



May, 2024

Dear Northern Henrico Family,

Happy Spring to you! The 2024-2025 fiscal year promises to be another banner year for YOUR Civic Association!

On behalf of the NHCA Board of Directors, we would like to thank you for your continued support of our community. Since communicating with you last year, COVID protocols have been lifted at the local, state and national levels. We are prayerful that all of you are healthy and safe.

Many exciting things are happening in our community and many more are on the way. I will share with you some of the highlights of our accomplishments for the 2023-2024 fiscal year:

- The **NHCA** was and remains actively engaged with the county and state governments on behalf of the 3,000+ residential homes in Northern Henrico and addresses larger scale issues such as zoning requests, law enforcement, planning and development, and overall safety and maintenance of the community to include roads, infrastructure, and property maintenance.
- **Community Maintenance:** Henrico County community maintenance continues to work with the NHCA and residents in an effort to maintain our community at a high level relative to community, housing and lawn maintenance. While we are not at 100%, we have made market improvements regarding maintenance of properties. John Butler, the housing inspector and building inspector for Northern Henrico County is continually updated regarding housing code violations as well. **We ask that all residents take the initiative to maintain their properties at a high level. Our properties are our greatest assets. Please be mindful of parking your cars and trucks on the street for long periods of time. Most homes in Northern Henrico County have ample space for parking vehicles. Also, be mindful of the debris on your properties and curb which negatively impacts the appearance of your property and the neighborhood. Last, mow your lawns regularly and remove leaves to prevent rodents from nesting. Leaves are not to be blown to the street. It is a violation of the County ordinance to blow your leaves on the street. It is your responsibility to remove them, hire a contractor or contract with the County to remove leaves. The NHCA will contact the County to report violators.**
- **Continual grounds maintenance:** The Civic Association grounds continue to be maintained by our contractor, Capital Landscaping.
- **Coordination with our community police officer:** Our Henrico County community police officer, Officer Pfister, comes to our regularly scheduled meetings and provides updates on security issues within the community. **We all must be vigilante in keeping our community safe. Call (804) 501-5000 or 911 for emergencies or security concerns.**



Accomplishments Cont'd.:

- **Rental of the Civic Association:** Our rentals have increased since the renovation of the building. It is available for rental for members and nonmembers within Northern Henrico County for a fee. The application is available on the website at www.nhcahenrico.org. We are continuing to beautify the grounds. Although we are finally seeing real grass, we hope to have substantially more grass instead of weeds in the coming years. This is a “Process”!
- **Increase in property values: Property values continue to increase** due to our continued efforts, but are still not on par with communities of similar stature. Within the last 10 years, our advocacy to increase property values has added multiple millions of dollars in tax assessments for 3000+ homes in the greater Northern Henrico County corridor. This is our greatest asset. The homes in our community are constructed well and for the most part, well maintained. Moreover, we live in the best location that money can buy. We are accessible to all of the major thoroughfares to include, Route 1, 301, 95, 64 and 295. Hence, our property values should reflect the true value of our properties.
- **NHCA Entry Walls and Signage:** The Chipplegate subdivision install of the entry sign has been completed.
- **NHCA website:** Our official domain name is www.nhcahenrico.org. Please monitor the website for upcoming meetings, events, and latest news impacting the Northern Henrico Community.
- The **National Neighborhood Night Out** was a huge success at the Civic Association building and throughout the Northern Henrico community. Please be reminded that the **NHCA** will continue to host the event at 319 N. Wilkinson Road and other locations in Northern Henrico County on Tuesday, August 6, 2024 at 5:30 p.m. Please look for more details in the upcoming months.
- Continual coordination with VDOT to ensure the grass median on Routes 301 and 1 are regularly mowed.
- Increased neighborhood surveillance.
- Advocated on behalf of concerned Northern Henrico County residents regarding the income-based housing proposed project at 5701 Chamberlayne Road (Old Days Inn). The NHCA opposed the development. The Henrico County Planning Commission and Board of Supervisors approved the project which is in contrast to what is in the County’s 2024 Master plan. Our position is, there is more than an adequate amount of income-based housing within Northern Henrico County. NHCA advocated for the units to be purchased. Additionally, an increase in public services such as law enforcement to decrease the potential opportunity for more crime in the area, homelessness, traffic control and bus service were of NHCA concerns.



New Projects Underway:

- **Virginia Center Commons:** It is being revitalized. Construction is well underway. Market development has taken place since last year. The Henrico County Sports Complex is completed. New development projects are underway to include more hotels. Visit the area and share your opinion with NHCA.
- **Green City Project:** The Board of Supervisors approved the Green City Project. The Green City Project will be established on the Best Products property and surrounding properties. A new 17,000 seat arena along with housing, commercial space and green space will be erected. This is a game changer for Northern Henrico County.
- **Stanley Homes:** Stanley Homes is continuing to build in the Northern Henrico corridor adjacent to the Division of Motor Vehicles on Brook Road.
- **Knights Inn:** Across from the Stanley Homes Community on Brook Road, construction is underway on the Knights Inn property. It has been reported 318 townhomes were approved by the Planning Commission and Board of Supervisors. These townhomes will be available for rent. Again, homeownership would have been preferred.
- The **Division of Motor Vehicles** has moved from the Brook Road location to Ashland, VA.
- **The Glens at Scott Place:** Eastwood Homes development on Scott Road continues.
- Homes and apartments are being constructed on Wilkinson Road and Villa Park Drive. Appears to be almost completed.
- **SwimRVA:** Continues to manage the facility formerly known as Chickahominy Aquatics. The website for SwimRVA is www.swimrichmond.org.
- NHCA will host a couple of local bands, a yard sale, and other events over the next year. Please look out for dates and times on the website and via email.



How Can You Get Involved In the NHCA?

Attend the meetings. We meet on the **SECOND** Tuesday of alternating months: **September, November, January, March, May at 6:30 p.m.** In addition to the regular business of the community, our goal for each meeting is to feature representatives from the county, state and organizations in our community who will be sharing information about how they can assist in the continual maintenance and safety of our community; and

The **NHCA** operates with minimal income from two sources. We rent the facility to a few organizations and to our **NHCA** members. The only other source of income is annual membership dues. You can help by becoming a **NHCA** member for only \$30 per year. Think of this as an investment in the value of your own home and community. We have had to make significant investments in our building. Our next essential investment is the modification of our bathrooms. We need your support to ensure this investment becomes a reality. Please consider donating to our capital campaign fund as well.

Upcoming Meetings:

- **Tuesday, September 10, 2024:** Association Meeting: Time: 6:30 p.m. Location: 319 N. Wilkinson Rd
- **Tuesday, November 12, 2024:** Association Meeting: Time: 6:30 p.m. Location: 319 N. Wilkinson Rd
- **Tuesday, January 14, 2025:** Association Meeting: Time: 6:30 p.m. Location: 319 N. Wilkinson Rd
- **Tuesday, March 11, 2025:** Association Meeting: Time: 6:30 p.m. Location: 319 N. Wilkinson Rd
- **Tuesday, May 13, 2025:** Association Meeting: Time: 6:30 p.m. Location: 319 N. Wilkinson Rd

NOTE: Notices of other meetings and events will be posted on our website and sent via email. Please be sure to include your email address on your membership coupon.

Upcoming Events:

- **Tuesday, August 6, 2024:** National Night Out: 5:30 p.m. to 8:00 p.m. at the Civic Association located at 319 N. Wilkinson Road. Bring a chair and a dish. We will provide hamburgers, hotdogs and beverages.



Why Join NHCA?

- Organized advocacy, voice and support to continue the maintenance and security of our community;
- County and state government relations; and
- Building rental.

Announcements:

- **Board Members Election.** This is the month to nominate new officers for the upcoming fiscal year starting June 1, 2024. The current officers have agreed to maintain their roles. Anyone interested in being an officer or director, please email your name or nominee to nhcahenrico@gmail.com.

I am hopeful that you will make plans to attend the NHCA meetings. **To ensure that we remain a viable organization with a voice, we need your support. We look forward to seeing you at at National Night Out on August 6th. We will have our usual menu. We are partnering with our great partner, the Menonite Church as we have over the last 2 years.**

We look forward to seeing you during our meetings and throughout the community.

Delta R. Bowers, DM

President,
NHCA

NOTE: WE NEED ALL RESIDENTS TO JOIN THE NHCA! PLEASE USE THE MEMBERSHIP COUPON BELOW TO SEND YOUR CONTRIBUTIONS IN TODAY!



MEMBERSHIP COUPON

To become a member, simply return this **Membership Coupon** with a check for \$30 (current donation) or more made payable to the NHCA. Please mail your contribution(s) to the NHCA, 319 N. Wilkinson Road, Henrico, VA 23227.

2024-2025 Yearly Membership Contribution (\$30)

Name: _____ Address: _____

Home Phone: _____ Cell Phone: _____ Email _____

Address: _____

Capital Campaign (\$_____)