

## *Folly Lick Park Spring Clean-up*

Kingston Chase will hold its annual Folly Lick Stream Valley Park spring clean-up on Saturday, April 17, from 10:00 a.m. until 12:00 noon. Thank you to any Kingston Chase residents and Conservation Club members who are available to assist in the cleanup. The event has been conducted for over 10 years and is overseen by the Ferguson Foundation. Below are the Park Authority's recommendations for conducting volunteer activities safely in light of Covid-19.

1. Our group will need to have two adult volunteers to lead the clean-up and monitor the volunteer activities to ensure procedures are followed for maximum safety of the public and care of natural resources. For adequate supervision of young volunteers, we may need additional adult volunteers.
2. In light of Covid-19, our group will follow CDC guidelines including maintaining social distance and wearing cloth face coverings. Anyone not feeling well should opt out. A Covid Q&A, along with a Covid acknowledgment for volunteers (or their parent) to read. Please share these documents with those in your group and indicate with a checkmark on the sign-in sheet that they have read the Covid acknowledgment.
3. A sign-in sheet will be used to record the hours for each volunteer who participates in the clean-up. Sign-in sheets from help the foundation document the full breadth of volunteer contributions that support parks.
4. Volunteers may leave bags anywhere beside the paved trail as soon as the bag is full or too heavy to continue filling. Be sure to tie the bags closed.

Please RSVP by e-mail to Betsy Kiker at [ekiker@verizon.net](mailto:ekiker@verizon.net) if you would like to participate.

## *Virtual Board Meetings*

Kingston Chase is continuing to conduct its monthly Board Meetings virtually. Since Covid-19 restrictions first began last year, the Board has encouraged residents to attend the monthly meetings virtually via Zoom conferencing. The HOA administrative assistant sends an e-mail "blast" each month with the Zoom details for the meeting. Anyone who does NOT already receive neighborhood alert e-mails, please either sign up on the Invoice Form (check the box) that was mailed in early February or send an e-mail to [info@kchoa.org](mailto:info@kchoa.org) and ask to be added to the general information e-mail list. This is also in effect for the Architectural Review Committee (ARC) Meetings that are held virtually.

Board Meetings are held the second Monday of each month, while ARC Meetings are held the first Tuesday of each month. Both meetings begin promptly at 7:30 p.m.

For more information about the Virginia.gov law, visit: <http://www.dpor.virginia.gov/CIC-Ombudsman/Legislation/>

## *Easter in Kingston Chase*

The Easter Bunny and his helpers drove through the neighborhood handing out candy to those who came out to say hello. There was also a socially distanced, Covid-safe egg hunt this year. It was a picture-perfect day and all the parents and kids had a fun and memory-filled time. The egg hunt was followed up by a KONA ice truck with a free treat courtesy of Eric and Linda Sonnhalter of the Sonnhalter Group.



The annual neighborhood walkthrough is finished and letters are being mailed in April. If you receive a letter and are uncertain of the exact area or issue noted, please contact the ARC at [kchoa.arc@gmail.com](mailto:kchoa.arc@gmail.com).

Please remember that the walkthrough is a snapshot of each lot from just one moment in time. Homeowners who receive a violation letter for an issue that has been resolved between walkthrough and letter receipt should disregard the letter. Thank you for maintaining your home and keeping our neighborhood beautiful!

**Kingston Chase Home Owners Association  
Board Meeting  
Minutes of March 8, 2021**

**Call to Order**

- Board president Andrew Cassell called the meeting to order at 7:33 p.m.
- Board members present via Zoom conference: Jen Baez, Chris Buley, Mike Klinker, Steve Kapushoc, Jack MacDonald, Joe Seeger, Deke Smith, and Todd Waldrop.
- Others present: Marsha Cassell, Administrative Assistant; Heather Kapushoc, Social Committee; Betsy Kiker, Conservation Corps; and Scott Mabry, ARC.

**Secretary's Report** – February minutes approved as published in the March *Crier*.

**Treasurer's Report** – There is \$95,822 in checking and \$261,058 in CDs.

**Member Business** – None

**Committee Reports**

ARC – The ARC is going to test Google form for the walk-through this year. The walk-through should be completed by the end of March and any infractions noted and mailed out in early- to mid-April. ARC monthly meetings have moved to Zoom for the time being due to the pandemic.

Buildings and Maintenance – No report.

Landscape – There will be a chemical treatment applied near the tot lot, with signage being posted afterward for all to know. There were questions about who was responsible for the sidewalk from Sadlers Wells Drive to the back of Clearview soccer fields. Answer is it is the county property, but hasn't been maintained by them for some time.

Conservation Corps – Cleaned and repaired bluebird boxes. Pamphlet at the butterfly garden to be replaced and adding a waterproof pamphlet. Photo contest to go on this year (only for the flower garden). More details to follow at a later date. Stream clean up to be held around Earth Day.

Neighborhood Watch – No report.

Newsletter – No report.

Playgroup – No report.

Pool – Expecting to open like we closed last season and hope restrictions will ease as summer progresses.

Social – Jill Sonnhalter will transition to taking over social events geared towards younger kids. The Egg Hunt was planned for March 28, but had to be rescheduled for April 11 due to the weather. Information about Chalk Fest 2021 will be forthcoming.

Swim Team – No report.

Tennis – The tennis court will be getting resurfaced later in the spring. KCHOA will send an e-mail and post on social media when an official date is set. Tennis lessons will be scheduled for youth this spring as well. The gate will be inspected to see if it needs to be fixed, and a new lock will replace the missing one.

Welcome – No report.

**Old Business**

- 255 of 537 (47%) of Kingston Chase lots have voted in favor of the Declaration Revision. 403 votes (75%) are needed for it to pass.
- Pavilion options will have to wait until post Covid as currently we are waiting for in-person inspections that would need to take place and are currently on hold.

There was no Executive Session.

Meeting adjourned at 8:15 p.m.

Submitted by Marsha Cassell, Administrative Assistant

---

The Board of Directors meet the second Monday of every month at 7:30 p.m. All homeowners and residents are invited to participate. Please e-mail items for the agenda to [info@kchoa.org](mailto:info@kchoa.org) a week prior to the scheduled meeting. The Board is currently conducting meetings online due to the pandemic. Zoom information is e-mailed to those who are signed up to receive announcements from the HOA. To join that mailing list, please send an e-mail to [info@kchoa.org](mailto:info@kchoa.org).



### *Kingston Chase Meetings*

Architectural Review Committee  
Tuesday, April 6, 7:30 p.m.

Board of Directors  
Monday, April 12, 7:30 p.m.

In accordance with CDC Guidelines at this time,  
the meetings will be held virtually.



### *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 remove trash and lock the gate when finished.



### *Architectural Review Committee*

The Architectural Review Committee met virtually on March 2. The committee discussed holding the meetings via Zoom for all who have an application to review while the pandemic lasts. Also, the committee discussed the procedures for the annual walkthrough.

There were no applications submitted for review this month.

The next ARC meeting will be **Tuesday, April 6**. In accordance with CDC Guidelines at this time, the meeting will be held virtually. ARC Guidelines, the application form and what to submit can be found at [www.kchoa.org/architectural-review-committee](http://www.kchoa.org/architectural-review-committee). Applications can be submitted by e-mail to [kchoa.arc@gmail.com](mailto:kchoa.arc@gmail.com) or by mail to KCHOA ARC, P.O. Box 332, Herndon, VA 20172. Applications will be reviewed at the monthly meeting and must be approved before work begins. If you have any questions, please e-mail [kchoa.arc@gmail.com](mailto:kchoa.arc@gmail.com).

### *Progress for the Butterfly Garden*

The following updates have been made to the Butterfly Garden that is located near the Kingston Chase clubhouse and swimming pool entrance. Please swing by the area when you are out for a walk in the neighborhood and see the changes. Please e-mail Betsy Kiker at [ekiker@verizon.net](mailto:ekiker@verizon.net) if you have any questions about the Conservation Corps or if you are interested in assisting with the upkeep of the garden.

1. The bird boxes have been cleaned and repaired. A sparrow peeked inside a box just minutes after about four inches of nesting material was removed, so it is presumed the birds appreciate a clean house as much as we do.
2. Check out the new brochure box with some waterproof guides. There are guides for bees and butterflies. Guides for backyard birds and caterpillars are coming soon. Please enjoy the guides in the garden and return them to the pamphlet box when you are finished with them.
3. As for flowers, the Conservation Corps would like to resurrect the annual Photography Contest if there is sufficient interest. There are too many native flowers included in guides that are not represented in the garden and vice versa. Therefore, Kingston Chase neighbors with photography skills may use 2021 to help create a custom guide to the garden's flowers — bonus points for photos that include both flowers and wildlife. All photographs should feature the community garden by the pool. Submissions may be made by e-mail to [conservation@kchoa.org](mailto:conservation@kchoa.org).
4. The Earth Day stream clean-up is back! We have not had a stream clean-up since fall 2019. Please gather (six feet apart) at the pool parking lot at 10:00 a.m. on Saturday, April 17, to claim a spot along the stream to tidy up. Trash and recycle bags will be provided. Neighbors are encouraged to wear boots and gloves.

Thank you to all who have green thumbs and ever-present energy that is put forth toward landscaping and keeping Kingston Chase a beautiful neighborhood during the spring, summer, and fall growing seasons.

### ***Kingston Chase Book Club***

The Kingston Chase Book Club is currently meeting virtually, giving residents a convenient opportunity to “check in” to the club without leaving home. In-depth analysis and thoughtful discussion will ensue regarding the following selections. Contact Betsy at ekiker@verizon.net for details on how to tune in online.

April/May – *The Invisible Life of Addie LaRue* by V. E. Schwab – a genre-blending tale of a Faustian bargain made by a young woman in 18th century France. Imagine her surprise when she is recognized 300 years later, half a world away. The Book Club will meet at 7:30 p.m. on Thursday, May 13.

May/June – *The Overstory* by Richard Powers – an award-winning book that seems like a collection of short stories until the characters start to come together just like branches in *The Overstory*. The Book Club will meet at 7:30 p.m. on Thursday, June 24.

July – *Love and Fury: A Novel* of Mary Wollstonecraft by Samantha Silva – presents what the feminist author might have told her newborn daughter who would grow up to write *Frankenstein*. The Book Club will meet at 7:30 p.m. on Thursday, July 22.

### ***Plastic Bags Prohibited for Yard Waste***

Fairfax County has joined several neighboring communities to ban the use of plastic bags for yard waste. The change, effective March 1, requires county residents who have curbside collection of yard waste to use reusable containers or paper yard waste bags to set out grass, leaves, and/or brush. Although the new rule took effect March 1, enforcement will begin on Monday, April 19.

Why was this change made? It was noted that pieces of plastic bags, shredded during the composting process, end up being re-introduced into the environment when the compost is applied in gardens, yards, and other similar projects. Prohibiting plastic bags removes plastic pollution from the yard waste used for compost, and ultimately keeps it out of the environment.

There are several options for managing yard waste. The easiest is grass mulching and leaving clippings on the lawn to fertilize the soil and retain moisture. Backyard composting or using reusable containers or paper lawn waste bags is an option. Residents also can transport yard waste to the I-95 Landfill Complex or the I-66 Transfer Station. Yard waste will need to be delivered loose or in paper bags or reusable containers. If you have any questions concerning the new rule, please contact your waste collector for further details.



**Hop into Spring by letting us Help You with the sale or purchase of real estate!**

**To Find Out the Value of your Kingston Chase home,  
Call or Text us at  
703-408-9339**



**Barry and BK Allbright**  
barrya@rcn.com

***We’ve helped neighbors buy and sell homes in Kingston Chase since 1986***

(Kingston Chase Residents since 1981)

**KWRESTON**  
KELLERWILLIAMS  
11700 Plaza America Dr #150  
Reston, VA 20190  
703-408-9339/703-679-1700





**LORI LOVEJOY**

Call me for a **FREE** Market Assessment of Your Home!

**703-635-6359**

lori@loveyourmove.com

www.LoveYourMove.com

 LoveYourMoveTeam

**CENTURY 21**

Redwood Realty

11730 Plaza America Drive, Suite 130  
Reston, VA 20190



**Neighborhood  
Mobile Mechanic**

Experienced Service and Consultation  
Also Boat Engine Servicing and Repairs

Contact Matt:  
cell: 571-314-1414  
[Matt@100000miles.com](mailto:Matt@100000miles.com)

**Tonya's Dog Grooming**



**Tonya Jarrell**  
Owner/Groomer

12608 Little Stones Lane  
Herndon, VA 20170

571-449-3290

Working with dogs 40 lbs and under.



**Little Petals**

Home Daycare in Herndon  
(Close to Clearview Elementary School)



*Dona I. Wijayarathne*  
Fantasia Drive  
703-481-8766  
E-mail: [littlepetals@cox.net](mailto:littlepetals@cox.net)

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

**I & S Landscaping, L.L.C.**

Lawn Maintenance  
Patios Walls Walkways  
Drainage Planting Mulching  
Water Ponds Lighting  
Free Estimates

*Ivan Serpa*

Cell: 703-928-3247 - Office: 703-723-9990

[www.iandslandscaping.com](http://www.iandslandscaping.com) - [iandslandscaping@yahoo.com](mailto:iandslandscaping@yahoo.com)



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



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

**\$500.00 Off**  
**Complete System**  
Can not be used with any other offers.  
Models offered by dealer.

**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**

### 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**



Please keep Kingston Chase clean by doing your part to pick up and dispose of trash properly.



Please send an e-mail to [crier@kchoa.org](mailto:crier@kchoa.org) with any lost and found items.

# 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





## Welcome to the Neighborhood!



Thomas Reinstein  
12702 Flagship Court

Xinzheng Zhao and Huabo Wang  
12727 Fantasia Drive

If you are new to Kingston Chase and have not yet received a welcome packet, please send an e-mail to [info@kchoa.org](mailto: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.



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](mailto: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](mailto: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	<a href="mailto:me@andrewcassell.com">me@andrewcassell.com</a>
'23 Vice President	Jack McDonald	703-834-0717	<a href="mailto:jhmcald1@verizon.net">jhmcald1@verizon.net</a>
'21 Secretary	Kerry Buss		<a href="mailto:kerrybuss@gmail.com">kerrybuss@gmail.com</a>
'22 Treasurer	Todd Waldrop	571-217-3627	<a href="mailto:toddwaldrop78@gmail.com">toddwaldrop78@gmail.com</a>
'21	Joe Seeger	703-318-3287	<a href="mailto:joe.seeger.kc@gmail.com">joe.seeger.kc@gmail.com</a>
'22	Rosemary Buley	703-304-5021	<a href="mailto:rosemary2271@hotmail.com">rosemary2271@hotmail.com</a>
'22	Steve Kapushoc	703-668-0484	<a href="mailto:kapushoc@gmail.com">kapushoc@gmail.com</a>
'22	Deke Smith	703-481-9573	<a href="mailto:deke@dksic.com">deke@dksic.com</a>
'23	Jen Baez	703-709-1326	<a href="mailto:jenbaez@verizon.net">jenbaez@verizon.net</a>
'23	Chris Buley	703-796-0841	<a href="mailto:cbuley@yahoo.com">cbuley@yahoo.com</a>
'23	Mike Klinker	703-435-2337	<a href="mailto:mmklinker@yahoo.com">mmklinker@yahoo.com</a>

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

### Committee Chairpersons

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

### Club Chairpersons

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

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.

### The deadline for the May issue of the Kingston Chase Crier is April 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](mailto: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



# April 2021

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1 HOA Assessment for 2021 is due - \$365	2	3
4 Easter	5	6 ARC Meeting 7:30 p.m.	7	8	9	10
11	12 Board Meeting 7:30 p.m.	13	14	15 Deadline - May Crier	16	17 Folly Lick Stream Cleanup 10:00 a.m. - noon
18	19	20	21	22	23	24
25	26	27	28	29	30	

The Kingston Chase calendar can be viewed online at the following link: <https://teamup.com/ks33de6e4f1115101c>