



THE LONDON TOWNE CRIER

The London Towne Community Newsletter

January 2010

London Towne HOA Approved Board of Directors Meeting Minutes

October 29, 2009 Meeting

ATTENDANCE:

Michele McCormack, President; Sally Saucedo, Treasurer; Robin Peralta, Member at Large; Samantha Winterstine, Sequoia Management. Absent: Linda Evans, Vice President; Henri Stein-McCartney, Secretary.

CALL TO ORDER:

Ms. McCormack called the meeting to order at 7:04 pm.

RESIDENT FORUM:

A resident expressed concerns about the assigned space that was relocated on Gatwick Square.

A resident expressed concerns about the lights being out on the square. The Board responded that people have been through the violation process are accruing rules violation charges for the lights.

A resident expressed concerns about the van that is parking on Gatwick Square and not moving. *(M) Management is to mark the vehicle for towing if it does not move.*

A resident submitted a written request to the Board regarding his legal fees. *(M) Management is to follow up with the homeowner.*

JDR TOWING:

The Board met with the owner of JDR Towing, Jose Rivas with the potential of using them for towing in London Towne.

MINUTES:

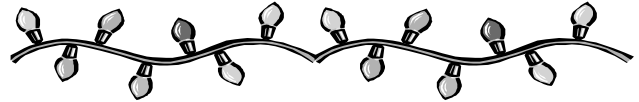
The Board reviewed the Sept. 24, 2009 Board meeting minutes. Ms. McCormack made a motion to approve them as written.

NEW BUSINESS:

The Board reviewed Architectural Applications.

- a) 14710 Cardigan - Tree Removal – Approved
- b) 14828 Palmerston Square - Windows – Approved
- c) 14807 Smethwick - Windows – Approved
- d) 14886 Lambeth Square - Front Patio – Disapproved
- e) 14854 Haymarket Lane - Tree Removal – Approved
- f) 14756 Wycombe Street - Fence – Approved

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Unfortunately, due to the snowstorm on December 19th, London Towne's Holiday Decorating Contest was cancelled.

FCPS Inclement Weather Notification



Fairfax County Public School parents can access important information from the school system during inclement weather. Schedule changes will be available:



- * By visiting the FCPS Internet home page, <http://www.fcps.edu>
- * By tuning in to cable Channel 21
- * By e-mail through the Keep in Touch e-mail notification service
- * Announcements will also be available from local radio and television stations.

FCPS has several schedules set up to deal with inclement weather; these are put into effect when conditions threaten the safety of children who are walking or riding school buses to schools. These schedules are:

- * Keep schools closed
- * Open two hours late
- * Close two hours early



When the decision is made that schools will be closed all day or will open 2 hours late, the announcement will be made by 5:00 am. If schools will close 2 hours early, the announcement will be made by 10:30 am whenever possible.

THE LONDON TOWNE CRIER

SEQUOIA MANAGEMENT COMPANY, INC.

13998 Parkeast Circle
 Chantilly, VA 20151
 Samantha Winterstine, Community Manager
 E-mail: swinterstine@sequoiamanagement.com
 Day Telephone: 703-803-9641
 Emergency Telephone: 703-968-6705
 FAX: 703-968-0936

LONDON TOWNE BOARD OF DIRECTORS

Michele McCormack, President
 Linda Evans, Vice President
 Sally Saucedo, Treasurer
 Henri Stein McCartney, Secretary
 Robin Peralta, Director at Large
London Towne's Board of Directors meets on the 4th Thursday of each month at 7:00 pm. Meetings are held at London Towne Elementary School during the school year and at Sequoia Management during the off-season or inclement weather.

CSI (RECYCLING & SANITATION)

Call 703-444-3181 to schedule large item pick-up
 Pick-Up Days: Tuesday & Friday
 Recycling Day: Friday ONLY

BATTLEFIELD TOWING: 703-378-0059

NON-EMERGENCY POLICE & FIRE: 703-691-2131

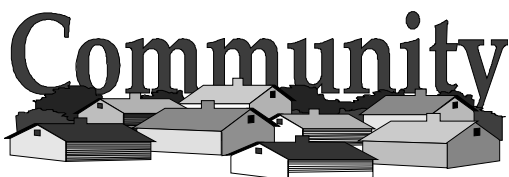
POISON CENTER HOTLINE: 1-800-222-1222

ANIMAL WARDEN: 703-830-1100

MALFUNCTIONING STREETLIGHTS

NOVEC: 703-335-0500

STATE ROAD MAINTENANCE VDOT: 703-383-8368



Advertisers Wanted

Any local firm or professional individual seeking a well-read outlet at reasonable prices, please contact Samantha Winterstine at Sequoia Management:

703-803-9641

swinterstine@sequoiamanagement.com

The *London Towne Crier* is published monthly for the benefit and interest of the residents of London Towne. Contributions of articles, letters, news items, photographs, drawings, and community advertisements are welcome.

The deadline for submission is the 5th of each month.

Written material **MUST** include name, address, and phone number.

The views expressed in the *Crier* are those of the contributor and do not necessarily reflect the views of the Board of Directors or the Editor.

The *Crier* encourages advertising for London Towne residents who have services to offer, items for sale, items needed, or lost pet notices. There is no charge for this service. Advertisements will run for one month. Each advertisement must be submitted monthly if a reprint is requested.



This is an official publication of the London Towne Homeowners Association. Publication in this newsletter of announcements, resolutions, rules and regulations duly adopted by the Board of Directors serves as official notice to the membership and residents of the adoption and implementation of these enactments for the purpose of enforcement.

The London Towne Homeowners Association does not endorse, guarantee, or warrant the nature, quality, or attributes of any products or services advertised in this newsletter.

Need Info Quick?

Visit our website at www.lthoa.com
 or email the Board at lthoa1@verizon.net

Did you know that each month's *London Towne Crier* appears on the website about a week before the printed version arrives in your mailbox?



Check it out!

Crier Advertising Rates

Business Card	\$25.00
1/4 Page	\$45.00
1/2 Page	\$75.00
Full Page	\$125.00

10% discount for 6-month prepaid ad. 15% discount for 1-year prepaid ad.

Personal classified ads for residents are free.

Business classified ads for residents are \$10.00 with a 3-line maximum.



October 29, 2009 Board Minutes

g) 14833 Hancock - Shed – Approved

The Board reviewed the financial report.

The Board reviewed the operational calendar.

The Board reviewed the 2010 draft budget.

Ms. McCormack made a motion to accept the 2010 budget at \$56.00 per month per house, Ms. Saucedo seconded and all were in favor.

The Board reviewed a proposal for an audit to be completed on all tot lots. They will wait until the Reserve study is completed and revisit this suggestion.

The Board reviewed the new homeowners list.

The Board reviewed the monthly McBees.

The Board reviewed the Premier monthly report.

EXECUTIVE SESSION:

Ms. Saucedo made a motion, Ms. McCormack seconded to enter Executive session to discuss violations on homeowner's accounts at 7:55 pm. Ms. Peralta made a motion to reconvene in open session at 8:20 pm, Ms. Saucedo seconded. All were in favor. Ms. McCormack made a motion to accept the decisions made in Executive Session, Ms. Peralta seconded, and all were in favor.

ADJOURNMENT:

Ms. McCormack made a motion to adjourn the meeting at 8:25 pm, Ms. Saucedo seconded, and all were in favor.

Centreville Preschool Inc. (CPI) is hosting an Open House on Saturday, January 23rd from 9:00 am to Noon. Registration packets will be available for the 2010-2011 school year. We offer morning and afternoon co-op and non co-op classes to children ages 2-1/2 to 5. For questions and to attend our event, please phone us at 703-830-5656!



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- Auld Lang Syne
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- Corn Bread
- Father Time
- Fireworks
- Football
- Friends
- Fun
- Midnight
- New Year
- Noisemakers
- Time Square
- Parade
- Party
- Resolutions
- Rose Bowl
- Toast



Ringling in the New Year!

B D G Z N O I T A R B E L E C
 L B T I M E S Q U A R E X H A
 A C S E L R Q F P Y M C G Y R
 C O N F E T T I K Q F Y M N R
 K R O G R O F R I E N D S Y E
 E N I E O A D E E Z Y S B W S
 Y B S Q E S X W E D A R A P O
 E R E M M T H O L T X B A R L
 D E M F I S J R I C K R L O U
 P A A S T D M K L W T Z J S T
 E D K F R Q N S D Y K N I E I
 A C E N E C P I R O J H X B O
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 I D B F W O G F T V A P A E Z
 B A R V P T U U Q H B V W U N
 C A U L D L A N G S Y N E A K



Take Care of Those Pipes in Winter

Discovering your pipes have frozen is one of the wonders of winter that you don't want to experience. According to State Farm, a crack in a pipe as small as 1/8-inch can lose up to 250 gallons of water a day. You can reduce the risk of this happening by taking some simple precautions.

Find the water shut-off valve for your home. You should locate the primary shut-off valve for your plumbing and learn how to turn it off and on. Some houses may not have a water shut-off valve, and if yours is one of them, seriously consider having one installed.

Insulate your pipes. Focus on any exposed pipes in the attic and/or crawl spaces of your home, since these are most likely to freeze. If insulation may not provide enough protection for your plumbing you can wrap the

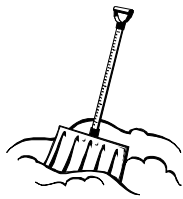
pipes with heat tape or heat cables. These products plug into an electrical outlet and generate warmth to prevent the pipes from freezing. It is extremely important that you purchase products that have a UL listing and follow all manufacturers' instructions.

Check for air leaks around electrical outlets, dryer vents and pipes. Seal leaks with caulk or insulation to keep cold air away from your pipes. Disconnect all garden hoses and use an indoor valve to shut off water to outside faucets. Be sure to drain water from the pipes that lead to outside faucets as well.

If you find your pipes have frozen, do not try to thaw them out on your own. Using objects such as blow dryers, cigarette lighters or even torches can be extremely dangerous and can result in a multitude of problems, beyond burst pipes.



Essentials for Winter Driving



In case of an emergency, it's a good idea to keep these items in your car during the snowy winter months:

- * a cell phone
- * two or more blankets
- * a change of clothing
- * water and snacks
- * hand and foot warmers
- * windshield washer fluid
- * oil dry or kitty litter (for traction)
- * ice melt or rock salt
- * tire chains or traction cables
- * shovel and ice scraper
- * tow strap or tow rope
- * battery jumper cables
- * extra hat and gloves
- * three or more flares
- * first aid kit

Above all, when weather is bad, slow down, keep those lights on and drive cautiously.

Deer and Driving Safety Tips

Did you know that Virginia had the eighth highest total number of deer-vehicle collisions in the United States over the 2007-08 time periods? According to Drive Smart Virginia, an estimated 54,000 (54,135) drivers have collided with deer.

Deer are especially active from pre-dawn to mid-morning and from dusk to early evening – right about the time when many Fairfax County residents are going to and from work or school. So, remember the following safety tips:

- * Be aware of posted "Deer Crossing" signs. They are placed in areas known for high deer traffic.
- * Drivers should use their high-beams when there is no oncoming traffic for a better view of the edge of adjacent woods and fields.
- * Do not swerve to miss a deer. This could cause you to lose control of your vehicle, strike a tree or another vehicle or to overturn. Those types of accidents result in far more fatalities than auto-deer crashes.

If you cannot avoid hitting a deer:

- * Slow down and grasp the steering wheel firmly with both hands.
- * Take your foot off the brake at the time of impact so the front end of your vehicle will lift up and enable the deer to go under the car, rather than over it—reducing the danger of it crashing through the windshield or windows.

If the animal is injured or killed, report the collision through the county's non-emergency line at 703-691-2131.





Lynn Rowland

The London Towne Expert

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2010

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New
Year*



*Let's
Make it
Grand*

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If your home is currently listed for sale with a Broker, please disregard. This is not a solicitation.



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London Towne Homeowner's Association
 c/o Sequoia Management Company, Inc.
 13998 Parkeast Circle
 Chantilly, VA 20151-2283

PRESORTED
 FIRST CLASS MAIL
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Kid Power!

AnaMichele Babyak, 12

14844 Maidstone Court
 703-802-1064
 House cleaning, organizing, mother's helper,
 babysitting. References available upon request

Katlyn Babyak, 15

14844 Maidstone Court
 703-802-1064
 Babysitting, pet sitting, tutor/homework help with
 English, Reading, Writing, Spelling, Spanish to grade 5

Christina Bonilla, 16

14808 Hancock Court
 703-815-8247
 Babysitting, flexible hours, CPR certified. May also be
 contacted at *XoXLionGirlyXoX@aol.com*

Kevin Fleming, 17

14732 Gatwick Square
 703-825-1700
 Pet sitting, lawn mowing, leaf and snow removal,
 babysitting and tutoring

Tulia MacDicken, 16

14809 Maidstone Court
 571-331-2585
 Babysitting, CPR certified. Tutoring in Math, English, Read-
 ing. Prefer to work with ages 4 and up. Puedo hablar Espanol
 si es necesario

Megan Peralta, 16

6214 Paddington Lane
 703-509-9319
 Private violin lessons, \$15/lesson. Also, pet sitting, babysitting
 (prices negotiable), math, science and English tutor up to grade
 10. Lots of experience. References provided.

Kid Power is an area where kids can advertise for free for jobs they can do in the neighborhood, such as tutoring, babysitting, pet sitting, mowing, and leaf and snow removal.

To sign up for **Kid Power**, please send a note signed by a parent or guardian with your name, address, age, job description and phone number to:

Samantha Winterstine, Sequoia Management Co.
 13998 Parkeast Circle, Chantilly, VA 20151.