



Kingston Chase Crier

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www.KCHOA.org

March 2022

Picking Up Pet Waste

From the Fairfax County Website

Dog walkers are out in the morning before the workday begins and again in the evening. Most have something in common. They carry a bag, usually a grocery bag or the long plastic sleeve in which newspapers are delivered. These conscientious pet owners take their waste-filled bags and put them in their household trash or flush the contents in the toilet.

What about the not-so-conscientious pet owners? The Center for Watershed Protection refers to them as “bad dog walkers” and claims their numbers are 16 million in the United States. Pet owners who violate the county’s pooper scooper law may incur a fine up to \$250. Unfortunately, since 1999 not one summons has been issued for such violations. That means the only deterrents to leaving pet waste on the ground may be our individual conscience and societal mores.

Pet waste left on the grass or in the woods makes its way to storm drains every time it rains. Storm drains lead to lakes or streams that ultimately lead to the Occoquan Reservoir and the Potomac Rivers, and then into our drinking water supply. Pet waste may carry disease-causing organisms, which make water unsafe for swimming and more costly to treat for drinking.

Dog waste on the ground is ugly and messy. It pollutes our environment even if it is hidden in the bushes, under leaves, or in the woods. Urine kills our grass and discolors our mailboxes. Children play everywhere, especially in their own yards. Please pick up after your pets, as our health may depend on it.

Annual HOA Dues Assessment is Due April 1

The Kingston Chase Home Owners Association annual assessment letters have been mailed. Dues in the amount of \$381 are due by Friday, April 1. There is an option to pay dues online, however, this method includes a \$14.29 credit card processing fee. Dues are also payable by check (\$381) with no additional fees. Please visit the following link to pay by credit card: <https://www.kchoa.org/purchases-available/annual-dues-fees>. E-mail info@kchoa.org with any questions.

Swim Team Registration and Information Night will be April 28

The Kingston Chase Swim Team will hold its information and swimsuit-fitting night on April 28 from 5:30–7:00 p.m. at the clubhouse. This open house is an opportunity to meet the team’s leadership, order spirit wear, and try on team suits. Registration is completed online and will be available in advance of information night (hopefully by April 21).

Evening practices will begin on May 31 and will switch to mornings on June 13. For additional details, please e-mail KCswimreps@gmail.com or leave a message on Facebook. Swim Team posts information on the Kingston Chase Kids Facebook page.

Swimmers, parents, and the entire community looks forward to a fun and eventful swim season. Please join the Kingston Chase Fighters in this rewarding summertime activity.



Children’s Corner

Children’s Corner is comprised of neighborhood parents and their young children who meet to share play time fun, creative activities, learning experiences, fieldtrips, and an occasional night out without the kids. Contact Kristine Covey via e-mail at kingstonchaseplaygroup@gmail.com for details regarding the following upcoming scheduled events:

Saturday March 12 10:00 a.m.

Also, please join the Children’s Corner WhatsApp group by e-mailing kingstonchaseplaygroup@gmail.com or join its Facebook group (Kingston Chase Playgroup). Welcome to Playgroup!

**Kingston Chase Home Owners Association
Board Meeting
Minutes of February 14, 2022**

**Call to Order**

- Board President Andrew Cassell called the meeting to order at 7:34 p.m.
- Board members present: Jen Baez, Chris Buley, Rosemary Buley, Kelly Herb, Stephen Kapushoc, Jack MacDonald, Joe Seeger, Deke Smith, and Todd Waldrop.
- Others present: Marsha Cassell and Melissa Cooper, Administrative Assistants; and Dave Brewer, Bookkeeper.

Secretary's Report – January Minutes approved as published in the February Crier.

Treasurer's Report – There is \$71,487 in checking and \$261,890 in CDs.

Member Business – None.

Committee Reports

ARC – Two ARC applications were approved. Spring walk-throughs will occur in mid-late March. Four new members joined the ARC: Andrea Ennis, Clyde McCarter, Buzz Rider, and JoAnn Wright. Also, our four members staying on for another term: ARC Chair Maurice Saylor, Sudeb Basu, Geoff Kiffe, and Scott Mabry. A huge “thank you” to our ARC committee members!

Buildings and Maintenance – No report.

Landscape – The Board is investigating excessive snow plowing charges.

Conservation Corps – No report.

Neighborhood Watch – No report.

Newsletter – No report.

Playgroup – No report, although it was noted that monthly activities have resumed.

Pool – Fans and lighting will be added to the gazebo.

Social – No report.

Swim Team – The swim league meeting will occur in March.

Tennis – No report

Welcome – A New Welcome member is needed.

Old Business – No Updates

- 298 of 537 (55%) of Kingston Chase lots have voted in favor of the Declaration Revision. 403 votes (75%) are needed for it to pass.
- Looking into using a key fob system to re-key the clubhouse.
- Electronic voting on HOA business is now allowed in the state of Virginia. The Board is working with KCHOA lawyers to create written procedures for electronic participation.

New Business

- 2022 HOA assessment letter has been mailed out. Herndon Crossing pool invitation letters will be mailed later this month.

Meeting adjourned at 7:52 p.m.

Submitted by Kelly Herb, Secretary

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 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.

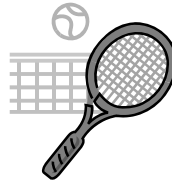


Kingston Chase Meetings

Architectural Review Committee
Tuesday, March 1, 7:30 p.m.

Board of Directors
Monday, March 14, 7:30 p.m.

In accordance with CDC Guidelines at this time, the meetings have the option to join virtually via Zoom.



Tennis/Pickleball Court

To obtain the combination for the lock to the court, please text or e-mail Alex Fletcher at 703-582-8382 or kchoa.tennis@gmail.com, respectively.

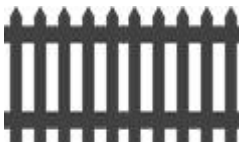
No bicycles, skateboards, rollerblades, or wheels of any kind – and no dogs – are allowed on the court surface inside the enclosed fence. Please remove trash and lock the gate when finished.



Architectural Review Committee

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

<u>Lot</u>	<u>Approved</u>
060	Screened-in porch (pending county permits).
483	Sun room.



The next ARC meeting will be **Tuesday, March 1**. ARC Guidelines, the application form and what to submit can be found at www.kchoa.org/architectural-review-committee. Applications can be submitted by e-mail to kchoa.arc@gmail.com (preferred) or by mail to KCHOA ARC, P.O. Box 332, Herndon, VA 20172. Applications are reviewed at the monthly meeting.



Spring Walk-Through

It is time for the annual Kingston Chase spring Architectural Review Committee (ARC) walk-through inspections! Kingston Chase homeowners enjoy excellent property values and an attractive community in part because of the ARC and the annual walk-throughs to note homeowner compliance with the ARC Guidelines. Inspections will occur beginning mid-March.

Additionally, if any homeowners would like to volunteer to help with the walk-through, please send an e-mail to kchoa.arc@gmail.com. Kingston Chase needs volunteers to support committees like this, and it is a good opportunity to meet other concerned neighbors and get an up-close glimpse of the neighborhood.

The next ARC meeting will be **Tuesday, March 1**. The ARC hopes to be able to hold the meeting in the clubhouse (with the option to join via Zoom). ARC Guidelines, application form, and information that must be included in the application is found at www.kchoa.org/architectural-review-committee. Applications can be submitted by e-mail to kchoa.arc@gmail.com (preferred) 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.



Please help make Kingston Chase a TRASH FREE ZONE by picking up litter around your home and curb-side. On trash day, please make sure your trash containers are secure. At such unfortunate times when someone “dumps” trash in the neighborhood, please attempt to remove it promptly. With everyone’s help, Kingston Chase will be clean and beautiful.



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

Neighborhood Watch

Neighborhood Watch is a Kingston Chase committee of residents that specifically watch for and monitor 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, always keeping watch 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 an emergency.

Contact **Pete Banks**, Neighborhood Watch Chairperson, via e-mail at kchoa.watch@gmail.com or call/text his cell phone at 703-209-3004 to report any incidents.

Residents should be vigilant and in the habit of locking doors, windows, garage doors, and outdoor vehicles as a precaution against vandalism, unlawful entry, and theft.

If you would like to be included on the Neighborhood Watch e-mail distribution list that relays alerts to residents of Neighborhood Watch information and/or activity, please send an e-mail to kchoa.watch@gmail.com.

There are no incidents to report this month.

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CRS, GRI
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Eric Sonnhalter
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Kingston Chase Homeowners Association
 Architectural Review Committee
 P.O. Box 332
 Herndon, VA 20172
 Application Form

Name:		Date:	
Address:		Lot No.:	
Phone:	Cell:	E-mail:	
Subject of Request:			
Details of Request:			
Estimated Start Date:		Completion Date:	
If project has not started within in twelve (12) months after date of ARC approval, this application becomes void and a new application must be submitted for ARC approval.			
Permission is hereby granted for members of the Architectural Review Committee (ARC) or KCHOA Board Members to enter onto my property to make reasonable inspection of proposed construction locations and inspect again after project has been completed.			
Owner's Signature: _____			
Note – If the request involves changes to outside property, i.e., fences, storage sheds, patios, decks, etc., a copy of the surveyed house plat must be included showing location of request drawn to scale. If there is no plat, the request will be returned. See ARC Guidelines for details.			

Welcome to the Neighborhood!



Nicholas Geyer and Laura Yeshnik
12705 Fantasia Drive

Dustin and Sarah Reeser
12715 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 and someone will see that you get one. Please fill out and return the database sheet in order to receive KCHOA correspondence.

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 costs \$145 and is required at closing.

KC Neighbor
Herndon, VA 20170



E-mail the *Crier* at
crier@kchoa.org

E-mail!

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

Advertising Disclaimer

The Kingston Chase Home Owners Association does not endorse any of the advertisements or services included in the *Crier*. Residents are encouraged to check references and take 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*

'24 President	Andrew Cassell	703-468-1782	me@andrewcassell.com
'23 Vice President	Jack McDonald	703-834-0717	jhmcdonald1@verizon.net
'24 Secretary	Kelly Herb	571-251-8362	kelly.d.herb@gmail.com
'22 Treasurer	Todd Waldrop	571-217-3627	toddwaldrop78@gmail.com
'24	Joe Seeger	703-318-3287	joe.seeger.kc@gmail.com
'22	Rosemary Buley	703-304-5021	rosemary2271@hotmail.com
'22	Steve Kapushoc	703-668-0484	kapushoc@gmail.com
'22	Deke Smith	703-481-9573	deke@dksic.com
'23	Jen Baez	703-709-1326	jenbaez@verizon.net
'23	Chris Buley	703-796-0841	cbuley@yahoo.com
'23	Mike Klinker	703-435-2337	mmklinker@yahoo.com

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

Committee Chairpersons

Admin. Assistant	Melissa Cooper		info@kchoa.org
ARC	Maurice Saylor		kchoa.arc@gmail.com
Bookkeeper	Dave Brewer		kchoa.finance@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/Pickleball	Alex Fletcher	703-582-8382	kchoa.tennis@gmail.com
Welcome			info@kchoa.org

Club Chairpersons

Book Club	Betsy Kiker	703-787-0128	ekiker@verizon.net
Children's Corner	Kristine Covey	813-325-9996	kingstonchaseplaygroup@gmail.com
Conservation Corp	Betsy Kiker		conservation@kchoa.org
			ekiker@verizon.net
Swim Team	Jeanette Murphy	703-282-9611	netterm1@aol.com
	Shannon McClain	703-787-8635	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.

The deadline for the April issue of the Kingston Chase Crier is March 15.

Crier Advertisement Rates:

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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

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March 2022

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 ARC Meeting 7:30 p.m.	2	3	4	5
6	7	8	9	10	11	12 Playgroup 10:00 a.m.
13 Daylight Saving Time begins - 2:00 a.m. — Spring Forward —	14 Board Meeting 7:30 p.m.	15 Deadline - Apr. Crier	16	17 St. Patrick's Day	18	19
20 First day of spring	21	22	23	24	25	26
27	28	29	30	31	KCHOA annual assessment dues in the amount of \$381 is due April 1.	ARC application submissions are requested by the Friday prior to the monthly meeting.

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