



JUNE 2021
Volume 33, Issue 6

Across the Fence

The Official Publication of the Ashburn Farm Community

Board of Trustees meeting is on June 8th, 2021



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Helpful Numbers & Email Addresses

Association Office

(P) 703-729-6680
(F) 703-729-0247
e-mail: info@afhoa.net

Patriot Disposal

(P) 1-703-257-7100
e-mail: customerservice@patriotdisposalservices.com

Summit Management

(P) 301-495-0146
(F) 301-933-2625
e-mail: accounting@summitmanage.com

Al's Towing and Storage

(P) 703-435-8888

Breezyhill Pool

(P) 703-858-9831

Summerwood Pool

(P) 703-729-9706

Windmill Pool

(P) 703-729-9739
e-mail: pools@afhoa.net

VDOT & State Services

State Highway Info

(P) 800-367-ROAD

Report a Road Condition

my.vdot.virginia.gov

State Police

(P) 800-572-4510

VDOT Snow Removal

(P) 703-383-8368

Ashburn Farm Condos & Apartments

Ashberry Condos

(P) 703-707-6404

Camden Apartments

(P) 703-729-7800

Sanders Mill Condos

(P) 703-385-1133
(FirstServiceResidential)

Westmaren Condos

(P) 703-729-8906
(Laurie O'Donnell)

Ashburn Post Office

(P) 703-406-6291
e-mail: fast@usps.gov

Ashburn Volunteer Fire/Rescue

(P) 703-729-0006

Association Committee Dates 2021:

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

Meeting dates are as followed:

June 8th, July 6th and 20th, September 7th, October 5th, November 2nd, and December 7th.

- **ARB (Architectural Review Board)** meets *the second and last Thursday of each month*. Additional information can be found on the Association website in the "For Homeowners" tab, under "Architectural Review Board and Association Standards", located at the top of the page.

Meeting dates are as followed:

June 10th and 24th, July 8th and 29th, August 12th and 26th, September 9th and 30th, October 14th and 28th, November 11th and December 9th.

- **Budget and Finance** meet *the third to last Friday of every month*.

Meeting dates are as followed:

June 18th, July 16th, August 20th, September 17th, October 15th, November 19th and December TBD.

Please call the office with additional questions at 703-729-6680.

Single Family & Townhome Parking

The Association has received concerns regarding the reoccurring parking of vehicles on adjacent/neighborhood streets, as opposed to the vehicles being parked on the street where the vehicle is registered, or the owner resides. We understand that convenient safe parking is often at a premium and that each single family and townhome street is unique.

While some neighborhoods / streets have ample parking, others do not. This issue is unfortunately affecting both the single-family homes on VDOT/County maintained streets as well as townhomes, which reside on Association owned and maintained private streets. Association Members living in single-family homes are affected by people that park along the curb of a VDOT street as a means of storing an extra vehicle, long or short-term guests / friends, as well as people that are just parking along the public street who do not live nearby; whereas townhome neighborhoods have a varied mix of assigned / reserve parking, as well as some open / curbside parking. Whether the vehicles are commercial, recreational, or simply a passenger vehicle, it is understandable that if they are regularly parked in front of someone else's home, it may inconvenience that homeowner.

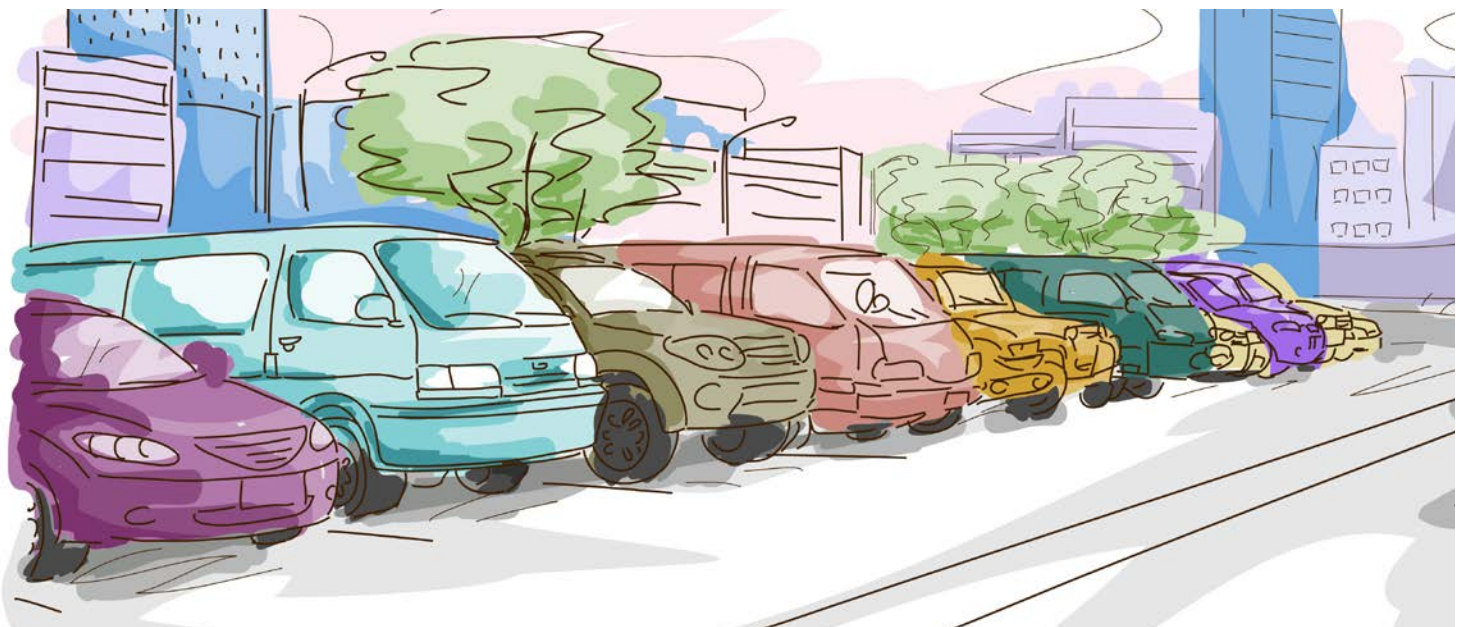
That being said the purpose of this brief article is to bring awareness to the issue and, more importantly, to enlighten those who may be uninformed of the impact parking two or three cars along the public curb in front of a neighbor's home may have and how it might infringe on their ability to park one car along the curb near their home vs. across

the cul-de-sac, which is then blocking another neighbor's road frontage.

Unfortunately, the Association has little ability to affect parking behavior on VDOT streets as the major components of the Association Parking Policy regulate the private streets owned by the Association. The Association does enforce its parking policies on Association owned private streets but works to balance the effort / time required to patrol eighteen neighborhood streets and the 300 open parking spaces, amongst the 900 reserved parking spaces with the frequency and severity of the concerns reported to the Association.

Non-safety related parking enforcement is concern initiated. When the HOA receives a concern about an issue it investigates and responds as the various policies prescribe. However, on VDOT roadways the Association must rely on Loudoun County Sheriff's Office and the laws/ordinances and definitions applicable on VDOT roadways.

The parking issues for both the single family member as well as the townhome members of the Association could be drastically improved by being conscientious of the fact that parking is a shared resource and should not be monopolized by anyone, so it is available to everyone. Please consider friends and neighbors when parking someplace other than in front of your home.



Across the Fence

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

Editor – Kristen Cornwell

Jeremy Cushman – General Manager

David Tighe – President, Board of Trustees

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DEADLINES:

Display Advertising – 10th of the preceding month

Classified Advertising – 10th of the preceding month

Committee Reports/Community News – 15th 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.

Jeremy Cushman – General Manager

William "Chip" Mathews – Director of Operations

Karen Lowe – Architectural & Covenants Director

Chrissy Gier – Covenants Department Support Staff

Rachel Hess – Covenants Inspector

Cheri Jean – Financial Coordinator

***Kristen Cornwell** – Editor and Administrative Assistant

Marie Walton – Administrative Assistant

**Notary Public at Large for the Commonwealth of Virginia
(call for information or appointment; \$5/document)*

Ashburn Farm Association

21400 Windmill Drive

Ashburn, Virginia 20147

Phone: 703-729-6680, Fax: 703-729-0247

Email: info@afhoa.net

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 entitled 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.

Further Information

Please feel free to contact Summit Management Services for further information or with any questions you may have about your assessment account.

Summit Management Services, Inc.

www.summitmanage.com

Phone: 301-495-0146

accountsreceivable@summitmanage.com

Ashburn Farm Board of Trustees

The Board of Trustees is an all-volunteer resident group that is responsible for interpreting the covenants and rules governing Ashburn Farm. Board of Trustees meetings are held on the first Tuesday of every month at 7:00 p.m. at the Windmill Community Center located on Windmill Drive. All Ashburn Farm homeowners are encouraged to attend.

David Tighe – President

Scott Batchelder – Vice President

Cary Hancock – Secretary

Steve Lubore – Treasurer

Rich Oakley – Trustee

Doug Brewer – Trustee

Mark Fedak – Trustee

Board Briefs



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

The following Meeting was held on May 4, 2021. President, Mr. Tighe, called the meeting to order at 7:00 PM.

The Board Members provided the following comments:

Mr. Fedak – asked when would be a good time to talk about our process for reviewing official Board notices going out from Association? Mr. Tighe responded that it would be addressed during Executive Session.

Mr. Hancock – addressed a question to Mr. Cushman relative to what is going on with the walkway and storm drain near the Association ball field, where warning tape indicates a hazard? Mr. Cushman responded that it is getting a handrail; goal is before the end of May.

Mr. Batchelder – mentioned his wife would like to be on the committee to research the viability of a Dog Park. (Open Space Committee). Mr. Batchelder requested the information and comments from previous research and proposal. Dr. Lubore provided background/history of Open Space Committee and Dog Park's developed, or being developed, by Loudoun County. There was discussion among the members about the Open Space Committee.

Mr. Tighe - advised the Board about his conversation with and findings from the Attorney about approval of Annual Meeting Minutes. Since the Annual Meeting is a meeting of the Members, the meeting minutes are to be approved at the next meeting of the Members, which occurs the following year. Mr. Tighe clarified the difference between the Annual Members Meeting and the Monthly Business Meeting of the Board. **Action** - Mr. Tighe will forward the email to the Board.

APPROVAL OF MINUTES

Mr. Tighe asked for a motion **to approve the April 6th, 2021 final meeting minutes as submitted**; Mr. Hancock made the motion; Mr. Batchelder seconded the motion. The **motion approved (5/0/0/0)**.

PUBLIC FORUM

21111 Deep Furrow Court was raised; Mr. Cushman provided a brief status. The owner of record for the property remains Francis Gau and is currently being managed by BLM LLC for the Department of Housing & Urban Development who is acting as custodian. Once

there is a new owner of the property, the Resale Disclosure will note all violations on the property.

APPEALS TO THE BOARD

• **43550 Coal Bed Court, Appeal of Resale Disclosure Fee** – Discussion among Members for understanding of request. Motion to deny request to not pay disclosure because the house did not sell was made by Dr. Lubore, seconded by Mr. Hancock; **motion passed (5/1/0/0)** (Mr. Batchelder opposed)

• **20958 Timber Ridge Terrace #101, Appeal of Late Fee Penalty** – Homeowner present virtually to address Board relative to certified letter received and late fees on account; discussion about payments, schedule, and late fees. Action - Mr. Cushman to provide a detailed printing of account to homeowner. Motion to table this issue to a future meeting was made by Mr. Batchelder and seconded by Dr. Lubore; **motion passed (6/0/0/0)**.

• **21099 Raintree Court, Appeal of Architectural Review Board Denial** – Homeowner was present to address Board. He provided detail of previous work to try to improve the lawn in shady area of backyard. Discussion ensued. Dr. Lubore made a motion to approve the appeal, seconded by Mr. Hancock. Further discussion of Board and homeowners. Action – Mr. Batchelder and Mr. Fedak to discuss the topic with the ARB. Mr. Hancock proposed an amendment to motion for a special exception to approve the installation of artificial turf at 21099 Raintree Court made by Dr. Lubore, seconded by Mr. Hancock; **motion passed (6/0/0/0)**.

• **43471 Postrail Square, Appeal of Notice to Remove Modification from Common Area** – Homeowners were present to address Board. Ms. Fleming provided a history of the work and Exterior Application Approval for original and completed work. Dr. Lubore made a motion to approve the appeal to not remove modification from Common Area at 43471



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Continued on page 11...

Above Ground Pool Policy

The Association Board of Trustees voted to suspend enforcement of the above-ground pool restrictions on single family lots for calendar year 2021.

The Association will require that you comply with all state and local laws regarding swimming pools on private property as well as that you consider neighboring properties and the impact that noise, light, and the constant presence of water may have on their property, as well as consideration as to where you drain the pool at the close of the season.

Loudoun County and the Association require that pools be surrounded by a fence to prevent unintended access to the pool and that all reasonable safety measures required for above-ground pools are taken to ensure general pool safety measures.

Use of the pool, pool lighting, etc. should end at 10 PM to minimize the disturbance to neighboring properties.

Loudoun County and the Association requires that the owners ensure no chlorine is present in the water drained from the pool. Ensuring all of the chlorine has evaporated from the pool water is easily accomplished using the same testing equipment used to set the pool water chemistry. The Association requests that you drain your pool slowly using nothing larger



than a garden hose to siphon the water from the pool. Homeowners are encouraged to utilize their own property and common area to enable them to get within five feet of the nearest storm drain. If a storm drain is not available, the drainage of water must be controlled to ensure no negative impact to neighboring properties.

Changes made to the property or landscape to accommodate the above-ground pool should be restored to the original condition once the pool is removed or you may be asked to submit an Exterior Alteration Application.

Baby and children's pools/wading pools are considered day use pools and must be emptied and stored in the rear yard when not in use. They are not included under the same stipulations, but consideration should be given to any drainage issues when the pool is emptied.



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Office- 703-790-1850 Ext. 1946

Century 21 Redwood Realty

44095 Pipeline Plaza, #300, Ashburn, VA 20147

Want to know what your home is worth?



Roof Replacement for Sanders Corner

Like many of you, the roof of your home may need replacing every few years. Sanders Corner is no exception, and the summer of 2021 will feature our school getting a new roof. Because of the scope of this project, there are a few items to note for our community:

- The project is scheduled to begin on Monday, June 21, and be completed by Tuesday, August 17.
- Work will be daily beginning at 7:00 Am and going until about 5:00 PM. If there are any weather delays, it is possible that work will have to be done over the weekends.
- The west parking lot (the one adjacent to the car loop) will be a staging area for equipment. Because of this, that parking lot will be closed to everyone for the duration of the project.
- The two playgrounds adjacent to the car loop will also be closed for the summer.
- The surrounding grounds to the school will be closed while work is in session. The fields, track, and playground adjacent to the track may be used for equipment or waste staging and could also be closed during working hours.



- Access to the inside of the building will be limited for the duration of the project.
- There will be no summer camps or indoor meetings taking place inside of Sanders Corner during the summer of 2021.
- Summer school transportation will still take place from Sanders Corner. Students will be staged in front of the memorial near the front entrance to the school. The bus loop may be closed periodically when work is being done near the Music Lobby doors, but should be open during arrival (7:30ish) and dismissal (11:45 to 12:45, times still to be determined) for cars and buses.

- During the first week of the project, there will be a machine that will remove the rocks that are on top of the roof. These rocks hold down the old roof membrane that prevents leakage. We have been told that the noise level in the neighborhood while these rocks are removed will be quite high. The new roof membrane will not require rocks to hold it down.

We understand that the closing of the playgrounds during the summer, especially after a pandemic, is a less than desirable situation, and we apologize. Because of insurance regulations and safety concerns, it is necessary to limit access to the school grounds during this project.

Pool Restrictions are Being Lifted

The Association is happy to announce State Executive Order 79, which goes into effect midnight on May 28th, and rescinds the 7th Amended Executive Order 72, removing most of the restrictions enacted in response to Covid-19. Executive Order 79 states "All individuals in the Commonwealth aged five and older should cover their mouth and nose with a mask in accordance with the Center for Disease Control and Protection guidance."

The guidance of the CDC for fully vaccinated states people no longer need to wear a mask or physically distance in any setting. Having no other restrictions from Virginia or Loudoun County, the Association will no longer be using the pool reservation system.

Members will not be required to make reservations for the 2021 pool season and the pools are open to full

capacity. The pools will also be furnished with lounges, tables and chairs, as in past years; members should not bring their own.

Guests are also welcome back to the pool. Guest passes can be purchased with a check when entering the pool for \$5.00 each. Guest passes can also be purchased at the Association office with a quantity discount with cash or check.

If you have additional questions, please contact the office at (703) 729-6680 or pools@afhoa.net.

We appreciate your time, patience and understanding during this time and wish everyone a very happy summer!

Pool Pass Application and Updates

The Association office processes requests for new and updated pool passes either through e-mail or in person. The office is open Monday through Friday and will process in-person pool pass applications until 4:00 p.m.

The pools will open this year and have a reservation process similar to last year's pool utilization. Be on the lookout for information about the reservation process, through Omnify, in the upcoming newsletters and e-mail notifications.

If requesting new or updating existing pool passes via e-mail, the request should be sent to pools@afhoa.net. Pictures should also be sent to the pools@afhoa.net e-mail. Please remember to include the name and address of each person.

Steps requesting new pool passes:

New residents will require the following:

- Pool pass application form.
- Proof of residency in the form of an ID or driver's license with the Ashburn Farm address. If the address has not been updated, a major bill must be submitted with the identification card. (electric, water, vehicle registration, etc.)
- Pictures in .jpg format for all residents over the age of nine in passport style, against a wall, from the shoulders up (see example below).
- Payment in the form of cash or check is accepted. The cost for each pass \$5.00. Checks should be made payable to Ashburn Farm Association or AFA.

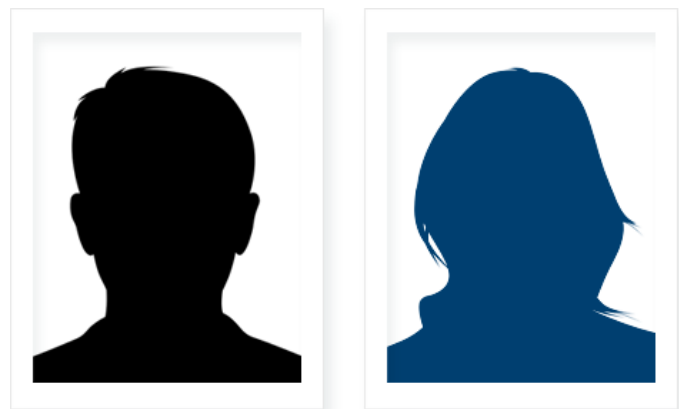
New tenants will require the following:

- Off-Site Member Contact form, filled out by both the homeowner and tenant. If one has not been previously submitted.
- Pool pass application form.
- Proof of residency in the form of an ID or driver's license with the Ashburn address. If the address has not been updated, a major bill can be submitted with the identification card. (electric, water, vehicle registration, etc.)
- Submit pictures in .jpg format for all residents over the age of nine in passport style, against a wall, from the shoulders up (see example below).
- Payment in the form of cash or check is accepted. The cost for each pass \$5.00. Checks should be made payable to Ashburn Farm Association or AFA.



To request a copy of the 2021 pool pass application or Offsite Information Contact form, please email pools@afhoa.net.

If you have any further questions, please contact the Association office at (703) 729-6680 or email at pools@afhoa.net.



Example of format for pool pass



Ashburn Farm Association
 21400 Windmill Drive
 Ashburn, VA 20147
 703-729-6680 - pools@afhoa.net

2021 Resident Pool Pass Application

Applying for pool passes as Owner Renter

Adult Name 1: _____ Email: _____

Adult Name 2: _____ Email: _____

Address: _____

Home Phone: _____ Cell Number 1: _____ Cell Number 2: _____

Additional Members — Age two years and older	Date of Birth

Emergency Contact

Name: _____ Relation: _____ Phone Number: _____

Resident Guidelines	Tenant Guidelines
<ul style="list-style-type: none"> • New resident's must present proof of residency and a valid ID due at issuing process. We accept any major bill (s) or closing documents. • Pictures in JPG format for persons nine years and older, in passport style be taken/submitted with application. • All printed passes are \$5.00. Payment of check or cash is accepted. • Passes must be updated for adults every five years and children every three years. 	<ul style="list-style-type: none"> • The <i>Offsite Information Contact Form</i> must be submitted before or during the request for pool passes. • Proof of residency and a valid ID is due at issuing process. We accept any major bill. Lease is not accepted, due to easy fraudulence. • Pictures in JPG format for persons nine years and older, in passport style be taken/submitted with application. • All printed passes are \$5.00. Payment of check or cash is accepted. • Passes must be updated for adults every five years and children every three years.

Terms and Conditions

All pool members are bound by the established Ashburn Farm Pool Rules as set forth by the Board of Trustees. Privileges may be revoked if your HOA assessments are not kept up-to-date. Signing indicates member has read and understood all Pool Rules and Policies and agrees to the terms and conditions.

Member Signature: _____ Date: _____

By signing, you're acknowledging your email address will automatically be added to our community communication email list. This system is used to inform residents of subjects such as trash information, crime reports, events, and emergency situations. AFA will not share your information.

Please check here if you would like to opt out of receiving these important emails.

OFFICE USE				
Due: _____	Check: _____	Cash: _____	Completed By: _____	Date: _____



Ashburn Farm Pool Hours

Opening day is the Saturday prior to Memorial Day

Season's last day is Labor Day

WINDMILL - 21400 WINDMILL DRIVE - (703) 729-9739

WEEKDAYS UNTIL JUNE 15TH - 4:00 P.M. TO 9:00 P.M.

REGULAR SUMMER HOURS

WEEKDAYS 11:00 A.M. TO 9:00 P.M.

SATURDAY 11:00 A.M. TO 8:00 P.M.

SUNDAY 12:00 P.M. TO 8:00 P.M.

WEEKDAYS AUGUST 16TH TO SEPTEMBER 6TH - 4:30 TO 9:00 P.M.

BREEZYHILL - 43250 HAY ROAD - (703) 858-9831

WEEKDAYS UNTIL JUNE 15TH - 1:00 P.M. TO 7:00 P.M.

REGULAR SUMMER HOURS

WEEKDAYS 10:00 A.M. TO 7:00 P.M.

SATURDAY 10:00 A.M. TO 7:00 P.M.

SUNDAY 12:00 P.M. TO 8:00 P.M.

WEEKDAYS AUGUST 26TH TO SEPTEMBER 6TH - 1:00 P.M. TO 8:00 P.M.

SUMMERWOOD - 43641 GOLDEN MEADOW CIRCLE - (703) 729-9706

WEEKDAYS UNTIL JUNE 15TH - 4:00 P.M. TO 8:00 P.M.

REGULAR SUMMER HOURS

WEEKDAYS 11:30 A.M. TO 8:00 P.M.

SATURDAY 11:30 A.M. TO 8:00 P.M.

SUNDAY 12:00 P.M. TO 8:00 P.M.

AUGUST 26TH & 27TH & SEPTEMBER 4TH TO 6TH - 4:30 P.M. TO 8:00 P.M.

Summerwood pool will close Monday through Friday, the week prior to Labor Day.

Please contact the Association with any questions or for additional information
at 703-729-6680 or pools@afhoa.net.

Board Briefs *(continued)*

Postrail Square, seconded by Mr. Fedak. Board and Homeowner discussion followed. Violation letter to be removed from homeowner's record; tree to be removed by HOA. Retaining wall will not appear on next inspection as it is on Common Property. **Motion passed 5/0/0/1.**

MANAGER'S REPORT – reported by Mr. Cushman.

- **Farmwell Road Intersection** – Improvements are planned for the Farmwell Road Intersection with Ashburn Road to provide crosswalks and a partial bike lane down Ashburn Road. Letters will be drafted and sent to homeowners notifying them of the planned improvements and the impact to affected homes near the intersection the most impactful of which may be the removal of the trees currently in the VDOT property along Ashburn Road. Link to map in Newsletter, <https://www.loudoun.gov/5451/Farmwell-Road-Intersection-Improvements>.
- **Off Property Inspection Scheduling** – Mr. Cushman provided an update of the status of personnel to dedicate to inspections and that areas to be inspected will be announced weekly on the website and via Email Blast and will include the usage of the Inspection Next week * in progress signs. **No vote.**
- **Pool Opening** – Pool capacities will be limited to 50% to facilitate the six feet of social distance required when on the pool deck as well as the ten feet of social distance required when in the water for members that are not part of the same household. Mr. Cushman noted that signage is being heavily posted around the facilities. The Association will be using an on-line reservation system that will announce open time slots 72 hours advance and that two lap lanes will be available at Windmill Pool.
- **Above Ground Pools** – Motion to suspend the above ground pool restriction for 2021, made by Mr. Fedak, seconded by Dr. Lubore; **passed (6/0/0/0).**
- **Gatwick Square Parking**- Mr. Cushman reported that he had checked into the history of the assigned parking spaces. Through an error, reserved space #32 and #34 were reversed on the map. Mr. Cushman proposed, and the Board agreed that the Association contact the involved homeowner's notifying them effective May 14th they should each vacate current spots to allow for the Association to re-stencil the spots and update the map.
- **Yard of the Month** – discussion by Board. Community to recommend/nominate (if not enough nominations, then staff recommend) and vote.

Monthly winners compete for Yard of Year – goes through October. **Action** – Mr. Cushman to verify process alignment.

- **Pond and Stream Erosion** – Mr. Cushman gave a status of items needing attention. Trail encroachment, pond bank erosion – between forces of nature, animal and human disturbance, and normal wear and tear, maintenance to stop and repair the erosion taking place is necessary.
- **Website** – Mr. Cushman provided an update of the development of the Association's website.
- **Newsletter** – Staff were asked about posting Personal Ads versus Business Ads, which incur a fee; the Board directed staff that when an informal service/business is seeking advertisement, such as a school age person trying to provide tutoring that the ad can be placed in the odd-job squad posting of the Newsletter.
- **Rockfield Court Drainage** – Mr. Cushman provided an update. Residents behind Rockfield & Willowbrook Court continue to note drainage issues on their property. Staff met with the residents to try and identify the source or route of the water noted by the residents. Three River Birch trees were added on common property and the Association encouraged the homeowners to plant the same on their property.

OLD BUSINESS

- **Exterior Modifications for Administrative Review Resolution 05042021** - Dr. Lubore made a motion to approve Resolution 05042021 as written, seconded by Mr. Hancock. Discussion among Members. Mr. Cushman clarified that this is only for a "yes" on Exterior Alteration Applications from the Covenant Staff, if not a "yes," it will move to the Architectural Review Board. **Item tabled** pending Architectural Review Board review of the Resolution.
- **Association Management Software Consideration** Mr. Cushman encouraged Board Members to look at the links he sent if they had not already done and stated he was not looking for a decision tonight since it will take approximately 4 months to implement the changes and would not have the intended impact on the efficiency of the 2021 property inspections. Mr. Cushman will provide a timeline for the Board. He encouraged the Board to talk with other HOA's who use the system. **Item tabled** – pending further review.

NEW BUSINESS

Continued on next page...

Board Briefs *(continued)*

- **Association Video Conference System for Meetings** - Mr. Cushman has a meeting with Polycom to further discuss an audio-visual system for the lower-level Meeting Room in the Community Center to resolve audio issues with virtual meetings of the Board of Trustees. **Action** - Mr. Cushman to bring several options back to the Board for review.
- **Windmill Maintenance Office/Shop Roof Replacement** – Mr. Cushman stated they are still searching for shingle match or alternative. Dr. Lubore made a motion to approve the proposal received to replace the roof. Discussion by Board. **Item tabled** – pending addition research.
- **Right of Way Request, 43611 Blacksmith Square** – Discussion about cable being put in by County; use of common area for parking. Dr. Lubore made a motion to approve the right of way request from Loudoun County, seconded by Mr. Hancock; Motion **passed (6/0/0/0)**.
- **Architectural Standard Update – Holiday & Rope Lights and Irrigation Systems Resolution 05042021A** – Dr. Lubore made a motion to approve Resolution 05042021A, seconded by Mr. Hancock. Member

discussion. **Motion passed (5/1/0/0)** (Mr. Brewer opposed).

- Mr. Tighe asked for a motion to leave Regular Session. Mr. Hancock made a motion to leave Regular Session and move to Executive Session; seconded by Dr. Lubore at 10:11PM, **Motion passed 6/0/0/0**.
- Reconvened Regular Session at 11:14PM. **No decisions were made in Executive Session.**
- Dr. Lubore made a motion to adjourn, seconded by Mark Fedak. **Motion passed 6/0/0/0. Adjourned at 11:15PM**

EXECUTIVE SESSION

INFORMATIONAL

Association Delinquent Status Report – Mr. Cushman stated there were no recommendations from the Attorney. No discussion.

ADJOURNMENT

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



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2021 Annual Inspections

The Association has begun the 2021 “off property” annual inspections. The Association will inform the community with a list of upcoming streets for inspection via email



blast notification each week and will post signs indicating those streets to be inspected. Inspectors will be utilizing public access (streets and sidewalks), rights of way, and

Association Common Areas to inspect properties. The inspections will include filling out Property Inspection

Checklists, as well as taking property photographs. An Inspection Report will be created and will note the observed conditions of the property, a copy of the Inspection Checklist, and any photos that were taken. You may request a copy of your Inspection Report by contacting the Association Covenants Department at covenants@afhoa.net.

Findings noted on the Inspection Report are limited to views available from off property and do not represent a resale disclosure inspection. Members may request an on-property inspection from the Association; however, scheduling is limited by inspector availability. Resale disclosure inspections are required for all properties being sold in Ashburn Farm. For additional information on resale disclosure inspections please contact the Association Covenants Department.

Remember To Pick Up After Your Pet

Pet waste is more than smelly and unsightly; it is a health risk to pets, people, and water bodies. Pet waste left on trails, sidewalks, streets, and grassy areas is carried by stormwater runoff into the storm drain before eventually discharging into a natural body of water, untreated.

Per Loudoun County Stormwater Management, some of the harmful effects of pet waste that is not disposed of properly include:

- Pet waste decays, using up dissolved oxygen and releasing compounds that are harmful to fish and other aquatic life.
- Nutrients present in pet waste can cause excessive algal growth in a waterbody, potentially leading to fish kills and disrupting the water's natural ecology.
- Harmful bacteria such as E. Coli and Fecal Coliform can make our waters unfit for drinking, irrigation, recreation and other uses.
- Parasites present in pet waste can spread gastrointestinal illnesses in humans such as Giardia and Salmonella.

How You Can Help

- **Bring A Bag and Use It** - Remember to bring a bag with you every time you walk your dog. Be sure to use the bag to pick up after your dog. Ashburn Farm

Association also provides dog waste bags throughout the community. Residents use over 120,000 of these bags each year!

- **Dispose of the Bag Properly** - After using the bag, secure it and dispose of it in your own trash receptacle or in one of the community dog waste stations. There are 34 waste stations located throughout Ashburn Farm to make disposal convenient (see photo). This year, it is estimated that Ashburn Farm Association will collect 60 TONS of dog waste from these stations!



It's the Law

Don't forget that cleaning up after your dog is the law. In the Codified Ordinances of Loudoun County, Chapter 612.19, Section a (9), it is considered a Class Four misdemeanor “for the owner of any dog to fail to remove immediately the dog's feces from any property.”

Thank you for helping keep our community clean!

General Rules for: Trash, Recycling Storage & Collection

- Loudoun County & Ashburn Farm Association require **rigid containers with tight fitting lids** for storage and collection of household trash and recycling that prevent against blowing, spillage, littering, etc.
- The following items must not be put in totes, but instead be separated out for collection: **rocks, concrete, dirt, soil, sod, tree stumps, brick, landscaping timbers, construction debris, “trash-outs” and containers or bundles weighing more than 50 lbs. or longer than 4 feet.** These items are considered not part of the collection service contract and will only be collected for an additional charge. Call the Patriot Disposal Customer Service Department for a quote.
- **The Association will not collect Special Pick-up items if left at the curb but will bring the responsible party to a 55-513 Hearing** where fines can be assessed, so the financial burden of the item’s disposal is not put upon the Association Membership.
- Containers cannot be placed out at curbside until after 6:00 p.m. the night before pickup.
- Container(s) shall be removed and properly stored at the earliest opportunity the same day as trash & recycling pickup and are considered a violation the following day.
- Trash and recycling containers repeatedly left at the curb will be considered abandoned & will be collected.

Special Item Pick Up

Special items will be collected at the curb each week. Special items include appliances, small furniture, small electronics, mattresses, and other large items. Advanced notice is required for the collection of all special items. Pricing for certain, specific items is listed below:

- TVs:
 - Up to 29” – \$50.00
 - 30”-39” – \$60.00
 - 40”-49” – \$80.00
 - 50”-59” – \$100.00
- Tires – \$35.00 ea. (*car*)
- Grills – \$35.00 ea.
- Hot water heaters – \$35.00 ea.
- Lawn mowers – \$35.00 ea.
- Computers – \$35.00 ea.
- Filing cabinets – \$35.00 ea.
- Basketball hoops – \$35.00 ea. (*broken-down into 3 pieces and base emptied*)
- Basketball hoops – \$70.00 ea. (*not broken-down*)
- Car batteries – \$35.00 ea.
- Used oil / cooking oil – \$35.00 ea. container
- Toilets – \$35.00 ea.
- Exercise machines – \$35.00 ea.

Charges for the following items are based on quantity/weight (Patriot will send someone out to do an estimate):

- Construction debris
- Carpeting
- Excess yard waste or yard waste not tied in bundles or bagged
- Trees, mulch, dirt, rocks, bricks, etc.
- Swing sets
- Wood
- Patio table/chairs
- Kitchen cabinets

All fees can be paid over the phone with a credit card (VISA or Master Card) and must be paid prior to collection.

Special items scheduled for pickup that are not out on the scheduled pickup day will be re-scheduled for pickup at the request of the homeowner for an additional \$25.00 fee.





Ashburn Farm Association Policy Resolution

RESOLUTION NO. 05042021A

WHEREAS, Ashburn Farm Association (the “Association”) is a Virginia nonstock corporation and subject to the provisions of the Virginia Nonstock Corporation Act; and,

WHEREAS, Article III, Section 3, Subparagraph (b) of the Covenants of the Association invests the Board of Trustees with all powers for the conduct of the affairs of the Association which are enabled by law, the Declaration and the articles of Incorporation which are not specifically reserved to the Members; and,

WHEREAS, Article III, Section 3, Subparagraph (c) (2) of the Covenants invests the Board of Trustees with the power to establish rules and regulations for the use of the property as provided in Article IV and VI and to review, modify, and approve architectural standards adopted by the Architectural Review Board.

NOW THEREFORE, BE IT RESOLVED,

That the following sentence regarding string lighting is to be removed in its entirety from the Architectural Standards. “String lighting, as permanent lighting on decks, is permissible as long as it is white light. Lights must be mounted on the interior side of deck rail or porch.”

And that,

The following language regarding adding a requirement to apply to the Association and be approved before installing permanent/buried irrigation systems be added to the Architectural Standards. “Irrigation systems that are installed below ground require an application be submitted and approved by the Association before installation. That application must include a copy of your property plat clearly denoting the location of the proposed irrigation system, including all spray heads, emitters, backflow preventer and piping, as well as the location of all downspouts, sump pump and drain discharge, swales or ditches or any other location where water flows onto or off the property.”

The Board of Trustees adopted this Resolution at a duly convened meeting on **May 4, 2021** and directed that the same be incorporated in the Book of Resolutions.

Ashburn Farm Association

By: Signature on File
David Tighe, President of the Board of Trustees

ATTEST:

Signature on File 05/04/2021 (Seal)
Cary Hancock Secretary of the Board of Trustees Date

How to Maintain a Healthy, Weed-Free Lawn

Remove Existing Weeds

A few weeds are inevitable in most lawns. Pull weeds, roots and all, by hand or with a handheld weeder (three good types are: fishtail, leverage or Japanese) or hoe (either a garden or stirrup hoe will work). If the weeds are out of control, use an herbicide such as glyphosate

STEP 1

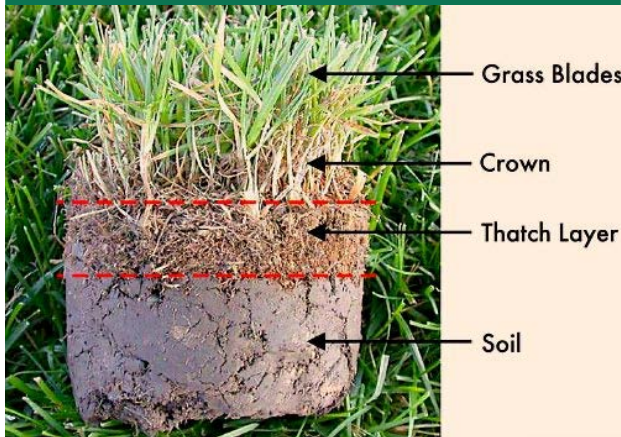


for direct application to weeds or apply a weed-and-feed product to the entire lawn; follow the manufacturer's recommended application instructions. Be aware that these products are effective only when the weeds are properly identified and the product is applied at the right time of year.

Dethatch the Lawn

Thatch, or the matted accumulation of organic debris between grass blades and roots, can cause dead patches in turf and open spaces for weeds to grow. Inspect the lawn for a one-inch layer of thatch. Use a thatching rake or power dethatcher to remove thatch. Afterwards, the lawn will look terrible, but it'll recover in about three to four weeks

STEP 2



STEP 3



Aerate the Lawn

Inspect turf for compaction problems. Dig a square-foot section of the lawn and examine the roots. If the roots don't extend deeper than 2 inches, then the lawn needs to be aerated. Water the lawn one to two days prior to aeration. Run a rented core aerator over the lawn once. Apply compost or sand over the aerated lawn.

Apply Grass Seed to Bare Spots

In early spring or early fall, overseed a lawn with cool-season grass seed such as rye, fescue or Kentucky bluegrass, and overseed a warm-season lawn with Bermuda or Zoysia grass in early summer. For an even application of seed over the lawn, use a broadcast seed spreader. Water the seed to help it establish.

STEP 4



Mow Grass Appropriately

A healthy lawn is denser and better able to resist weeds than a neglected one. Don't scalp the lawn; remove only about one-third off the top of the grass. Set the height of the mower deck so that the grass is about 2-1/2 to 3 inches tall. If the grass is taller, it helps to shade out weed seeds and prevent them from germinating. Alternate your mowing pattern by mowing at a 45- or 90-degree angle from your last mowing

STEP 5



direction. This helps prevent soil compaction and also helps grass grow upright. Keep mower blades sharp.

Water and Feed Grass

Provide adequate moisture to the grass, especially during periods of heat and drought.

Source: <https://www.diynetwork.com/how-to/outdoors/landscaping/how-to-maintain-a-healthy-weed-free-lawn>

Yard of the Month



Ashburn Farm homeowners and residents put a lot of time, effort, and money into maintaining their homes and landscaping. It is one of the things that prospective homebuyers notice first when entering Ashburn Farm. This year, we would like to recognize and reward those efforts by identifying a few properties within the community with a, **“Yard of the Month”** award.

During the months of June through October, the Board of Trustees encourages residents and members of the Association to email pictures of nominees to events@afhoa.net. Please include the property address for each nomination.

Submissions must be received on or before the 15th of each month to give residents time to vote using the online forum. Submissions received after the 15th will be added to the next month’s voting list. The link to vote will be

available on the Association’s temporary website; <http://ashburnfarmassociation.org/>. The HOA membership will have one week to vote and voting will close on the 22nd of each month.

The selected property will receive a gift card and a yard sign will be placed in 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 winning home will be notified prior to any sign being placed in their yard and to arrange pick-up of the gift card.

The DeLong Room

Planning a family get together, graduation, birthday celebration, or barbecue?



a deck overlooking Windmill Pool.

The room dimensions are approximately 54' x 36', and it opens to a 20' x 60' deck.

The room is furnished with 8 square wooden tables and coordinating chairs (each provides seating for four; a total of 32 guests can be accommodated without renting extra tables) as

Look no further. Your Association may just have two convenient options close to home and ready to suit your needs.

The DeLong Room provides a lovely setting for smaller, more formal, or intimate family gatherings. Located on the second floor of the Windmill Community Center/ Association Office, the room is available for rent and features peaceful views of Windmill Pond and opens onto

well as comfy side chairs to allow for private conversation opportunities throughout your gathering.

The maximum capacity allowed is 100 people (which includes guests, caterers, DJ's, etc.). Buffet tables, as well as the option for round tables that seat up to 10 guests, are available for rent. We invite you to stop by for a tour or to contact the Association Office for DeLong Room availability, contracts, and pricing information.

The Windmill Pavilion



The Windmill Pavilion is located off Windmill Drive just beyond the Community Center and adjacent to Windmill Pond. The pavilion is for the use of residents and their guests. Surrounding the pavilion is a ball field, which is available for reservation during the pavilion rental time, Windmill Pond, a tot lot, tennis courts, and the Windmill Recreation Center.

The Pavilion and Ball Field use is FREE to residents for a maximum of four hours with a maximum of 75 people per reservation. The tot lot, tennis courts, and pond area are unavailable for reservation at any time.

Your request for a reservation of the Pavilion and/or Ball

Field can be submitted to the Association Office in person or via email to info@afhoa.net. Reservation requests must be made a minimum of 24 hours before the requested date, during normal business hours. While the Association website is under construction, please call the Association office at 703-729-6680 for availability. A reservation will be confirmed booked once the reservation form is received and signed by an associate from the Association Office.

*Please respect the Pavilion and Grill area as if it were your personal property. If you notice something that needs maintenance attention, please contact: maintenance@afhoa.net.



Adult Swim Nights

ADULT ONLY SWIM NIGHTS WILL BE HELD TWICE A MONTH IN JUNE, JULY, AND AUGUST AT THE WINDMILL POOL. ON THESE EVENINGS, WINDMILL POOL WILL **CLOSE AT 7PM TO THOSE UNDER AGE 18**. THE POOL WILL THEN BE ADULTS ONLY UNTIL CLOSING AT 9 PM. SUMMERWOOD AND BREEZYHILL POOLS WILL NOT BE EFFECTED IN ANY WAY.

JUNE

THURSDAY THE 17TH

TUESDAY THE 29TH

JULY

TUESDAY THE 6TH

THURSDAY THE 22ND

AUGUST

TUESDAY THE 3RD

TUESDAY THE 10TH

THURSDAY THE 26TH



PLEASE CONTACT THE
ASSOCIATION OFFICE AT (703)
729-6680 OR
EVENTS@AFHOA.NET IF YOU HAVE
ANY QUESTIONS OR FEEDBACK ON
THE EVENT.

COVID-19 Vaccines for Children and Teens

Although fewer children have been infected with COVID-19 compared to adults, children can be infected with the virus that causes COVID-19, can get sick from COVID-19, and can spread COVID-19 to others. CDC recommends COVID-19 vaccination for everyone 12 years of age and older to help protect against COVID-19. Children 12 years of age and older are able to get the Pfizer-BioNTech COVID-19 Vaccine.

Find a COVID-19 Vaccine for Your Child

- Check your local pharmacy's website to see if vaccination walk-ins or appointments are available.
- Check with your child's healthcare provider about whether they will offer COVID-19 vaccination.
- Contact your state or local health department for more information.

Find a COVID-19 Vaccine: Search [vaccines.gov](https://www.vaccines.gov), text your ZIP code to 438829, or call 1-800-232-0233 to find locations near you.



Help Protect Your Child and Your Family

Getting a COVID-19 vaccine can help protect your child from getting COVID-19, and also help keep your child from getting seriously sick even if they do get COVID-19. Help protect your whole family by getting yourself and your children 12 years of age and older vaccinated against COVID-19.

Early data show that the vaccines may help keep people from spreading COVID-19 to others, and we are learning more as more people get vaccinated. Widespread vaccination is a critical tool to help stop the pandemic. Getting your child or teen vaccinated can bring you one step closer to enjoying the activities you miss.

Information about COVID-19 Vaccines for Children and Teens

Get a COVID-19 vaccine for your child as soon as you can.

- Studies show that COVID-19 vaccines are safe and effective.
- The COVID-19 vaccines have been used under the most intensive safety monitoring in U.S. history, including studies in adolescents.
- Your child will need a second shot of the Pfizer-BioNTech COVID-19 Vaccine 3 weeks after their first shot.

• Your child can't get COVID-19 from any COVID-19 vaccine, including the Pfizer-BioNTech vaccine.

Prepare for your child's vaccination visit.

• Get tips for how to support your child before, during, and after the visit.

• Talk to your child before the visit about what to expect.

• Tell the doctor or nurse if your child has any allergies to any ingredient in the Pfizer-BioNTech COVID-19 Vaccine.

• Comfort your child during the appointment.

• To prevent fainting and injuries related to fainting, your child should be seated or lying down during vaccination and for 15 minutes after the vaccine is given.

• After your child's COVID-19 vaccination, you will be asked to stay for 15–30 minutes so your child can be observed in case they have a severe allergic reaction and need immediate treatment.

Possible side effects

Your child may have some side effects, which are normal signs that their body is building protection.

On the arm where you got the shot:

- Pain
- Redness
- Swelling

Throughout the rest of your body:

- Pain, redness or swelling where you got the shot
- Tiredness
- Headache
- Muscle pain
- Chills
- Fever
- Nausea

These side effects may affect your child's ability to do daily

activities, but they should go away in a few days. Some people have no side effects.

Ask your child's healthcare provider for advice on using a non-aspirin pain reliever and other steps you can take at home to comfort your child. It is not recommended you give pain relievers before vaccination for the purpose of trying to prevent side effects.

After your child is fully vaccinated against COVID-19, your family may be able to start doing some things that you stopped doing because of the pandemic. Learn more about what your child and your family can do when you have been fully vaccinated.

Get started with v-safe

Ask your child's about getting started with v-safe, a free, smartphone-based tool that uses text messaging and web surveys to provide personalized health check-ins after your child receives a COVID-19 vaccination. Through v-safe, you can report any side effects your child may have after vaccination. V-safe also reminds you to get your child's second dose. Learn more about v-safe.

Cost of vaccines

You will not be charged for a COVID-19 vaccine.

COVID-19 vaccination providers cannot:

- Charge you for the vaccine.
- Charge you any administration fees, copays, coinsurance, or the balance of the bill after appropriate reimbursement.
- Deny vaccination to anyone who does not have health insurance coverage, is underinsured, or is out of network.
- Charge an office visit or other fee to the recipient if the only service provided is a COVID-19 vaccination.
- Require additional services in order for a person to receive a COVID-19 vaccine; however, additional healthcare services can be provided at the same time and billed as appropriate.

Scam Alert: If anyone asks you to pay for access to vaccine, you can bet it's a scam. Don't share your personal or financial information if someone calls, texts, or emails you promising access to the vaccine for an extra fee.

Source: <https://www.cdc.gov/coronavirus/2019-ncov/vaccines/recommendations/adolescents.html>



Ashburn Volunteer Fire & Rescue June Newsletter

Stay up to date on our most up to date events at: <https://ashburnfirerescue.org/events>.

June 6th – Summer Fun Virtual Bingo. 4:00-pm to 6:00pm. Join us for our Summer Fun Virtual Bingo on June 6, 2021. This event is sponsored by AVFRD and is a free event. Donations are greatly appreciated. To sign up for the event, please link: <https://ashburnfirerescue.org/product/virtual-holiday-bingo/>.

June 26th – Famous Firehouse Grilled Chicken Event. 12:00pm to 6:00pm. Mark your calendars! Pick-up is at the Ashburn Firehouse located at 20688 Ashburn Road. If you select a specific time slot and cannot place your order, please select a different time slot. Orders are only available for pick-up during the time slot you select when you place your order. Please do not arrive early. Time slots cannot be changed after orders are placed. Place order at <https://ashburnfirerescue.org/product/grilled-chicken-meal/>.

June 29th - (Virtual) Prospective Members Meeting. 7:00-9:00pm Learn more about volunteering with AVFRD. Operations and Admin members needed. Many benefits. See our website for more information and how to start the application process in advance. <https://ashburnfirerescue.org/volunteer/process/>

Founders Hall - Stations 6, Ashburn Road - Spring Special!! - for a limited time we are offering a 15% discount on any rental held in 2021. This offer is available to the first 15 people who complete a reservation and pay the deposit. Discount is only available on the rental of Founders Hall and does not include Birthday packages. **All federal, state, and local COVID-19 guidelines in place at the time of their event must be followed.** This is a perfect event & meeting space. 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 information go to: founders-hall.com or email: info@foundershall.com



Selling your home?

You will need to request a disclosure package from the Homeowners Association prior to selling your home.

The homeowner or agent can request a disclosure packet from the Homeowners Association. The disclosure request form can be found on the following page or at the Association office. You may also send an email to disclosures@afhoa.net to request the disclosure request form. Drop off the completed form at Association office or email it to disclosures@afhoa.net. The packet will be completed within 14 calendar days. If you request a rush disclosure, it will take three (3) business days to complete and there will be an additional \$50.00 rush fee.

The disclosure packet in its electronic form (via email) for Single Family and Townhomes will cost \$225.00. The seller may also request the packet in paper form for \$250.00. The cost for a condo in its electronic and paper form is \$100.00. Payment can be made via check paid to the order of Ashburn Farm Association or the charge can be posted to the seller's account prior to settlement.

Once the Homeowners Association has received the disclosure request form, an exterior inspection of the property will be done. The inspector will cover all surface per the Covenants; Article VI, Section 1(c) of the Covenants explicitly states that: No improvements, alterations, repairs, change of paint colors, excavations, changes in grade or other work, which in any way alters the exterior of any lot or common area or improvements located thereon from its natural or improved state, existing on the date such property was first subject to this Declaration, shall be made or done without the prior approval of the Architectural Review Board. No building, residence or other structure, fence wall or landscaping in lieu thereof shall be commenced, erected, maintained, improved, altered, made, or done on such property without the prior written approval of the Architectural Review Board.

An Exterior Alteration Application (EAA) will be requested for any modifications not previously approved. Exterior Alteration Applications can be submitted to ARB@afhoa.net for processing. Questions regarding Exterior Alteration Applications can be directed to the ARB email address. Questions about the inspection itself can be directed to the Disclosures email address.

The Association must uphold the guidelines of *The Virginia Property Owner's Act*.

Article 55.1-1808 Contract disclosure statement; right of cancellation:

B. Subject to the provisions of subsection A of § 55.1-1814, an owner selling a lot shall disclose in the contract that (i) the lot is located within a development that is subject to the Property Owners' Association Act (§ 55.1-1800 et seq.); (ii) the Property Owners' Association Act (§ 55.1-1800 et seq.) requires the seller to obtain from the property owners' association an association disclosure packet and provide it to the purchaser; (iii) the purchaser may cancel the contract within three days, or up to seven days if extended by the ratified real estate contract, after receiving the association disclosure packet or being notified that the association disclosure packet will not be available; (iv) if the purchaser has received the association disclosure packet, the purchaser has a right to request an update of such disclosure packet in accordance with subsection G of § 55.1-1810 or subsection D of § 55.1-1811, as appropriate; and (v) the right to receive the association disclosure packet and the right to cancel the contract are waived conclusively if not exercised before settlement.



Request for Disclosure Package

Disclosure Package will be completed on or before 14 calendar days from the date of request

Please indicate Disclosure Package option below:

Check one:

- Electronic Disclosure* (via email) - Townhome/Single Family \$225.00
- Paper Disclosure – Townhome/Single Family \$250.00
- Electronic Disclosure* (via email) – Condo \$100.00
- Paper Disclosure – Condo \$100.00
- Rush Fee** \$50.00
- Electronic Disclosure update (within 12 months of original request) \$150.00
- Paper Disclosure updated (within 12 months of original request) \$150.00

\$100.00 Inspection Fee – 1st and 2nd inspections are included in the Disclosure Package. A \$100.00 fee is charged to the homeowner’s account for each follow-up inspection, following the second inspection.

Initial: _____

*This option requires PDF reader as Adobe Reader.

**Additional fee for documents within three (3) business days of receipt and payment.

Check one:

- Enclosed is \$ _____, for a Disclosure Package from Ashburn Farm Association
- Charges in the amount of \$ _____, for the Disclosure Package will be posted to the seller’s account prior to settlement.

I am aware that Ashburn Farm Association will inspect the property as required by Virginia Property Owner’s Association Act. Section 55-509.6

Any additional inspection fees will be posted to the seller’s account prior to settlement.

Seller/Owner Name: _____

Property Address: _____

Contact Information: (Name) _____ (Phone) _____

Email Address: (Recommended owner/owner’s realtor)

Signature of Seller of Authorized Agent: _____

Date of Request: _____

Disclosure request forms can be email to disclosures@afhoa.net or can be faxed to (703)729-0247.

Paper Disclosure Packet can be picked up and signed for at the Ashburn Farm Association Office – 21400 Windmill Drive, Ashburn, VA 20147. Questions regarding this request can be directed to the Association Office at (703) 729-6680.

Events Around Loudoun County

June 1st thru June 30th – Cicada Hunt

17195 Southern Planter Lance, Leesburg, VA 20176

Location: Morven Park

(703) 777-2414

Presented By: Morven Park

Dates: Recurring daily

Local #CicadaHunters can visit Morven Park, Loudoun's 1,000-acre backyard, and search the grounds, gardens and wooded trails. Follow Morven Park on Facebook for cicada fun facts and to know when the first ones are spotted.

#MorvenParkCicadaWatch

June 1st thru June 30th – Cicada Taco Special

7 West Market Street, Leesburg, VA 20175

(571) 707-8593

Location: Cocina on Market

Already featuring a grasshopper taco, Cocina on Market in historic Leesburg will expand its menu to include cicada tacos while the Brood X bugs are around. Dine on the cicada taco filled with Mole verde, avocado, radish, and pickled Virginia ramps on the restaurant's rooftop patio.

June 1st thru June 30th – Fly with the Cicadas

500 N Pendleton Street, Middleburg, VA 20117

Attn: Empowers Adventures

Presented By: Empower Adventures Middleburg, LLC

Dates: Recurring daily

Fly with the cicadas at Empower Adventures zipline course, located at Salamander Resort & Spa. Open to everyone, this experience takes visitors through the treetops where the bugs will be singing their mating song.

June 1st thru June 30th – Meet Me In The Plaza

21453 Epicerie Plaza, Sterling, VA 20164

(571) 243-7037

Presented By: Meladon Group

Dates: Recurring weekly on Thursdays

Location: Cascades Overlook Plaza

Time: 6:00p to 9:00p

Price: Free

LIVE MUSIC IN THE PLAZA

Every first Thursday - Just a Grove

Every Second Thursday - Quimbao Latin Band

Every Third Thursday - Gary Jay & Fireball

Every Fourth Thursday - Accidental Red

Every Fifth Thursday - Chris Timbers Band.

June 6th – Father's Day Plaque Kids Class

27 Fairfax Street, Leesburg, VA 20175

Presented By: The Clay and Metal Loft

Time: 2:00p to 4:00p

Join us in Leesburg, VA at The Clay and Metal Loft This is a great project for the kiddos to make for Father's Day!

June 7th – Kids Concert Series

20626 Easthampton Plaza, Ashburn, VA 20147

Location: One Loudoun

Presented By: Everbrook Academy

Time: 11:00a to 1:00p

Price: Free

Kids Summer Concert series sponsored by Everbrook Academy is BACK! Rocknocious Popular Kid's Band plays original hits, every Monday on the Plaza, from June through August.

Attendance is free to the public. Social distancing queues will be in place.

See links below for more info on Everbrook Academy!

<https://www.facebook.com/EverbrookAcademy>

June 8th – Dudley Thunder/USSSA VA Fastpitch State Tournament

42395 Ryan Road, Ashburn, VA 20148

Location: Brambleton Sportsplex

Dates: June 5th and 6th

Join us for the Dudley Thunder/USSSA Virginia Fastpitch State Tournament. The tournament will be played at the Brambleton Sportsplex, Potomack Lakes Sportsplex, Claude Moore Park and Philip Bolen Park.

June 8th – Loudoun Untied FC vs Charleston Battery

19798 Sycolin Road, Leesburg, VA 20175

Location: Segra Field

Time: 7:00p

Join us as Loudoun United FC host the Charleston Battery in a 7 pm match at Segra Field.

June 13th – Sunday Fun Skate

7878 Sudley Road, Manassas, VA 20109

(703)361-7465

Presented By: Skate N' Fun Zone

Price: Admission \$8.00 Skate Rental \$5.00

Time: 12:00p to 5:00p

Pack up the family and friends and come visit us for clean healthy fun every Sunday open till 5pm. Whether you want to blow off some steam before the work week starts or interact with friends and family, we got you covered.

June 15th – International Fly-Fishing Film Festival Screening

102 The Plains Road, Middleburg, VA 20117

1(540) 687-6542

Presented By: National Sporting Library & Museum

Price \$20, \$10 for NSLM Members. Children 12 & under free

Location: National Sporting Library and Museum

Time: 5:30p

Doors open at 5:30 PM. Film begins at 6:00 PM. Hosted By: National Sporting Library & Museum. Children under 12 free. If

Events Around Loudoun County

available, tickets may be purchased at the door. For information about this screening contact: vpeacock@nationalsporting.org. For questions about IF4™ or the presentation email info@flyfilmfest.com.

June 21st thru August 28th – Kids Summer Camp

43811 Central Station Drive, Suite 100, Ashburn
(703) 724-9663

Presented By: The Zone

Price: Prices vary

Camp is calling! Join us for our Kids Summer Camp happening June 21 through August 28. We'll be hosting sports, arts and crafts, VR, cooking, and more! Ages five through twelve are welcome, and full and half days are available! We're even offering 10% off when you book four camps together (offline). Give us a call at to learn more today!

June 21st thru June 25th – Junior Zookeeper Summer Camp

19246 James Monroe Hwy, Leesburg

Presented By: Leesburg Animal Park

Location: Leesburg Animal Park

Price: \$450.00

Do you have an animal lover at home? Would your child love to learn what goes on behind the scenes at animal parks and zoos? Our Jr. Zookeepers will help feed, groom and clean up after animals at the Park, while learning about the responsibilities that come with caring for animals. We will prepare diets, give animals baths, learn about habitats, conservation and much more. We'll incorporate educational lessons from the Keepers, fun arts & crafts, and lots of time to play on the park grounds.

Junior Zookeeper camp is from 9am-1pm each day.

NOTE: In response to COVID-19, we have updated our Camp Policies below to better protect campers, parents, and our staff.
Camp Policies:

- Masks are mandatory for campers and parents at all times during camp. Social distancing will be strictly practiced.
- Temperature checks will be done at drop off and pick up of all children.
- Scheduled hand washing will occur throughout the day.
- Campers must be ages 5-14. The child must have reached their 5th birthday by the day of camp.
- Please pack a peanut-free snack and lunch each day. There are snacks and refreshments available for purchase in the gift shop.
- To register, complete the Registration Form at the top of the page. We currently have openings for each camp session. Once your registration is received, we will send you an email confirmation.

- Camp size is limited to 8 children, and we require a minimum of 4 children to run the camp. If the minimum is not met by the Friday prior to camp, an email will be sent out to anyone who has signed up to cancel with information on how to receive a refund.

June 26th – 3rd Annual Fairfax Family Festival

11230 Waples Mill Road, Suite 160, Fairfax, VA 22030

Presented By: Focus Family Karate

Time: 10:00a to 2:00p

Price: Free

For Families seeking a Safe, Fun, and FREE Festival experience
3rd Annual Fairfax Family Festival

Join us Saturday, June 26th from 10-2 for this FREE Community event. Fairfax Family Festival was founded to create a safe, fun, and FREE festival for families in the Fairfax, Chantilly, Oakton, and Centreville areas. All activities are sponsored by local businesses and ALL activities are free to festival goers. Food will be available by Local restaurants and food trucks. This Family Festival will host a variety of kids activities, from inflatables to bounce and slide, to free balloon animals and glitter tattoos (instead of face painting this year). Little ones of all ages will enjoy the wholesome fun and safe environment. All activities are outside, and parking is free and close. All activities are allowing EXTRA space for families to enjoy without being crowded. This festival is stroller and wheelchair friendly, and admission is free. Wristbands are required for kid's activities but are also FREE. Masks are required.

June 27th – Wine and Flowers Workshop: Peonies and Lilacs

23075 Evergreen Mills Road, Leesburg, VA 20175

(703) 508-1803

Presented By: The Garden Studio, LLC

Location: Fleetwood Farm Winery

Time: 11:00a to 1:00p

Price: \$85.00

Learn how to create a beautiful seasonal arrangement with locally grown fresh flowers, branches, and greens. Floral workshop participants receive a bucket of beautiful flowers, supplies, instruction, and a glass of wine.



A Trip To The Beach

Word Search

DIRECTIONS:
Find and circle the
vocabulary words
in the grid. Look
for them in all
directions including
backwards and
diagonally.



- ALOE VERA
- BATHING SUIT
- BEACH BALL
- BEACH CHAIR
- BUCKET
- BUG SPRAY
- CHAPSTICK
- COOLER
- FRISBEE
- GOGGLES
- GOOD BOOK
- HAT
- SANDALS
- SARONG
- SHORTS
- SHOVEL
- SNACKS
- SNORKEL
- SUNGLASSES
- SUNSCREEN
- TANK TOP
- TENT
- TOTE BAG
- TOWEL
- UMBRELLA



2021 Homeowner Assessments

<u>Assessments</u>	<u>2021 Monthly Fee</u>	<u>2021 Quarterly Fee</u>
Public Street Homes (VDOT-maintained)	\$88.97	\$266.91
Private Street Homes (HOA-maintained)	\$100.09	\$300.27
Condos (Privately-maintained)	\$66.09	\$198.27

Please remember that HOA assessments are due on the 1st of each month. The rates have changed slightly for 2021, and can be found above.

- If you are signed up for ACH payments through Summit Management, your payments will automatically update to the 2021 dues amount.
- If you are signed up for recurring payments through your bank, you will need to log into the link below and update your payment amount: <https://onlinepay.allianceassociationbank.com/Login.aspx>

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

Summit Management Services, Inc.

www.summitmanage.com • Phone: 301-495-0146 • accounting@summitmanage.com

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Ashburn Farm Odd Job Squad

The Odd Job Squad is updated regularly! Residents are often looking for some extra help with those little jobs around the house. If your child is interested in making some extra cash and helping his/her neighbors, fill out this form and email, mail, or fax it to the Association Office. Sign-ups are ongoing throughout the year.

The Odd Job Squad list will appear monthly in the Community Newsletter according to the information given below. This information will not be published in our online Newsletter. The Ashburn Farm Association makes no claims as to the qualifications of the participants of this program.

PARENTS:

I hereby give my child permission to have his/her name, street, telephone number, age, and acceptable tasks published in the Across the Fence newsletter each month for the purpose of participation in the Odd Job Squad.

Child's Name _____

Age: _____

Address _____

Phone Number _____

Email _____

Services Available (circle all that apply):

Pet Sitting Yard Work Office Work Babysitting (Red Cross Certified – Y/N) Snow Shoveling Car Washing

Other (please specify): _____

Parent's Signature

Date

Any changes to the above information must be submitted in writing to the Ashburn Farm Association Office. Our mailing address – 21400 Windmill Drive, Ashburn, VA 20147. You may also send changes via email to info@afhoa.net, or via fax to (703) 729-0247. Thank you!

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!

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	\$110	\$100/mo
1/4 Page	\$180	\$170/mo
1/2 Page	\$350	\$335/mo
Full Page	\$700	\$680/mo
Inside Cover		
1/4 Page	\$220	\$215/mo
1/2 Page	\$430	\$420/mo
Full Page	\$800	\$775/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 copy may be in black & white or 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 or 703-729-6680.

Classifieds Businesses & Services

Certified Personal Trainer – Virtual Sessions Available

Certified Personal Trainer and Weight Management Consultant with over twenty years of experience would love to help you get stronger, leaner, and gain overall fitness. Learn how to be a healthier you by way of virtual sessions! Call Debbie (Ashburn Farm resident) at 703-615-1665. Website DebRuns.com.

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.

Is it hot in here?

Summers can be brutal. It's difficult to keep the temperature in your home even throughout. Closing blinds helps, but who wants to sit in the dark? Frost Shades offers window film solutions that help keep your room cool without sacrificing sunlight. Call 703.743.3055 today.

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50 min Reset My Neck WED @6p, 45 min Pre-Pilates THUR @10a, 50 min Mat Method FRI @9a. 30 min Intro to Mat FRI @11:30a, Safe Spine Mat FRI @1p. For full class description and pricing please visit www.pilateswithvanessa.com under "Classes" or call/text Vanessa at 703-297-1148.

Handyman Services

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House cleaning residential/commercial. Move out/in. Weekly – biweekly – monthly. Other services. Painting interior/exterior. Pressure washing deck/seal. Good references. Licensed and insured. Call for free estimate. 703-726-1514 or 703-989-5759. Email: bgesthomecare.com.

ESTATE PLANNING: WILLS AND TRUSTS

Estate planning services, including a fee 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 or contact Melanie at melanie@hammelmanlaw.com or 571-403-1869. EXCLUSIVE DISCOUNT FOR ASHBURN FARM RESIDENTS.

Piano and Guitar Lessons

\$25 per 45-minute session. Offered in your home by a William and Mary Student and former School of Rock All Star. Fully vaccinated. Contact JahanAMisra@gmail.com.

CLASSIFIED ADVERTISING

A maximum of 40 words is permitted. Information is subject to editing at the discretion of the Editor. Ads submitted over 40 words will be edited as needed. Ad copy can be submitted by e-mail to info@afhoa.net. Payment (where applicable) will need to accompany any e-mailed ad in a timely manner to assure it will run. In order to take advantage of the discounted rates for Ashburn Farm residents, you must provide an address and daytime telephone number to accompany your ad. Rates are listed below.

Business Ad	Resident \$10	Non-Resident \$25
Personal Ad	Resident FREE	Non-Resident \$25

DEADLINE FOR SUBMITTING CLASSIFIED ADS IS THE 10TH OF THE PRECEDING MONTH.

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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Coming in July. . .

July 1st: Assessments Due
July 2nd: Association Office Closed
July 6th: Board of Trustees Meeting

July 8th: Architectural Review Board Meeting
July 16th: Budget and Finance Meeting
July 28th: Architectural Review Board Meeting and
Hearing Meeting