

THE VILLAGES AT



WEST NECK

An Active Adult Community





October 24, 2023

Click [HERE](#) to Visit our Website & Community Calendar (Resident Login required for calendar)

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- Witches Luncheon ~ 10/27
- Halloween Costume Party ~ 10/28 **(10/25 RSVP)**

Looking Forward...

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- Sip and Savor ~ 11/10
- Save the date--Veterans' Day ~ 11/11

For Your Information...

- Mailbox Repair
- Deterra
- eNews vs Website: What's the Difference?

Volunteer(s) Needed...

- Village Hall reception desk



[Click here to print page one \(below\)](#)

Notes to the Community from the Board of Directors

10-24-23

Re: Update and status report to the Members of the West Neck Community Association with regard to the pending litigation with JBWK, LLC.

On September 29, 2023 Tom Luckman and Chandler Calvert (with counsel) attended a Court ordered settlement conference with David LeClair and his counsel on behalf of JBWK, LLC. The substantive negotiations at the settlement conference are confidential and we cannot go into detail regarding the discussions at the conference. We can tell you that prior to the conference, JBWK's offer to settle the matter would require the Association, among other things, to (1) recognize JBWK as the "Declarant" of the Declaration of Covenants and Restrictions for West Neck and (2) support rezoning of the golf course to residential development as proposed by Harrison & Lear. The Board does not believe that acceptance of those conditions is in the best interest of the community.

Among other reasons, the Board considers the following:

1. JBWK has been threatening and litigious from the very beginning. Since JBWK acquired the former golf course JBWK, and its agents, have directly or indirectly:
 - a. Accused members of the Association of trespassing on their property;
 - b. Implied that one or more members of the Association started the recent fire on their property;
 - c. Threatened additional litigation against members of the Association for civil conspiracy just for speaking out against JBWK's actions; and
 - d. Suggested that members who openly opposed rezoning of the golf course could be sued by JBWK.

Click [HERE](#) to print page two (below)

2. The Board believes JBWK has no intention of maintaining the former golf course in accordance with the Community- Wide Standard, and even if the former golf course is rezoned, it has no plan or intention of maintaining undeveloped areas – though has said that it might allow the Association to maintain their property at the Association’s expense.

The Board has generally communicated to JBWK that it will fairly consider any development proposals it may want to submit for consideration but that it would not commit to unconditionally supporting whatever proposal JBWK and/or Harrison and Lear chooses to submit. Further, the Board has sought JBWK’s cooperation in the following respects:

1. Maintaining its property in accordance with the Community-Wide Standard;
2. Allowing the Association to access the lakes and ponds for irrigation and to maintain the lakes and ponds (or confirm compliance) in accordance with stormwater regulations and for the purposes of irrigation (all in accordance with the terms of the Declaration providing for such access).
3. Allowing Members (at their own expense) to maintain those sections of the former golf course as are adjacent to member’s properties and between members’ properties and ponds, to the extent that JBWK refuses to do so.
4. Allowing members of the Association to walk along the former golf course cart paths.

JBWK has categorically refused the Board’s requests.

The Board remains disappointed that JBWK refuses to be a good neighbor and sees no alternative but to continue the litigation.

This Month At West Neck...

Click [HERE](#) to print flyer (below)



The West Neck Social Committee will be hosting
Bingo on the following dates in 2023 & 2024:

10/24/23, 1/23/24, 2/27/24,
3/26/24, & 4/23/24

@ 6:30 PM

Come join us for an evening of fun and

CASH PRIZES

At the Village Hall

WEST NECK RESIDENTS ONLY!!

Please bring your own drinks and snacks

\$10.00 per person

Please call the Village Hall at 689-4189

to reserve a seat

**PLEASE CANCEL YOUR RESERVATION
IF YOU ARE UNABLE TO ATTEND**

Click [HERE](#) to print flyer (below)

Witches of West Neck Potluck Luncheon

Village Hall

Friday, the 27th of October at 1p.m.



*****Best Witchey Bouquet Contest*****

And other prizes!!

Entry \$10 and a dish to share, BYOB

Open to ALL West Neck Women

Limited seating around the cauldron

Reservations required

@ Patrice.t.murphy@gmail.com



Click [HERE](#) to print flyer (below)



COSTUME PARTY

Featuring: ASTRO DJ

West Neck Village Hall from 7:00 PM to 10:00 PM

Saturday October 28th 2023 – (Costumes Preferred)
Prizes for the Funniest, Scariest, and Most Original Costumes

\$10 Per Person – RSVP by October 25th

Includes MUSIC & DANCING and COFFEE & DESSERT
50/50 RAFFLE

PLEASE BRING YOUR OWN DRINKS
Sign up for this event at the Village Hall
WEST NECK RESIDENTS ONLY!!

Payment by check only, payable to WNCA 

Name(s): _____

Phone #: _____ Village: _____

Number Attending: _____ x \$10 = _____



Looking Ahead...

Click [HERE](#) to print flyer (below)

A decorative flyer for the West Neck Arts and Crafts Show. The flyer is enclosed in a rectangular frame with stylized leaf and branch motifs at the corners. The text is centered and uses various font weights and sizes to create a hierarchy of information.

WEST NECK
Arts and Crafts Show
Saturday Nov. 4th
10:00-3:00
Village Hall
2580 Signature Dr.
Virginia Beach
19 WEST NECK
ARTISTS & CRAFTERS

Homemade Totes, Zipper Bags
Microwave Cozies, Table Runners
Cups, Tumblers, Glasses

Seasonal Items	Cards
Ornaments	Wreaths
Wooden Crafts	Paintings
Quilted Items	Jewelry
Photographs	Ceramics

Click [HERE](#) to print flyer (below)



WEST NECK SIP & SAVOR

Sip & Savor potluck dinners are fun and enjoyable evenings with your neighbors. The next potluck dinner of Sip & Savor has been scheduled for Friday, November 10, from 6:00 to 8:00 p.m. at the Village Hall. Plates, cups, cutlery and napkins will be provided. To help defray costs and restock items, we will be selling tickets for a 50/50 raffle.

Please call the Village Hall (757.689-4189) from 9:00 am until 5:00 pm on Mondays through Fridays for reservations. The meeting room in our Village Hall can comfortably accommodate 100 residents at this event. Your reservation allows us to purchase adequate amounts of plates, cups, napkins, etc. and set up the correct number of tables and chairs in advance. Staff at the Village Hall will let you know whether to bring a salad, side dish, entree or dessert. This balances the buffet for everyone. Please identify what you bring using a small card that can be placed by your item.

A special thank-you is extended to Dan & Pam Snyder and Sherry Ewan our first hosts. There are also residents who help with clean-up and are greatly appreciated. November's hostesses are Kris Ganley, Colleen Stiles and Ellie Weingaertner. We hope to see you!

Sincerely,
Francie Rayburn



Click [HERE](#) to print flyer (below)

Save the date



Save the date

**VILLAGES AT WEST NECK HONOR VETERANS
VILLAGE HALL**

SATURDAY, NOVEMBER 11, 2 - 4pm

PROGRAM

Daybreak Singers

Multimedia Program "America's Wars in Music"

Lite Refreshments

Attendees: Please bring service-connected items, pictures, etc., for display on our memorabilia tables.

The Veterans Administration encourages veterans to wear their military decorations at Veterans Day events.
Please wear yours.



West Neck Educators Club

Questions: Warren Curd
colonel66@msn.com

For Your Information...

Click [HERE](#) to print flyer (below)



Approved Replacements are HOA compliant, , made of permanent PVC materials with new metal mail boxes and address numbers. Built and installed by a West Neck resident. Double and single Mail Boxes are enclosed to prevent birds and wasps from nesting . Call or email for current pricing: Contact Gene Groszek

Phone: 757 892 4661 Email: encskir@aol.com

Minor repairs, cleaning, new flags, and or reflective address numerals also available

Deterra Drug Deactivation System is available at Village Hall (M-Th 9 to 5; F 9 to 4). Pick up your free system to *safely dispose of your unused prescription medications*, today! We were generously supplied by Sentara so we have plenty...

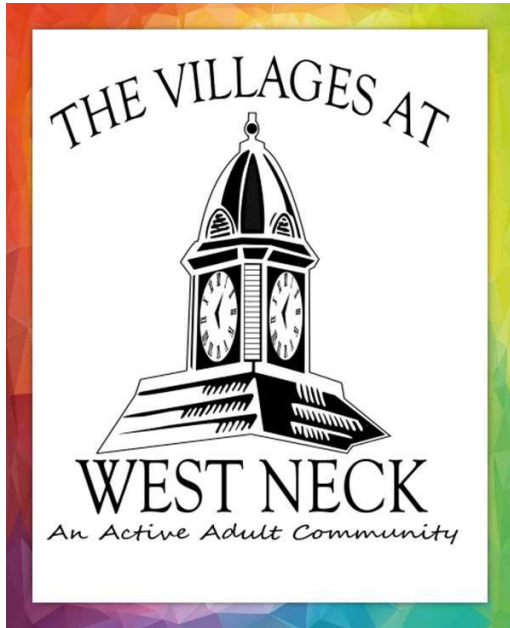


What's the Difference Between **eNews** and our **West Neck Website**?

eNews is our weekly community newsletter that is sent to you every

Our **West Neck Website** is the community's major marketing tool and resident information

Tuesday. In fact you
are reading it right
now!



center. It is not sent to
you...you must log on at
www.westneckvillages.com



If you are not yet registered
for resident access, click
below for instructions and
sign on today!

**Click Here for
Instructions for
Full Website
Access**

Volunteers Needed

There is availability to volunteer
at our Village Hall reception
desk on Wednesdays from 9am
to 1pm.

Also if you would like to place
your name on a substitution list,
it would be greatly appreciated!

Please contact George Davis,
Director of Operations @
757.689.4189 or stop by!



**The Villages at West Neck
Marketing Committee**

Your West Neck
eNews delivered
directly to your inbox!



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