



# Across the Fence

The Ashburn Farm Community Newsletter

August 2022 | Volume 34, Issue 8 | Distribution 4,400





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# Across the Fence

The Ashburn Farm Community Newsletter

## LOOKING AHEAD

### Coming in September

- Assessments Due on the 1st
- The Board of Trustees Meeting September 6th
- The Architectural Review Board Meeting on the 8th
- The Budget and Finance Meeting on the 16th
- The Architectural Review Board Meeting and Hearing on the 29th

### IN OBSERVATION OF THE FOLLOWING HOLIDAYS, THE OFFICE WILL BE CLOSED:

**Monday, September 5th – Labor Day**

**Thursday the 24th and Friday, November 25th – Thanksgiving**

**Friday, 23rd, and Monday, December 26th – Christmas**

**Friday, December 30th – New Years**

Please contact the Association office to be added to our email blast for alerts about unscheduled closures and more! Email your request to [info@afhoa.net](mailto:info@afhoa.net) to be added today! You may also sign up for the email notification system via the Association website <https://ashburnfarmassociation.org/sign-up-for-community-communications/>.

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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: Homeowners  
 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
- Director of Operations William "Chip" Mathews** • maintenance@afhoa.net
- Architectural & Covenants Director Karen Lowe** • arb@afhoa.net
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\*Notary Public at Large for the Commonwealth of Virginia  
 (call for information or appointment; \$5/document)

## BOARD OF TRUSTEES

- PRESIDENT David Tighe** • bot@afhoa.net
- VICE PRESIDENT Scott Batchelder** • sbatchelder@afhoa.net
- SECRETARY Cary Hancock** • chancock@afhoa.net
- TREASURER Steve Lubore** • slubore@afhoa.net

## TRUSTEES

- Rich Oakley** • roakley@afhoa.net
- Doug Brewer** • dbrewer@afhoa.net
- Mark Fedak** • mfedak@afhoa.net

## COMMITTEES

- Architectural Review Board:** arb@afhoa.net
- Budget & Finance:** cjean@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 enforcing the rules and regulations of the Association. The staff cannot make or change rules nor can they make arbitrary exceptions to existing rules. We are happy to assist you with any questions you may have or provide information. The Association Office is open 9a.m. to 5 p.m. Monday through Friday.

## Ashburn Farm

## Assessments & General Information

### Collection Policy

Assessments are due 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 3 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.

## 2022 HOMEOWNER ASSESSMENTS

Assessments	2022 Monthly Fee
Public Street Homes (VDOT-maintained)	\$93.41
Private Street Homes (Association-maintained)	\$105.10
Condos & Apartments (Privately-maintained)	\$68.95

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. If you have not submitted a form, automatic payments are not set up. This payment option updates dues to the new amount every year; 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 directly at (844) 739-2331 to update the new amount.

**Automatic Bill Payment** - The homeowner sets up 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.**

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



## BOARD BRIEFS

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 July 5, 2022. Vice President, Mr. Scott Batchelder, called the meeting to order at 7:02 PM.

### APPROVAL OF MINUTES

**Motion to approve the June 7<sup>th</sup>, BOT meeting minutes as submitted; passed, (5/0/0/2).** Mr. Tighe & Mr. Oakley, absent.

### BOARD MEMBER COMMENTS

Dr. Lubore announced to the Board the sudden death of former member, Marc Ripperger. Mr. Cushman stated that Mr. Ripperger had been very active with the Board of Trustees, Budget & Finance Committee, and the Open Space Committee. The board expressed deepest sympathy to his family for the loss.

### PUBLIC FORUM –

Mr. Steve Metch spoke about parking on Windmill Drive; persons attending ball games at Crittenden Park are parking on the side of the road nearly to the Ashburn Farm Parkway intersection. He stated that he felt it should be limited. Mr. Cushman stated that the Association has received concerns over the past few months; reached out to a VDOT rep and provided photos taken by staff during some of the incidents. The rep reached out to others at VDOT.

Mrs. Ann Mullhall was present to provide detailed information relative to a fencing issue slated to be discussed during Executive Session. The Board thanked her for her input and explanation for clarification.

### APPEALS TO THE BOARD OF TRUSTEES

**Appeal of Townhome Temporary Fence Denial** – the homeowners, Mr. and Mrs. Zachman, were present online and had hoped to provide information relative to their appeal; technical difficulties on their end prevented them from being heard. Mr. Cushman summarized the background information; there was discussion and questions raised among the Board, which the homeowners were able to clarify and respond to via the online chat. **A motion to approve the temporary fence for six months from the date of application or until December 31, 2022; passed; (5/0/0/2).** Mr. Tighe and Mr. Oakley, absent.

### REPORTS TO THE BOARD OF TRUSTEES

**MANAGER'S REPORT** – reported by Mr. Cushman.

**Annual Off-Property Inspections** – inspections continuing; the rain is hampering them a bit, but they are moving right along.

**Solar Panel Update** – waiting on a final inspection for Windmill Community Center, Maintenance Shop, and the Pool House. The other two Pool locations have not yet been scheduled: possibly September time frame. Safety reasons/concerns prohibit the work being done while the pools are open. Work is expected to take approximately two weeks. A question was raised about why the work is taking longer than originally expected, supply chain issues and work hours given as possible reasons.

**Claiborne Parkway Line of Sight Improvements** – staff met with VDOT at Windmill/Claiborne Parkway to identify maintenance/line of sight improvements needed by the Association. Staff were also provided with sight line guidance of 600-1,000', which required transplanting, pruning, and routine maintenance of some landscaping

**Investment Firm & Member's Equity Transfer Update** – Dr. Lubore provided updates as of today that funds have all been transferred into the two accounts with Morgan Stanley. A reserve contribution from Summit Management of \$57,800.42 is deposited monthly to cover expenses. The transfer from the Undesignated Reserve Fund account has also been initiated.

**Ticket Reimbursement Request** – Mr. Cushman reported that a few community members received tickets for parking in a county lot or were towed for parking in private lots during the recent asphalt maintenance work. He provided the Board with a request from a community member who was ticketed for "parking during designated 'No Parking' hours" at a county facility during the period that parking lots had to be vacated during sealcoating and striping of streets/lots in designated townhome areas. No motion made or action taken by the Board

**IRS Standard Mileage Reimbursement Revision** – the revised standard was provided to the Board for information only.

### Architectural Review Board Meeting Minutes

No discussion or comments from the Board.

### Budget & Finance Meeting Minutes, Bank Balances, & Financials

See Manager's Report, Section 4, IV.

### Townhome Neighborhood Committee

Mr. Cushman provided the following on behalf of the Committee: focus is still on trash; parking issues are being fielded as they arise. The blue signs are hit

continued on page 6

continued from page 5

or miss and are starting to disappear. Ongoing trash and miscellaneous parking issues were discussed.

#### OLD BUSINESS

**Common Area Overnight Camping Request** – a draft of a policy with a request (like the Pavilion reservation request) was presented. Discussion followed. **A motion that we as a Board of Directors do not believe that camping after dark on common areas should be permitted; was tabled.**

**Association IT Committee Draft Charter**– Mr. Cushman provided a revised draft that incorporated input from the Board. Discussion and revisions were suggested. **A motion to approve the Information Technology Committee Charter with the changes as incorporated in Mr. Fedak's update; passed, (6/0/0/1).** Mr. Tighe, absent.

**2023 Draft Operating Budget** – the budget was published in the July newsletter: awaiting comments and input. Comments, input, and changes received will be incorporated or brought before the Board for discussion at the July 19<sup>th</sup> Board Meeting. There was discussion and input from the Board regarding topics to include: incorporation of savings from solar, Consumer Price Index (CPI), and Employee Retention Credit. **A preliminary motion to approve the budget subject to changes beyond our control, i.e., CPI, was tabled.** The 2023 Draft Operating Budget will be published on the Association website.

Prior to moving on, Mr. Fedak raised a question about updates on the dog park. Mr. Cushman stated he reached out last week but his contact with Loudoun County was on vacation; he will follow up.

#### NEW BUSINESS

**Architectural Design & Maintenance Standards Update – EV Charging Stations for Homes** – Mr. Batchelder stated he provided the ARB with Reston guidelines and what was provided in the meeting packet is their proposed standard. The Board consensus was to return the standard back to the ARB for further review and update.

**Architectural Design & Maintenance Standards Update – Single Family Driveway Extensions** – question was raised whether a Land Use Permit (LUP) through the Virginia Department of Transportation (VDOT) should be required before an Exterior Alteration Application for a driveway modification is accepted for review. Mr. Gibson related a story about his experience with a driveway extension. Staff to update language to include the addition of permit number requirement along with the requested apron type and will bring back to the Board.

**Stormwater Pond Nutrient Remediation Treatment – Motion to approve the Stormwater Pond Nutrient Remediation Treatment at a cost not to exceed \$21,000; passed; (6/0/0/1).** Mr. Tighe, absent.

**Temporary Easement Request – Dominion Power** Brief discussion about work request with clarification by Mr. Cushman. **Motion to approve the Temporary Easement Request from Dominion Power; passed; (6/0/0/1).** Mr. Tighe, absent.

#### INFORMATIONAL

**Association Delinquent Status Report** – Nothing new to report.

**Trash & Recycling Service Change – September 2022** – Association will be taking delivery of the 64 and 96 gallon cans/toters for Single Family homes in mid-August. New contractor, Haulin' Trash, to begin trash pick-up on Monday, September 12<sup>th</sup>. Association staff will soon begin notifying the community via website, email blasts, etc., to allow for the transition. There was a question about the cost to lease cans/toters for townhomes – 32 gallon will be \$45; 48 gallon will be \$55; and 64 gallon will be \$65; these are less expensive than Home Depot and come with a 12-year warranty. All leased Patriot Disposal cans/toters will be picked up. Details will be forthcoming. Townhome owners/residents will be provided with instructions about when/how to contact the Association if they want to lease new cans/toters. Mr. Cushman addressed a question about Single Family trash can/toters being provided vs. Townhomes providing or leasing their own directly. He stated this is directly correlated to the monthly/weekly trash fee assessment; Single Family homes pay a higher fee that includes the toter/cans rolled into the cost since all toters/cans provided are predetermined. Townhomes provide their own based on their need and storage means.

#### EXECUTIVE SESSION

· **Motion to go into Executive Session; passed, (6/0/0/1).** Mr. Tighe, absent, at 9:21PM

#### Architectural Design & Maintenance Standards Violations

· The Board exited Executive Session and resumed regular session 9:48 PM.

**Motion to approve the alternative plan, offered by the applicants; passed (5/0/0/2).** Mr. Tighe & Mr. Oakley absent. This plan is to step down the third and fourth fence panels, while allowing the first and second panels to remain. This is an exception to the Architectural Standards because the fence was removed from the retaining wall and lowered to be better anchored.

**Motion to initiate administrative foreclosure proceedings on the abandoned property, 43474 Postrail Square, due to non-payment of assessments; passed (5/0/0/2).** Mr. Tighe & Mr. Oakley absent.

#### ADJOURNMENT

**Motion to adjourn, passed, (5/0/0/2).** Mr. Tighe & Mr. Oakley, absent. Adjourned at 9:50 PM.

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



# 10 HELPFUL BACK-TO-SCHOOL TIPS FOR PARENTS

*Can you believe it is almost time to start school again? Here is a list of tips to help to be more prepared on the first day this year.*

Going back to school after the long summer is always a time of excitement. While your children may be overly excited or even a little bit worried about new teachers, new subjects and meeting their friends, the days before starting school again are always busy and stressful. Instead of rolling into school with no plan, we have compiled ten tips that will help to keep organized, create routines and support children to be their best at school.

## 1. Use a calendar

Your children will be better prepared for school when they can visually see when school will start again. A good idea is to hang a calendar in their room and let them mark off each day with a colorful pen until the new school year starts.

## 2. Start bedtime routines early

Children will need some time to get back to the sleeping pattern that they had before the summer holidays started. In order to make it easier for the kids to be awake early in the morning, parents can introduce the school sleep routine two weeks before school starts.

## 3. Back-to-school shopping

Pick a date to go school shopping with your children. This date should be set and organized some time in advance to have a relaxed shopping experience. Choosing their own school supplies, clothes, a backpack, or lunchboxes will engage children to take part in the activity and may increase their excitement about going back to school and using all the new things.

## 4. Make the unknown environment more familiar

If your children are worried about the fact that they will start school in a new environment such as having a new classroom or being taught by a new teacher ask the school if you can go on a tour. Let your child see the new classroom and ask if it is possible to meet the new teachers. Going on a tour will help the kids to become more familiar with the new place. It is also a good idea to have a conversation with them about all the positive aspects at school such as their favorite subject and the activities they love at school.

## 5. Prepare lunchboxes and keep them easy

Studies show that pupils who have breakfast function better at school and have more energy. In advance, ask your children about healthy food that they like to take to school. Maybe your child likes particular fruits or vegetables which you can pack as well as a healthy sandwich. You can also have a look at the school's cafeteria and see if it offers healthy snack options.

## 6. Find a 'go-to-school friend'

If your child walks or takes the bus to school and there are other children in the neighborhood who go to the

same school talk to the parents and ask them if the kids can walk or take the bus together. This way the kids will have more fun on their way to school and may share their worries and help each other to feel more comfortable going back to school.

## 7. Talk about homework

Children who understand the topics at school properly have more fun at school. Usually, good quality homework is key to understand topics and achieve good grades. Review the environment where your child does his or her homework: Is it quiet enough? Is there enough space? Besides the environment, it is also important to think about activities and Internet or TV usage. Do your children have enough time to do their homework and are they not distracted?

## 8. Deal with expectations

Older children will already have set themselves expectations they want to fulfill at school. Therefore, it is helpful to ask them what they expect about returning to school. It can help to read a story about children who go to school in order to start the conversation and to make it easier for kids to talk about their feelings. It is also important to ask kids if they have any questions or are unsure about anything. Let them know that other kids will be nervous as well and that teachers will help them to feel more comfortable.

## 9. Show them that you think about them

When getting lunch or a snack ready for school include a little note in the lunchbox to show your kids that you care and that you think about them during the day even if they are away.

## 10. Childcare after school

A parent should be at home to help the kids to get ready for school in the morning and to supervise them when they return. If this is not possible talk to your children that it is important to follow rules and listen to the adult supervising them.

<https://novakdjokovicfoundation.org/back-school-tips-parents/>



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Please congratulate your winning neighbor of 43523 Postrail Square, Jutta Levin, for being voted Yard of the Month for July.

Now through September, the Board of Trustees encourages residents and members of the Association to email pictures of the front yard for the nominees to [events@afhoa.net](mailto:events@afhoa.net). Please include the property address for each nomination.

Submissions must be received on the second Friday of each month to give residents time to vote using the online forum. Submissions received after the second Friday of the month will be added to the next month's voting list. The link to vote will be available on the Association's website; <http://ashburnfarmassociation.org/>, and a link will be provided in the email blast notification system. Association members will have one week to vote, and voting will close on the third Friday of each month.

The selected property will receive a gift card and a yard of the month sign placed on the front lawn for the month to recognize the achievement. A picture of the property will be prominently featured in the monthly 'Across the Fence' newsletter.

All single-family homes and townhomes in good standing are eligible. The winner will be notified before any sign is placed in their yard and arrangements made to pick-up the gift card.



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**DELIVERY NOTIFICATION**

Sign up for the community email notification system by scanning the QR code above for alerts about important dates, unscheduled closures, events and more!

Accept      Decline

If you have any questions call the Association office at 703-729-6680 or email [info@afhoa.net](mailto:info@afhoa.net)





# TRASH SERVICE CHANGE



## WHAT CHANGES ARE COMING?

Patriot Disposal Services' last service day is Thursday, September 8, 2022. The new trash company, Haulin' Trash, begins service on Monday, September 12th, 2022. Full details on toter and bin collection from Patriot and delivery from Haulin' Trash will be provided via our email blast notification system. If you are not already signed up to receive these emails, please send an email to [info@afhoa.net](mailto:info@afhoa.net) to request your email address be added to the distribution list.

Townhome residents may lease a Toter™ brand container from Haulin' Trash at the following rates:

- o 32 Gallon Toter-\$45
- o 64 Gallon Toter-\$60
- o 96 Gallon Toter-\$65

**ORDER  
YOURS TODAY!**

Please contact the Association to order your trash and recycling toter in advance by contacting the Association Office at 703-729-6680 or [info@afhoa.net](mailto:info@afhoa.net)

Single Family homes will receive new Toter™ brand 96-gallon trash & 64-gallon recycling containers. The cost of the toters and their maintenance is included in the Association's service contract with Haulin' Trash.

Leased containers provided by Haulin' Trash will be maintained throughout the Association's service contract but remain the property of Haulin' Trash.

\*Actual toter delivery dates will be announced as we get closer.

Trash & Recycling Collection Days will remain the same.

Trucks will be Rear-Loading (not Side-Loading)

Service Hours will remain 7AM – 6PM.



## ASSOCIATION BOARD AND COMMITTEE DATES 2022:

**The Board of Trustees** meets the first Tuesday of every month with the exception of July. 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.

*Meeting dates are as follows:*

*No meeting in August, September 6<sup>th</sup>, October 4<sup>th</sup>, November 1<sup>st</sup>, and December 6<sup>th</sup>.*

**The Architectural Review Board (ARB)** meets on the second and last Thursday of each month with the exception of November and December.

Additional information can be found on the Association website in the “For Homeowners” tab, under “Covenants and Restrictions” then “Architectural Review Board”, located at the top of the homepage.

*Meeting dates are as follows:*

*August 11<sup>th</sup> and 25<sup>th</sup>, September 8<sup>th</sup> and 29<sup>th</sup>, October 13<sup>th</sup> and 27<sup>th</sup>, November 10<sup>th</sup>, and December 8<sup>th</sup>.*

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

*Meeting dates are as follows:*

*August 19<sup>th</sup>, September 16<sup>th</sup>, October 21<sup>st</sup>, November 18<sup>th</sup>, and December 16<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).

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





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## FALL COMMUNITY

# YARD SALE

Saturday

**September 17th**

9:00 AM to 3:00 PM

**Scan QR Code for the registration process and full details of the event.**

Please contact the Association with any questions:



events@afhoa.net or  
703-729-6680



Registration Process







## BASKETBALL CHALLENGE

Are you on the **REBOUND** from another sport?  
 Stop **BOUNCING** around! Don't **PASS** up the  
 opportunity to take a **GOOD LOOK** at Basketball.  
 Never let someone **BLOCK** your attempt at taking  
 a **SHOT** at the **HOOP**. **SCORE** the basket even if  
 someone tries to **FOUL** up your play.  
 Remember these **THREE-POINTERS**:  
 See the ball • Share the ball • Be the ball

Register at [FSBL.org](http://FSBL.org) for the winter season!

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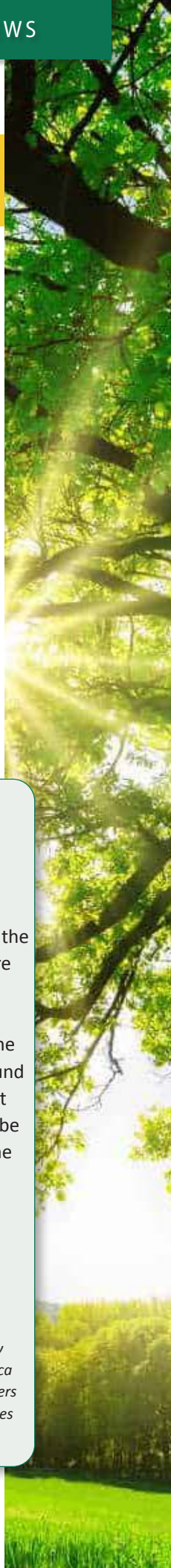




**ASHBURN VOLUNTEER  
FIRE & RESCUE**



**August 2022 Newsletter**



Ashburn Volunteer Fire & Rescue voted “Best Non-Profit 2022” by Ashburn Magazine

Volunteer Interest Meeting is Tuesday - August 30<sup>th</sup>, 7:00 p.m. to 9:00 p.m. Learn more about volunteering with AVFRD. Operations and Admin members are needed. Many benefits. For More details Visit: [ashburnfirerescue.org/go/volunteer/](https://ashburnfirerescue.org/go/volunteer/)

**Save the Dates:**

**September 11th - Pancake Breakfast - 8:00am-12:00pm** Details: [ashburnfirerescue.org/go/pancake](https://ashburnfirerescue.org/go/pancake)

**October 1st - 5k** - Come and join us again for this family-friendly event. For more details go to [ashburnfirerescue.org/events](https://ashburnfirerescue.org/events).

**October 9th - Open House** - Come out with family and friends to see what we’re up to.

<https://ashburnfirerescue.org/news-events/open-house/>

AVFRD is always looking for student volunteers! We offer high school students (ages 14 and older) opportunities to earn college application community service credit by volunteering at our events. If interested please visit our website: <https://ashburnfirerescue.org/go/student-volunteers/> As new opportunities are available, you will be notified via email.

**Founders Hall - Station 6, Ashburn Road** - With modern amenities and simple rental terms, this is the right choice for your event - big or small. Accessible, friendly, and fun for you, family, friends, and more! For more details go to: [founders-hall.com](https://founders-hall.com) or email: [info@founders-hall.com](mailto:info@founders-hall.com)

## 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). Ads 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 [kcornwel@afhoa.net](mailto:kcornwel@afhoa.net) or 703-729-6680.*



Save  
The  
Date

UPCOMING

EVENTS



Below is a list of a few upcoming events in the community. Be sure to mark your calendars and register when applicable.

Yard of the Month is happening NOW!

Don't forget to submit your nominees to the Association office by emailing a picture to include the address of the property to [events@afhoa.net](mailto:events@afhoa.net). Full details inside this edition!

Middle School Swim Night—Friday, August 19th from 6:00p to 9:00p. Registration is required, scan QR code to complete registration.



K9 Kool Off—Friday, September 9th from 5:30p to 7:15p. Registration is required, scan QR code to complete registration.

Please contact the Association if you are unable to access the registration forms via the QR code by email at [events@afhoa.net](mailto:events@afhoa.net) or stop by the office to register.

Registration forms will also be included in upcoming newsletters.

If you have any questions please call us at 703-729-6680 or email [events@afhoa.net](mailto:events@afhoa.net)



## Ashburn Library Children's August Programs

For all Storytime's please visit the LCPL website: [library.loudoun.gov](http://library.loudoun.gov)

### Children's Programs:

Every Friday Pre-K Skill Builders, 10 a.m. to noon, ages 3-5

Tuesday, Aug. 1 - Hundred Acre Wood Hung, 3 p.m., grades K-5

Thursday, Aug 3 - Bicycle Safety and Maintenance for Families, 3 p.m. grades K-5

Monday, Aug. 8 - Family Movie Night -- The Croods: A New Age, 7 p.m., all ages

Tuesday, Aug. 9 - Summer Cool Down, 3 p.m. grades K-5

Wednesday, Aug. 10 - Rock and Read with Tony M., 1 p.m. preschool-grade 3

Thursday, Aug. 11 - Under the Sea, 3 p.m., grades K-5

Saturday, Aug. 13 - Family Art Day, 3 p.m., all ages

Tuesday, Aug. 16 and 23 - Block Party drop-in 2-4 p.m., preschool to grade 5

Monday, Aug. 29 - Homeschool Open House, 1 p.m., grades K-5 with caregiver

\*\* We'll also have the very popular "Catch the Bus" program where kids can get on a school bus; information coming soon! \*\*



### Teen and Adult Programs:

Tuesday, Aug. 2 – Adult Book Club: Circling the Sun by Paula McLain, 7 p.m.

Wednesday, Aug 3. – Adult Art to Book Club: Loving Frank by Nancy Horan, 7 p.m.

Thursday, Aug. 4 – Portrait Sketching Class with Jyotsna Umesh, 7 p.m.

Wednesday, Aug. 10 – Teen Smash Brothers Tournament Qualifying Round, 3 p.m.

Thursday, Aug. 11 – Teen Marimo Moss Ball Aquarium (craft), 6 p.m.

Thursday, Aug. 18 – Teen Anime Club, 7 p.m.

Saturday, Aug. 20 – Guitarist Cristian Perez, 2 p.m.

Tuesday, Aug. 23 – DMV Connect, 9:30 a.m. to 3:30 p.m.

### ESOL Programs:

Tuesday, Aug. 23 – ESOL Conversation Group (Every Tuesday), 7 p.m.

Thursday, Aug 25 – ESOL Conversation Group (Every Thursday), 10 a.m.

\*\* For all Loudoun County Public Library programs and activities, please visit the website: [Library.loudoun.gov](http://Library.loudoun.gov) \*\*

## Your Community Contractor

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for entrusting us with your homes!

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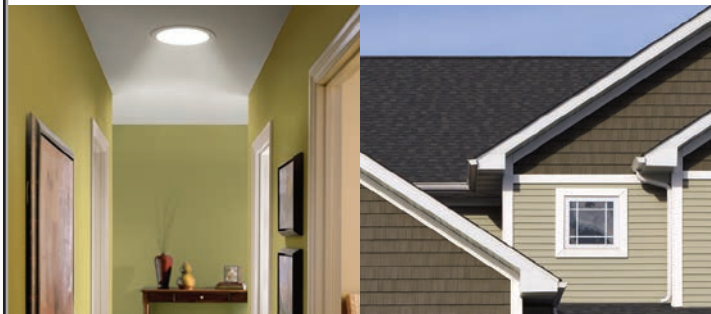
[www.dryhome.com](http://www.dryhome.com)



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*When you need someone you  
can count on, give us a call.*

**703.230.ROOF (7663)**





## Your Safety on the Trails

Ashburn Farm has more than twenty miles of asphalt trails that wind through the community and are the perfect place to take a scenic walk, bike ride, or enjoy nature. The trails are not only for community relaxation and enjoyment but provide important transportation routes interconnecting with other communities and the W&OD trail. Four pedestrian tunnels avoid surface road crossing to help keep users safe. The Association's trails connect to the W&OD Trail at multiple locations; near Trailside Park and the outdoor roller hockey rink, near Cherrystone Place & Wintersun Court, as well as near the end of Wild Meadow Court and off Meadow Overlook Place. The W&OD trail is maintained by Northern Virginia Parks and Recreation. The same safety etiquette should be observed on our trails as on the W&OD trail.

Each year the association budgets for limited trail restoration, maintenance, and improvements. Additionally, on an ongoing basis, the trails provide community services with dozens of trash cans and pet waste stations.

A community map that shows the streets, as well as common amenities, is available via <https://ashburnfarmassociation.org/community-map/>, or by following the included QR code; hard copies are also available at the Community Center & Office, on Windmill Drive.

Please remember that the trails are there for the enjoyment of everyone in the community and that the rules and requirements to use the trails are there to ensure that everyone has that opportunity.

### Here are some helpful reminders to make everyone's experience on the trails safe and enjoyable:

#### Be Aware

- Always travel to the right of center
- Travel slowly when the trail is congested
- Slow down and use caution near corners, when entering tunnels and approaching or overtaking other trail users
- Be sure to look for trail users approaching from the opposite direction before passing
- Abide by all posted signs
- Be alert to changing trail conditions
- Do not approach wildlife
- Stop and look both ways before crossing roads
- Headphones limit your awareness, so it's a good idea to leave one out so you can remain aware
- Walk with a buddy

- The trails close at dark. Anyone using the trails in low light should wear bright colors and bring a light source.

#### Show You Care

- Be courteous to other trail users
- Children, animals, and other trail users may act unpredictably, pass with care
- Cyclists and non-pedestrians should give a clear, polite signal with voice, bell, or horn at least 2-3 seconds before passing
- Allow maximum distance between you and other trail users when passing
- Pedestrians have the right-of-way; all others must yield
- Keep pets on a short leash and under control at all times; the best place for pets is on the right side of the trail, next to their owner.
- Be sure to pick up any dog waste and dispose at any of the nearby dog waste cans
- Do not block the trail when stopped; move to the side away from traffic
- Do not stop on or fish from bridges

#### *Please Remember:*

Motorized vehicles are not allowed on the trails, except for Association maintenance activities. Please report any unauthorized motorized vehicle use to the Association at [Covenants@afhoa.net](mailto:Covenants@afhoa.net) and/or by contacting the Loudoun County Sheriff's Office Non-Emergency number at (703)777-1021. Loudoun County Sheriff's Office, Loudoun County EMS & Fire, and others authorized by the Association are excluded from this policy.

Please report all dangerous trail situations or maintenance needs to the Association office at (703) 729-6680 or [info@afhoa.net](mailto:info@afhoa.net).



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



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Attorney at Law  
BABIRAK CARR, PC  
47539 Coldspring Place | Sterling, VA  
703.406.4600  
[mbabirak@babirakcarr.com](mailto:mbabirak@babirakcarr.com)

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



## 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** →



## 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

### SNOW REMOVAL:

• VDOT Streets .....	703-383-8368
• HOA Streets .....	703-729-6680
Waste Management (Patriot Disposal) .....	1-703-257-7100
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 (Alls Towing and Storage) .....	703-435-8888
Summit Management Services .....	301-495-0146

### 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



### 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.

### Lawn Care and Landscaping Services

Trust your lawn care or landscaping project to us. Current list of services can be found on [ridge-infinity.com](http://ridge-infinity.com). Please email [ryan.irvine@ridge-infinity.com](mailto:ryan.irvine@ridge-infinity.com) or call/text 443.864.6061 for a free quote. We look forward to working with you!

### 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.

### Interior Design Services

Ready to revitalize your home? Let us refine your space with your existing furnishings and give you a fresh look or update with new paint colors, artwork, accessories, window treatments, blinds, or furniture. We also stage homes for resale. Contact Ginger at GB Interiors 571-442-2773 or Kay at 703-850-3441.

### Superior Landscaping, Inc.

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### Academic Counseling and Mentoring for Teens

I provide academic counseling - including SAT/ACTs and college applications and essay prep - and life skills mentoring for teens and young adults. For a free consultation contact Matt Douglas at 908-500-5116 or at [lifecoachingsd@gmail.com](mailto:lifecoachingsd@gmail.com). Visit [www.lifecoachingsd.com](http://www.lifecoachingsd.com) for more!

### PRIVATE PIANO LESSONS

Anastasia Feigles is an accomplished pianist and teacher, with Bachelor's and Master's degrees in piano. A few openings remain for the fall —for children and adults! 571.258.7161 [imafeigles@gmail.com](mailto:imafeigles@gmail.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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**To help ease any financial burden, we offer:**

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**We also offer:**

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- ✓ Vaccinations
- ✓ Surgery
- ✓ Nutrition Counseling
- ✓ Digital Radiography
- ✓ Ultrasound
- ✓ Herbal and homeopathic medicine

**ASHBURN FARM**

43330 Junction Plaza Blvd.,  
Suite 172  
Ashburn, VA 20147  
**703-726-8784**

**BRAMBLETON**

42385 Ryan Rd., Suite 112  
Ashburn, VA 20148  
**703-327-8471**

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