

NEW LAKEPOINTE UPDATE



NEWSLETTER Spring 2010

PRESIDENT'S CORNER

Dear Neighbors,

Finally! A bit of spring is headed our way - and with it comes a host of activities and duties! Be sure to read all about the upcoming Easter Egg Hunt, pool passes, ACC inspections and more. As we all do our spring cleaning and repairs, consider that our management company will be coming around shortly to cite ACC issues and make sure the common areas have been cleaned up from the winter. I ask that you assist the management company by resolving issues and responding promptly to citations. And don't forget - if you intend to have any exterior work performed - fill out the ACC application that can be found on the webpage. Enjoy the warm weather!

Thanks,
Jeremy Seitz
President HOA Lakepointe
seitz@newlakepointe.net

MANAGEMENT CORNER

Change of Management

For those of you who have not met me yet, my name is Brian Heisler and I am the new portfolio manager from GHA Community Management for Lakepointe. I have worked in the property management business for over 5 years on properties ranging from 20 unit condo buildings in D.C. to 1,300+ single family communities in Fairfax Station. I look forward to working with the Board and the residents of Lakepointe and if you ever need to contact me, please feel free to at 703-752-8300 or bheisler@ghacm.com.

Snow Removal

By the time you receive this newsletter, hopefully most of the snow throughout the community has melted. I would like to personally thank all of the residents that lent a helping hand to their neighbors during the multiple storms this past winter. No one expected our area to receive as much snow as we did, so it was good to see everyone band together to make a bad situation a little better.

NEW LAKEPOINTE UPDATE



NEWSLETTER Spring 2010

ACC Inspections

Community wide architectural inspections are scheduled to start in the **early spring**. During my walk through of the property, I will be performing a visual inspection of all the homes in Lakepointe. Please make sure your home and surrounding property are properly maintained up to the Lakepointe standards to ensure that you will not receive a violation letter. **A copy of these standards is available on the community website.**

I look forward to working with everyone this year.

Brian Heisler
Property Manager
GHA Community Management
Phone: (703) 752-8300
Fax: (703) 876-9594

Accounting Calls: Jackie Baires
ext. 725
jbaires@ghacm.com

Property Calls: Jessica Padilla,
Admin Assistant

BOARD NEWS

Annual Homeowner's Meeting

The annual homeowners' meeting will be scheduled for April. Please look in your mail or on the HOA website (www.newlakepointe.net) for further information about date, time and location.

Neighborhood Watch Coordinator Desperately Needed

Our community has **been without a neighborhood patrol for a few months**, and we are in need for a volunteer who would be playing an essential role in keeping the community safe. Lately, there has been an **increased number of petty theft and drug activity reports**. It only takes a small amount of your time to observe and report suspicious activities in your neighborhood. The individual would be **working closely with the West Springfield police station**, which provides meetings and updates.

NEW LAKEPOINTE UPDATE



NEWSLETTER Spring 2010

We need **one volunteer who can write up a schedule for neighborhood patrols** to restart our neighborhood watch. In addition, we are asking for **volunteers who would be able to take turns patrolling the neighborhood**. You will be working with a partner.

Please contact any board member listed in the back of this newsletter if you can give help in keeping our community safe.

Also, if you see any suspicious activity in our neighborhood, do not hesitate to report it by calling the **non-emergency phone number of the police at 703-691-2131**.

Friendly Reminders

Parking

In order to avoid losing a reserved parking spot, please remember that the **“RESERVED”** on the curb must be visible when requesting someone get towed from your reserved spot. If snow i.e. is covering that part of the curb, the

towing company will not tow any violating vehicles from your reserved spot.

Boats, trailers, campers or other non-personal vehicles should be parked in the lot adjacent to the pool. All vehicles are required to be registered with GHA management, need to be fully operational and have valid Virginia registration. Vehicles that lack these requirements risk being towed.

Safety Reminders

Keeping your family and home safe is always important to our residents. Here are a few tips and websites for your safety:

- **Use common sense:** leave your porch lights on at night for added deterrence, lock your vehicle (no valuables inside - GPS systems are a good reason for car break ins) and lock your home.
- **Be informed:** West Springfield District Police Department holds monthly meetings (first Tuesday of each month) with guest speakers covering a variety of subjects. You can sign up

NEW LAKEPOINTE UPDATE



NEWSLETTER Spring 2010

for free newsletter (www.FairfaxCounty.gov/police/newsletter) and weekly incident reports (www.fairfaxcounty.gov/police/stations/westspringfield/). The Virginia State Police manages a website for sex offenders: <http://sex-offender.vsp.virginia.gov/sor/zipSearch.html>.

- **Talk to your children:** involve your children in regular safety talks about strangers, home alone, fire safety, internet and cell phone safety.
- **Speed Limit:** please remember that our community speed limit is 15 mph. With the weather warming up again, more children will be playing outside.
- **Get to know your neighbor:** the snow has taught us to help each other out. Continue to make an effort to get to know residents in your court and check on elderly neighbors. Strong community ties can prevent certain crimes.
- **Suspicious activities:** report any activities that you might find unusual. The non-emergency telephone number for the police is: 703-691-8888 (crime solvers) or you can send an e-mail to a crime prevention officer at jt.frey@fairfaxcounty.gov.

- **Be a neighborhood patrol:** as stated in the front of the newsletter, our community is in urgent need of some volunteers who would like to take over the neighborhood patrol.

Pet Clean Up

The snow was certainly difficult for some of our pets' needs as well. However, as a pet owner you are responsible for cleaning up after your dog!

Fairfax County Codes concerning pet waste demand that the owner or custodian of any dog shall be responsible for the removal of pet waste deposited by such dog on property of another, **including public areas** (County Code Section 41-1-2, Section 108-5-2 and Section 41-2-6).

Dog owners, who violate their responsibility to pick up after their dog can actually receive a **\$250 fine** (www.fairfaxcounty.gov/nvswcd/newsletter/dogwalker.htm). Please also consider that waste left behind on grass or in woods gets into storm drains after rains, which feed our local streams and the Occoquan Reservoir and the Potomac River, which provide the supply for

NEW LAKEPOINTE UPDATE



NEWSLETTER Spring 2010

our drinking water, which increases treatment costs for drinkable water.

Since our community is blessed with such spacious common areas, be considerate and clean up after your pet. Our children enjoy the common areas as much as your pet. Keep it safe, clean and fun for everyone in our neighborhood!

Pool Passes

Winter might still be lingering on, but plans for the pool opening on Memorial Day weekend are already undergoing.

Please make sure you kept last year's pool passes. If you are up to date with all your HOA fees, you will be sent a **new "2010" sticker** to be affixed on your existing pool passes, once you have completed the pool application (form available on HOA website). The application will be sent to you this spring.

Pool hours as well as information on pool birthday parties can be found on the HOA website.

New to the neighborhood? Contact management to receive your pool passes for all family members.

Disposal of bulk items

With spring around the corner, spring-cleaning of house and garden is underway. Please remember recycling guidelines for Fairfax County, when disposing of hazardous materials or electronic devices. The area behind the fence line is not a proper place to discard such items or garden trash!

Bulk items should be placed at the curb on **Tuesdays**. Old **carpets** should be rolled up, tied and not be longer than 4 feet in order to be picked up. **Refrigerators and old air conditioners** will not be picked up unless they are properly tagged by a professional indicating that the freon was removed. If you have multiple items for pick-up or are not sure if items are exempted from removal service, please contact **Tara Claire at CSI at 703-444-3181**.

Items that were not picked up by CSI need to be removed and properly recycled. Residents are

NEW LAKEPOINTE UPDATE



NEWSLETTER Spring 2010

held responsible for bills that management receives by CSI.

New Lakepointe Website

If you have not signed up for the **listserv** yet to receive information pertaining to our community, you may want to do so in order to stay abreast of current events or notifications. Check the website for more details at www.newlakepointe.net.

The website also includes a **New Lakepointe Forum** to foster discussions of residents on various topics (i.e. information on contractors). Privacy of participants is assured. The forum can be reached through the HOA website at www.newlakepointe.net/forum.



COMMUNITY CONNECTION

Winners of Holiday Decorating Contest

The twinkling lights and holiday decorations once again lit up our neighborhood and invited families to enjoy an evening walk together. The **winning families** of this year's contest were:

Avino Family – 5612 Stillwater Court
Maida Family – 9809 Spillway Court
Quesinberry Family - 9980 Whitewater Drive
Chelpon Family – 9708 Lakepointe Drive
Powers Family – 9764 Lakepointe Drive
Baird Family – 9759 Lakepointe Drive
Nguyen Family – 5633 Rapid Run Court
Arteaga Family – 9750 Highwater Court
Limson Family – 9779 Highwater Court
Walker Family – 9769 Highwater Court

Congratulations to all! The winners received a gift certificate.

NEW LAKEPOINTE UPDATE



NEWSLETTER Spring 2010

Easter Egg Hunt, March 27th, Rain Date April 3rd

Our community's much anticipated family event is coming up soon: the annual Lakepointe Easter Egg Hunt! All Lakepointe children between the age of 0-9 are invited to join us on **Saturday March 27th at 11am** at the ball courts. To keep the annual tradition fun for all age groups, here are rules in order to participate:

- You must be a child resident of New Lakepointe between the ages of 0 and 9 years old and need to be accompanied by an adult.
- Each participating child will be asked to bring one dozen (12) plastic eggs filled with wrapped candy to 9719 Lakepointe Drive before Friday March 26th. Eggs will be accepted anytime on weekdays between 5-8pm and Sat./Sun. 1-6pm. Please call 703-764-5374 before dropping off the eggs.
- Children will be divided into groups by age and released into the play areas to gather the eggs. The youngest ones will go first. Please don't pick up any eggs before the egg hunt.
- If weather or grounds do not permit the egg hunt, the event will be postponed until

Saturday, April 3rd at 11am. Updates on the event can be found on the community website at www.newlakepointe.net. If you have questions about the egg hunt, please contact Cathy or Craig Ross at 703-764-5374.

Lake Braddock Secondary School (LBSS) Mulch Sale, March 20-21, 2010 and March 28th, 2010

If you are thinking of getting your garden ready for spring, you might want to consider ordering mulch from **Lake Braddock Secondary School** to help raise money for this year's **graduation party**. The annual mulch sale raises one-third of the funds for this alcohol and drug free event. **Order are due March 15th, 2010.**

To fill in the order forms, go to school's website at www.lbssptsa.org. The price has not changed for **JK's Double-Shredded Hardwood Mulch** hardwood bark mulch: **\$4.50/3 cubic feet bag**. Home deliveries are on March 20th and 21st if you order at least 15 bags of mulch. Smaller orders can be picked up at the LBSS parking lot on Saturday, March 28th. For questions, please contact lbss.mulchman@cox.net.

NEW LAKEPOINTE UPDATE



NEWSLETTER Spring 2010

Mulch spreading service is available through the Boy Scout Troop 1344! To schedule an appointment, please contact Mr. Al String at 703-569-1347.

United States 2010 Census

The U.S. constitution requires that the census needs to take place every 10 years, and 2010 is the year, in which the 10 question survey will be sent out in March.

Why is it so important? The socio-demographic information on the US population gathered through the census will be used to determine the number of seats each state gets in the House of Representatives. To put it in simple words, for communities such as ours, that means, **the survey data determines the distribution of federal money to fund institutions, such as hospitals, schools, senior centers, emergency services, infrastructure, etc.**

For more information on the census or the type of questions you will be asked to answer, go to

<http://2010.census.gov>. Please participate and mail back the survey, which you will receive by mail this month.

Board Members:

Jeremy Seitz, President	703-953-4030
Kevin Donlea, VP	703-764-0192
Craig Ross, Director	703-764-5374
Mary Knowles, Secr.	703-764-5325
Bob Passut, Treas.	703-250-1932
Beth Zarfoss, Dir.	703-978-8270
Erik Vadnais, Director	703-426-0558

Property Manager:

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

Architectural Control Committee (ACC):

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

Neighborhood Watch: OPEN

Pool Liaison:	Beth Zarfoss
Newsletter:	Elke Trick

Online Connections:

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