

The Quaker Hill Quill

November 2016

New Association Fees

Monthly homeowner fees will rise slightly in 2016. The proposed 2016 budget was adjusted to meet current contract costs and to maintain our reserve funds at recommended levels. The 2016 monthly assessments will be as follows:

- Condominiums: \$66.22
- Townhomes: \$94.55
- Single-family homes: \$86.52

New coupon books will be mailed to homeowners before the end of the year.

Police Report

The Alexandria Police Department reminds residents that package thefts tend to occur more frequently during the upcoming holiday season. Citizen reports are the most effective way to address these cases. Call 911 if you witness a theft and provide as much information as possible. Residents are urged not to touch anything left behind by the thieves; fingerprints can be lifted from boxes opened and left behind.

Annual Community Meeting

The annual Quaker Hill Community Association meeting will be held on December 6, 2016 at 7:00 p.m. at the community center. Attendance registration begins at 6:30 p.m. One board position is up for election to a three-year term. Candidate applications will be included in the packet of information mailed to residents prior to the annual meeting. Please contact Northern Virginia Management (NVM) if you have not received the information packet.

All residents are encouraged to attend the meeting to hear about important community issues and recent and upcoming projects. 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.

Condition Assessment and Reserve Fund Plan

A condition assessment and reserve fund plan for Quaker Hill will be updated in 2017. The updates are done every five years to ensure that proper financial reserves are in place to address the maintenance of common area components in Quaker Hill. These items may include street and sidewalk repair and replacement, community center maintenance, swimming pool upkeep, and mailbox and fire hydrant repair. Mason & Mason, a capital reserve analysis company, will evaluate the condition of common area components and their replacement/modification costs, suggest a potential schedule for needed work, and recommend appropriate capital reserves to ensure our community's financial health. Upcoming newsletters will present the assessment findings.

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



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

Ever wonder what the Transportation Management Program (TMP) is? As a condition of approval for a multifamily development project, the City of Alexandria requires most communities to participate in a city-wide program that promotes the use of mass transit. Part of our monthly assessment fee funds this program. As a bonafide resident of Quaker Hill, you are eligible to purchase certain mass transit media at a reduced price. The type of media, the pricing and how to obtain them are published in this newsletter. It is an excellent benefit of living in this beautiful community!



Transit media are available for half-price through the Quaker Hill TMP. The Program offers:

ITEM	COST TO YOU
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)	\$ 20.00

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:

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 People You Should Know

Board of Directors

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

Committee Chairpersons

Landscaping: Vacant
Newsletter/website: Rose Gillespie

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.

Quaker Hill Condominium Association

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

www.QHCA.org



Pick Up After Your Pets

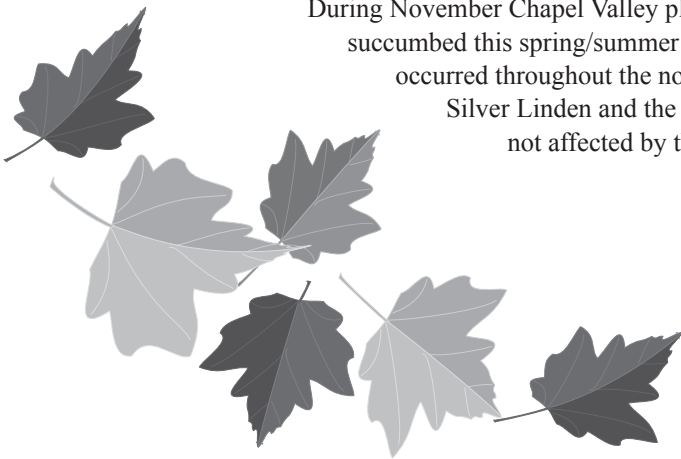
In recent weeks, an increasing number of residents have complained about dog owners/walkers not picking up after their pets. In fact, a message was left on the Quaker Hill Drive sidewalk (near the pond) asking dog owners/walkers to be considerate. Children play in the common areas and people walk around the pond at all times of the day and night. No one should have to worry about stepping in dog poop. Be aware that front yards are usually *PRIVATE* property, and pets should not be allowed to relieve themselves in these areas. Please respect our community and its residents.

Landscape Corner

Chapel Valley Landscape Company will remove leaves from common areas and townhomes in December and January. Please consider using leaves to mulch your flowerbeds and shrubs. Leaves replenish soil nutrients and provide protection during the harsh winter months.

Fall is a good time to prune braches and clean your yard. The City will pick up branches and brush if they are tied in bundles that are no more than four feet long and weigh no more than 7 pounds per bundle. Logs or stumps are not accepted. Set out your bundles on regular trash collection day.

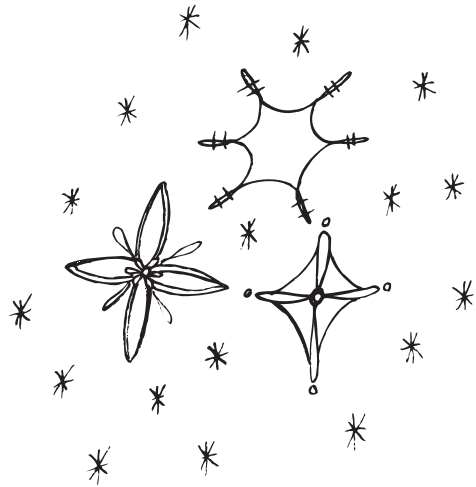
During November Chapel Valley planted several trees to replace the American Ash trees that succumbed this spring/summer to an infestation of the Emerald Ash Borer, a disease that occurred throughout the northeast United States. The replacements, which include the Silver Linden and the Japanese Cryptomeria, a hardy-mid-Atlantic evergreen, are not affected by the borer beetle.



Snow Removal

Emery Snow Removal 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.

Emery 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 of 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.



Email Notification List

As a service to our Quaker Hill community, NVM maintains an email notification list to inform residents of time-sensitive information and announcements, such as herbicide spraying and alerts from our community police liaison. Please email NVM at nvm@northernvirginiamanagement.com if you would like to be added to the email list.

Stay Off the Pond Ice

Before cold weather sets in and the pond freezes, the Board would like to remind everyone, particularly children, to stay off the ice. Although ice may form around the edges of the pond, don't be fooled into thinking the pond ice is safe to walk on. Three aerators keep the water moving, and moving water takes longer to freeze. Tragedies involving children falling through ice are all too common in the winter months. Be safe...stay off the ice.



Happenings in Alexandria

Courageous Journey—A Self-Guided Tour

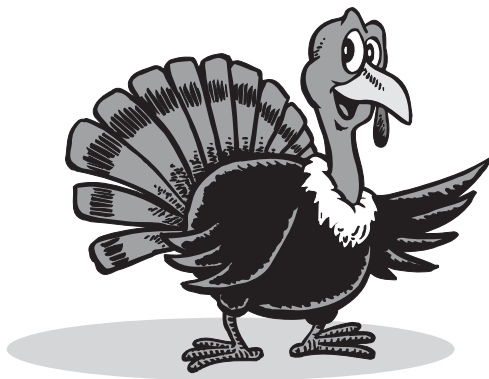
When: Recurring Daily Now Through December 31, 2017

Where: Begins at Alexandria Black History Museum, 902 Wythe Street

Admission: Free

Contact: 703-746-4356

Visit 10 historic African American sites in Alexandria on this self-guided tour. A brochure is available at the Alexandria Black History Museum to get your started on your exploration, which includes Civil War-era exhibits, parks, and memorials, and the Contrabands and Freedmen Cemetery.



41st Annual Turkey Trot (5-Mile Run)

When: November 24, 2016; 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 (please don't show up at 8:45 and expect to register in time for a 9:00 start. Give yourself plenty of time to register and prepare for the race.)

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

This community event is an annual Thanksgiving tradition. Join your neighbors and elite runners, as well as participants in the stroller and dog divisions, run 5 miles. 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 10:15 a.m.

Christmas Tree Lighting Ceremony

When: November 25, 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, and most importantly a visit by Santa, and holiday performances to start the holiday season.



Quaker Hill Community Association

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



Happy
Thanksgiving!