcoming Committee Chairperson - Bibi Laborte (leximomdec@gmail.com). Bibi and her team welcome any new volunteers that are willing to help them deliver the newcomer's info packets. A list of Block Captains and vacancies is provided on page 2.

There is always room for more volunteers on all our Committees, with a commitment of only a few hours a year. Call or e-mail any Board member for more information or to volunteer.

A big thank you goes out Kristin McManus for volunteering to serve as our Secretary, but unfortunately she has had to step down from this position. Kristin's commitment to our community is truly commendable and we wish her the best. In Kristin's place, we thank Bonnie Woltman for stepping up and assuming the additional duties of Secretary.

As we welcome the mild weather of Spring, we need to make the extra effort to clean out the drainage swales in our backyards. These swales serve a critical role in the storm water management of our community. Take the time to be proactive and avoid an instance when this system negatively impacts your property and neighbor's property. Additionally, attack the areas in your yards that provide a standing water environment favorable for mosquito breeding.

We appreciate and applaud your efforts to maintain our friendly and healthy neighborhood.

Thank you,

Ron DeWitt
President
WOTHA

WOTHHA WEBSITE

www.WoodsOfTabb.org

Go to the website to find the governing documents, Architectural Review Request form, contact information for Board members/committee members/block captains, a convenient form to use to submit any questions you have about the neighborhood or the Association, and lots more!

Remember that the governing documents clearly define how we keep our neighborhood a place of pride for all of our residents. Please be cognizant of our do's and don'ts, especially when contemplating any changes to your property. Being familiar will help avoid potential issues and could even save you money if changes made to your property violate your agreed to covenants and must be redone.

DISCLOSURE PACKAGE INFORMATION

If you are selling your home, you are required by law to get a Resale Disclosure Package from the Association. To order, go to HomeWiseDocs.com and create an account. Then follow the instructions to place your order. If your agent is handling the Resale Disclosure Package request for you, please advise them to do the same.

More information is available on the Homeowner Info page of WoodsOfTabb.org. If you have additional questions please contact Sarah Knaub, our Community Association Manager, at 757-593-0166 or send an email to Sarah at VictoryComMgt@gmail.com.



COVENANTS COMPLIANCE INSPECTIONS RESUME

Covenants compliance inspections are set to resume in just a couple of weeks. If you have an outstanding issue from a letter that you received last year please make sure you contact me. We have tried to contact everyone but there are still a few folks from whom we have not yet received a response. As long as you have a plan in place and a timeframe you can give me for remedying an issue at your property then there is no need for us to send you another notice about it.

Everyone should review the Property Inspection Checklist again to see if there are any discrepancies at your property that need to be taken care of. The Checklist is on the website (WoodsOfTabb.org) under For Homeowners—Forms & Documents.

As a reminder, your Board of Directors is required to enforce the covenants and restrictions of the neighborhood and is fulfilling this obligation by having regular inspections performed by Victory Community Management. The goal of the Covenants Compliance Program is not to be punitive, but to simply have everyone's home maintained to the high standard that folks have come to expect in the Woods of Tabb.

If you have any questions about the WoTHA Covenants Compliance Program, please do not hesitate to contact me or a member of the Board.

Sarah Knaub

WoTHA Community Association Manager
Victory Community Management, Inc.
757.593.0166 | VictoryComMgt@gmail.com

Share Facts About COVID-19

Know the facts about coronavirus disease 2019 (COVID-19) and help stop the spread of rumors.

FACT
1

Diseases can make anyone sick regardless of their race or ethnicity.

Fear and anxiety about COVID-19 can cause people to avoid or reject others even though they are not at risk for spreading the virus.

FACT
2

For most people, the immediate risk of becoming seriously ill from the virus that causes COVID-19 is thought to be low.

Older adults and people of any age with underlying health conditions, such as diabetes, lung disease, or heart disease, are at greater risk of severe illness from COVID-19.

FACT
3

Someone who has completed quarantine or has been released from isolation does not pose a risk of infection to other people.

For up-to-date information, visit CDC's coronavirus disease 2019 web page.

FACT
4

There are simple things you can do to help keep yourself and others healthy.

- Wash your hands often with soap and water for at least 20 seconds, especially after blowing your nose, coughing, or sneezing; going to the bathroom; and before eating or preparing food.
- Avoid touching your eyes, nose, and mouth with unwashed hands.
- Stay home when you are sick.
- Cover your cough or sneeze with a tissue, then throw the tissue in the trash.

FACT
5

You can help stop COVID-19 by knowing the signs and symptoms:

- Fever
- Cough
- Shortness of breath

Seek medical advice if you

- Develop symptoms

AND

- Have been in close contact with a person known to have COVID-19 or if you live in or have recently been in an area with ongoing spread of COVID-19.

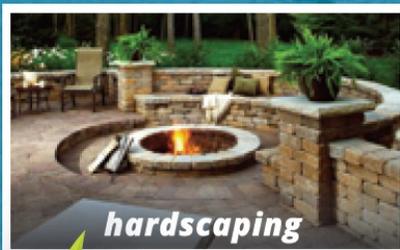


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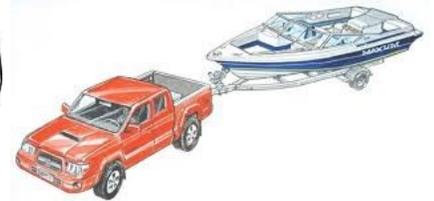
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Vehicle Parking

Just a reminder that per the WOTHA governing documents, no trailers, boats, campers or other mobile equipment except automobiles and small trucks may be parked on the streets or on front driveways in the neighborhood. Parking of these types of vehicles in any other location on lots requires ARC approval. Exceptions are made for no more than 48 hours at a time if you are actively loading/unloading, cleaning or repairing a recreational vehicle. Trailers are allowed to remain in a visible area on your lot while in active use for the purpose of home repairs, landscaping projects, or moving.

If you have any questions, please contact Sarah Knaub, WOTHA Community Association Manager, at VictoryComMgt@gmail.com or 757-593-0166.



THE
Woods
OF
Tabb

SATURDAY, MAY 2, 2020

8 a.m. – 2 p.m.

Join us in cleaning out our closets, garages, and hideaway places throughout our houses for our annual Spring Woods of Tabb neighborhood yard sale. Signs will be placed at each entrance to the neighborhood Sunday before the sale for advanced advertisement. The more families that participate, the more people that we have come into our neighborhood. See you in our driveways!



Woods of Tabb New Residents

We know there are new residents in our neighborhood we haven't formally welcomed. If you are new to the Woods of Tabb or you didn't receive an official Welcome Packet with our neighborhood directory inside, please contact our Welcoming Committee Chairperson, Bibi Laborte (848-5225 or leximomdec@gmail.com). We have a great community and we want to share details about it with you as well as give you some points of contact in our neighborhood.



BIG
Announcement
BIG

With 90% of our Woods of Tabb households as members of NEXTDOOR, the Board voted as of May 2018 to publish the Woods of Tabb newsletter online. Residents will receive the newsletter via NEXTDOOR. The newsletter will also be available in paper, but only for those homes that notify the editor (ME) to tell me that they still want a paper copy delivered to their home. For a paper copy provide your name and address to me at:

dpine2222@gmail.com or you can call me at 766-7931. If I am not notified my assumption is that you will be getting the electronic version of the Woods of Tabb newsletter via NEXTDOOR. **Please be sure to remove yourself from NEXTDOOR when you move out of your home as it makes it easier for the new owner to sign on.** Editor



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Have Road Issues?

If residents have any issues with the roads in our subdivision, remember that our roads are the property of the Virginia Department of Transportation. Please use the VDOT website or call or write VDOT to make them aware of any issues in our Woods of Tabb neighborhood. Unfortunately, it is the squeaky wheel that gets the grease. The more that we make VDOT aware of problem areas, the closer we get to having VDOT address neighborhood issues.

800-367-7623
<https://my.vdot.virginia.gov>



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Ask Angie:

Wait a minute...is it 2005 or 2020? Many of my fellow agents who were in real estate back in the early 2000's have told me that it feels like the market today is de ja vu from that era and they are seeing some of the same trends from back when the market was booming. Personally, I was not a realtor at that time and I did not live in this area but if you were living here you may remember some of the characteristics of that timeframe. This year seems to be a repeat and is mirroring it in many ways so I thought it would be a good time to highlight a few trends that are in favor of home sellers.

MULTIPLE OFFERS/BUYERS WAIVING RIGHTS: There is such a shortage of inventory on the Peninsula (1.8 months supply of inventory as of the end of February according to REIN— Real Estate Information Network) that buyers are competing for the same inventory and sellers are seeing multiple offers on their property. Buyers are desperate to win the offer and, as a result, they are waiving items such as the home inspection, repairs, etc. so that they have a competitive advantage over another buyer. We are also seeing buyers ask for less in closing cost assistance. Additionally, agents are taking back up offers. This is a huge advantage to a seller as it puts them in a position to limit what repairs they will give since they know they can move to the next offer if the buyer doesn't limit the requested repairs. Sellers won't tolerate getting "nickel and dimed to death" on repairs. In some cases, this means that they are totally waiving the home inspection or having it done for informational purposes only but waiving their right to any repairs. This is a huge seller advantage which can positively impact their bottom line net profit.

DAYS ON MARKET TIME: The number of days on the market has continued to decline over the past few years as the market continues to improve. As an example, I listed a home in a nearby York County neighborhood recently and it was only on the market for two days before getting an offer. In WOT, the market time has declined over the past three years as depicted below:

2017—53

2018—34

2019—30

2020—13 (1 sold home thus far)

RELATED INDUSTRIES AFFECTED: It's great to see the housing market doing so well. Sometimes we don't think about the second and third order effects of it. Realtors and lenders are working hard to get transactions done and deals closed but the reality is that lenders are swamped with huge workload increases due to refinancing to lower interest rates, new mortgage applications, etc. Home inspectors, appraisers, Termite & Moisture inspection companies, and HOA Management companies are impacted as well. So, a home may be selling more quickly but getting from contract to closing could potentially increase. Sellers should be prepared to allow 60-90 days from contract to closing instead of the traditional 45-60 which was prevalent last year. Here's the bottom line...this is the best I've ever seen the market for sellers and now is a great time to sell as we approach the spring market. Give me a call if you would like a free market analysis.



Angie
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NEWS RELEASE

York County Public Affairs
www.yorkcounty.gov



Gail Whittaker, Public Information Officer
757-890-3310 desk - 757-817-2665 cell
whittgl@yorkcounty.gov

York County Officials Monitoring Coronavirus COVID-19 Closings/Cancellations Announced

March 13, 2020

At 2 p.m. today, York County Administrator Neil Morgan declared a local state of emergency. The declaration is an accounting mechanism that may allow the County to be reimbursed for virus-related costs.

The following York County sponsored programs/events are closed/cancelled in order to best minimize the risk of exposure:

- **York County offices will be closed to the public Monday and Tuesday – March 16 and 17 – to allow staff to clean the buildings and hold discussions to determine a potential course of action. York Hall will be open for the March 17 Board of Supervisors meeting, but will limit attendance to critical staff and those members of the public who have business with the Board. As a reminder, Board of Supervisor meetings are televised live on WYCG-TV (Cox 46, Verizon 38) and streamed live online at www.yorkcounty.gov/tv.**
- The Yorktown and Tabb Public Libraries are closed Saturday through Tuesday – March 14 through 17
- The Senior Center of York will close for 30 days effective Monday, March 16
- All Library programs are cancelled through April 30
- The Home Based Business Conference scheduled for March 20 has been postponed. New date TBD
- The 24th annual Healthy Aging Conference scheduled for April 4 has been postponed. New date TBD
- York County Little League activities have been suspended until April 6
- All York County Parks and Recreation programs and activities are suspended through April 12. Staff will reach out to participants registered for these programs.

The following *Visit Yorktown* attractions have delayed openings for at least two weeks:

- Yorktown Trolley
- Gallery at York Hall
- York County Historical Museum
- The YMCA's Victory at Yorktown race has been cancelled

York County residents, and those doing business with the County, are reminded that there are many online resources to assist them, including online payments for utilities, taxes, and fees; the filing of forms with the Commissioner of the Revenue's Office (i.e. Tax Relief for the Elderly and Disabled due April 1); Customer Service Request System (for drainage, garbage/recycling, zoning/code enforcement, sewer, etc.); and the OverDrive Digital Collection through the York County Public Library. Visit www.yorkcounty.gov to reach these options.

The following boards/commissions will not hold meetings in March:

- Arts Commission
- Board of Zoning Appeals
- Comprehensive Plan Review Steering Committee
- Historical Committee including Historical Lectures
- Historic Yorktown Design Committee
- Library Board
- Parks and Recreation Advisory Board
- Social Services Advisory Board
- Transportation Safety Commission
- Youth Commission

The closures/cancellations listing is regularly updated on the County's website - www.yorkcounty.gov – and is being shared on the County's Facebook page - <https://www.facebook.com/yorkcountyva/>.

York County officials continue to monitor COVID-19 and are in regular contact with regional officials and representatives of the Virginia Department of Health. Citizens are reminded to ensure they seek up-to-date information from reliable sources, such as the [Centers for Disease Control and Prevention \(CDC\)](https://www.cdc.gov/), the [Virginia Department of Health \(VDH\)](https://www.vdh.virginia.gov/) and local city and county websites ([James City County](http://www.jamescitycountyva.gov/), [City of Williamsburg](http://www.cityofwilliamsburg.com/), and [York County](http://www.yorkcounty.gov/)).



NEWS RELEASE

York County Public Affairs
www.yorkcounty.gov



Gail Whittaker, Public Information Officer
757-890-3310 desk - 757-817-2665 cell
whittgl@yorkcounty.gov

Additional York County Status Changes Playgrounds are closed; Updated court status

March 17, 2020

In further efforts to stop the spread of COVID-19, the following closings are now in place in York County:

- Effective immediately, all playgrounds at York County park sites are closed. This includes playground facilities at:
 - o Charles Brown Park
 - o Kiln Creek Park
 - o McReynolds Athletic Center
 - o New Quarter Park

- Playgrounds at all school sites are closed.

- The Supreme Court of Virginia issued an order declaring a Judicial Emergency ordering non-essential, non-emergency court proceedings in all Circuit and General District Courts be suspended until April 6. For details and to speak with a court clerk, please contact them at one of the following numbers:
 - o Circuit Court – (757) 890-3350
 - o General District Court – (757) 890-3450
 - o Juvenile and Domestic Relations – (757) 890-3401

For a listing of York County phone numbers, visit www.yorkcounty.gov/directory.

The closures/cancellations listing is regularly updated on the County's website - www.yorkcounty.gov – and is being shared on the County's Facebook page - <https://www.facebook.com/yorkcountyyva/>.

COVID-19 Information

Symptoms of COVID-19 – fever, cough, shortness of breath – have ranged from mild to severe, and like other respiratory illnesses, it is spread through coughing and sneezing. There is currently no vaccine to prevent the disease, and the CDC recommends that we take

the following steps to help prevent the spread of not only this virus, but the flu and other respiratory diseases as well:

- Avoid close contact with people who are sick.
- Avoid touching your eyes, nose or mouth with unwashed hands.
- Stay home when you are sick.
- Cover your cough or sneeze with a tissue, then throw the tissue in the trash.
- Wash your hands often with soap and water for at least 20 seconds, especially after going to the bathroom; before eating; and after blowing your nose, coughing, or sneezing.
- If soap and water are not readily available, use an alcohol-based hand sanitizer with at least 60% alcohol.
- Clean and disinfect frequently touched objects and surfaces using a regular household cleaning spray or wipe.

York County officials continue to monitor COVID-19 and are in regular contact with regional officials and representatives of the Virginia Department of Health. Citizens are reminded to ensure they seek up-to-date information from reliable sources, such as the [Centers for Disease Control and Prevention \(CDC\)](#) and the [Virginia Department of Health \(VDH\)](#).



Neighborhood Information - David Pine - Editor

If you have information that you would like included in this section of the newsletter or if you want a paper copy of this newsletter, please contact me at 766-7931 or email me at dpine2222@gmail.com. Personal notices/ads, etc. will be run in the next newsletter space permitting.

Art Classes: Private, small group art classes for adults and children ages 9 and up in my Woods of Tabb Home. Karen Woodward, former Tabb Middle School art teacher, certified K-12 in Virginia. Also now offering Painting Parties for Adults and older teens at your location or in my home. Call Karen for information: 757-865-4779 or call or text 757-810-0982. e-mail: Artladykaren8@gmail.com

Honey - raw/unfiltered for sale. Contact Ron Davis, 406 Willards Way; 757-865-7641

Tutoring: Private math and science tutoring for middle and elementary school students. Noah Simsic a



Pet Sitting



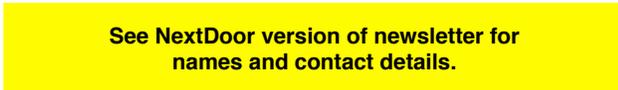
See NextDoor version of newsletter for names and contact details.

Baby Sitting



See NextDoor version of newsletter for names and contact details.

Lawn Care Services Available:



See NextDoor version of newsletter for names and contact details.



Attention potential volunteers: The Welcoming Committee has several Block Captain Openings. Block Captains primarily welcome new residents to the neighborhood and provide a friendly first contact. It only takes a little bit of time when a new resident moves in to ensure we set a friendly tone. Please email Bibi Laborte (leximomdec@gmail.com) if you are interested in volunteering to be a Block Captain.