



# Across the Fence

The Ashburn Farm Community Newsletter

January 2023 | Volume 35, Issue 1 | Distribution 4,400



## *Holiday Decoration Contest Winners*

Page 16  
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# Across the Fence

The Ashburn Farm Community Newsletter

## THIS MONTH

- Assessments Due on the 1st
- The Board of Trustees Meeting on the 3rd
- The Architectural Review Board Meeting on the 12th
- The Budget and Finance Meeting on the 20th
- The Architectural Review Board Meeting and Hearing on the 23rd

## LOOKING AHEAD

### Coming in February

- Assessments Due on the 1st
- The Board of Trustees Meeting on the 7th
- The Architectural Review Board Meeting on the 9th
- The Budget and Finance Meeting on the 17th
- The Architectural Review Board Meeting and Hearing on the 23rd

## OFFICE CLOSURES

- In observation of the following holidays, the office will be closed:
- Monday, February 20th – Presidents Day
  - Monday, May 29th – Memorial Day
  - Monday, July 3rd and Tuesday, July 4th – Independence Day
  - Monday, September 4th – Labor Day
  - Thursday, November 23rd and Friday, November 24th – Thanksgiving
  - Monday, December 25th and Tuesday December 26th - Christmas

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## ASHBURN FARM ASSOCIATION

21400 Windmill Drive, Ashburn, VA 20147  
 Main: 703-729-6680 Fax: 703-729-0247  
 AshburnFarmAssociation.org • info@afhoa.net  
 Association Office Hours: Monday – Friday, 9:00 am to 5:00 pm  
 Closed most major holidays

## ASSESSMENT INFORMATION OFFICE

Summit Management Services: Homeowner monthly assessment dues payments  
 Main: 301-495-0146 Fax: 301-942-3442  
 summitmanage.com • accountsreceivable@summitmanage.com  
 Mail Payments To:  
 Ashburn Farm Association C/O Summit Management  
 Processing Center  
 PO BOX 95366  
 Las Vegas, Nevada 89193-5366

## ASHBURN FARM ASSOCIATION STAFF

General Manager Jeremy Cushman • gm@afhoa.net  
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## BOARD OF TRUSTEES

PRESIDENT David Tighe • bot@afhoa.net  
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 SECRETARY Cary Hancock • chancock@afhoa.net  
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 Mark Fedak • mfedak@afhoa.net

## COMMITTEES

Architectural Review Board: arb@afhoa.net  
 Budget & Finance: cjean@afhoa.net  
 Townhome Committee: townhomecommittee@afhoa.net  
 Events: events@afhoa.net



This is a monthly community publication for the residents of Ashburn Farm. Published by Ashburn Farm Association.

*Editor – Kristen Cornwell*

4400 Total Circulation mailed to residents and owners. Printed by GAM Printers, Sterling, VA.

**DEADLINES:**

**Display Advertising – 10<sup>th</sup> of the preceding month**

**Classified Advertising – 10<sup>th</sup> of the preceding month**

**Committee Reports/Community News – 15<sup>th</sup> of the preceding month**

For more information on Advertising Specifications and Guidelines, please see the back pages of the newsletter.

*Neither the Ashburn Farm Association, its Members, or the Board of Trustees recommends or endorses any advertiser. The Ashburn Farm Association reserves the right to decline any advertisement for any reason deemed appropriate. Submitted materials are the author’s opinion and do not reflect the views of Ashburn Farm Association, its Members, or the Board of Trustees. For the sake of clarity or length, the Editor or General Manager may edit articles.*

**Ashburn Farm Association Staff**

The Association Staff is responsible for assuring the Covenants and Bylaws of the Association. The staff cannot make or change the policies, nor can they make arbitrary exceptions to existing policies. We are happy to assist you with any questions you may have or provide information. The Association Office is open 9 a.m. to 5 p.m. Monday through Friday.

**Ashburn Farm Assessments & General Information**

**Collection Policy**

Assessments are due on the first day of each month. Any installment of the annual assessment not paid to the Association within thirty (30) days after the due date shall be considered delinquent and a late charge of \$25.00 shall be assessed to the Owner and posted to the Owner’s account every thirty (30) days delinquent.

**Home Sales**

Effective July 1, 1989, the Virginia General Assembly enacted a new law entitles the “Virginia Property Owner’s Association Act”. This act required the seller of a home to make certain disclosures to the intended purchaser of their lot. All home sales in Ashburn Farm are subject to the Virginia Property Owner’s Association Act. A written request of the Association Disclosure Package and a check in the amount of: \$225.00 for an electronic disclosure (via email) for townhome/single family; \$250.00 for a paper disclosure for townhome/single family; \$100.00 for electronic or paper disclosure for condo; are required to begin processing. A rush fee of \$50.00 may be paid to receive your disclosure within three (3) business days. Checks should be made payable to the Ashburn Farm Association. A form is available on the website or at the Association office. The completed package will be issued within 14 calendar days to the requesting party or agent. For further information, please contact the Association office.

**2023 HOMEOWNER ASSESSMENTS**

Assessments	2023 Monthly Fee
<b>Public Street Homes</b> (Single-Family and VDOT Maintained)	<b>\$93.36</b>
<b>Private Street Homes</b> (Townhomes and Association Maintained)	<b>\$108.17</b>
<b>Condo and Apartments</b> (Privately Maintained)	<b>\$74.12</b>

Please remember that Homeowners Association assessments are due on the 1st of each month.

**Automatic Payment / Direct Debit (ACH)** - Automatic payments are processed once the homeowner has submitted an ACH form to the Association or Summit Management. Automatic payments are not set up if you have not submitted a form. This payment option updates dues to the new amount yearly; no further action is necessary.

**Recurring Payment** - Recurring payments are set up and processed through Summit Management via the account created on their website. If you have set up payments through the website, you must log in to the link below and update your payment amount yearly (<https://onlinepay.allianceassociationbank.com/Login.aspx>). You may also call Alliance Association Bank at (844) 739-2331 to update the new amount.

**Automatic Bill Payment** – The homeowner makes automatic bill payments directly through their bank account. Homeowners must personally update the dues amount through their bank each year.

**Be sure to contact Summit Management if you have any questions concerning your account or payment options:**

**Summit Management Services, Inc.**

[www.summitmanage.com](http://www.summitmanage.com) • Phone: 301-495-0146

• [accounting@summitmanage.com](mailto:accounting@summitmanage.com)

## BOARD BRIEFS December 6, 2022

A complete draft of the Board Meeting Minutes will be reviewed and approved at the next Board Meeting, which is held the first Tuesday of each month. A complete set of approved minutes is available on the Association's website, Board of Trustees page: <https://ashburnfarmassociation.org/board-of-trustees/>

**The following Meeting was held on December 6, 2022. Mr. Dave Tighe, President, called the meeting to order at 7:00PM.**

### APPROVAL OF MINUTES

Motion to approve the November 1, 2022, BOT meeting minutes as submitted; passed, (6/0/0/1), Dr. Lubore, absent.

### BOARD MEMBER COMMENTS

Mr. Tighe began by thanking Mr. Cushman and the Maintenance Team for their response to the trash crisis and their actions to mitigate the situation and move it toward resolution. He also thanked Mr. Hancock for his assistance and collaboration with communications to ensure notifications got out to the community to keep them abreast of what was happening, what was being done and the plan moving forward.

Mr. Brewer and Mr. Oakley echoed Mr. Tighe's comments. Mr. Oakley added his thanks to Mr. Cushman and the landscaping crew for planting grass rings around the utility boxes throughout the common areas.

Mr. Fedak expressed thanks to everyone for working collaboratively. It was not just an Ashburn Farm problem; it involved other communities.

Mr. Hancock agreed with the comments expressed about the staff. He stated that he took time to reflect upon whether there was something we could have done differently, seen, or known about Haulin' Trash. He recognized that our HOA is under constant stress and that we need to start thinking about how we are organized, how we are performing, and what we can do to make it better. We can't rely on staff for everything, he stated, it would be in the organization's best interest to look into outside support organizations, like the Communities Associations Institute.

He believes that the Board needs to set up a committee to look at the organization and support the staff to get more done and move our Ashburn Farm HOA forward.

Dr. Lubore stated that he is in agreement with joining a support organization.

### PUBLIC FORUM –

Two homeowners were present and requested to speak during the public forum. Prior to opening the floor to them and those attending virtually, Mr. Cushman provided an update on the trash situation.

Mr. Cushman stated that all but a few sections have been serviced for trash and recycling by the ad hoc service. They will be back out in the morning to continue and complete recycling service for the remaining streets. The ad hoc service will be back on site Friday for trash pickup and on Saturday for recycling pickup. We will continue this until we have a long-term solution in place. He stated that the community was essentially three pickups behind going into last Friday's first pickup by the ad hoc service; he provided further information and details regarding his communications with the ad hoc service and their demonstrated commitment to getting things back on track to allow a return to a more normal weekly trash and recycling pickup on December 9th and 10th. Bulk items being left on the curb have been picked up but this will end; Friday's trash pickup will be as normal. Yard waste left at the curb has been picked up by maintenance staff or the landscaping crews. Email communications continue; please look out for them. Signage will be placed in some areas to reach those who are not on the email communications.

Mr. Mark Downs (21220 Hedgerow Terrace) was present and spoke about parking and towing violations. As background he stated he is a small contractor and has been before the Board before related to violations for parking of contracting vehicle in neighborhood. He was present to talk about violations for dead tags and inspection stickers on two vehicles; one for his and the other belongs to his roommate. He stated he is waiting on parts for repairs to pass his inspection. Mr. Batchelder and Mr. Fedak asked follow up questions regarding the time needed for compliance and to correct these items. Mr. Cushman provided additional background on the violations in this case. Additional questions were asked by the Board for clarification. **A motion to allow Mr. Downs and his roommate until 2/1/23 to resolve the issues with their vehicles; and, if they cannot, to coordinate with Mr. Cushman for an extension or the issue proceeds. The scheduled hearing will be suspended until that time.** Clarification was made that further towing and violations would be suspended until that time. **Motion passed, 7/0/0/0.**

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Ms. Ann Mulhall stated she appreciated how well the trash situation was handled. She raised a question about replacing streetlights. Mr. Cushman provided information about streetlights and addressed her concern. Her final question was related to Electric Vehicle (EV) stations, which Mr. Batchelder and Mr. Fedak addressed as liaisons to the Architectural Review Board (ARB). They are working together with the ARB to help develop the standard for EV stations in non-garage locations.

Mr. Cushman addressed a few of the questions from online attendees. Mr. Dashiell asked specifically about due diligence measures and what reports were requested as part of the review process, as well as why did Haulin' Trash go out of business and about the previously procured new trash/recycle totes. He stated that a Dun & Bradstreet report was not requested; the Association is looking to acquire the totes as part of Ashburn Farm property. Mr. Boyd asked whether we have a timeframe on a permanent solution to trash/recycling and whether there would be a price increase. Mr. Cushman stated that there is certain to be a price increase from whatever hauler we go with; we expect to have a permanent solution by the first of the year but hope for sooner. He assured the public that they would not be going without service for the upcoming holidays. In addition to addressing their questions, Mr. Cushman stated he would follow up with an email to both Mr. Dashiell and Mr. Boyd.

Unrelated to the trash situation; a homeowner asked about liability for raised sidewalk trip injuries due to tree roots, which Mr. Cushman stated depends upon the sidewalk location, whether in townhome areas, on private property, or in single family neighborhoods.

Mr. Tighe wrapped up the public comments section by stating that the 2023 budget has been approved; once we approve a trash hauling company there will be no budget adjustment for increased cost until the following year. Assessment fees will not change from the previously published notice.

## REPORTS TO THE BOARD OF TRUSTEES MANAGER'S REPORT

Mr. Cushman recapped the status of trash/recycling efforts for those who may have just joined online. See Section II, paragraph 2 for details. Mr. Brewer asked how many times the three 30-yard dumpsters had been tipped; Mr. Cushman stated that each had been emptied five times as of December 6th.

**Solar Panel Update** – the panels on the Breezyhill pool house are not yet operational; we are waiting on the Dominion Power inspection. Repairs to Windmill Community Center panels await a dry day for this work to be completed.

**Flagship Carwash** – this topic was slated for Executive Session

Mr. Larry Braig provided public comment on behalf of his son who recently purchased a home on Pioneer Ridge Terrace. Copies of his communications outlining concerns along with information pertaining to contacts with the Association, Loudoun County, and the Sheriff's office regarding the noise, lighting, and lack of landscape buffering/barriers at the newly remodeled carwash in Junction Plaza were included in the Board meeting packet.

**Parking on Summerwood Circle** – Mr. Cushman noted that he received emails from two residents and a handful of comments from homeowners who saw that this was on the agenda. He stated that many of the vehicles cited for violations in townhome areas move to this street to avoid repeat violations. As a VDOT street, the Association does not have jurisdiction, but it might be beneficial to engage VDOT regarding line of sight and other safety issues and/or Loudoun County about enforcement of parking regulations and/or state inspections and registrations.

**Common Area Littering** – The Association was notified about an area where bagged dog waste was being thrown into the woods, trees, etc. Mr. Cushman brought it to the Board's attention because there are more than 70 waste receptacles and at least 50 dog waste stations throughout the Community; there is no reason for this to take place. Staff took action to post/advertise a new dog waste station near the site, which takes 45 days for approval. There was discussion about other deterrents such as cameras, surveillance equipment and signage.

**Visitor Parking Space Pilot** – Mr. Cushman reported we are nearing the 30-day expiration of this pilot program, which began on November 21st. Towing enforcement is scheduled to begin December 19th. Mr. Oakley reported positive feedback from neighbors in his townhome community; some would like changes from 72-hour to 24-hour parking.

**Architectural Review Board Meeting Minutes** – Nothing to report.

**Budget & Finance Meeting Minutes, Bank Balances & Financials** – There was no meeting in November. Dr.

Lubore reported the investment of Member's Equity funds transferred from the operating account to the Reserve Investment account, noting the purchase of \$190,000 of Fairfax County VA Economic Dev Auth Fac Green bonds. The remaining cash balance in the Member's Equity Reserve Account is \$964.47.

**Townhome Committee** – Mr. Bobby Butler, Chairman made a presentation outlining progress and updates on the issues they have been addressing over the past months. He shared slides with details of the parking pilots and the rationale behind them being an increased flow with a reduction to 48-hour vs. 72-hour parking. Mr. Cushman proposed using signage, which can be moved around, with a QR code and/or email address rather than a survey for feedback and communication about changing to 48-hour parking.

Mr. Butler also brought up the initial Townhome Committee sponsored Block Party being held in the common area in Winding Brook Square; the purpose of the block parties is to promote communication and initiate ongoing dialogue in all townhome areas.

#### OLD BUSINESS

**Windmill Main Pool Pump & Motor Replacement** – Mr. Cushman noted that only two bids were received. **Motion to approve a not to exceed price of \$25,500 and award the work to Crystal Aquatics; motion passed, (7/0/0/0).**

**Association Street Light Replacement Pole & Lamp Purchase** – Staff requested the Board review information regarding the purchase of LED lamps, as well as light pole assemblies for the parkway and private street lighting to be funded from the General Reserve. Motion to approve the purchase of 44 lamps and townhome streetlight assemblies for a cost not to exceed \$17,500 from the General Reserve; motion passed, (7/0/0/0).

#### NEW BUSINESS

**Architectural Standard Update Resolution 12062022** – A motion to approve Architectural Standard Update Resolution 12062022 was made and seconded. There was discussion about each proposed update with a consensus to insert the word “primary” in the Sidewalks, Walkways & Pathways section for clarity and to remove the Single Family Fences section from the Resolution. **Motion amended to approve the Architectural Standard Update Resolution 12062022 that pertains to Driveway Extensions and Sidewalks, Walkways & Pathways only. Motion passed; (7/0/0/0).**

**Association Community Center Deck** – Mr. Cushman presented information regarding the potential need for replacement/upgrade of the deck outside of

the community center as well as a potential preliminary design for discussion, direction, and path forward to ensure safety in the near term.

#### INFORMATIONAL

**Association Member Delinquent Status Report** – A copy of the Attorney's report is included in the Board packet. No action taken; the Association currently has three administrative foreclosures in progress.

**Motion to move to Executive Session for discussion of legal matters; passed, 7/0/0/0 at 9:40PM.**

#### EXECUTIVE SESSION

- Reconvened Regular Session at 10:25PM.
- There were no votes taken during the Executive Session.

#### ADJOURNMENT

**Motion to adjourn; passed, (7/0/0/0). Adjourned at 10:26PM.**

*Minutes for the Ashburn Farm Board of Trustees (BOT) Meeting are developed from meeting recordings and BOT member input by the Recording Secretary.*

## BOARD BRIEFS December 15, 2022

A complete draft of the Board Meeting Minutes will be reviewed and approved at the next Board Meeting, which is held the first Tuesday of each month. A complete set of approved minutes is available on the Association's website, Board of Trustees page: <https://ashburnfarmassociation.org/board-of-trustees/>.

The following Special Meeting was held on December 15, 2022. Mr. Dave Tighe, President, called the meeting to order at 7:14 PM.

#### BOARD MEMBER COMMENTS

Mr. Tighe opened by stating that the main purpose of the meeting is to discuss and review proposals and bids received for Association Trash & Recycling services, which will take place in Executive Session; when we come out of Executive Session, we will conduct a vote if we are ready to make a decision.

Mr. Brewer thanked Mr. Cushman and the Staff for their continuing efforts with the trash pickup.

Dr. Lubore reinforced support for Mr. Cushman and the Staff's efforts over the last few weeks with the trash and daily communications. He also expressed his

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appreciation for the landscaper's efforts to remove leaves from the common areas.

### PUBLIC FORUM –

Homeowner, Joe, was present and asked about the back story that led us to today's meeting. Mr. Tighe addressed this and stated that there were issues with Patriot Disposal charging the HOA for things that were not in the contract; we ended the contract with them because these items amounted to a lot of money for Ashburn Farm and entered into a contract with Haulin' Trash.

Homeowner, Gunnar, was online and asked for clarification regarding the extra charges and what due diligence was conducted on Haulin' Trash. Mr. Tighe responded stating that the extra charges were gas/fuel surcharges, which is typical with many waste company contracts but was not part of our contract with Patriot. The charges were close to \$60,000, which basically equated to paying an additional month of service. Haulin' Trash received a bid review and reference checks as did the other companies who submitted proposals. The homeowner asked when normal trash/recycling operations might resume; Mr. Tighe stated that is what tonight is all about. Mr. Cushman stated that some of the bids indicate a January 1 start date, while others may be as early as Monday, December 19.

Mr. Tighe asked if there were any other homeowners wishing to make public comments; there were no further comments.

### NEW BUSINESS

Mr. Tighe stated that the Board would be discussing Association Long Term Trash and Recycling Service and reviewing proposals/bids from Champion Services, Evolution Trash, KMG, Patriot Disposal, and Republic.

- **Motion to move to Executive Session for discussion of contractual matters; Motion passed; 5/0/0/2; Mr. Fedak and Mr. Rich Oakley, absent, at 7:22PM.**

### EXECUTIVE SESSION

- Reconvened Regular Session at **8:36PM.**

Mr. Tighe reported that there were no votes taken during the Executive Session where they reviewed the bids for trash and recycling services.

**Motion to accept the bid from Patriot Disposal Service was made and seconded.** Discussion included that Patriot was the lower of the other four bids; Mr. Tighe stated that a few elements of the contract need

addressing one being the fuel charge table and another our request for a physical address. Mr. Hancock noted that the charges from Patriot's fuel distributor linked to the fuel charge table should be included in the contract. Expected start of service to be Monday, December 19, 2022. **Motion passed, 5/0/0/2; Mr. Fedak and Mr. Oakley, absent.**

Mr. Tighe brought up Stone Bridge High School's participation and performances at Winter Festival. He stated that the marching band is going to London to perform for a New Year's parade. He raised a question about donating funds to them. **A motion to donate \$500 to Stone Bridge High School; passed, 5/0/0/2; Mr. Fedak and Mr. Oakley, absent.**

### ADJOURNMENT

**Motion to adjourn; passed, (5/0/0/2).** Adjourned at **8:44PM.**

*Minutes for the Ashburn Farm Board of Trustees (BOT) Meeting are developed from meeting recordings and BOT member input by the Recording Secretary.*

**Your Association received a concern regarding the recreational shooting of a BB Gun in the Common Area. The Covenants and Restrictions as well as the Architectural Design & Maintenance Standards of the Association prohibit recreational shooting.**



*Covenants and Restrictions, page 26:*

### **RESOLUTIONS OF THE BOARD OF TRUSTEES OF ASHBURN FARM ASSOCIATION**

Addition to the Declaration of Covenants and Restrictions, Article VI, Section I (a), adopted October 20, 1992:

"There will be no shooting or launching of any type of ammunition including but not limited to: arrows, BB guns, sling shots. etc., within the Association Grounds."

*Architectural Design & Maintenance Standards, page 38*

### **OPEN SPACE (COMMON AREAS)**

"No recreational shooting. The discharge of firearms or weapons, bows and arrows, at fixed moveable targets is not permitted on the common areas. (This includes games such as Paintball and Airsoft).

If you have concerns, please contact your Association Office at 703-729-6680 or [covenants@afhoa.net](mailto:covenants@afhoa.net).



## Ashburn Farm Odd Job Squad

Please consider the following young people for your odd job needs!

The Ashburn Farm Association makes no claim as to the qualifications of the below-mentioned persons.

Please be sure to update your contact information regularly. Thank you! **Odd Job Squad Form is NOW here**



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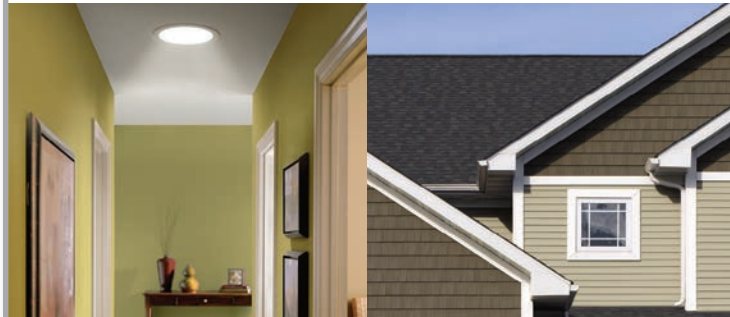


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## ASSOCIATION BOARD AND COMMITTEE DATES 2023:

**The Board of Trustees** meets on the first Tuesday of every month. The Association sends a reminder via our community notification system of the meeting date, a link to the meeting agenda, and a link to join the Board meeting remotely.

*The meeting dates are as follows:*

January 3<sup>rd</sup>, February 7<sup>th</sup>, March 7<sup>th</sup>, April 4<sup>th</sup>,  
May 2<sup>nd</sup>, June 6<sup>th</sup>, July 11<sup>th</sup>, August 1<sup>st</sup>, September 5<sup>th</sup>,  
October 3<sup>rd</sup>, November 7<sup>th</sup> and December 5<sup>th</sup>

**The Architectural Review Board (ARB)** meets on the second and last Thursday of each month, except for November and December, when they only meet once. Additional information

can be found on the Association website in the “For Homeowners” tab, under “Covenants and Restrictions” and then “Architectural Review Board,” located at the top of the homepage. If you have questions about exterior modifications, please direct your emails to [arb@afhoa.net](mailto:arb@afhoa.net).

*The meeting dates are as follows:*

January 12<sup>th</sup> and 26<sup>th</sup>, February 9<sup>th</sup> and 23<sup>rd</sup>, March 9<sup>th</sup> and 30<sup>th</sup>, April 13<sup>th</sup> and 27<sup>th</sup>, May 11<sup>th</sup> and 25<sup>th</sup>, June 8<sup>th</sup> and 29<sup>th</sup>, July 13<sup>th</sup> and 27<sup>th</sup>, August 10<sup>th</sup> and 31<sup>st</sup>, September 14<sup>th</sup> and 28<sup>th</sup>, October 12<sup>th</sup> and 26<sup>th</sup>, November 9<sup>th</sup> and December 14<sup>th</sup>.

**The Budget and Finance Committee** meets on the third Friday of every month.

*The meeting dates are as follows:*

January 20<sup>th</sup>, February 17<sup>th</sup>, March 17<sup>th</sup>, April 21<sup>st</sup>, May 19<sup>th</sup>, June 16<sup>th</sup>, July 21<sup>st</sup>, August 18<sup>th</sup>, September 15<sup>th</sup>, October 20<sup>th</sup>, November 17<sup>th</sup> and December 15<sup>th</sup>.

**The Townhome Neighborhood Committee**

meets on the third Thursday of every month. If you have questions or concerns about your townhome neighborhood, please direct your emails to [townhomecommittee@afhoa.net](mailto:townhomecommittee@afhoa.net).

*The meeting dates are as follows:*

January 19<sup>th</sup>, February 16<sup>th</sup>, March 16<sup>th</sup>, April 20<sup>th</sup>, May 18<sup>th</sup>, June 15<sup>th</sup>, July 20<sup>th</sup>, August 17<sup>th</sup>, September 21<sup>st</sup>, October 19<sup>th</sup>, November 16<sup>th</sup> and December 21<sup>st</sup>.

Please call the office with additional questions at 703-729-6680 or email [info@afhoa.net](mailto:info@afhoa.net).

### ESTATE PLANNING WILLS, TRUSTS, PROBATE ADMINISTRATION And TRUST ADMINISTRATION



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[mbabirak@babirakcarr.com](mailto:mbabirak@babirakcarr.com)

[www.babirakcarrestateplanning.com](http://www.babirakcarrestateplanning.com)

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# Patriot Disposal Frequently Asked Questions

**Patriot Disposal** is the Association's Trash Collection service provider and is under contract until 2027 and includes twice-per-week trash collection and once-per-week recycling.

**Phone:** 1(703) 257-7100 and **Fax:** 1(703) 368-1469

**E-mail:** [customerservice@patriotdisposalservices.com](mailto:customerservice@patriotdisposalservices.com)

**Postal Address:** PO Box 3219, Manassas, VA, 20108

**Regular Trash Collection** occurs Mondays & Thursdays from 7 AM – 6 PM.

**Regular Recycling** occurs Mondays only from 7 AM – 6 PM.

**Yard Waste Collection**, Mondays – March 1 to December 31 (Yard waste placed at the curb in January & February is disposed of as trash.)

**Special Pick-up** – Items must be scheduled with Patriot Disposal 1 (703) 257-7100. Please send an email to [Covenants@afhoa.net](mailto:Covenants@afhoa.net) to notify the Association that your special pick-up has been scheduled and include the date of the pick-up.

Loudoun County Regulations prohibit the collection of the following:

Liquids of any kind, asbestos, ammunition, fuel tanks, hazardous waste, infectious or medical waste, petroleum-contaminated soils, radioactive waste, dead animals, manure, acids, caustics, explosives, or other dangerous items, or any items too large or too heavy to be safely loaded.

## What is my collection time?

Residential collection times vary; our crews begin at 7:00 a.m. The exact time that the truck arrives at your home will vary, therefore, we advise homeowners to have all items out at the curb the night before your collection day.

## What items are unacceptable for collection from the curbside?

Regular household trash is refuse generated as a result of normal everyday living in the home. Some materials do require alternative methods of disposal. For a list of acceptable vs. non-acceptable materials, please visit the County website at <https://www.loudoun.gov/127/Waste-Management> or the Association website at <https://ashburnfarmassociation.org/trash-storage-collection/> for more details.

## What am I permitted to place in my recycling container?

In accordance with County recycling regulations, materials that are acceptable for curbside recycling include:

- Metals: aerosol cans, aluminum foil and trays (must be clean), aluminum cans
- Paper: books, boxes (cereal/cracker/frozen food boxes), cardboard, cartons (juice, milk), catalogs, envelopes and mail, newspapers and newspaper inserts, shredded paper, phone books
- Hard Plastics and Lids: bottles, buckets and pails, food containers (must be clean), jugs, plastic cups, plates, and bowls.

The following items should not be placed in your recycling container:

- Plastic Bags or Liners
- Coat Hangers or Wire
- Diapers
- Drinking Glasses or Dishes
- Styrofoam Cups
- Plates
- Takeout Containers or Packaging
- Light Bulbs
- Needles

continued on page 12

continued from page 11

**What do I do if I have a large item to dispose of?**

Small furniture made out of fabric and/or wood and bed frames may be put out for collection with your regular trash. However, larger items such as furniture, mattresses, carpet and appliances require special handling. Please call the office to set up a special pickup, additional fees may apply.

Patriot Disposal is prohibited from collecting carpet, plywood, 2x4s and other items that are considered to be construction debris with the regular trash. If you have any items for collection that are the result of remodeling or rebuilding, please call the office. We may be able to schedule a pick-up of these items for an additional fee.

**What is yard waste?**

Yard waste is defined as grass clippings, leaves, or bush/hedge trimmings resulting from normal maintenance of your yard. Please place your yard waste on the curb in brown paper yard waste

bags or un-bagged in a personal container clearly marked 'yard waste' on both sides of the container.

Patriot Disposal will also collect tree trimmings so long as they are cut into four-foot lengths, with each limb or piece of brush no larger than four inches in diameter and tied in small bundles with rope or twine. Each bundle can be no larger than two feet in diameter.

Yard waste does not include stumps, rocks, dirt, sod, gravel, mulch, whole trees, or clean-up from storm damage. Collection of these items may be provided for an additional charge. Customers who have any of these items for removal should contact our office for an estimate.

Patriot Disposal collects yard waste that is on the curb throughout the entire year in accordance with County regulations. For more information about set-out requirements and pickup days, please contact our office.

**Do you take moving boxes and if so, how many can I put out for collection at one time?**

Yes, we do take moving boxes. To be recycled, the boxes must be flattened to 4 feet by 4 feet pieces. We will take approximately 30 boxes per home per pickup.

**What is your holiday collection policy?**

There is no trash or recycling collection on Thanksgiving Day, Christmas Day, New Year's Day, or any other collection day when the refuse and recycling facilities are closed. If a designated collection day falls on one of these holidays, trash collection service will resume on your next regularly scheduled trash collection day, and recycling collection service will resume on your next regularly-scheduled recycling collection day.

In observance of Memorial Day and Labor Day, our office will be closed however, our crews will continue regularly scheduled trash and recycling collection. To ensure collection on these holidays, please have your containers curbside the night before.

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## ASHBURN VOLUNTEER FIRE & RESCUE



## Jan 2023 Newsletter

Happy New Year, 2023!! Why not allow yourself the possibility to explore something new - volunteering with AVFRD in the New Year. Come be part of our long-standing tradition of Neighbors Helping Neighbors - put yourself in the picture!

- Volunteer Firefighters and EMTs needed
- Free Training Provided/Uniforms & Personal Protective Gear Provided
- Vehicle Property Tax Reduction/Loudoun County Vehicle License Fee Waiver
- Retirement Program Benefits/Tuition Reimbursement
- Administrative Volunteer opportunities are also available

<https://ashburnfirerescue.org/volunteer/volunteer-form/>

Prospective member meeting last Tuesday of every month at 7 pm

See what one of our volunteers has to say about her experience: Go to: <https://www.ashburnmagazine.com/neighbors/shes-miss-virginia-usa-and-a-local-first-responder-meet-ashburns-kailee-horvath/>

Save the Dates:

Mar 4 - Chili Cook-Off time: 12:00 to 4:00 pm (Rain Date Mar 11, 2023).

Old Ox Brewery. Sponsorships are available: [maryann@oldoxbrewery.com](mailto:maryann@oldoxbrewery.com).

Mar 12 - Pancake breakfast - [ashburnfirerescue.org/events](https://ashburnfirerescue.org/events)

## THE 2023 FOAL WINTER BOOK SALE!

The Ashburn Library

43316 Hay Road, Ashburn VA 20147

JANUARY 27th-29th 9am-5pm

(Presale: Jan 26<sup>th</sup>, 5pm-8pm \$15 entrance)

DONATIONS BEGIN JANUARY 13th

(donations are accepted during regular

Ashburn Library hours)

## Ashburn Library Children's Programs

### Children's Programs

\*\* The Winter Reading Challenge continues through Jan. 21

Pre-K Skill Builders continues every Friday from 10 a.m.-noon

Jan. 3 STEAM Club Jr: Who Hibernates? 4 p.m., grades K-2

Jan. 5 STEAM Club: Experiments with STEMtree, 4 p.m., grades 3-5

Jan. 10 Kids' Journaling Club, 4 p.m., grades 2-5

Jan. 12 Art at the Library: Tech Art, 4 p.m., grades K-5

Jan. 17 My First Book Club, 4 p.m., grades K-1

Jan. 18 Graphic Novel Book Club, 4 p.m., grades 4-5



Jan. 19 Geronimo Stilton Book Club, 4 p.m., grades 2-3

\*\* Jan. 21 Season of Cozy crafts and cocoa, 3 p.m., grades K-5

Jan. 31 Lego Creators, 4 p.m., grades K-5

### Adult:

Jan. 11 Historian Jim Lewis: Night of the Assassins, 2 p.m.

Jan. 11 Truly Wicked Horror: Found Footage (Horror Club), 7 p.m.

Jan. 14 Death Café for Pet Owners, 2 p.m.

### Book Groups

Jan. 3 Adult Book Club, 7 p.m.

Jan. 4 Adult Book Club: Book to Art, 7 p.m.

Jan. 10 Non-Fiction Book Club, 10 a.m.

### Arts/Crafts:

Jan. 5 Paint with Acrylics, 7 p.m.

Jan. 7 Ashburn Art Exhibit, 10 a.m.

Jan. 12 DIY: Bookbinding, 6 p.m.

Jan. 18 Common Threads Knitting Club, 11:30 a.m.

Jan. 22 Live Music: Anthony Stoika Solo Vibraphone, 2 p.m.

Jan. 26 Portrait Sketching Class, 7 p.m.

### ESOL:

Conversation Group, Tuesdays, 7 p.m.

Conversation Group, Thursdays, 10 a.m.

Jan. 23 ESOL: One-On-One Tutoring Registration, 9:30 a.m.

Jan. 26 ESOL Book Discussion Group, 10 a.m.

### Teens:

Teen Study Corner, Wednesdays @ 4:30 p.m.

Jan. 5 Creative Writing Workshop, 6 p.m.

Jan. 19 Anime Club, 6:30 p.m.

Jan. 25 D&D Club, 6:30 p.m.

For full details on all LCPL programs and activities visit: [library.loudoun.gov](https://library.loudoun.gov)

## Community Ponds and Fishing

Ashburn Farm has five ponds in the community: Summerwood Pond, Windmill Pond, Gardengate Pond, Chokeberry Pond, and Breezyhill Pond. The ponds serve a dual purpose; primarily acting as stormwater retention ponds but are stocked and maintained so that they are great places to do some catch-and-release fishing. The ponds are stocked with Large Mouth Bass, Channel Catfish, Red Ear Sunfish, Blue Gill, and Flathead Minnows. A worm bin was built as an eagle scout project by Mr. Zach Silvasy on the southern side of Windmill Pond. Please help yourself. Left-over worm bait can be put in the worm bin to help keep it stocked. Other live bait must not be released.

Triploid Grass Carp are also stocked to help naturally reduce aquatic vegetation. You can sometimes catch these large fish sunning themselves in shallow water, with their dorsal fin protruding from the surface. Please do not attempt to catch these fish. These fish are easily stressed or injured and are necessary for the health of the ponds.

Additionally, there are numerous species of turtles that call the ponds home, including Eastern Painted Turtles, Red Eared Sliders, and Snapping Turtles. Please do not attempt to catch the turtles and just enjoy them from a distance.

The ponds and natural areas nearby attract many types of birds and other wildlife. Red-Winged Black Birds, Mallard ducks, and Great Blue Herons can often be seen when visiting the ponds. Rails and Egrets are infrequent visitors.

Fountains are installed at Windmill, Chokeberry, Breezyhill, and Summerwood Ponds that help to improve the health of the pond via churn & aeration. Additionally, Windmill & Chokeberry ponds have aerators that pump air into the water similar to an aquarium to help improve the oxygen saturation of the water which can be affected by heat, rain, etc. and create fish kill events. Gardengate Pond is also aerated via a solar-powered aerator from Pond Hawk, which improved the condition and aesthetics of that pond where a utility connection was cost-prohibitive.

- All Association ponds are “catch and release”. These being stormwater retention ponds, fish caught from them should not be consumed.
- Please be considerate if you snag your line and try to retrieve as much of it as possible. Trash cans are provided.
- Wading, swimming, or boating is prohibited. People that are wading, swimming, or boating is trespassing.
- Pets are not permitted to roam free in the ponds or on the shore areas. Loudoun County leash laws dogs are leashed.
- A fishing license is required for 16 years or older. For information on fishing licenses, visit <https://dwr.virginia.gov/licenses/>.
- Ice Skating, sledding, etc. are not permitted on the ponds when frozen, and we ask that you contact the Loudoun County Sheriff’s Office (703) 777-1021 if someone is seen on the ice.



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Your Neighborhood Realtors

Deb McLoughlin 571-421-6530  
Roe Sommer 703-919-7012  
mcloughlinandsommer@gmail.com

Century 21 Redwood Realty  
44095 Pipeline Plaza, #300  
Ashburn, VA 20147  
703-790-1850



Scan For A Free  
Home Evaluation







# Christmas Card Contest Winners

CONGRATULATIONS



Age 6 & Under- Amari

Age 5

"A Very Yoda Christmas to You"

Merry Christmas



Age 7 to 9 - Grant

Age 8

"Penguin Snow Day"

Merry Christmas!



Age 10 & Up and

Best Overall -

Saketaram

Age 11

"A Merry Grinchmas to All"

MERRY CHRISTMAS





# Holiday Decoration Contest Winners

1<sup>st</sup>



21229 Haystack Court

3<sup>rd</sup>



43087 DiFrank Court

2<sup>nd</sup>



43217 Wayside Circle

Thank you to all of the residents  
who participated in the annual  
holiday decoration contest!

**Congratulation!**

We are excited to see next years  
participants!

Honorable Mention



21318 & 21322 Thimbleweed Court



## Advertising Information and Specifications

The following information lists the specifications for display advertising in Across the Fence. All advertising is due (copy and payment) by the **10th of the preceding month** of the issue.

Size	Price/mo	Extended Contract*
1/8 Page	\$125	\$112.50/mo
1/4 Page	\$225	\$202.50/mo
1/2 Page	\$400	\$360/mo
Full Page	\$850	\$765/mo
<b>Inside Cover</b>		
1/4 Page	\$235	\$211.50/mo
1/2 Page	\$440	\$396/mo
Full Page	\$925	\$827.50/mo

*\*Extended contracts refer to advertising commitments for a period of six months or more.*

*Pre-payment of the term is required in order to take advantage of the extended contract discounts.*

An Insertion Order Form must be submitted with ad. Forms are available at the Association Office or via fax and our website. Advertiser must provide in digital form (PDF or TIF files only, PC formatted). Ad are run in full color. Ads will run as-is; no alterations will be made by the Association. Ads exceeding the proper size reserved will not run.

### Space Reservation and Payment Requirements

Ad space is limited and reserved on a first come-first served basis. Payment in full is due for ad space before the deadline (except for extended term contracts - these are due at reservation). We do not bill - pre-payment of ad space is mandatory. **Make checks payable to: Ashburn Farm Association.** If payment is not received by the deadline, the space becomes forfeited. We will not refund payment due to missed deadlines for copy. Copy submitted must meet the required specifications. We will not be held responsible if copy is not submitted by the deadline even though payment has been received.

Advertising copy and payment can be mailed to: Ashburn Farm Association

Attn: Kristen Cornwell, Editor  
21400 Windmill Drive  
Ashburn, VA 20147

*Note: The Editor reserves the right to reject any advertisements for any reason. Ads that are deemed inappropriate or distasteful for this publication will not be run. No political advertising permitted. Advertising orders cannot be canceled after the deadline without prior arrangements. Questions can be forwarded to [kcornwell@afhoa.net](mailto:kcornwell@afhoa.net) or 703-729-6680.*

## Great Snow and Ice Removal Hacks

When it comes to removing snow and ice, there are some quick and easy tips to make your life easier. Here are 10 great snow removal hacks to try this winter.

### Use Cooking Spray

When the heavy, wet snow proves challenging to shovel, spray some cooking spray on your shovel. It will help you move through the snow quickly and prevent it from sticking to your shovel. To avoid a mess, just remember to wipe the ice shovel tool down before you store it back in the garage.

### Set a Schedule for Snow Removal

When it comes to snow removal, one of the worst things you can do is to wait until it stops snowing. Instead, set a schedule to shovel lightly every one to two hours, depending on how long the snowfall is supposed to last.

### Wear Socks Over Your Shoes

Need some more traction when shoveling? Try wearing a second pair of socks over your shoes or boots

when doing your snow removal. You'll be less likely to fall when shoveling on icy pavement.

### Smart Snow Blowing

The best method to snow blow your driveway is to start in the middle and throw the snow toward one edge of the driveway. Then, make a U-turn and come back down the other side and continue to alternate. This way you won't have to adjust the chute as often and shouldn't need a second pass.

### Use a Shovel Attachment

Add an ice shovel back-saver attachment to your list of best tools. There are several on the market that allow you to take your favorite shovel and make it better by attaching the removable handle in a spot of your choice to get a better hand position. It can help reduce back strain.



For more tips, please check out <https://www.familyhandyman.com/list/10-great-snow-and-ice-removal-hacks/>.

### PRIVATE MATH TUTORING

I will tutor your math student in your home. Improve their abilities in middle school, SAT/ACT, high school, and college mathematics. Contact Steve Lubore, Ph. D. at 703-729-9248 or [gr82learn@comcast.net](mailto:gr82learn@comcast.net).

### Handyman Services

For repairs in your home. Small jobs and odds and ends. Plumbing, electrical, water heater replacements, bathrooms, and more... Free estimates. Call: 571-426-2126.

### ESTATE PLANNING: WILLS AND TRUST

Estate planning services, including a free 30-minute consultation to discuss your needs. Everything from basic wills and power of attorney to more advanced living trust. Please visit [www.hammelmanlaw.com](http://www.hammelmanlaw.com) or contact Melanie at [melanie@hammelmanlaw.com](mailto:melanie@hammelmanlaw.com) or 571-403-1869. EXCLUSIVE DISCOUNT FOR ASHBURN FARM RESIDENTS.

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(571) 437-4113

[yourhandyman01@yahoo.com](mailto:yourhandyman01@yahoo.com)

### HOW TO PLACE CLASSIFIED ADS

Classified ads (limited to 40 words maximum) must be received with payment by the 10th of each month for the following month's issue. To take advantage of the discounted rates for Ashburn Farm residents, you must provide an address and daytime telephone number to accompany your ad.

#### MONTHLY RATES:

- Resident Rates • Monthly - \$20.00
- Personal Ads FREE
- Non-Resident Rates • Monthly - \$35.00

#### ADS:

Please email ads to: [info@afhoa.net](mailto:info@afhoa.net)

#### FORM OF PAYMENTS ACCEPTED

Cash and checks are accepted as payment. Make checks payable to “Ashburn Farm Association.” No cancellations after the 15th of each preceding month.

#### MAIL TO OR DROP OFF PAYMENTS AT:

Ashburn Farms Association, 21400 Windmill Drive, Ashburn, VA 20147

#### FOR MORE INFORMATION CONTACT:

Editor: Kristen at 703-729-6680 or [info@afhoa.net](mailto:info@afhoa.net)

**Please Note:** Neither the Ashburn Farm Association,

its Members, or the Board of Trustees recommends or endorses any advertiser. The Ashburn Farm Association reserves the right to decline any advertisement for any reason deemed appropriate. Submitted materials are the author's opinion and do not reflect the views of Ashburn Farm Association, its Members, or the Board of Trustees. For the sake of clarity or length, the Editor or General Manager may edit articles.

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MLK "I Have A Dream" Committee presents:

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Live Stream Celebration & Program**

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1. Visit [www.youtube.com](http://www.youtube.com). 2. Search @MLKMarchLeesburg. 3. Click on first item in search.  
4. Look for 2023 Celebration Live Stream starting at noon 1/16/23.

**PROGRAM AVAILABLE ON YOUTUBE  
@MLKMARCHLEESBURG AT 12 PM ON 1/16/23**



**MORE INFO: 571-331-4721 OR [THEMARCH@MLKLEESBURG.ORG](mailto:themarch@mlkleesburg.org)**



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## IN CASE YOU NEED A HAND...

### NON-EMERGENCY

Ashburn Fire .....	703-729-0006
Dominion Energy.....	888-667-3000
Fire Marshall .....	703-777-0333
Loudoun County Sheriff.....	703-777-1021
Loudoun Water (customer service.....	571-291-7880
Loudoun Water (after hours .....	571-291-7878
Poison Control .....	800-222-3333
State Police.....	703-771-2533
Washington Gas.....	703-750-9500

### ASHBURN FARM COMMUNITY

#### Snow Removal:

• VDOT Streets .....	703-383-8368
• HOA Streets.....	703-729-6680

#### Trash Service:

Waste Management (Patriot Disposal).....	1-703-257-7100
------------------------------------------	----------------

#### Condo Associations:

Sanders Mill Condos (First Service Residential) .....	703-385-1133
Ashberry Condos (Capital Property Management).....	703-707-6404
Westmaren Condos.....	703-729-8906
Camden Apartments.....	703-729-7800

#### Community Towing:

Community Towing (A's Towing and Storage).....	703-435-8888
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#### Financial Services:

Summit Management Services .....	301-495-0146
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#### Association Pools:

• Summerwood .....	703-729-9706
• Breezyhill.....	703-858-9831
• Windmill.....	703-729-9739

## IMPORTANT NUMBERS

### PUBLIC INFORMATION

Animal Control/Shelter .....	703-777-0406
Building Permits & Dev.....	703-777-0397
County Landfill.....	703-771-5500
DMV (VA).....	800-435-5137
DISH.....	888-656-2461
DirectTV.....	800-531-5000
Health Department .....	703-777-0236
Library (Ashburn) .....	703-737-8100
Loudoun Info .....	703-777-0100
Loudoun Hospital.....	703-858-6000
Miss Utility .....	800-552-7001
Metro .....	202-637-7000
Parks and Recreation .....	703-777-0343
Ridesharing.....	703-771-5665
Road Conditions.....	800-367-7623
School Board .....	571-252-1000
Statewide Highway Info.....	1-800-367-ROAD
Street Signs/Storm Drains .....	703-771-5666
VDOT .....	703-383-8368
Verizon Fios.....	888-553-1555
Xfinity/Comcast.....	800-934-6489
Wildlife Hotline (local).....	703-440-0800

### SCHOOLS IN ASHBURN FARM

Stone Bridge High School .....	571-252-2200
Trailside Middle School.....	571-252-2280
Sanders Corner Elementary School.....	571-252-2250
Saint Theresa Catholic School .....	703-729-3577

**Ashburn Farm Association**  
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**ASHBURN FARM**

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**703-726-8784**

**BRAMBLETON**

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Ashburn, VA 20148

**703-327-8471**

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