

NEW LAKEPOINTE UPDATE



NEWSLETTER Fall 2010

PRESIDENT'S CORNER

Happenings in Lakepointe

Your Lakepointe Board of Directors have been busy- I want to take a minute to review a couple of items below:

Lakepointe Block Party - Two weeks ago, members of the Lakepointe Community put together a block party that was enjoyed by all that attended. It is great to see neighbors enjoying one another's company. Thanks to all those who helped make this a successful event (too many mention here). A special **Thank You** to Mary Knowles for spearheading this community event!

Tree trimming in Lakepointe - In the next couple of weeks the second half of our community tree trimming plan will be completed. The Board has awarded Shenandoah the final phase of the plan to trim the trees on the lower half of Lakepointe. Included in this phase will be Rapid Run Court, Stillwater Court, Swift Current Court as well as the lower portion of Lakepointe Drive. We have spent a lot of time identifying the trees that need attention. We do not want to remove trees, but unfortunately some of our trees have become ill and are not salvageable. In the spring we will work on placement of new trees.

I hope you enjoy the months ahead. Fall is my favorite time of the year. Winter will be here before we know it. Have Fun!

Kevin Donlea
President HOA Lakepointe

MANAGEMENT CORNER

School is Back in Session

Now that school is back in session, I would like to remind everyone to **please drive carefully throughout the neighborhood** as children will be out early in the morning and in the afternoons coming to and from school. Also, with a few more weeks of daylight left before we move the clocks, be on the lookout for children playing around the neighborhood in the evenings.

Another Successful Pool Season

I want to personally thank all of the residents and guests of Lakepointe for a successful 2010 pool season. The pool staff had very few problems throughout the summer and informed me that all of the patrons were courteous to both the staff and other guests at the pool. Please remember to **keep your pool passes for next summer; all residents will need to register** again to receive their **2011 sticker** in order to access the pool.

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Trash Pickup and Disposal

Please remember to refrain from placing trash out by the street until the night before scheduled pickup days. **Trash pickup is on Tuesdays and Fridays, and recycling pickup is only on Tuesdays, with big items (less than 50 lbs.) being picked up on Tuesdays as well.**

Homeowners should contact **CSI Disposal** at **703-444-3181** to schedule a **bulk pickup** (items weighing **more than 50 lbs.**). For a more detailed **list of trash items and pick-up fees/specifications**, please refer to the “Board News” under the “Friendly Reminders” section of this newsletter on pages 3 and 4.

Homeowners seen repeatedly placing trash out prior to trash pickup days will be addressed by Management.

Brian Heisler,
Portfolio Manager,
GHA Community Management

BOARD NEWS

Encroachment on Public Community Areas

Legal letters have been sent out where encroachment had occurred. **Encroachment includes** walls, landscaping, etc that are outside a resident’s property line.

Front Yard Gardens, Yard Maintenance

In order to maintain an appealing curb appeal throughout our community, we ask **homeowners to refrain from planting vegetables in their front yards**. In general, any yard should be maintained according to the seasons, dead flowers and shrubs removed and lawns mowed regularly.

Pool Updates and Planned Maintenance Projects

The pool house and its vicinity were outfitted with **brighter lights and motion sensors** were added this year. As residents may have noticed during this year’s pool season, the broken soda machine by the entrance to the pool house was removed.

The **fence** around the pool was repaired. And in the spring time, the **pool floor** will receive a new white coat to outfit the facility with a new surface.

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Bus Stop Renovation Update

Some architectural questions are still being addressed around structural design of the new bus stop, which is to ensure proper drainage of rain water and aesthetic appeal. We will continue to update our residents on the progress of the bus stop renovation.

Electronic Neighborhood News

Please remember to register on our website to receive quick updates and information pertaining to our neighborhood in between newsletters.

On the website www.newlakepointe.net, you will find a section called “**Collaboration**”, underneath which is a link where residents can sign up for **e-mail notifications**. These can be very useful when important news or updates need to reach residents in our community quickly, such as snow removal issues, change or trash pick up days, etc.

Friendly Reminders

New Parking Signs for Commercial Vehicles

Please notice that **new parking signs** have been posted over the summer near the entrance of our community **along Lakepointe drive for drivers of commercial vehicles** (no parking beyond the sign

for commercial vehicles). Please park in accordance as to avoid being towed.

Trash Pick-up

We would like to remind residents to use trash cans with tightly fitting lids or well-closed bags when disposing trash. Trash is repeatedly blown throughout the neighborhood and attracts unwanted animals scavenging through it.

Below is a list of items and pick-up specifications by our trash contractor, CSI, that you need to keep in mind when disposing of bulk items. Please note that **some items require a fee of \$35.00**, so make sure to call CSI ahead of time at 703-444-3181. Also, anything weighing more than 50 lbs., needs to be a **scheduled pick-up**.

Item	Pick-up Specifications
AIR CONDITIONER	No freon - \$35.00
Carpet	Bundled, 4' lengths, 18" diameter
DISHWASHER	\$35.00
DRYER	\$35.00
Entertainment Center	Broken down to 4' length
Fence Poles, Posts (wood)	No longer than 4' sections, bundled 50 lbs. or less
Gas Grill	No tank

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Lawnmower (Push Mower)	No Gas
Metal Fence	18" diameter roll
Mirrors	4'x 4' max., glass must be taped
Picnic Table	Must be broken down to 4' pieces and less than 50 lbs./piece
Pool Table	Must be broken down to 4' pieces and less than 50 lbs./piece
REFRIGERATOR	No Freon, \$35.00
Riding Mower	No Gas
Satellite Dish	Less than 4'
Shower Door	Glass must be taped
Swing set, metal	No longer than 4' sections, bundled 50 lbs. or less
Trampoline	Must be broken down to 4' pieces and less than 50 lbs./piece
Washer	\$35.00
Windows	Glass must be taped
Wood Fence	4' pieces and less than 50 lbs. per bundle

Source: CSI, ConServ Industries



COMMUNITY CONNECTION

Thank You for First Lakepointe Neighborhood Block Party

On September 18th, we held our **first neighborhood block party**, which attracted a lot of young residents and residents young at heart to a variety of fun activities during great fall weather. The local fire department and police department came out with their trucks.

There were lots of volunteers who helped organize the event, but we want to give special thanks to our block captains for their awesome activities and support: Marcie Concepcion, Cathy Ross, Mary Knowles, Elke Trick, Jennifer Louthan, Lynn Campbell, Jackie Lovett and Sharon Randolph. We couldn't have done it without.

We hope to make the Block Party an annual tradition in an effort to build a stronger and more involved community.

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Childrens' Art Classes in Your neighborhood!

One of our residents, **Marcie Concepcion**, offers **art classes for children on Monday afternoons** in her townhouse thru Nov. 15th for the fall session. A specific curriculum is designed for students respectively in K-2nd, 3rd-5th, and 6th-8th grade.

Contact Marcie Concepcion for more details at Marcie@Artistart.com.

Babysitting Services in Your Neighborhood!

Casey Mattis, a Lakepointe resident of 12 years and Lake Braddock High School student is available for babysitting on weeknights and weekends, plus weekdays during school vacations. References are available. For questions, please call Casey at 571-882-0625 or 703-307-6578.

Board Members:

Kevin Donlea, President	703-764-0192
Jeremy Seitz, VP	703-953-4030
Mary Knowles, Secr.	703-764-5325
Bob Passut, Treas.	703-250-1932
Beth Zarfoss, Dir.	703-978-8270
Erik Vadnais, Director	703-426-0558
BJ Ogden, Director	703-503-5073

Property Manager:

Brian Heisler Community Manager, GHA Community Management 3020 Hamaker Court, Suite 300 Fairfax VA 22031 Phone: (703) 752-8300 Fax: (703) 876-9594 bheisler@ghacm.com	703-752-8300
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Architectural Control Committee (ACC):

Shelley Baxter	703-201-3863
Chris Petro	571-218-5413
Carmen Sullivan	
Kevin Donlea, BOD Liaison	703-764-0192

Neighborhood Watch:

Mary Knowles,
Coordinator

Pool Liaison:

Beth Zarfoss	703-978-8270
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Newsletter:

Elke Trick

Online Connections:

Website: www.newlakepointe.net
Listserv: www.newlakepointe.net/news