November 2018

New Association Fees

Monthly homeowner fees will rise slightly in 2019. As in previous years, the proposed 2019 budget was adjusted to maintain our reserve funds at recommended levels and to meet current contract obligations. The 2019 monthly assessments will be as follows:

✓ Condominiums: \$69.55 ✓ Townhomes: \$97.99

✓ Single-family homes: \$89.85

Association fees may be paid by using the coupons mailed to homeowners or via automatic debit payments. Contact NVM to set up debit payments. Bank (or credit union) accounts are debited on the 10th of each month or the closest business day if the 10th falls on a non-banking day.



Annual Community Meeting— December 4, 2018

The Board invites all homeowners to attend the annual community association meeting on Tuesday, December 4, 2018 at 7:00 p.m. at the community center. Attendance registration will begin at 6:30 p.m. Prior to the meeting, Northern Virginia Management (NVM) will mail information packets to residents. Please contact NVM if you have not received the information.

All residents are urged to attend and hear about important community issues and recent and upcoming projects. Two Board positions are up for election and homeowners are encouraged to vote. If you cannot attend the meeting, please send your proxy vote to NVM via mail, fax, or email. NVM contact information is provided on page 2.

Condo Management Company

If you are a Quaker Hill condominium homeowner or resident, please note that Sentry Management is the primary contact for maintenance and condominium issues. NVM is the contact for the transportation management program, the pool, and the common area outside of the condo grounds.

Leaf and Snow Removal

As in past years, Chapel Valley Landscape Company will remove leaves from common areas and townhomes in November, December and January. Please consider using leaves to mulch your flowerbeds and shrubs. Leaves replenish soil nutrients and provide protection from cold temperatures.

The snow removal company will remove snow when two or more inches have fallen on private streets in our community: Quaker Hill Court, Dartmouth Court, and Quaker Hill Drive, west of the community center. The City of Alexandria is responsible for removing snow on Ellsworth Street, Dartmouth Road, and Quaker Hill Drive in front of the condominiums.



The snow removal company also will remove snow from the sidewalk on the west side of the pond and on Quaker Hill Drive from the community center to the intersection with Yale Drive. Homeowners are responsible (and liable) for removing snow from sidewalks in front of their home. Be a good neighbor and clear areas around fire hydrants, mailboxes, and storm-water curb inlets.



Trash Disposal

Residents of single-family detached homes and townhomes are reminded that trash containers may not be placed outside earlier than 5:00 p.m. on the evening before collection and must be returned to storage not later than 7:00 p.m. on the day of collection. Please put your trash can out of view on non-pick up days.

The regular trash collection day is Tuesday. During a week when Monday or Tuesday is a holiday, you may call the City's Office of Solid Waste at 703-746-4410 or check the city of Alexandria website at http://ci.alexandria.va.us for information on trash collection.

TMP

The City of Alexandria requires Quaker Hill to participate in the city-wide Transportation Management Program (TMP) that promotes the use of mass transit. Part of our monthly assessment



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fee funds this program. As a bona fide resident of Quaker Hill, you are eligible to purchase certain mass transit media at a reduced price. The TMP offers:

I I E IVI	COS1 10 100
50% off Metrorail fare	
Amount to be specified by resident per SmarTrip card	
Maximum benefit per household, per month is \$250	\$125.00

SmarTrip Card 1.00 Alexandria DASH pass (1 month unlimited rides) \$ 22.50

How to Place an Order for SmarTrip cards or Alexandria DASH passes:

- 1. Call Northern Virginia Management at (703) 941-9002 and leave a message.
- 2. Email Northern Virginia Management at nvm@northernvirginiamanagement.com.

Please note that all orders must be paid in full in advance before NVM will send your media. Make checks payable to Quaker Hill Community Association.

How to Add fare to your SmarTrip card:

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- 1. Register your SmarTrip card with NVM. A maximum of four cards may be registered with the NVM.
- 2. The \$250 maximum benefit may be split among the four registered cards. You cannot register cards issued by an employer through an employee benefits program.
- 3. Mail your payment in advance to: Northern Virginia Management 4306 Evergreen Lane, Suite 101 Annandale, Virginia 22003
- 4. If the household has registered multiple cards with NVM, the card number must be noted, along with the amount to be added per card.

Cards and benefits may not be sold or transferred to others. Misuse may result in the temporary or permanent loss of TMP benefits.

Quaker Hill Community Association Information

Board of Directors

Marjorie Stein, President Stephen Kahn, Vice President Stephen Stine, Secretary Rose Gillespie, Treasurer & Newsletter Ed Lacy, Director

Landscape Committee Chairperson

Mayada Logue, mayadalogue@gmail.com

Clubhouse Telephone

703-823-1911/1912

Northern Virginia Management

703-941-9002

nvm@northernvirginiamanagement.com 4306 Evergreen Lane, Suite 101 Annandale, Virginia 22003

The Quaker Hill Community Association Board of Directors meets at 7:00 p.m. on the fourth Thursday of every month at the Quaker Hill community center. Association members who wish to bring an issue before the Board should write to the Board in advance, c/o NVM, 4306 Evergreen Lane, Suite 101, Annandale, Virginia 22003, or call any Board member. Meeting date changes will be posted on the clubhouse bulletin board. Please email NVM to obtain the minutes of monthly QHCA board meetings.

Quaker Hill Condominium Association

Management Company: Sentry Management, 703-642-3246 Association President: John Sesler, jsesler@comcast.net

Important Numbers to Remember

Police—Fire—Medical Emergency*

Police Non-Emergency 703-746-4444 Police Non-Emergency TDD line 703-838-4896

Online Crime Reporting www.alexandriava.gov/police

National Poison Control Center 800-222-1222 Animal Control 703-746-4774

*The Alexandria Police Department is located at 3600 Wheeler Ave.; the closest fire station (#207) is located at 3301 Duke Street.

www.QHCA.org



Holiday Packages

Residents are reminded that package thefts tend to increase during the holiday season. The Alexandria police indicate that citizen reports are the most effective way to deter these incidents. Call 911 if you witness a theft and provide as much information as possible to the police. Residents are encouraged not to touch anything left behind by the thieves; fingerprints can be lifted from boxes that have been opened and left behind.

Condo residents should be aware that UPS most likely will *not* leave packages at residents' door unless someone is home to accept them while FedEx will leave packages. If concerned about the security of your deliveries, all Quaker Hill residents are encouraged to use alternate shipping sites, such as a work address, Amazon locker, the FedEx office on Eisenhower Avenue, or ask your neighbor who works from home to be on the lookout for packages.



Trash Collection Day Reminder

Tuesday is our regular trash collection day. Trash containers may not be placed outside earlier than 5:00 p.m. on the evening before collection and must be returned to storage not later than 7:00 p.m. on the day of collection. When a holiday falls on Monday or Tuesday, trash collection slides one day. Check the City of Alexandria website at www.alexandriava.gov/refusecollection if you have any questions related to trash pick-up.



Stay Off the Pond Ice

Before cold weather arrives and the pond freezes, the Board would like to remind everyone, particularly children to stay off the pond ice. After a few days of frigid weather, ice may form around the edges of the pond, but don't assume the pond is safe to walk on. Three aerators keep the water moving, and moving water takes longer to freeze. Tragedies involving people falling through the ice are all too common in the winter months. Be safe. Stay Off the Pond Ice.



Landscape Report

The landscape committee (LC) conducted a survey and reported areas of concern. The report delivered to the Board included the following: severe erosion issues in various areas, areas of debris, storm drains requiring clearing, trees maintenance and safety concerns, and growth around the pond. The advisory report is available for review in the board meeting minutes of May 24, 2018. The Board has committed to address these issues in a timely manner and as the budget allows. The erosion issues will require the board to work with a professional contractor to develop a request for proposal so multiple bids can be solicited. The LC's goal is to identify issues in the interest of improving the visual quality of our community. If you have issues requiring attention, please email the LC with your concerns at mayadalogue@gmail.com, Northern Virginia Management at NVM@northernvirginiamanagement.com or contact a Board member.





King Street Metro Station Update

Major work on the King Street-Old Town Metrorail Station Access Improvement Project has been rescheduled to begin in mid-November. This includes closure of the bus loop and the Kiss & Ride area as well as the relocation of bus bays.

As noted in the August newsletter, the Metro project will demolish and rebuild station platforms at the Braddock Road, King Street and Eisenhower Avenue stations, resulting in a shutdown of rail service south of Reagan National Airport during the summer of 2019. Metro will partner with jurisdictions and other transportation agencies to develop traffic mitigation and customer travel alternatives.



What to Do if You Have a Natural Gas Leak in Your Home

More than 65 million U.S. residences use natural gas to heat homes and power appliances and water heaters. Because natural gas is highly combustible, a gas leak can increase the risk of an explosion or fire. To help homeowners in our area identify natural gas leaks, the Washington Gas Company adds mercaptan to its supplies. Mercaptan is an unpleasant odorant that smells like sulfur or rotten eggs.

As the weather cools and we turn on our heating systems and fireplaces, it is important to know what to do if you think you smell natural gas in your home, which may be a sign that you have a leak.

- Do not attempt to locate the source of the odor. Evacuate the premises and call 911 and the Emergency Leak Line at 703-750-1400 or at 800-752-7520 (if outside the local calling area *after* you have reached a safe distance away from the area.
- If the odor is very strong or you hear a blowing or hissing noise, vacate the building immediately, leaving doors *unlocked* as you go.
- · Warn others.
- Do not use battery-powered equipment, including phones.
- Do not turn on electrical equipment or turn lights switches on or off.
- Do not light a match.
- Do not start your car or any type of motorized equipment.

All residents are encouraged to call 202-624-6092 to get a copy of the Natural Gas Safety brochure. It includes additional information and a scratch-and-sniff sample of mercaptan.

Want to view past issues of our newsletter? You can find them at www.QHCA.org.

Happenings in Alexandria

Storytime for Toddlers and Preschoolers

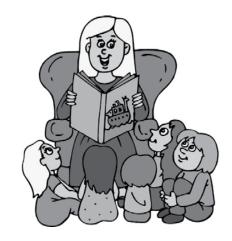
When: Tuesdays in November and December 2018; 10:00 a.m. to Noon, depending on the library and age group

Where: Various Alexandria libraries (Beatley Central Library, 5005 Duke Street; Burke Library, 4701 Seminary Road; and Duncan Library, 2501 Commonwealth Avenue)

Admission: Free

Contact: www.alexlibraryva.org

Children ages 1-4 (with an adult) are invited to join library staff in songs, stories, and other activities. Check the Library website for a calendar of activities held throughout the year.



43rd Annual Turkey Trot (5-Mile Run)

When: November 22, 2018; 9:00 a.m.

Where: Race starts/ends at George Washington Middle School,

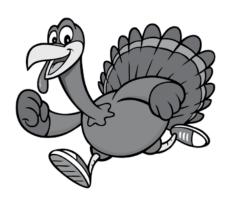
1005 Mount Vernon Avenue

Admission: Registration fee; register online in advance or the day of the race. Give yourself plenty of time to register and prepare for the race.

Contact: www.alovandricturless.trat

Contact: www.alexandriaturkeytrot.com; 703-258-4516

This community event is an annual Thanksgiving tradition in Alexandria. Join your neighbors and elite runners at this 5-mile race. Bring two non-perishable items with you to benefit those less fortunate. Alive, a nonprofit organization serving Alexandria's needy, will collect the food at the George Washington Middle School gym entrance. Prizes will be awarded beginning at 10:00 a.m.





Holiday Tree Lighting Ceremony

When: November 23, 2016; 6:00 p.m.-8:00 p.m. Where: Market Square, 301 King Street

Admission: Free

Contact: 703-746-4343

This City-sponsored event includes a welcome by the Town Crier, the Mayor, and other City officials, holiday performances, and most importantly a visit by Santa.

Quaker Hill Community Association

c/o Northern Virginia Management 4306 Evergreen Lane, Suite 101 Annandale, Virginia 22003

