



The Green Life



MagnoliaGreen.com (804) 818-6900

June 2022

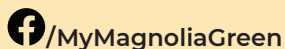
UPCOMING EVENTS

- 6/20-6/24:** Summer Golf Camp
6/23: Live Music - Damian Allen at MGCC
6/27-6/30: Summer Tennis Camp
6/27-7/1: Summer Golf Camp
7/2 & 7/3: Red, White & Magnolia Green Pool Party at Aquatic Center
7/4: Fourth of July Parade
7/4: Fourth of July Concert & Cookout at MGCC
7/7: Live Music - Jocelyn Oldham at MGCC
7/14: Live Music - Junior Wilson at MGCC
7/21: Live Music - Ben Dalton at MGCC
7/28: Live Music - Pat Russell at MGCC
7/30: Live Music - No Charge Band

Stay in the know with Magnolia Green events and happenings.

Check our full calendar of events often for updates and additional details.

magnoliagreen.com/events



All events and dates are subject to change.



RVA Splash & Dash



Young Entrepreneur Day

From the desk of Tom Page...

As most of you know, the County Board of Supervisors recently approved the rezoning for the upper Magnolia Green property to facilitate the development by the County Economic Development Authority of a Technology Village west of the future Powhite Parkway, and a middle school, high school, and some residential development east of the Parkway. I know some folks were opposed to the rezoning, but I believe the long-term benefits will be substantial, including job growth in our area, and most importantly, the project will accelerate the funding and construction of the Powhite Parkway extension down to Hull Street road. When completed, the Parkway will not only provide the residents of Magnolia Green a direct access to downtown Richmond, where many of you work, but will also remove a significant amount of traffic from the heavily congested Hull Street road.

From a new home sales standpoint, we are seeing a slight slowdown compared to the previous two years, but still fairly strong with 76 homes sold year-to-date. In Phase 3, we are sold out of Hampton Pointe and Forest Hills, and will be sold out shortly in, Banyan Cove and Legacy Park.

Our lot inventory is much improved, and will be getting better, as the 50 lots in **Charleston Club – Phase 3**, a continuation of our age-targeted product, is now complete, along with the 19 lots in **Hammock Creek**, a collection of 55' and 65' wide lots with homes by CraftMaster Homes and HHHunt Homes. **Glen Abbey – Phase 2** will be complete the middle of June, and we are underway with the development of **Meridian Phase 1**, a continuation of Ryan Homes **Hampton Pointe** product line, and **Palisades Cove – Phase 2**, HHHunt Homes townhome product. We will be starting the development of **Legacy Park – Phase 2** shortly, which includes sixty-seven lots and homes by CraftMaster Homes and LifeStyle Home Builders.

Interest in our commercial parcels remains limited, but we expect activity to increase as both Magnolia Green, and the surrounding area, continues to grow. If you're interested in obtaining information about any of our commercial opportunities, please visit www.MagnoliaGreen.com and click on the commercial tab at the top.

Construction of our new elementary school, **Moseley Elementary**, is nearing completion and a ribbon-cutting ceremony is scheduled for Monday, July 25th at 9 am. If you're interested in volunteering at the school, this might be a great opportunity to meet principal Karen Dubiel and show your support for the **Mustangs**!

Finally, I'd like to give a shout out to the management team at the golf club for delivering two incredible events over the last several weeks. The first event played host to over 200 real estate agents from the **Richmond Association of Realtors**, and the second was the Darrell Green Celebrity tournament that raised a record \$115,000 for his charity, **Youth Life Foundation of Richmond**. The success of the golf club is critical to the long term health of our community, and I encourage everyone to support the club. Please remember, the club is semi-private, meaning everyone is welcome to play or simply enjoy a lunch or dinner.

As always, thank you for choosing to make Magnolia Green your home!

Tom Page
Vice-President, iStar
General Manager – Magnolia Green

HOA UPDATES

Summer is here, and the pool season is in full swing!

Just a friendly reminder that you must show your new Photo ID Card to have access to both the Aquatic Center and Arbor Walk pools. You should also carry it with you whenever using any of our common areas (basketball courts, volleyball, tennis courts, etc.). If you do not have it, you will not be permitted to use any of the amenities or common areas. If you have not obtained a new Photo ID Card, please log onto your account at www.gmgva.com and follow the directions on the Amenity Pass tab.

Please be advised that trash dumpsters located at Arbor Walk, the Aquatic Center, the Tennis Center, and Charleston Club are not for disposing of any homeowner debris or trash. These are strictly for trash generated at each facility.

If you see something, say something! Please remember that the Chesterfield Non-Emergency Police phone number is **804-748-1251**. If you see a situation where the law is potentially being broken, we encourage all homeowners to call this number immediately, followed by a call or email to the HOA.

Please remember that payments for the 3rd Quarter are due on **July 1st**. If you're already signed up for direct debit payment with the Goodman Management Group, then your dues will be automatically drawn on July 5th. All homeowners should log on to their account at www.gmgva.com and check their account information to see how much is due as well as find payment options.

The annual window washing, gutter cleaning, and power washing services for Valhalla and Wynstone Park, as stated in the Supplemental Declarations, will be conducted in July! Valhalla is scheduled for July 11-13, while Wynstone Park is scheduled for July 13-20. Please remove all lawn ornaments and outside patio furniture in preparation for this service.

If you have any questions or require further assistance,
please email home@magnoliagreenhoa.com
or call 804.608.0392.

Property Improvements/Modifications

In Magnolia Green, all improvements or modifications to the exterior of the home, or the lot/landscape, require approval by the Architectural Review Committee ("ARC"). The HOA has contracted with an independent, licensed architectural firm to function as the ARC, whose responsibility is to ensure the proposed improvements are in conformance with the design standards adopted for that particular neighborhood. The design standards for your neighborhood can be found at gmgva.com, under documents. Fees are charged for the review/approval process and they will vary depending upon the type of modification requested.

Please note that any exterior modification to the home or lot must be approved in writing by the ARC prior to starting any work. Work started or completed prior to approval by the ARC is subject to removal if after plans have been submitted and reviewed by the ARC, any addition or improvement is deemed to be not in compliance with the standards.

A community-wide email was recently sent to provide detailed information and instructions on how to submit an application for your home and property improvements. If you have not signed up for email alerts, please do so at your earliest convenience.

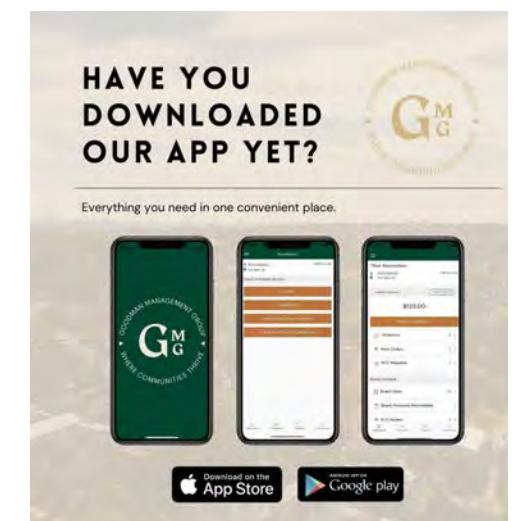


Goodman Management Group is excited to begin management of Magnolia Green.

Please register for your NEW community website by visiting gmgva.com and clicking **Homeowner Login & Payments**. Complete the registration process using your full name, address, and account number (provided in the mailed Welcome Letter).

Once your registration is approved, you will be able to make your quarterly assessment payment, download community documents, submit and view work order requests, submit architectural modification requests, view the community calendar, stay up-to-date on community events, and much more! Once you are registered, all future community notices will be sent to you by email. Be sure to download the Goodman Management Group App, available on iPhone and Android app stores.

If you have any questions, please contact us via email at info@gmgva.com or by 804-404-8012.





THE MARKET IS IN FULL BLOOM

We welcomed back many fresh faces and familiar favorites and introduced many new vendors, both local farmers and artisans offering fresh produce, foods and uniquely handcrafted goods and more.

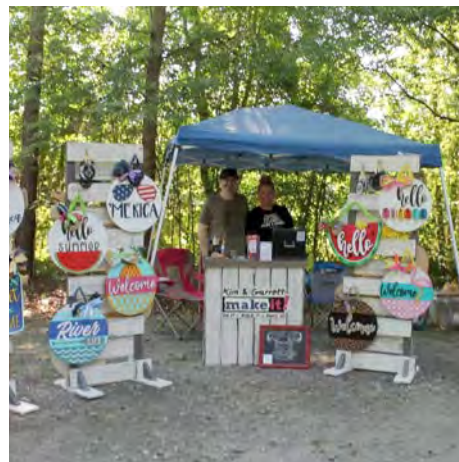
Visit us every Saturday through October 22nd, 9am-1pm, rain or shine. We look forward to seeing you in 2022!

Looking to join the market vendor family in 2022?

Email us at marketatmg@gmail.com for more information and to receive an application.

Follow us at:

The Market at Magnolia Green



Summer Tennis Camps

June 13th - June 16th | 9:00am-12:00pm | \$225 | Ages 5*-14

June 27th - June 30th | 9:00am-12:00pm | \$225 | Ages 5*-14

July 18th - July 21st | 9:00am-12:00pm | \$225 | Ages 5*-14

August 8th - August 11th | 9:00am-12:00pm | \$225 | Ages 5*-14

DAILY SCHEDULE:

9:00am	Drop off/welcome
9:10am-9:30am	Goals for the day/ dynamic warm up
9:30-10:30am	Stroke production/ fundamentals
10:30-10:45am	Snacks
10:45-11:45am	Showdown games
11:45-12pm	Cool down/ coach's corner
12:00pm	Pick up



*Attendees must have completed kindergarten

Camps are limited to the first 20 kids signed up. All other kids will be put on a waiting list. REGISTER TODAY!!!

Camps are Monday-Thursday

Friday is held as a makeup date for bad weather.

Campers will work on tennis strokes and basic (bio-mechanic) fundamentals, while focusing on hand-eye coordination, speed and agility through drills and interactive games. Campers receive snacks each day and a t-shirt.

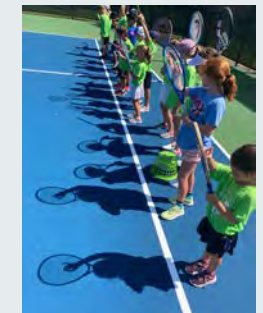


To sign up for camp, Magnolia Green Homeowners can sign up in the EVENTS section of the magnoliagreentc.tennisbookings.com site.

*For non-residents, email the director at magnoliagreentennis@gmail.com

An additional \$25 fee will be applied for non-residents.

Contactless payments made through Paypal. Checks made payable to Magnolia Green Tennis Center.



New safety standards are in place to stop the spread of Covid-19. A waiver must be filled out & signed for each camp participant.

When events and camps take place, photographers may be present to take photos and/or videos. Photos and videos may be used for marketing purposes and social media.



MAGNOLIA GREEN

The Sea Dragons 2022 season is currently underway and it's been very exciting to see the kids back in the pool! We're already seeing progress from a lot of the swimmers, by **victory over Hallsley in our first meet of the season!** Be sure to join our Magnolia Green Sea Dragons Facebook page to stay updated with any new information or visit our website at www.mgseadragons.com.

Below is the meet schedule for summer 2022 - please note, on home meet dates (6/14, 6/28, and 7/12), the Aquatic Center will close at 3:00pm so please plan accordingly.



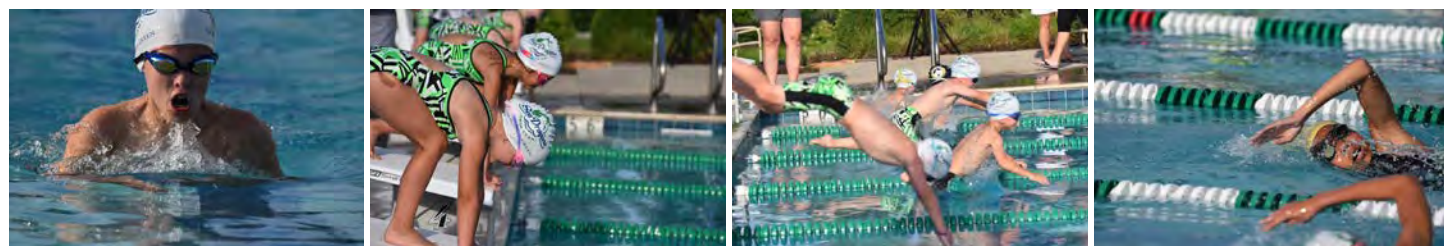
MEET SCHEDULE

- Tuesday, June 21st: Magnolia Green at Salisbury
- Tuesday, June 28th: Foxcreek at Magnolia Green
- Tuesday, July 5th: Magnolia Green at Chester
- Tuesday, July 12th: Queensmill at Magnolia Green
- MONDAY, July 18th: Magnolia Green at Waveriders

CHAMPS

- 8 & Unders: Sunday, July 24th at Magnolia Green
- 9 & Up: Thursday, July 28th at CSAC

If you or someone you know is interested in sponsoring the Magnolia Green Sea Dragons swim season this year, please reach out to our Vice President, Kim Hintos, at vpmgaa@gmail.com for more details. We have multiple levels of sponsorship available.



Congratulations!

April & May Winners

April Trivia Night Winners
Team *Lloyd and The Loose Lug Nuts*

May Trivia Night Winners
Team *The Dinkers (pictured)*

Trivia Night & Bingo Night will be on a brief Summer hiatus. Join us again in September!



Public Golf Events

XXIO Fitting Day 6/23

Flag Day Tournament 7/4

OLIVIA STRONG Tournament 7/22

Member Only Golf Events

Monthly Member Tournaments

MGGC Member - Member 6/16-6/18

Ladies Member - Guest 6/24-6/26

Sunburn Shamble 8/13



**Summer & Fall
2022 Junior Golf
Registration is OPEN!**

*Coaching Sessions from ages 2 - 15
PGA Junior League
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& More*

**All information and registration
links can be found at
CoachLeighann.com**

Interested in learning more about our memberships?
Contact our Head Golf Professional, Marc DeSisto at
mdesisto@magnoliagreengolfclub.com

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MAGNOLIA GREEN GOLF CLUB & GRILLE

Live Music

6/23 DAMIAN ALLEN
(6PM-9PM)

6/30 PATRICK OLIVER
(6PM-9PM)

7/4 J. BAXTER & THE SAUCE
(7PM-9PM)

7/7 JOCELYN OLDHAM
(6PM-9PM)

7/14 JUNIOR WILSON
(6PM-9PM)

7/21 BEN DALTON
(6PM-9PM)

7/28 PAT RUSSELL
(6PM-9PM)

7/30 NO CHARGE BAND
(6PM-9PM)

8/4 BEN DALTON
(6PM-9PM)

COME JOIN THE PARTY!

*Get Fired Up
for Freedom*

Independence Day Concert & Cookout
July 4, 6:00PM-9:00PM | On the Range

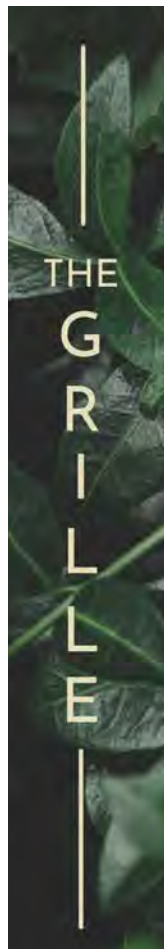
J. Baxter & The Sauce playing live from
7:00PM-9:00PM

Doors open at 6:00PM

Food and drinks available for purchase

Tickets are \$5 per person

For more information see our Event Calendar



Summer MENU SNEAK PEEK

FIND YOUR NEW
FAVORITE!

Starters & Salads

Poutine	7
Shrimp Cocktail	11
Surf & Turf Salad	16
Caprese Salad	9

Mains

Taco Pizza	16
Country Bowl	13
Birria Street Tacos	14
Shrimp Charleston	14

Check out our events page at
magnoliagreengolfclub.com/events
and follow us on Facebook
 /MagnoliaGreenGolfClub
for more information and updates!



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Join the Charleston Club VIP List for first access to the community when we open in June 2022!

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