

MEWS NEWS

The monthly news letter of the Landmark Mews Community Association

SEPTEMBER 2011

For Board meeting dates & locations, minutes & reports, governing documents, architectural standards, community news, residents directory, and other important information, log on to **www.landmarkmews.com**.

Board of Directors:

President: Dan Aminoff
prez@landmarkmews.com
Vice President: Loren Sciorba
lsciorba@gmail.com

Members:

Delia Riso deliariso@cox.net
Bill Gaffney bgaffney86@cox.net
Linda Carter carterxoxo@cox.net
Joel Kaplan superjk2010@gmail.com
Bill Menzies billmenzies@msn.com

Treasurer: Marty McDonald
mmcdon5279@aol.com

Secretary/Mews News: Heather McGhee
secretary@landmarkmews.com

Property Manager: Roger Casalengo
rocky6325@aol.com

Mews Webmaster: Heather McGhee
secretary@landmarkmews.com

Covenants Committee: Bill Evinger, Dick Fiske, Mecky Putman, Simon Bennett, Suzann Evinger, Michael Davids, Brian Koechel
covenants@landmarkmews.com,

Neighborhood Watch Chairman: Joel Kaplan
superjk2010@gmail.com

President's Message

The Board held its monthly meeting on the last day of summer, Wednesday September 21, 2011. I announced that the annual candidate's forum is scheduled for October 2nd from 4:00 PM to 6:00 PM. I will announce the location in an upcoming E-Mail. We also received a financial report, property report and covenants report.

Annual Meeting – We will hold the Annual Meeting of the Landmark Mews Community Association on Thursday October 20th, 2011. The meeting will

take place at 8:00 PM at the Samuel Tucker Elementary School cafeteria in Cameron Station. I will provide the state of the Mews, Treasurer Marty McDonald will report on the Association's financial status, ballots will be counted, and election results announced.

The deadline for filing a petition of candidacy is Friday September 30th at 5:00 PM to the Chairperson of the Elections Committee, Brenda Johnson at 6366 Brampton Court. A candidate must file a petition of candidacy, "signed by not less than five Members

representing five Living Units.” The petition should also include a brief biographical narrative and other pertinent information as to your service on the Landmark Mews Board of Directors.

The other members of the Elections Committee are Kathleen Ryan and Brian Koechel.

I-395 HOT Lane Project – VDOT has released the following documents to the public:

- *Environmental Assessment
- *Air Quality Analysis Final Report
- *Noise Analysis Report
- *Conceptual Design Plans
- *Noise Analysis Appendices

You may review these documents by following this link:

<http://www.vamegaprojects.com/about-megaprojects/i-95-hov-hot-lanes/>

In addition, VDOT will be holding a public meeting on Wednesday September 28, 2011 from 5:00 PM to 8:00 PM at Waterford at Springfield located at: 6715 Commerce Street, Springfield, VA 22150

The task force is drafting a Memorandum of Agreement with VDOT to memorialize specific issues surrounding the sound wall design and construction, the greenway, irrigation and anything else we can think of. The task force will begin to dig into the above documents to be sure we have not left any stone unturned. We have already had conversations regarding the noise study and we are learning how VDOT will determine which homes will

have a say in the sound wall decision. We plan to provide information, pro and con, to all homeowner’s, so that they can make a decision on whether or not to vote for a sound wall.

Financial Report – Treasurer Marty McDonald updated the Board. There were no extraordinary expenses this past month.

Our high yielding CD came due. We were able to re-invest most of that money at Alliance Bank at an above market rate for 18 months. Of course, above market is relative—the rate is about 1.10%!

The balance of the funds will be used to pay for the re-milling and concrete work now underway.

Marty also presented a draft 2012 budget for our consideration. The budget projects less expenditure for 2012 vs. 2011 as per our 2011 Reserve Analysis we will be re-categorizing certain expenses from the operating budget to the major infrastructure budget. We plan to finalize the 2012 budget at our October meeting.

The Mews has several new residents, and we are hoping to obtain their contact information. **If you are new to the Mews, please complete the form on the back of the Mews News to be sure you are on our E-Mail list. It will soon be our only method of communication.**

Property Report – The Landscape Advisory Committee (LAC) is coordinating with Valley Crest on our fall planting. We hope to see the results of this in the new few weeks.

It was necessary to remove a couple trees that were damaged as a result of Hurricane Irene. These were both located on the Berm.

Most of the projects for this season are complete. We had quite a busy year and appreciate all the assistance of the LAC and others that took their time to make the Mews a great place to live.

Streets and Re-Mill – The project is underway. The concrete work started on Monday September 19th and will continue through the week of September 26th. The re-milling and asphalt work will begin the week of October 3rd.

It will be necessary to close the Mews to traffic half the community at a time to allow for the tack coat to dry. Please look for further E-Mails from myself as well as signs posted with further instructions. Thanks again for everyone's patience throughout this process.

That is it for this month. The next meeting will take place on Wednesday October 12th at 7:00 PM at the home of Linda Carter, 6304 Chaucer View Circle.

Thank You!

Dan Aminoff, President

Contact me: prez@landmarkmews.com

Covenants Corner

The fall follow-up inspections have been completed. The Committee only checked required items listed from the May spring inspections. Advisory items are for the homeowner's information only and are not included in the follow-up

inspections. The Committee wants to thank the many residents who completed all their required items. Residents with required items remaining will receive a letter asking them to provide a time schedule for their intended correction of the deficiencies.

Please Slow Down

Please slow down while driving in the community and please obey the Stop signs. We have both children and the elderly living in the community, and it is simply not safe to drive fast on our narrow streets.

How Can I Keep Bats Out of My Home?

Some bats live in buildings, and there may be no reason to evict them if there is little chance for contact with people. However, bats should always be prevented from entering rooms of your home. For assistance with "bat-proofing" your home, contact an animal-control or wildlife conservation agency. If you choose to do the "bat-proofing" yourself, here are some suggestions. Carefully examine your home for holes that might allow bats entry into your living quarters. Any openings larger than a quarter-inch by a half-inch should be caulked. Use window screens, chimney caps, and draft-guards beneath doors to attics, fill electrical and plumbing holes with stainless steel wool or caulking, and ensure that all doors to the outside close tightly.

Additional "bat-proofing" can prevent bats from roosting in attics or buildings by covering outside entry points. Observe where the bats exit at dusk and exclude them by loosely hanging clear plastic sheeting or bird netting over these areas. Bats can crawl out and leave, but

cannot re-enter. After the bats have been excluded, the openings can be permanently sealed. For more information about "bat-proofing" your home, contact Bat Conservation International (www.batcon.org).

Dominion Power Home Protective Services

Please be aware of the below services provided by Dominion Power. All are available at the monthly fees listed below.

In-home Plumbing	\$4.95
Electric Line Repair	3.50
Sewer Line Repair	5.25
Water Line Replacement	4.50
Preferred Restoration	1.75
	<hr/>
	\$19.95

Pet Waste

We have a pet waste issue in the community and it is an ongoing problem. Unfortunately, we also have a few Mews residents who are not diligent about picking up after their pets. The responsibility of owning a pet continues past your own walls. It is simply inconsiderate and rude to leave pet waste out in our public areas or worse, on someone's private property. Finally, it is not okay to simply let a pet out through your yard fence to take care of business and leave the waste. Thank you for your ongoing assistance with this issue.

Items for Sale

Please contact Lea Abrams, comichope@gmail.com, if you are interested in any of the below items.

- *Dining Room Table and 6 Chairs
- *Bedroom Furniture

- *Like New Exercise Equipment
- *Beautiful Etage
- *Antique Dresser, etc.

Items for Sale

Unique Italian-made game table. Italian mahogany with green leather-inset top, 4 drawers. Four matching mahogany arm chairs with green leather cushions. Excellent condition. Custom glass top included. Originally purchased from Colony House Fine Furniture. Perfect for a den, library, recreation room. \$3,590. Contact 202-828-7157 or bwood@aiadc.org.

Board Meeting Dates and Host

October 12, 7:00 p.m. at Linda Carter's home, 6304 Chaucer View Circle.

REAL ESTATE ACTIVITY

Courtesy of Fred and Nancie Williams, Weichert Realtors and Landmark Mews homeowners.

FOR SALE:

6317 Chaucer Lane, \$675,000
6333 Chaucer View Circle, \$555,000
6261 Masefield Court, \$549,900
5198 Bedlington Terrace, \$549,900
6264 Masefield Court, \$430,000

FOR RENT

5209 Cottingham Place, \$3,200 per month

**LMCA Board Attendance
2011**

Member Name	Position	Jan 12	Feb 9	Mar 9	Apr 13	May 11	Jun 15	Jul 13	Aug 10	Sep 21	Oct 12	Nov 9	Dec 14
Dan Aminoff	President	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Loren Sciorba	Vice President	N	Y	Y	Y	Y	N	N	Y	Y			
Bill Gaffney	Member	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Linda Carter	Member	Y	N	Y	Y	Y	Y	Y	Y	Y	N		
Joel Kaplan	Member	Y	Y	Y	N	Y	N	Y	Y	Y			
Bill Menzies	Member	N	Y	Y	Y	Y	Y	N	N	Y			
Delia Riso	Member	Y	Y	N	N	Y	Y	Y	Y	Y			
Marty McDonald	Treasurer	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Roger Casalengo	Property Manager	Y	Y	Y	Y	Y	Y	Y	Y	Y			
Heather McGhee	Secretary	Y	Y	Y	Y	Y	Y	N	Y	Y			

Please keep the MEWS informed about your current contact information. Please use the form below to update your contact information. As we may not have your most current information, we ask that all owners and residents complete the attached form and return with your next dues payment or E-Mail the information to Heather McGhee at Secretary@landmarkmews.com.

Thank you for your cooperation and in helping the community maintain an up to date database.

Name(s):

Mews Property Address:

Mailing Address:

City:

State:

Zip:

E-Mail(s):

Landmark Mews Parking Decal Numbers:

If you don't have a parking decal for any of your vehicles, please let us know the following about your vehicle:

Make:

Model:

Year:

License No.: