



# Inside Newington Station

## Newington Community Association Monthly Newsletter December 2010

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### 2010-11 NCA BOARD OF DIRECTORS' MEETINGS

Wednesday, December 1  
Wednesday, January 5, 2011  
Wednesday, February 2

*All meetings at NCA Pool House and  
all residents encouraged to attend!*

### NCA's Annual Holiday Party

**Friday, December 3, 2010**  
**Saratoga Elementary School**  
**7:00 pm to 8:30 pm**

7:00 - 7:30 pm	Food and drinks Craft kits for kids Face painting Possible surprise visitor
7:30 - 8:00 pm	Pictures with Santa
8:00 - 8:30 pm	Door Prizes; Clean-Up

**If you are interested in volunteering for  
this event, please contact:**

**Lori Randall, Community Manager**  
**703-455-3606**

### **REMINDER**

**Quarterly Assessments Due**  
**January 1, 2011**

# NEWINGTON STATION DIRECTORY

<http://www.newingtoncommunity.org>

## NCA COMMUNITY OFFICE

703-455-3606

Fax: 703-455-0013

### Hours:

Monday / Wednesday /Thursday

10:00 a.m. to 3:00 p.m.

Tuesday / Friday

9:00 a.m. to 2:00 p.m.

Community Manager: Lori Randall

Assistant Community Manager: Tina Queen

Email: [manager@newingtoncommunity.org](mailto:manager@newingtoncommunity.org)

## BOARD OF DIRECTORS

President - Sarah Jernigan (Aug '13)

Email: [Sarah.jernigan@gmail.com](mailto:Sarah.jernigan@gmail.com)

V. President - John Nolan (Aug '11)

Secretary - Mike Smith (Aug '13)

Treasurer - Louise Whitt (Aug '11)

Member - Kirk Brustman (Aug '13)

Member - Vacant (Aug '12)

Member - Vacant (Aug '12)

## USEFUL TELEPHONE NUMBERS

Emergency 911

Non-Emergency (Police & Fire) 703-691-2131

Including barking dog complaints

American Disposal Services 703-368-0500

Animal Control/Shelter 703-830-1100

Cox Cable 703-378-8422

Domestic Violence Hotline 800-838-8238

Dominion Towing 703-730-1177

Dominion Virginia Power 1-888-667-3000

Fairfax Connector 703-339-7200

[www.fairfaxconnector.com](http://www.fairfaxconnector.com)

Fairfax County [www.fairfaxcounty.gov](http://www.fairfaxcounty.gov)

Fairfax County Housing Authority

Selena Davis 703-704-6758

Fairfax County Storm Water

Management (not State streets) 703-934-2800

Fairfax Water 703-698-5600

Key Middle School 703-313-3900

Lee High School 703-924-8300

Lorton Fire and Rescue 703-339-5141

Lorton Landfill 703-690-1703

Poison Control 202-625-3333

Pool (emergencies only) 703-455-9873

Saratoga Elementary School 703-440-2600

Streetlights 1-888-667-3000

Summit Management 703-360-0904

Supervisor Gerald Hyland 703-780-7518

Virginia Highway Department

(Snow—State Roads Only) 703-383-8368

Virginia Railway Express 1-800-RIDE VRE

Voter Information 703-222-0776

West Springfield District Police 703-644-7377

### ARCHITECTURAL CONTROL COMMITTEE

Board Liaison - John Nolan

### FINANCE COMMITTEE

Chair—Louise Whitt

### PLANNING AND DEVELOPMENT

Chair—Lou Tobat

### RECREATION COMMITTEE

Chair - Volunteer Needed

Liaison—TBN

### MAINTENANCE COMMITTEE

Chairs—Sarah Jernigan  
and Lori Randall

### Newsletter Distributors

Kathy Anderson	Peggy Fields	Lori Randall
Amanda Baird	Jennifer Firman	Roche Family
Tina Guthrie	Arthur Kanakis	Mike Smith
Karen Chauvin	William & Mary Loy	Spinelli Family
Stephanie Curb	Richard Neimeyer	Regina Watson
Gladys Diaz	Al Owens	
Robbie Douthwaite	Liz Pelletier	

**NEWINGTON COMMUNITY ASSOCIATION  
BOARD OF DIRECTORS'  
MEETING – November 3, 2010  
Draft Minutes of the  
Meeting – Pending Approval**

At 7:02 pm Vice President Nolan called the meeting to order. Other board members in attendance included Treasurer Louise Whitt, Director Mike Smith, and Director Kirk Brustman. President Sarah Jernigan was not in attendance.

**APPROVAL OF MINUTES**

Treasurer Whitt made a motion to accept the minutes of the October 6, 2010 monthly Board Meeting. Director Smith seconded the motion. Vote: 3 yes, 1 abstain.

**HEARINGS**

Lots 8 and 596 were not in attendance for hearings.

**COMMUNITY FORUM**

It was stated that Director Chip Catherine had submitted a resignation after the last monthly Board meeting.

**COMMITTEE/BUSINESS REPORTS**

Treasurer's Report

Treasurer Whitt stated that CPI has not change enough since the published 2011 budget to make a change to the budget. Treasurer Whitt made a motion that the Board accept the 2011 budget. Director Smith seconded the motion. Vote: 4 yes.

Later in the meeting there were questions about delinquencies and the status of putting money into reserves. Treasurer Whitt mentioned that the Maintenance Committee has spread out the street replacement plans over eight years as opposed to five and the annual contribution to street and curb reserves was increased by \$10,000. All streets are in the plan except for Moline which was completed in 2008.

Legal counsel has made NCA aware of a new law whereby attorneys will not be able to sign for NCA and the Board President will have to sign all documents in front of a notary. Treasurer Whitt recommends that the Community Manager (CM), Lori Randall, become a notary. The application fee is \$45 and lasts four years. She will have to go to the court house and buy a stamp. Treasurer Whitt

made a motion that NCA pay the costs associated with the CM being a notary. Director Smith seconded the motion. Vote: 4 yes. This is a service that the CM could provide to all residents.

Planning and Development

Mr. Lou Tobat provided an update on the progress around the area. He stated that the exit from the parkway to Barta road has a No Turn on Red sign and that the police are actively enforcing it.

Community Manager Report, Lori Randall

*General*

*NCA Vehicle Tickets: 0*

*Disclosure inspection(s): 7717 Matisse, 7834*

*Marconi, 7701 Durer, 7710 Brandeis*

*New Violation letters: TRASH (4), RULES (1), ARCHITECTURAL (1).*

*Exterior Project Requests: 0*

*Updated reallocated budget is attached. Budget lines of concern (usually over 75%) have been highlighted.*

*Opening of bank accounts for reserve money. Issues to be discussed in meeting.*

*Neighborhood Enhancement Grant due October 29<sup>th</sup> completed.*

*Continued on page 4 ...*



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.... Continued from Page 3

*Sent out survey to residents that have participated in paperless newsletter trial.*

*Results of survey on 2010 recreation events. (see below)*

*Current printer (newsletter) is closing business, looking into prices from other printers.*

*Removed two swings at Marconi tot lot due to damage.*

*Four property boundary signs placed in woods along walking path*

#### *Complaints/Issues*

*Kids playing on pool house roof 10/24/10 at 2:30 p.m. Reported by resident walking through area. Confirmed on video.*

*Inquiry into mailbox key (post office handles mailbox keys).*

*Resident didn't appreciate getting a door hanger on trash cans.*

#### Survey: Recreation Committee Events in 2010

*Survey sent by way of newsletter article and to NCA email distribution list.*

*12 responses received.*

#### Questions asked:

*Have you attended an NCA egg hunt or holiday party over the last five years?*

*Did you stop by the pool this summer for our new Popsicle Day, Sunday Sundae, Watermelon Wednesday or Family Cookout?*

*What did you think of the Adult Social or Adult only swim times this Summer?*

*Did you want to attend but just couldn't make it?*

*Did you think these events were a good idea?*

*General consensus was the residents like parties and special events being offered even though a majority were unable to attend.*

Director Brustman would like the Board to be included in all communications sent to the NCA email distribution list.

Everyone was very concerned about kids playing on the pool roof. The CM is trying to identify the kids and notify their parents. It was agreed we need to look into the cost of a better security gate at the base of the office steps.

#### **GENERAL BUSINESS – OLD**

Reserve Accounts – The CM did not open the \$200,000 money market at Burke & Herbert because the Board approved a lesser rate based on the bank stating they could provide dual signature authority.

When at the bank, they stated they could not guarantee dual authority on all account transactions. Treasurer Whitt went to the branch and had them contact the District Manager who stated that the bank can guarantee dual authority. Whether or not they can guarantee the dual authority, the money is earning no interest in an account without dual authority. Treasurer Whitt made a motion to move \$200,000 to a Burke and Herbert savings account. Director Smith seconded the motion. Vote: 4 yes. A resident asked where future reserve deposits are going. They will go into the VCB savings account.

Investment Strategy – Treasurer Whitt does not have a written document but wanted to get an opinion from the Board on a reserve investment strategy. She stated there is \$190,000 in TIPS through the Schwab account, \$100,000 CD with Virginia Commerce Bank, \$40,000 in savings account at VCB and approximately \$200,000 in a money market sweep account with Charles Schwab. At this time savings accounts are providing the best rate and flexibility. She recommends that the NCA Treasurer be required to give a report every three months to discuss investments. The CM stated her concern is that Board members have in the past stopped following an established investment strategy without another strategy in place which has resulted in a loss of money for the community. This should be addressed in the written document.

Drainage Concern – Vice President Nolan met with the owner of the property. The owner suggested an outdoor sump pump but has not provided any quotes for the work. He will touch base with this resident.

Legal Counsel for Collections – The two law firms being considered for collections have both submitted responses to questions they were given. The board needs to decide if they want to interview both again so that the new board members can meet them or narrow it down to one last interview. Director Brustman asked if someone could provide a Pro/Con list of the two law firms. The Board will meet again on Wednesday, November 17<sup>th</sup> to discuss further.

Board Goals – This will be tabled to next month when President Jernigan will be at the meeting.

#### **GENERAL BUSINESS – NEW**

Stop Printing Newsletter and Rely on Electronic Communications – The Board discussed this idea presented by a resident to save the community

*Continued on Page 5 ...*

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money. It was agreed that putting newsletters on every door is an important communication tool and prevents residents from stating they are not informed. Additionally, there are many in our community without the access. Vice President Nolan made a motion to continue with a paper newsletter. Director Smith seconded the motion. Vote: 4 yes. The CM stated she would give distributors the option of converting their route to paperless if they would like. She sent an electronic survey out to one street that has 20 people who are paperless but only half replied.

Secretary Position – Director Smith said he would be willing to hold the position considering the reduced size of the Board. Director Brustman made a motion to accept Director Smith as Secretary. Treasurer Whitt seconded the motion. Vote: 4 yes.

The Board adjourned to Executive Session to discuss hearings at 7:50 pm. The Board returned to open session at 8:00 pm.

Regarding Lot 596, Vice President Nolan made a motion to assess a \$50 charge for an architectural (grass) violation. Treasurer Whitt seconded the motion. Vote: 4 yes.

Regarding Lot 8, Treasurer Whitt made a motion to assess a \$50 charge for a trash violation. Director Smith seconded the motion. Vote: 4 yes.

Treasurer Whitt stated that President Jernigan wants the Board to think about whether they would like to stay a seven member Board or reduce to a five member Board.

The meeting adjourned at 8:10 pm.

**NEXT BOARD MEMBERS MEETING:**

Wednesday, January 5, 7:00 p.m. NCA Pool House - all members are encouraged to attend.

\* \* \* \* \*

**ESHA FASHION**

Indian, Pakastani designer clothing and evening bags and a variety of jewelries available for sale. If you're interested, please contact me or check my products on Facebook, Esha Fashion.

Email: [alesase@yahoo.com](mailto:alesase@yahoo.com)



**LEAF REMOVAL**

NCA’s grounds contract includes two leaf removals. The first will be completed by November 30<sup>th</sup> and the second before December 30<sup>th</sup>. The contractor removes leaves from common ground turf areas only.

As a reminder, **please do NOT pile the leaves from your yard onto common grounds.** Piles of leaves left for days will kill the grass. **Please do not blow or rake your leaves into the street.** The leaves get wet and slippery or can clog storm drains. All residents should bag the leaves from their property and place them out for trash removal. Townhouse residents may place their leaves out with regular trash pick up. Single family residents have a yard debris pick up every Wednesday through the end of the year. Placing bags of leaves out on the curb prior to scheduled pick up is considered early trash!

**2011 BUDGET APPROVED**

The Newington Community Association Board of Directors has passed the 2011 Budget. Quarterly assessments will be:

Town Homes	\$230.50
Single Family Homes	\$191.97

There is a \$2.31 increase in the town homes and \$1.60 decrease in the single family assessments. The town home assessment increased more than the single family assessment because of the increase to town home street reserves. Please make sure your automatic deductions reflect the change.

**Quarterly assessments are DUE on January 1<sup>st</sup>, April 1<sup>st</sup>, July 1<sup>st</sup>, and October 1<sup>st</sup> of 2011.**

Check the NCA website for additional financial information.

[www.newingtoncommunity.org](http://www.newingtoncommunity.org)

## Winter Trash Service Schedule

NCA will NOT be effected by Christmas or New Year's holidays

Yard Debris Collection in single family homes ends effective December 29<sup>th</sup>. Yard debris will be collected with Friday pick up. Yard debris season begins again the first week of March.

Christmas Tree Collection: Christmas trees will be collected the first two Wednesdays in January (4<sup>th</sup> and 11<sup>th</sup>). All tinsel and decorations must be removed. Please do not place trees in a plastic bag.

Inclement weather – Roads and/or areas which are deemed unsafe due to snow or ice will be suspended for collection. Services will resume on next regularly scheduled collection day. If trash is not picked up due to weather, resident must bring their trash back in or risk incurring an early trash violation.

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## Pam Boe's Newington Station Update

### Available for Sale

- Five 3-level townhomes with list prices ranging from \$249,900 to \$299,900

### Under Contract:

Four 3-level townhomes with list prices ranging from \$259,900 to \$325,000

### Available for Rent:

- One single family home listed at \$2,800/month



**703-503-1888**

### New Listing!

Springfield - Lovely 3-level colonial home with 2-car garage backing to treed parkland. Updates include kitchen, new bathrooms, hardwood floors & carpet. West Springfield High School.

See pictures at [pamboe.com](http://pamboe.com)

# COMMUNITY NEWS AND INFORMATION

## Robert E Lee High School Band and Drama



### 2010 TINY TOTS CONCERT

Featuring Favorite Characters  
and Seasonal Selections

Tuesday, November 30, 2010 \*10:00am  
7:00pm

Wednesday, December 1, 2010 \*10:00am

\*Reservations required for the morning performances.

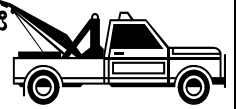
**Admission: \$2.00 per person**

For further information call: 202-767-2046/703-956-0447

Join us for this wonderful annual tradition at:

Robert E. Lee High School  
6540 Franconia Road, Springfield, VA 22151

### Towing Enforced on NCA Private Streets



- \* Never park on a yellow curb or double park.
- \* Commercial vehicles are prohibited.
- \* Vehicles must be in running condition and display current safety inspections and registrations.



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Morning Preschool (9:30 - 12:30)

September to May - 2 to 5 days a week

Ages: 2½ to 4½

6320 Hanover Ave.

Springfield, VA 22150

(703) 451-1845

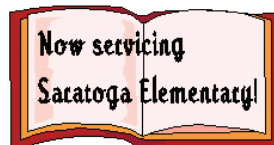
[www.saintchristophers.net](http://www.saintchristophers.net)



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703.550.2102



**Now Enrolling for Fall 2010!**



**\*\* TWO \*\* NEWSLETTER DISTRIBUTORS NEEDED**

One distributor for Dampier, Eucalyptus and part of Matisse.

Another distributor is needed for Marconi Court.

All or part is needed. Please volunteer your time of just a few minutes each month.

For more information, contact the Community Manager:

[manager@newingtoncommunity.org](mailto:manager@newingtoncommunity.org)

Or

703-455-3606



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**NEWINGTON COMMUNITY ASSOCIATION**

\*\*\* At Newington Station \*\*\*

P.O. Box 351, Springfield, VA 22150

703-455-3606; Fax 703-455-0013; www.newingtoncommunity.org

**EXTERIOR PROJECT REQUEST FORM**

**Submit form for any exterior addition, alteration, modification or change**

Name: \_\_\_\_\_ Date: \_\_\_\_\_

Address: \_\_\_\_\_

Property Address: \_\_\_\_\_ Lot #: \_\_\_\_\_

Telephone #: Home: \_\_\_\_\_ Work: \_\_\_\_\_ Cell: \_\_\_\_\_

Owner's Signature (or authorized agent): \_\_\_\_\_

Type of Project (check one)

- Addition**
- Deck or Patio Enclosure**
- Door**
- Exterior Painting Project**
- Fence**
- Gutters/Downspouts**
- Landscaping**
- Other**
- Roof**
- Shed**
- Shutters**
- Siding**
- Walkway**
- Windows**

Description of Above Project:

Colors \_\_\_\_\_ (sample required for all requests)

Size \_\_\_\_\_

Style \_\_\_\_\_ (pictures preferred)

Materials \_\_\_\_\_

Area of house/yard where project is being done. If necessary, include a sketch or site plan with home location and indicate where the alteration will be located on the property.

**NOTE:** Deck Projects/Additions - Neighbors must be informed. Provide plans that will be submitted for Fairfax County building permit.

Estimated Start Date: \_\_\_\_\_ Estimated Completion Date: \_\_\_\_\_

**Consult NCA Architectural Standards for existing policies. Applicant is solely responsible for obtaining Fairfax County building permits and adhering to Fairfax County codes as they relate to drainage, etc.**

Please mail this request to the above address. Enclose a stamped, self-addressed envelope. A copy of this request will be **returned to you within 30 days** of NCA receiving this form. Wait for a reply before buying materials or starting any project.

----- office use only -----

**ARCHITECTURAL REVIEW ACTION**

Advisory Committee:

Date received: \_\_\_\_\_

Date of action: \_\_\_\_\_

Holding for additional info.: \_\_\_\_\_

Forwarded date: \_\_\_\_\_

Recommendation: \_\_\_\_\_

Chairperson: \_\_\_\_\_

Comments: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Control Committee:

Date received: \_\_\_\_\_

Date of action: \_\_\_\_\_

Date returned: \_\_\_\_\_

Request is: Approved/Disapproved\*

Comments: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

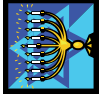




\_\_\_\_\_  
(NCA Board President ) (date)

\_\_\_\_\_  
(NCA Board Vice Pres.) (date)

\_\_\_\_\_  
(NCA Board Secretary) (date)

# Newington Community Association

# December 2010

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
			1 Yard Debris pickup*  <b>7:00 pm NCA Board Mtg (pool house)**</b>	2 White Good Removal <sup>1</sup>  <b>Hanukkah</b> 	3 Trash & bulk pickup  <b>7:00 pm NCA Holiday Party - Saratoga School Cafeteria</b> 	4
5	6	7 Trash & recycling pickup	8 Yard Debris pickup*	9 White Good Removal <sup>1</sup>	10 Trash & bulk pickup	11
12	13	14 Trash & recycling pickup	15 Yard Debris pickup*  <b>Newsletter Articles Due</b>	16 White Goods Removal <sup>1</sup>	17 Trash & bulk pickup	18
19	20	21 Trash & recycling pickup  <b>1st Day of Winter</b> 	22 Yard Debris pickup*  <b>2 hour early dismissal for Fairfax County</b>	23 White Goods Removal <sup>1</sup>  <b>No School - Winter Break</b>	24 Trash & bulk pickup  <b>No School - Winter Break</b>	25  <b>Christmas</b> 
26  <b>Kwanzaa</b> 	27	28 Trash & recycling pickup	29  <b>No School Winter Break</b>	30	31 <b>New Year's Eve</b>	

**\*\* Board meetings are open to all NCA residents.**

\* For Single Family Homes Only

<sup>1</sup>Contact American Disposal Customer Service at 703-368-0500 24 hours in advance of pick-up