



Kingston Chase Crier

Vol. 19: Issue No: 11

www.KCHOA.org

November 2019

Kingston Chase Board of Director Elections Coming in December

Kingston Chase will hold its Board of Director annual elections at the December Annual Meeting of the Homeowners and monthly Board Meeting scheduled for Monday, December 9. There are four terms that expire at the end of the year. While incumbents often return to continue serving, each year presents an opportunity for others to step up and be included in the election process. The 3-year term begins January 1, 2020 and continues through December 31, 2022. If you are interested in learning more about what the Board does, please attend the November Board Meeting on November 11 or contact a current Board member. Additionally, please send an e-mail to info@kchoa.org that expresses your interest and includes a brief biography to introduce yourself to neighbors. The bios will be included in the December *Crier* alongside a ballot to use for voting. Bios are due Wednesday, November 20. The Kingston Chase Board of Directors are volunteers who are committed to the best interests of the neighborhood.

Please Keep Your Mailbox Unobstructed

Our mailman is asking that we please make an effort to keep the area in front of the mailbox unobstructed during the day. Specifically, please place trash cans and recycling containers (and yard debris) on the opposite side of the driveway and not adjacent to the mailbox. Whether trash collection is occurring before or after mail delivery, the mailman is being hindered in getting to some mailboxes in the neighborhood. Likewise, vehicles parked in front of the mailbox are an obstruction that the mailman has to work around, so please park vehicles well away from the mailbox where possible. And when the snow falls, please make every effort to clear in front of the mailbox when out shoveling your sidewalks.

The mailman will continue to deliver mail to mailboxes and simply mentioned that the removal of these various obstructions would make his job more timely and efficient.

Thank you!

Annual Meeting of the Homeowners To be held on December 9

Kingston Chase will hold its Annual Meeting of the Homeowners in conjunction with its monthly Board Meeting on Monday, December 9, at 7:30 p.m. at the clubhouse adjacent to the pool. The Board will review the 2020 budget and vote for its approval. Additionally, the annual Board of Director elections will be held. The Kingston Chase Board of Directors is a volunteer group of homeowners who are committed to the best interests of the neighborhood. The December *Crier* will include candidate bios and a ballot for voting.

The Little Free Library

The Little Free Library is located on the Kingston Chase lot adjacent to the pool. It holds a collection of books that you can take to read. Please do not lean or hang on the post or the library itself. Residents are invited to enjoy the Little Free Library and to utilize it as a fun source of reading for all ages. Stop by to see what is there or maybe add a book of your own!



Fall has finally arrived in Kingston Chase and with that comes leaves, leaves, and more leaves. As a reminder, KCHOA does not offer a leaf collection service. Residents must collect and bag leaves and set them out for pickup by their private trash service company on lawn waste day. Leaves may not be blown into the street nor may they be burned. And as the leaves fall, please continue to trim all branches growing over the sidewalks and streets adjacent to your property.

The next scheduled meeting is **November 5** at 7:30 p.m. The ARC meets the first Tuesday of every month at the Kingston Chase clubhouse. Applications may be submitted in person at the meeting, by e-mail to kchoa.arc@gmail.com, or by mail to KCHOA ARC, P.O. Box 332, Herndon, VA 20172. Applications are reviewed at the monthly meeting and must be approved before work begins. If you have any questions, please e-mail kchoa.arc@gmail.com.

**Kingston Chase Home Owners Association
Board Meeting
Minutes of October 14, 2019**

**Call to Order**

- Board President Andy Cassell called the meeting to order at 7:30 p.m.
- Board members present: Jen Baez, Chris Buley, Rosemary Buley, Kerry Buss, Pat Kollar, Jack McDonald, and Deke Smith.
- Others present: Marsha Cassell, Administrative Assistant.

Secretary's Report – August Minutes were approved as published in the September *Crier*. September Minutes were approved as published in the October *Crier*.

Treasurer's Report – There is \$122,722 in checking and \$239,516 in CDs.

Member Business – None.

Committee Reports

ARC – No report.

Buildings and Maintenance – No report.

Landscape – No report.

Conservation Corps – No report.

Neighborhood Watch – No report.

Newsletter – No report.

Playgroup – No report.

Pool – Cameras will be added to the 2020 budget. Will need two new lap lines, a new pump motor, new hair strainer, and will move second chlorine vat to the mechanical shed.

Social – Halloween Parade and Magic Show followed by Oktoberfest will be held on October 26.

Swim Team – No report.

Tennis – No report.

Welcome – No report.

Old Business

- Moving forward with designs for a pavilion on the side of the clubhouse, but will not yet get permits.
- A survey about the arcade game in the pool house will be included in an upcoming *Crier*.

New Business

- Budget Meeting will be on November 11.
- Accepting nominations and bios for the 2019 Board election.

There was no Executive Session.

Meeting adjourned at 7:52 p.m.

Submitted by Kerry Buss, Secretary

The Board meets the second Monday of every month at 7:30 p.m. at the clubhouse adjacent to the pool. All homeowners and residents are invited to attend. Please e-mail items for the agenda to info@kchoa.org a week prior to the scheduled meeting.



Kingston Chase Meetings

Architectural Review Committee
Tuesday, November 5, 7:30 p.m.

Board of Directors
Monday, November 11, 7:30 p.m.

Meetings are held at the KCHOA clubhouse by the pool.

Conservation Corps

The Conservation Corps wishes all of Kingston Chase a happy and healthy (and fun!) holiday season.

The club will not meet the rest of this year so that families can enjoy this special time of year.

Keep warm!



Tennis Court

To obtain the combination for the lock to the tennis court, please call Alex Fletcher at 703-435-2638.

No bicycles, skateboards, rollerblades, or wheels of any kind – and no dogs – are allowed on the tennis court surface inside the enclosed fence.

Please remember to lock the gate securely when you leave and take any trash and other belongings. Also, please report any problem that you see at the tennis court or its surrounding area.



Children's Corner

Children's Corner is comprised of neighborhood moms and their children who meet to share play time activities, learning experiences, and an occasional night out for moms without the kids. Contact Emily Menard via e-mail at kingstonchaseplaygroup@gmail.com current activities, for home addresses regarding scheduled playgroups, and with any questions or ideas for future activities.

Playgroup consists of both stay-at-home and working moms. The club schedules around 5 playgroups a month (during the week and on weekends). Playgroups are typically at the hosts home and last about 2 hours.

The club asks each member to host a playgroup 2-3 times a year and help with planning one of its fun events each year (the year calendar is September-August). Hosting a playgroup simply means that club members come over to play and chat! Nothing fancy is expected; snacks are not required, but hosts often provide a treat for all to enjoy.

Make new neighborhood friends through Playgroup!

The club collects a small \$10 "dues" from each family that goes toward parties during the year. As a playgroup bonus: When a member welcomes a new baby or has a family emergency, club members provide meals for the family for 3 weeks!



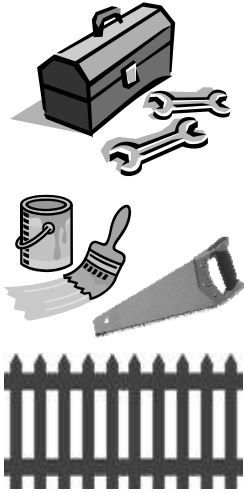
Keep Kingston Chase clean by doing your part to pick up and dispose of trash properly. Thank you!

Neighborhood Watch

Neighborhood Watch is a Kingston Chase committee that monitors reports of vandalism, theft, or criminal activity within the neighborhood and surrounding communities. Everyone is asked to serve as the eyes and ears of the neighborhood, keeping a lookout for unusual or suspicious activity. When in doubt, please e-mail Neighborhood Watch and, if appropriate, call the Fairfax County Police non-emergency number at **703-691-2131** or **911** in the case of an emergency.

Contact the Kingston Chase Neighborhood Watch Chairman, **Pete Banks**, via e-mail at kchoa.watch@gmail.com or call 703-209-3004 to report any incidents. If you would like to be included on the Neighborhood Watch e-mail distribution list that alerts residents to Neighborhood Watch information or activity, please send an e-mail to kchoa.watch@gmail.com. There were no incidents to report last month.

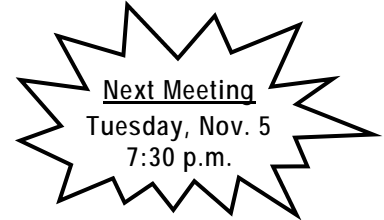
Please keep your home and vehicles safe by remembering to lock all doors and windows, and store valuable items out of sight.



Architectural Review Committee

The Architectural Review Committee (ARC) met on October 1 to review the following applications:

- Lot Approved
- 059 Install solar panels.
 - 160 New roof.
 - 211 Install solar panels.
 - 347 New roof.
 - 365 New front porch.
 - 421 New roof.



- Lot Pending
- 439 Replace fascia/soffit.

Please mail ARC application forms prior to the next scheduled meeting to: KCHOA ARC, P.O. Box 332, Herndon, VA 20172. Applications for external alterations cannot be approved outside the approval cycle, except in cases of an emergency, and must be approved before work begins. If you have any questions, please e-mail to kchoa.arc@gmail.com.

The ARC meets the first Tuesday of every month at 7:30 p.m. at the Kingston Chase clubhouse. All homeowners with applications are encouraged to attend. ARC Guidelines, the application form, and what supporting documents are needed for approval can be found at www.kchoa.org/architectural-review-committee.

It's More Than Just An Oil Change.



Our Extra-Mile Oil Change includes a complete 25-point inspection of your vehicle's major systems. That way you have peace of mind knowing your car is ready for the open road.

\$19.99

OIL CHANGE OPENING SPECIAL



Includes a 25-point inspection.

Limit one coupon per service type. Valid only at Virginia Tire & Auto of Herndon. Applies to 5 quart Synthetic blend oil change, or \$20 off any premium oil change. EXP: 11/30/19 COUPKC_HD_LOF



Drop by our NEW Herndon store at 199 Elden Street today!

VAire.com | 1.855.425.3677

- ASHBURN FARMS
- BRISTOW
- CASCADES
- CHANTILLY
- FAIRFAX
- GAINESVILLE
- ONE LOUDOUN
- SPRINGFIELD
- TYSONS
Coming Soon!
- ASHBURN/DULLES
- BROADLANDS
- CENTREVILLE
- CHESTERFIELD
- FALLS CHURCH
- HERNDON/RESTON
- SOUTH RIDING
- VIENNA

Neighborhood TWIN GRASS CUTTING SERVICE

\$20 per lawn

Additional service: Prepare ground
for small vegetable garden



703-435-9744 (home)
202-262-8684 (cell)

lesnikmich@hotmail.com (email)



Advertise in the Crier

Whether you are a consultant, a private contractor, a stay-at-home mom running a small business, or a teenager looking for work during the summer, why not run an advertisement in your neighborhood newsletter, the *Crier*. An advertisement in the *Crier* is affordable (see rates on page 7) and reaches over 500 homes, all within walking distance. Submit your business card for a scan or e-mail a half- or full-page ad today. Also, where possible, please refer your handyman, contractor, painter or plumber to our website in the event they may wish to place an advertisement. E-mail crier@kchoa.org with any questions.

Plumbing • Heating • Air Conditioning • Electrical



Bowman's

RESIDENTIAL SALES SERVICE INSTALLATION CLEANING

We Service All Makes & Models: **We WILL BEAT any other company's installation & repair price**

- Air Conditioners
- Heat Pumps
- Furnaces
- Humidifiers
- Ductwork Installation & Design
- Seasonal Checkups
- Plumbing Repairs
- Water Heaters
- Gas Lines



24 HOUR SERVICE
703-471-0451

WWW.BOWMANHEATING.COM

DISCOVER, MASTERCARD, VISA logos

Rheem, FERGUSON Heating & Cooling logos

10 years parts and labor available and financing available upon approved credit

\$500.00 Off Complete System <small>Can not be used with any other offers. Models offered by dealer.</small>	Any Service Call \$20.00 OFF	Any Size Water Heater Installed \$45.00 Off
---	-------------------------------------	--

Find us on Facebook MENTION THIS AD FOR ADDITIONAL SAVINGS **Angie's list**

Thinking of Buying or Selling?

Put our Experience and Energy to the Test!

Contact us today for a free, no obligation market analysis of your home!



Linda Sonnhalter
CRS, GRI
703-855-4632

Eric Sonnhalter
Realtor
703-598-1743

SonnhaltersSell.com

*Our family helping your family
yesterday, today and tomorrow!*



PEARSON SMITH
REALTY

43777 Central Station Dr
Suite 390
Ashburn, VA 20147



R & M Cleaning Services

We are licensed and insured!

- *RELIABLE
- *EXPERIENCED
- *GOOD REFERENCES
- *FLEXIBLE SCHEDULING
- *REASONABLE RATES



WE BRING OUR OWN EQUIPMENT

Free-in-home Estimate
Weekly/Bi-weekly/Monthly Or Occasional
Move-in or Move-out
Call Maryen or Raul at
703-321-5335



Little Petals

Home Daycare in Herndon
(Close to Clearview Elementary School)

Dona I. Wijayarathne

Fantasia Drive
703-481-8766

E-mail: littlepetals@cox.net

VA State Licensed * CPR / First Aid Certified * USDA Food Program

Neighborhood Mechanic

Experienced Service
and Consultation

House calls

Call or text Matt
at 571-314-1414



Please keep dog(s) leashed and at the curb or on the sidewalk (not extending into other yards) and please remember to “scoop the poop” while out walking in the neighborhood. Also, please dispose of pet waste when you return home and not in your neighbor’s trash receptacle.

Thank you!



Kingston Chase is a beautiful place to spend the holidays! Everyone enjoys walking around the neighborhood with the brisk winds blowing combined with the wood burning smells of the season. Thank you to all who give Kingston Chase a special and majestic atmosphere during this time of year!



Call me for a FREE Market Assessment of Your Home!



LORI LOVEJOY

703-635-6359

lori@loveyourmove.com

www.LoveYourMove.com



Coldwell Banker Residential Brokerage
11911 Freedom Drive, Suite 520 • Reston, VA 20190



Welcome to the Neighborhood!



James and Laura Kennedy
12827 Fantasia Drive

Nicholas Thomas and Linda Nugent
1607 Permit Court

If you are new to Kingston Chase and have not yet received a welcome packet, please send an e-mail to info@kchoa.org and someone will see that you get one. Please fill out and return the database sheet in order to receive KCHOA correspondence.



Email! In most instances, and for many people, e-mail is preferred over phone calls.

Seller's Packet

When selling your Kingston Chase home, you or your real estate agent must purchase a Seller's Packet for closing. For more information or to obtain a copy, send an e-mail to info@kchoa.org. The packet is \$125 and must be submitted at closing.

Advertising Disclaimer

KCHOA does not endorse any of the advertisements or services offered in the *Crier*. Residents are encouraged to check references or take other precautions to ensure that expectations are met.



New Baby? Is there a new addition to your family? If so, the Welcome Committee has a special gift for you. Please e-mail info@kchoa.org with your stork information and an HOA representative will deliver your gift and announce the happy news in the *Crier*.

Kingston Chase Home Owners Association

Board of Directors*

'21 President	Andrew Cassell	703-468-1782	me@andrewcassell.com
'20 Vice President	Jack McDonald	703-834-0717	jhmcdonald1@verizon.net
'21 Secretary	Kerry Buss		kerrybuss@gmail.com
'19 Treasurer	Todd Waldrop	571-217-3627	toddwaldrop78@gmail.com
'19	Rosemary Buley	703-304-5021	rosemary2271@hotmail.com
'19	Joe Seeger	703-318-3287	joe.seeger.kc@gmail.com
'19	Deke Smith	703-481-9573	deke@dksic.com
'20	Jen Baez	703-709-1326	jenbaez@verizon.net
'20	Chris Buley	703-796-0841	cbuley@yahoo.com
'20	Mike Klinker	703-435-2337	mmklinker@yahoo.com
'21	Patrick Kollar		patrickkollar@gmail.com

* Board terms are for three consecutive years and expire on December 31st of the year noted.

Committee Chairpersons

Admin. Assistant	Marsha Cassell		info@kchoa.org
ARC	Megan Klinker		kchoa.arc@gmail.com
Buildings/Landscape	Mike Klinker	703-435-2337	mmklinker@yahoo.com
Neighborhood Watch	Pete Banks	703-209-3004	kchoa.watch@gmail.com
Newsletter Editor	Ruthie Rosati	703-481-4347	crier@kchoa.org
Pool	Deke Smith	703-481-9573	deke@dksic.com
Social	Heather Kapushoc	703-668-0484	hkapushoc@gmail.com
Tennis	Alex Fletcher	703-435-2638	alexdfletcher@gmail.com
Welcome	Kerry Edwards		kerryedwards@icloud.com

Club Chairpersons

Book Club	Betsy Kiker	703-787-0128	ekiker@verizon.net
Children's Corner	Emily Menard		kingstonchaseplaygroup@gmail.com
Conservation Corp	Betsy Kiker		conservation@kchoa.org
Swim Team	Jeanette Murphy	703-282-9611	ekiker@verizon.net
	Shannon McClain	703-787-8635	netterm1@aol.com
			sfmcshannon@gmail.com

To discuss any questions or concerns, please contact the relevant Club or Committee Chairperson. Homeowners are welcome at the monthly Board meetings held the second Monday of every month at 7:30 p.m. at the clubhouse adjacent to the pool.

The deadline for the December issue of the Kingston Chase Crier is November 15.

Crier Advertisement Rates:

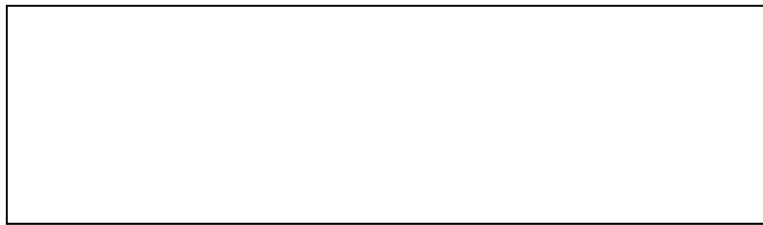
\$5.00 for 20 words
\$10.00 for a business card scan
\$25.00 for a quarter of a page
\$45.00 for half a page
\$75.00 for a full page

Take 10% off for a full year paid in advance.

Please contact Ruthie Rosati, newsletter editor, at 703-481-4347 or by e-mail at crier@kchoa.org with news, announcements, photographs, or advertisements. Payment for advertisements can be mailed to: KCHOA, P.O. Box 332, Herndon, VA 20172

Kingston Chase HOA
P.O. Box 332
Herndon, VA 20172
Return Service Requested

PRSR STD
US POSTAGE PAID
DULLES VA
PERMIT NO 238



Happy Thanksgiving!

November 2019

<i>Sunday</i>	<i>Monday</i>	<i>Tuesday</i>	<i>Wednesday</i>	<i>Thursday</i>	<i>Friday</i>	<i>Saturday</i>
The Kingston Chase clubhouse and social event calendar can be viewed online at the following link: https://teamup.com/ks33de6e4f1115101c					1	2
3 Daylight Saving Time Ends - turn clocks back 1 hour	4	5 ARC Meeting 7:30 p.m.	6	7	8	9
10	11 Board Meeting 7:30 p.m. Veterans Day	12	13	14	15 Deadline - Dec. <i>Crier</i>	16
17	18	19	20	21	22	23
24	25	26	27	28 Thanksgiving	29	30

See the Children's Corner on page 3 for contact information regarding Playgroup activities.