



The Official Publication  
of:

**The Milestone Owners  
Association, Inc.**

11030 Milestone Drive  
Mechanicsville, VA 23116  
(804)550-4656

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[milestonecommunity.com](http://milestonecommunity.com)

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**Julie Buchanan**

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manager@  
milestonecommunity.com

**Site Office Hours:**  
Monday - Friday  
9am-2pm

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# The Milestone Connection

## UPCOMING MAY COMPLIANCE INSPECTION NOTICE

Upon purchasing a home in Milestone, as members of our homeowners association we make a pledge to each other as neighbors to maintain our property to the community standards. These standards are itemized in the MOA Architectural Standards available on the Milestone website. The purpose of the standards is to protect the value of all homeowner's investments in their homes and collectively maintain Milestone as a desirable and first-class residential neighborhood. Sometimes during our busy and full lives we are unaware or just need a little nudge to address the inevitable weathering and wear and tear of our property. The annual inspection helps us identify where we need a little tender loving care to get back up to standards. The Board of Directors encourages all homeowners to check their properties for items that need maintenance or a spring cleaning. Below are some common violations that have been observed during previous inspections:

### Common Violations:

- **Mailboxes:** Rotted wood, painting or cleaning needed, non-compliant numbers.
- **Shutters:** Missing or faded color.
- **HVAC Screening:** Shorter than current equipment.
- **Window AC Units:** Prohibited on the front of houses; sides require approval.
- **Siding:** Needs power-washing.
- **Gutters:** Full of leaves or debris.
- **Lawn & Shrubs:** Not properly maintained (mowing, trimming, weed control).
- **Trash Cans:** Visible from the street.
- **Boats/Trailers/RVs:** Parked in driveways.
- **Door Color Changes:** Currently unapproved door color change.

### Reminder:

All **modifications** to the exterior of your home or property must receive prior approval from the Architectural Review Committee (ARC) before proceeding with any work. While regular inspections of rear yards are not conducted, please be aware that when your home is sold, a **resale inspection** will be done to verify that all exterior modifications were approved. If your shed, fence, patio, playset, or other additions were not approved, this will be disclosed to the buyer and could complicate the sale of your home.

### Self-Check:

Please ensure that all your modifications have been approved. Two helpful documents are available on the Milestone website to assist you in staying compliant:

#### 1. **Helpful Info for Submitting ARC Applications & Documents** **Architectural Standards Self-Audit**

These documents can be found under the **Architectural** tab on the website. For any questions, please contact the On-Site Manager or visit our website: [www.milestonecommunity.com](http://www.milestonecommunity.com) to review the community standards.

Thank you for your attention and cooperation!



**Attention Milestone High School Students!**

If you need service hours for Beta Club or National Honor Society, here's your chance to help your community!

Contact the Property Manager at

[manager@milestonecommunity.com](mailto:manager@milestonecommunity.com)

to learn how you can contribute and earn those valuable service hours.

Don't miss out on this opportunity to make a difference!



Mark your calendar for Milestone's Spring Community Yard Sale that will be advertised in the Richmond Times Dispatch, Mechanicsville Local & Atlee Neighbors Magazine on:

**April 26th from 8-Noon (rain or shine)**

The Habitat for Humanity Truck will be at the clubhouse parking lot to pick up items (no glass or clothes) that you would like to donate at noon. They will take household items, furniture, old appliances (even if they no longer work they will recycle any appliance).

# Milestone Makos Swim Team

**VOLUNTEER NEEDS:** We need trained volunteers to be certified officials (head clerk of course, strokes and turns, starter, referee, table workers). The meets cannot run without these trained positions. We do need to start thinking about the future of our team because most of our trained volunteers have high schoolers and will be leaving the team in the next 1-2 years. We would love for our current trained officials to train the future volunteers of our team. Please check the GRAL website ([www.gralva.com](http://www.gralva.com)) or contact John Stevens [stevensjohna@hotmail.com](mailto:stevensjohna@hotmail.com) for details regarding positions and training times and locations. These trainings should be announced and available in April.

**REGISTRATION INFO:** Registration for swim team opens 4/1 and you will be able to register here: <https://milestonemakos.swimtopia.com/> . Dates for the season have all been updated on the website. We invite all families who are members of the Milestone pool with children aged 5-18 to considering joining swim team. If your child can't quite make it across the pool yet we will have a Junior Team. Please note the swim team is not a substitute for swim lessons. Your child should know how to swim before joining Makos swim team and I recommend our younger swimmers to take formal swim lessons before joining Milestone Makos. Burkwood, Patrick Henry YMCA and American Family Fitness all offer swim lessons regularly if you are looking to squeeze in a session before the Makos season starts. For our seasoned swimmers, Burkwood offers a program in the spring to get you ready for summer swim. Please go to their website if you are interested in more information.

**SPIRIT WEAR IS AVAILABLE:** The spirit wear store is open and all orders must be in by May 5 to guarantee everything is returned by our first swim meet June 4. Please see link below to order your spirit wear and swim suit.

## **IMPORTANT DATES:**

**Now-May 5:** Spirit wear store and suits are available to order

<https://virginia-swim-shop.shoplightspeed.com/summer-league-teams/milestone-summer-league/>

**April 1:** Registration opens: <https://milestonemakos.swimtopia.com/>

\$20 late fee after 5/26

**April 22:** Q&A meeting, 6-8pm at clubhouse. VA swim shop will be at meeting if unsure about suit size and there will be an opportunity to try on suits. We will have our swim caps available to purchase and our "Go Makos" signs available to rent for the season. John Stevens will be there to recruit individuals interested in trained positions. This is a rolling meeting, you do not have to stay the whole 6-8pm and if you can't get there until 7:30pm that is fine.

**May 18:** Swim kick-off (5-6pm)- outside clubhouse. A chance to meet the coaches. We go over volunteer duties, while the kids play a get to know you activity.

**May 19:** First day of practice (practice schedule is on website)

**June 28:** Pool Party Fundraiser (Time TBD)

**July 15:** Awards banquet (5pm- pool close)

**Meet schedule is updated on website**

For more information regarding swim team please see link: <https://milestonemakos.swimtopia.com/>



## April 2025



Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
30	31	1	2	3	4	5
6	7	8	9 Swim Team Committee Meeting 7pm	10 Recycle Day	11	12
13	14 Social Committee Meeting 7pm	15	16	17	18	19
20	21 BOD Meeting 6pm	22 Makos Parent Meeting 6-8pm	23	24 Recycle Day	25 4th Friday Spring Fling 6:30-9:30pm	26 Family Movie Night 4-7pm YARD SALE 8-12PM
27	28	29	30	1	2	3
4	5	Notes  <b>Reminder:</b> If you are deciding to make any changes on the outside of your home or property, contact the Property Manager at either <a href="mailto:manager@milestonecommunity.com">manager@milestonecommunity.com</a> or 804-550-4656 for any requirements needed or visit <a href="http://www.milestonecommunity.com">www.milestonecommunity.com</a> to print the Standards and the ARC Application to submit your change. Thank you!				



### Important Information About Clubhouse Rentals for Non-Residents

We would like to remind residents that when a Non-Resident wishes to rent the clubhouse, and a resident agrees to sponsor them, there are a few important details to keep in mind. The rental rate for non-residents is higher than for residents, reflecting the fact that they do not pay HOA dues as a resident does.

Additionally, the resident sponsor is required to write the security deposit check of \$250. This deposit helps ensure that the clubhouse is left clean and undamaged after the rental. The property manager will take photos of the clubhouse before the event to document its condition. If any issues arise after the event, the property manager will contact the renter first, allowing them the opportunity to cover any costs for damages or missing property.

Please be mindful that the revenue generated from these rentals goes directly towards maintaining and improving the clubhouse, including costs for cleaning supplies, electricity, water, cable, and general upkeep. Your support in this process is greatly appreciated, as it ensures the continued care and quality of our community facilities.

Thank you for helping keep our clubhouse a wonderful place for all to enjoy!



Monthly BOD Meeting Dates: Every third Monday of the month at 6pm  
(Dates are subject to change and will be communicated)

March 17th, April 21st, May 19th, June 16th, July 21st, August 18th, September 15th, October 20th

Annual BOD Meeting is on November 17th at 6:30pm

# *Milestone* **Movie** *Night*

**SHOWING**



*Come celebrate Earth Day with us!*

**Milestone Clubhouse**

**Saturday, April 26th | 4pm - 7pm**

Movie starts at 5pm!

JOIN US AT 4PM TO PARTICIPATE IN AN ACTIVITY. MOVIE STARTS AT 5PM - 6:30PM FOLLOWED BY A GROUP DISCUSSION WITH PRIZES!

MILESTONE'S FOURTH FRIDAY

# SPRING *Fling*

**APRIL 25, 2025**  
6:30 - 9:30PM

Milestone's Fourth Fridays are back! Join us for:

- Live music by Chad's Fault
- Boka Tako & Cason Funnel Cake Food Trucks
- Bring your own beverages, chairs, or blanket
- Bounce house
- Fun activities for all ages

**SAVE THE DATE FOR FUTURE FOURTH FRIDAYS**

May 23 \* June 27 \* July 25 \*

August 22 \* Sept. 26

# MILESTONE EVENTS

2025 is in full effect and the Social Committee is excited to bring you another year of fun! Here is our list of events for 2025! Please note, we plan for these events to be rain or shine. Stay tuned on Facebook and Email for updates and times on each of these events. As always, we welcome volunteers! If you have questions regarding the events or volunteering, please reach out to our Social Chairs: Mary Waters (maryrwaters10@gmail.com), Beth Mayo (elizabethdmayo@gmail.com), and Dani Wolf (kthomasdn@gmail.com).

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**23**  
MARCH | MILESTONE FAMILY  
TRIVIA

**22**  
AUGUST | FOURTH FRIDAY -  
DECADES

**25**  
APRIL | FOURTH FRIDAY -  
SPRING FLING

**26**  
SEPTEMBER | FOURTH FRIDAY - FALL

**26**  
APRIL | FAMILY MOVIE NIGHT  
EARTH DAY THEME

**4**  
OCTOBER | TEEN MOVIE NIGHT

**23**  
MAY | FOURTH FRIDAY -  
PATRIOTIC

**18**  
OCTOBER | TRUNK-OR-TREAT /  
MONSTER'S BALL

**24**  
MAY | FIRST SPLASH

**24**  
OCTOBER | ADULT HALLOWEEN  
PARTY

**27**  
JUNE | FOURTH FRIDAY -  
WESTERN

**8**  
NOVEMBER | MILESTONE PAINT  
NIGHT

**25**  
JULY | FOURTH FRIDAY - LUAU

**6**  
DECEMBER | MILESTONE EXPRESS

**9**  
AUGUST | KINDERGARTEN SOCIAL



## DO YOU KNOW A RESIDENT THAT DOES NOT GET THE NEWSLETTER OR EMAILS?

Have them call or email the site office and give us their contact information to be a part of the [milestonecommunity.com](http://milestonecommunity.com) website. The office periodically sends out emails to the community announcing social events, neighborhood watch updates, pool information and delivery of the electronic version of the monthly newsletter. ***For those residents who are already registered on the website, please be aware that your phone number and email address are listed in the directory on the website unless you go into your settings and chose the 'private' setting. Once you make your information private, your phone number and address are no longer visible to other residents, but you will still receive community generated emails.*** Any Milestone residents who are not receiving emails can also call or email the site office at **804-550-4656** or email [manager@milestonecommunity.com](mailto:manager@milestonecommunity.com) to be registered and given credentials to log in to the website.

**Those leasing homes in the Milestone neighborhood should contact the site office at 804-550-4656 in order to complete the Delegation of Rights and Privileges form. This form will need to be completed by the owner and on file before you are able to rent the clubhouse and/or use the recreational facilities.**



### **NEW CHANGES IN RATES FOR 2025** **2025 revised Clubhouse Rental Agreement Forms will be available on the Milestone website ([www.milestonecommunity.com](http://www.milestonecommunity.com)) on 1/1/2025.**

The Milestone Resident rental rate in 2025 will be \$250 for 4 hours & \$450 for 8+ hours. The clubhouse is also available to rent by Non-Residents (with a Milestone Resident sponsor) for a cost of \$300 for 4 hours & \$500 for 8+ hours. A new Non-Profit Rental Form will be available upon request for qualifying organizations with proof of status. Non-Profit rentals are limited to 4 hours and a maximum of 25 people, with a rental rate of \$100 for 4 hours.

All major credit cards are accepted. \* Surcharge will apply.

The increase in rental rates is necessary to offset the rising costs of the companies and products we use to maintain the clubhouse. Our research indicates that the Milestone clubhouse continues to offer the lowest rental rate in the area. Additionally, our renovations have made it one of the most attractive venues for events. We are still committed to providing the very best for our residents and appreciate your understanding with these necessary changes.

## SCHOOL KIDS SERVICES

**Abigail Brouillard**, 839-9979, Babysitting, CPR/Red Cross certified.

**Teresa Brouillard**, 300-6937 Babysitting/CPR/First Aid certified.

**Audrey Brown**, 757-784-0210, Parent helper & Pet sitter.

**Chase Dudley**, 300-1940, Cut & Edge grass, Pet Sit Cats.

**Rilee Ann Edwards**, 804-982-6385, baby-sits and pet sits, Red Cross certified.

**Lydia Gerk**, 804-244-7021, Pet sitting & Dog grooming.

**Chloe Hues**, 804-971-5003, Babysitting.

**Mollie McArdle**, 804-572-4057, Baby & Pet Sitting/walk, CPR & Red Cross Certified.

**Eden Parker**, 804-466-2939, Babysitting.

**Emma Mayo**, 804-368-4382, Babysitting & Pet Sitting.

**Vaughan Mayo**, 804-496-0536, Yard Services & Pet Sitting.

**Harrison Warren**, 804-683-0823, Yard work, Pet Sitting.

**Henry Warren**, 804-944-0282, Yard work, Pet Sitting.

**Peyton Warren**, 804-901-5151, College age, Baby & Pet Sitting. Tutors Chinese, Writing, History, Reading & Math.

**Ainsley Greer**, 804-814-3528, Babysitting & Pet Sitting. Red Cross Certified.

**JD Dillane**, 434-808-2343, Lawn Services & Leaf Removal.

### Contact

**manager@milestonecommunity.com** if you would like to add a service for your child.



## Explore Virginia



Ashland Train Day

At the Ashland Theatre

Saturday, April 26, 2025

10am – 4pm

Best of all, Train Day is FREE



## MILESTONE

### 2024 Board of Directors

**Bradley Codrea, President**  
**Mark Kyllingstad, Vice President**  
**Robert Fahrenkrog, Treasurer**  
**Gregory Brown, Secretary**  
**Patrick Eavey, Director-at-Large**

### Managing Agent

CPVA Management, Inc.  
Web: [www.cpvamanagement.com](http://www.cpvamanagement.com)  
Accounting: Dawn Desper  
804-378-5000, x219  
[ddesper@cpvamanagement.com](mailto:ddesper@cpvamanagement.com)  
Community Manager: Dave Hering  
[dhering@cpvamanagement.com](mailto:dhering@cpvamanagement.com)

### On-Site Property Manager

**Julie Buchanan**  
Phone: 804-550-4656  
Hours: M~F 9am-2pm  
[manager@milestonecommunity.com](mailto:manager@milestonecommunity.com)  
**Hanover County Non-Emergency: 804-365-6140**

Assessment payments may be made via automatic bank draft using forms available at: [communitypartnersva.com](http://communitypartnersva.com), or by sending payment to :

Milestone Owners Association, Inc.  
c/o CPVA Management, Inc.  
P.O. Box 375  
Emerson, NJ 07630

**Quarterly payments of \$265 are due Jan. 1, April 1, July 1 and Oct. 1.**



Is there something you would like to see in the monthly newsletter that is helpful or that hasn't already been issued? Email the property manager with suggestions at:

[manager@milestonecommunity.com](mailto:manager@milestonecommunity.com)



Milestone Residents have access to a Notary Public during office hours at the Clubhouse. Please make sure you bring proper photo ID when you arrive and call with any questions.  
Thank You!

## ADVERTISING INFORMATION AND DISCLOSURE

Milestone Matters is emailed every month. Advertising space is available to Milestone homeowners, as well as to outside businesses. There is a minimal cost charged depending on the size of the advertisement. All ads and payments must be submitted to the site office by the submission deadline, which is generally the 15th of each month. Please inspect all goods and services provided by the advertisers. The Milestone Owners Association does not guarantee or endorse any goods or services advertised or rendered.

Do you have something you would like to advertise in the classifieds?

If so, contact the Site Manager at 550-4656, or send an email to: [manager@milestonecommunity.com](mailto:manager@milestonecommunity.com)