

New Lakepointe Update

July 2004

President's Corner . . .

Summer is finally here and I hope everyone is enjoying the nice weather we've had so far. Along with the nice weather, the use of our common areas becomes more active. We have had an increasing number of nonresidents using our pool, basketball/tennis courts and playgrounds this spring and summer. At times it has become difficult for residents to use these areas because "uninvited guests" were monopolizing the area. There have been incidents this season of nonresident teens waiting outside the pool for resident children to arrive and then asking our children to let them enter as their "invited guests." Please discuss this situation with your children and remind them that this is not acceptable. If they are approached by someone outside of the pool area, they are to notify the lifeguards immediately so appropriate action can be taken. Board members as well as residents near each of our facilities have been monitoring the situation and have confronted several nonresident offenders, but unfortunately, there can't be someone present all the time. If you experience any problems, please notify a Board member so any appropriate action can be taken. Please read the article elsewhere in this newsletter which outlines the rules regarding the use of our common areas.

The Board will be taking the following steps in an effort to stop these issues from continuing:

1. New signage will be placed at all Lakepointe playgrounds, pool, tennis/basketball courts. These signs will warn that these facilities are for Lakepointe residents use only.
2. The Board will be sending written communication to neighboring communities reminding them that our facilities, as well as parking on the Lakepointe property, are for residents only.

The bus stop has recently been reshingled and the sagging roof reinforced. The Board has also voted to remove the large, overgrown shrubs and rotting railroad timbers directly across from the bus stop. In their place a new stone retaining wall will be built and perennials planted. This will give Lakepointe a fresh new appearance at the entrance. Look for construction to begin in mid-August.

Work will also be starting in the next few weeks on repairing the cracks in the tennis court and basketball areas. Fence repairs will also be done at that time.

Mark your calendars for the upcoming Pool party on July 24. We look forward to seeing everyone poolside!

Kevin Donlea
kdonlea@cox.net
9857 Highwater Court

LAKEPOINTE COMMUNITY POOL PARTY

The annual Lakepointe Pool Party is scheduled for Saturday, July 24 from 12 noon to 3 p.m. Rain date will be on Sunday, July 25 (same time). Each homeowner or resident must have a pool pass for entrance into the pool. Also, each family is asked to bring a side salad, an appetizer, a dessert or fruit to share. Hot dogs, hamburgers and sodas will be provided. There will be games for the kids, relay races and a fun time for everyone! If anyone is interested in helping with games, set up or clean up, please contact Kevin Donlea at (703)764-0192 or kdonlea@cox.net. We look forward to seeing everyone poolside on July 24!!

FRIENDLY REMINDERS . . .

Fill out ACC application and get approval BEFORE doing any exterior changes to your property.

Please clean up after your pets! Also remember Fairfax County requires pets to be kept on a leash at all times when not confined behind fenced yards.

Put trash at the curb in front of your house on Monday & Thursday nights AFTER dark.

Grass is growing quickly. Keep your lawns mowed and neatly kept.

Who IS using Lakepointe Facilities?

This season, our community has seen an increase of non-residents using our facilities, including the pool, playgrounds, basketball and tennis courts.

These facilities are for the use and enjoyment of NEW Lakepointe residents and their guests only. A NEW Lakepointe resident MUST accompany any individual from Hillsdale or "old" Lakepointe when using our common areas or pools.

Please remember, that if you invite non-residents to use any of our courts and playgrounds, you are responsible for these guests and their behavior. Your guests may be asked to leave the pool or playground if they are being discourteous to anyone or destructive to our property--property that your homeowner dues pay to maintain.

Here are the basic rules for any New Lakepointe facility:

1. A resident must be present with a guest at all times.
2. Proof of residency is required when playing on the courts, playgrounds or at the pool.
3. All courts and playgrounds close at dusk.
4. No loitering, cursing or littering.
5. No trespassing.

New signs will be put up around Lakepointe reminding us all of these rules. Please discuss these rules with your children, as they will be expected to follow them as well.

New Lakepointe is private property. If someone who doesn't live here is using our common areas without a resident of the community present, you have the right to call the police and report them as trespassers.

INFO FROM THE ARCHITECTURAL CONTROL COMMITTEE

In each newsletter we will highlight one or two sections of the Lakepointe ACC guidelines. At this time we are highlighting information concerning the installation of antennas and satellite dishes

Antennas & Satellite Dishes. Only antennas designed to receive direct broadcast satellite

service with a maximum diameter of no more than 39 inches are permitted on the exterior of the townhome. VHF and UHF regular TV antennas are to be located inside the unit (usually the attic). Satellite dish antennas are to be installed on the rear roof or rear yard of the townhome so as to minimize their front and/or street-side visibility. Front/Street-side visible installations require an ACC application with documented justification. Alternate locations may be approved by the ACC on a case-by-case basis. The devices must be black, silver-gray, or be painted a color designed to blend in with the background or the roof color scheme.

The Lakepointe Townhome Homeowners Association has no obligation whatsoever to maintain common areas or any other property in order to provide or maintain unobstructed line of sight for satellite signals. Homeowners will not be permitted to cut, prune, or otherwise clear trees, shrubs, or other vegetation from common areas in order to provide or maintain an unobstructed line of sight for satellite signals, nor are the owners allowed to clear their own property if in violation of guidelines. If a homeowner has any question whatsoever regarding installation of satellite dishes and/or antennas, they should contact an ACC Board member before proceeding with any changes. Go to our website www.newlakepointe.info or contact your ACC Board members for further details.

NEIGHBORHOOD WATCH

We're always looking for new Watch members. If you are not currently a member, please consider joining us. It is a great way to get to know other residents as well as a way to keep up to date with what is going on in Lakepointe.

Rob Soles
Neighborhood Watch Coordinator
vasoles@earthlink.net

New Lakepointe Artist Community... We are two New Lakepointe artists (oil/acrylic paints and writing) who are excited about connecting with other artists working in all mediums in our community and maybe even putting on a local exhibition of our work. The first step is finding

each other. If you are interested in making this connection, please contact Ellen Baldy or Terry Holman and let us know how to reach you and an appropriate time to contact you.

Ellen Baldy (703-978-8164, Gbaldy@earthlink.net.
Terry Holman (703-978-5853, Terryh208@aol.com)

Cox Movies Under the Moon July 16 – 24

Looking for a fun, inexpensive family activity for the summer? Cox Movies Under the Moon is returning to George Mason University from July 16 – 24. There will be nine evenings of FREE family movies. Before the movie, enjoy dinner from area restaurants such as Baja Fresh, Ben & Jerry's, Good Humor, Domino's Pizza and Fairfax's Own Red, Hot & Blue. A portion of all proceeds benefit Inova Fairfax Hospital for Children and Camp Fantastic/Special Love. Restaurants open at 6:30 p.m. each evening with the movies beginning at 8:30 p.m. There is plenty of free parking on campus. Here a listing of the movies that will be showing:

Friday, July 16 – Spy Kids 3D: Game Over
Saturday, July 17 – Seabiscuit
Sunday, July 18 – Jurassic Park
Monday, July 19 – Casablanca
Tuesday, July 20 – Men in Black
Wednesday, July 21 – Wizard of Oz
Thursday, July 22 – Lord of the Rings:
Return of the King
Friday, July 23 – Ghostbusters
Saturday, July 24 – Spiderman

Bring your blankets and lawn chairs and enjoy a relaxing evening "under the moon." For more information, directions and plans for inclement weather, check out their website, www.moviesunderthemoon.org.

Board Members:

Kevin Donlea, President	764-0192
Bob Passut, Treasurer	250-1932
Chuck Ruby, V. President	425-2722
Ron Randolph, Director	323-0011
Craig Ross, Secretary	764-5374
Joni Peck, Director	978-6099

Property Manager:

Sequoia Management
Craig Courtney, Property Manager
703-803-9641
Elizabeth Scarangella, Assistant
Community Manager
703-803-9641

Architectural Control Committee

Bill Ryan 425-3248
Ian Stack 425-1174
Terry Holman 978-5853

Neighborhood Watch: Rob Soles
Pool Liaison: Beth Zarfoss
Newsletter Editor: Linda Donlea

DATES TO REMEMBER

July 19 – Board Meeting
7:30 p.m.

July 24 – Lakepointe Pool Party
(Rain Date July 25)
12 noon to 3 p.m.

August 16 – Board Meeting
7:30 p.m.

August 20 – Lakepointe Volunteer
Pool Party, 8:00 p.m.

August 20 Deadline for Newsletter

Trash Pickup – Tuesday and Friday
Recyclable Pickup – Tuesday

Come join the fun at our Annual Pool Party!

**July 24
(Rain date July 25)
12 noon-3pm**



**Please bring a dessert or side dish to share
HOA will provide Burgers, Dogs, Chips and drinks!**

**REMEMBER: You will need your pool pass in order to gain entrance
to the party!!**

