



June 2026

Hello, neighbors! Hope your summer is going well. I'm Dan Heuchert. As the newly elected president – more on that below – I wanted to provide an update on issues of interest around Mill Creek. I'm hoping to make this a semi-regular thing, on an as-merited basis.

Without further ado ...

### **Easement voting update**

As you may know, we are in the midst of conducting a homeowner vote on a proposed agreement to grant Albemarle County an easement over Mill Creek's portion of the Biscuit Run Trail. The easement would allow the county to improve the trail and incorporate it into its planned Biscuit Run Greenway, which would connect Biscuit Run Park with a soon-to-come trail junction at Fifth Street Station, where it would link to the Rivanna Trail. You can find more information on the Mill Creek website, including [agreement highlights](#), a [survey of the proposed path](#), a [draft of the easement](#), and a [downloadable ballot](#). (Email completed ballots to [HOA@MillCreekClassic.org](mailto:HOA@MillCreekClassic.org); snail-mail them to Mill Creek Homeowners Association, P.O. Box 1301, Charlottesville VA 22902; or drop them off in the ballot box on Jim and Naomi Aitken's front porch at 227 Flagstone Terrace.)

A "yes" vote authorizes the Mill Creek HOA Board of Directors to execute the agreement. The board has indicated that it will do so only when it is sure the trail can be completed.

The proposal requires a two-thirds vote of Mill Creek lot owners (one vote per lot) to approve. There are 214 lots in the neighborhood, so it requires 143 votes to pass or 72 votes to fail. As of June 25, 69 votes had been cast.

Board members and other volunteers will soon be going door-to-door in an effort to collect enough ballots to decide the issue. You can avoid a knock on your door by downloading a ballot and sending it in.

### **We need board members**

At our June meeting, longtime board members Jim and Naomi Aitken announced that they plan to sell their home and move out of the neighborhood in the coming months. It's a big blow to Mill Creek, as they have been great neighbors for a long time and are just plain fun to be around. But it's also a big loss for the homeowners' association, as Jim has been our

treasurer and Naomi has headed up the Architectural Review Committee. They have provided us all with great service and they leave big shoes to fill.

The news comes on the heels of former President Rob Finley's departure at the end of the annual meeting in May, as he and Sandy also plan to move away. Those in attendance at the meeting elected Adele Plunkett to fill Rob's seat on the board, and the board recently chose me to try to fill his shoes as president. We'll miss Rob's thoughtfulness, leadership and especially his dogged determination in negotiating the easement with the county.

The Aitkens' planned departure will leave two board vacancies. This is a great time to get involved! The easement issue has dominated our focus in recent years; with that issue on a path to resolution, there is a great opportunity to shape a new agenda. What do you want your HOA to do? How can we make life in Mill Creek better? Beyond just enforcing the covenants and bylaws, the board can help make this a great place to live.

If you're interested, or want to learn more, please [drop us a message](#). We would be particularly happy to add some representation from "upper Mill Creek," the Graystone/Copperstone area. And if you have any treasurer-like inclinations, all the better.

### **Block party volunteers needed**

Board member Anne Golladay is heading up the planning for the annual Mill Creek block party/picnic, to be held at the field at Southern Parkway (date soon to come). She's looking for helping hands (and perhaps to train a successor). Another chance to get involved! She would love to [hear from you](#).

### **Self-storage facility coming?**

Steve Tedder of Live Oak Capital Partners has been in touch with the board about the company's proposal to build a new self-storage facility on the vacant lot adjacent to the Mill Creek Market. The proposal is currently making its way through the county approval process. The Mill Creek board has offered informal feedback, and Mr. Tedder has been very responsive to concerns about the building's profile, materials and lighting. The board has made no formal recommendations.

### **Emails needed**

We would love to be in contact with you by email, which could help keep our postage expenses down and speed our communications with you. We promise we won't share the lists with spammers or politicians! If you're willing, please [drop us a note](#) and we'll add you to the list.

That's all for now. Thanks for reading.

- ***Dan Heuchert***