

KC kiddos having a ball



KC Play Group open to families of kids under 5

The Kingston Chase Play Group is open to families with children under the age of 5. Play Group hosts monthly meet ups, quarterly parent nights out, and more.

Past events have included backyard barbecues during the summer, Little Tykes soccer in the fall and spring, and a Facebook/What's App chat group year round.

There is no fee or dues to join Play Group, but activities are volunteer-based. The success of the group depends on the willingness of members to help out in different ways.

Play Group has the following events planned in upcoming months:

- Friendsgiving Potluck, 10 a.m. Nov. 12
- Cookie Decorating, 10 a.m. Dec. 10.
- NYE Party (Countdown to Happy New Year in China) 10 a.m. Dec. 31
- Valentine Deliveries: drop-offs anytime the week of Feb. 11-14.

For more information about Play Group, contact schmelzer.maria@gmail.com.



Members of the Kingston Chase Play Group, left, and Little Tykes, above, gather to work on their crafting skills and soccer skills, respectively.

(Photos submitted by Tiffany Rex and Casey Nelson)

Kingston Chase Home Owners Association

Board Meeting

Minutes of October 10, 2022

1. Call to Order

- Board President & Vice President Jack McDonald called the meeting to order at 7:30 p.m.
- Board members present: Jack McDonald, Joe Seeger, Deke Smith, Mike Klinker, Steven Kapushoc, Rosemary Buley, Chris Buley, Todd Waldrop, Jen Baez, Pete Banks,
- Others present: Melissa Cooper (Administrative Assistant)

2. Secretary's Report: September Minutes Approved

4. Treasurer's Report:

- Checking balance as of Sept. 30: \$136,521.09
- CD Balance as of Sept. 30: \$262,035
- Dues Payments Received and processed 530 of 537
- 2022 Herndon Crossing Pool Fees Received 0
- 2022 Disclosure Fees Received 2

5. Member Business: Discussion of possible ARC violation with regard to number and location of cars being parked at resident's home.

6. Committee Reports

A. ARC: Five applications received, four approved; one approved with modifications

B. Buildings & Maintenance: N/A

C. Conservation Corps: N/A

D. Landscape: N/A

E. Neighborhood Watch: N/A

F. Newsletter: N/A

G. Playgroup: N/A

H. Pool: Board has approved the forward funding of substantial pool maintenance in order to get ahead of significant price increases in 2023.

I. Social: N/A

J. Swim Team: N/A

K. Tennis: N/A

L. Welcome: N/A

Attention: KCHOA needs your vote on proposed amendments

If you have not yet voted on proposed updates to the HOA's Declaration of Covenants, Conditions and Restrictions, please do so as soon as possible.

Visit www.kchoa.org/amended-declaration-covenants-2020 to review the proposed changes.

Find the ballot there, and mail it to KCHOA PO Box 332 Herndon VA 20172, or email to kchoa.mgmt@gmail.com.

Old Business

- Board members will be reaching out to residents who have not yet submitted their vote for the Declaration Revision. 329 of 537 (60 percent) of Kingston Chase lots have voted in favor of the Declaration Revision. 493 votes (75 percent) are needed for it to pass. 26 of 537 lots have voted against the Declaration Revision. Suggestion to provide Declaration communication in Spanish. Suggestion to visit residents who have not voted and provide ballot. Looking at sending out postcards with SASE to capture votes.
- 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: The Board will be looking for a new President to replace Andy Cassell as his family relocates.

Meeting adjourned at 8:35 p.m.

Submitted by Kelly Herb, Secretary

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Eight-month-old Clair is celebrating her first autumn nestled among apples, pumpkins and seasonally themed reading provided by a kind neighbor.

BABY ANNOUCEMENT

Welcome home, Lukas Parker

Kateryna and Dakota Campbell of Folly Lick Court are excited to announce the birth of their son, Lukas Parker.

Lukas arrived at 12:19 a.m. Sept. 26 weighing 8 pounds, 10 ounces.

On behalf of the neighborhood, The Kingston Chase Crier crew wishes a warm welcome to baby Lukas and a big congratulations to his parents, who are no doubt feeling well-rested and not the least bit overwhelmed. We're all looking forward to fawning over baby Lukas when he's out and about in the neighborhood.

Book club shares holiday selection

The Kingston Chase Book Club will hold a combined meeting for November and December at 7:30 p.m. Dec. 15 at the clubhouse. Members will discuss Wally Lamb's "Wishin' and Hopin," a novella that captures the "warmth and joy of the holiday season."

For more information about book club, contact Betsy Kiker, ekiker@verizon.net.

Mich Yardwork

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Please email
michluke462@gmail.com.

Mich Car Wash

Exterior wash. Done in your driveway.

Please email
amich6528@gmail.com

Architectural Review Committee

The Architectural Review Committee (ARC) met in person and virtually on October 4 to review the following applications:

<u>Lot</u>	<u>Approved</u>
69	Sunroom
222	Front entry door replacement
487	Cover front stoop and install concrete walk to front stoop from driveway
537	Roof, siding and shutter color change
323	Fence maintenance and replacement (approved with modifications)

The next ARC meeting will be **7:30 p.m. Tuesday, Nov. 1** The meeting will be held in person as well as an option to join via Zoom. 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, PO 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 email kchoa.arc@gmail.com.

Welcome to the many new families who have joined the Kingston Chase community recently! For your reference, and for anyone interested in a refresher, the Architectural Review Committee (ARC) would like to provide a quick review of the most commonly received applications and questions. For the complete ARC Guidelines, please visit www.kchoa.org/architectural-review-committee.

Applications: Any change to the exterior of the house or property (front, back, or sides) requires an ARC application before work begins. The only exceptions are landscaping and lawn ornaments less than two feet tall. When applying, please include with the application the house plat and details and pictures of the colors and materials to be used in the project.

Fences: All fences require an application. Kingston Chase allows board-on-board fences with no overlapping boards, estate fences, and picket fences. Stockade fences are not allowed and will not be approved.

Sheds: All sheds require an application. Sheds may not be more than 8.5 feet tall at their peak and must have an area of 160 square feet or less. Homeowners are encouraged to choose shed designs and colors that match the house and are in keeping with the earth tones found throughout the neighborhood.

Driveway Extensions: Driveway extensions require an ARC application and are considered on a case-by-case basis. They are rarely approved. Driveways cannot extend past the edge of the garage and Fairfax County does not allow any alteration to the apron, the piece of concrete or asphalt that connects the road, the sidewalk, and the driveway.



KIDS CORNER

‘Lyle, Lyle’ a perfect movie pick for families

Now that the cold weather is settling in, you’ll probably want to stay inside more, read books, and, of course, watch movies. And if you want to go to the theater, a good pick is “Lyle Lyle, Crocodile.”

This film is family friendly, funny, and musical. The film is about a crocodile named Lyle who can only sing to show how he’s feeling. The person who bought him from an exotic pet store, Hector, is trying to make it into show business. But when he and Lyle try to perform in a show where Lyle shows his musical talent, the shy crocodile freezes up and Hector loses his house in a bet on the show.

A year and a half later, a new family, the Primm family, moves into Hector’s old apartment. Their son, Josh struggles with school and making friends. He and Lyle meet each other and become fast buddies. But when a grumpy neighbor threatens Lyle, the family and Hector must save him.

The movie is set in Manhattan in New York City, so you might see some landmarks, such as the Disney Store and Central Park. This movie also has some funny parts. There’s one part where Josh’s mom gets obsessed with painting Lyle. The movie does have some mildly scary parts though, and some kids under the age of 5 might get nervous. But other than that, the movie is cute, hilarious, and heartwarming. So grab some popcorn and enjoy!

— Lily Jennings, 12.

Kingston Chase kids submissions wanted

Are you a creative kid (or do you know one?) The Kingston Chase Crier would love to publish your Kingston Chase Kid News.

Young residents are welcome to submit short stories, articles, poems, photos, drawings and more to kingstonchasekidnews@gmail.com for publication in future editions.



Photo by Susan Jennings for the Crier

A pair of ruminants traverse the lawns of Flagship Avenue on a recent morning.

Neighborhood Watch

Some time ago, there was an agreement to extend Wiehle Avenue from Dranesville Road, between our area neighborhoods and into Loudoun County. Let’s just say Loudoun pun*ed out. So we have this swath of wooded area from Route 228 to Crestview. And it is perfect for ruminants. (That’s my 17 years of college talking).

Recently, a doe and her yearling attempted to traverse Crestview in front of my vehicle. I slammed on my brakes, as quickly as a septuagenarian can. They leapt to opposite sides of the road. I am sure they will try to reunite, hopefully not in front of you.

There have been lots of deer sightings. Be mindful. Between Kingston Chase and Forest Ridge there are roaming deer that can spoil your day. Not as bad as hitting a moose in Homer, Alaska. (Don’t ask)

But bad enough to ruin your Good Driver Discount. Be careful out there.

— Pete Banks

Neighborhood Watch is a Kingston Chase committee of residents that monitors reports of vandalism, theft or criminal activity in the neighborhood and surrounding communities.

All are asked to serve as the eyes and ears of the neighborhood, keeping a lookout for unusual or suspicious activity. When in doubt, e-mail Neighborhood Watch and, if appropriate, call the Fairfax Police non-emergency number at **703-691-2131** or **911** in the case of an emergency.

To report incidents or to be included on the Neighborhood Watch e-mail distribution list, contact Pete Banks, Neighborhood Watch Chairman, via e-mail at kchoa.watch@gmail.com or call 703-209-3004.



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Welcome to the Neighborhood



Brian & Jennifer House
1604 Bayou Court

Benjamin & Alexandra
McCormick
1644 Sadlers Wells Drive

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

Reminder about boats, trailers, RVs

Residents are reminded of Article 10.10 of the ARC Guidelines, which states:

“Motor homes, campers, boats and trailers are not permitted to be parked overnight within the community.”

The complete list of ARC Guidelines can be found at kchoa.org.

Kingston Chase Home Owners Association

Board of Directors*

'24 President	Jack McDonald	703-834-0717	jhcdonald1@verizon.net
'23 Vice President	Jack McDonald	703-834-0717	jhcdonald1@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	Scott Mabry	kchoa.arc@gmail.com
ARC admin	Suzanne Hediger	
Bookkeeper	Dave Brewer	kchoa.finance@gmail.com
Buildings/Landscape	Mike Klinker	mmklinker@yahoo.com
Neighborhood Watch	Pete Banks	kchoa.watch@gmail.com
KC Crier Editor	Susan Jennings	crier@kchoa.org
Pool	Deke Smith	deke@dksic.com
Social	Heather Kapushoc	hkapushoc@gmail.com
Tennis/Pickleball	Alex Fletcher	kchoa.tennis@gmail.com
Welcome	Dominic Toto	Toto.Dominic@bls.gov

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
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.

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*.

The deadline for the December issue of the Kingston Chase Crier is Nov. 16.

Crier Advertisement Rates:

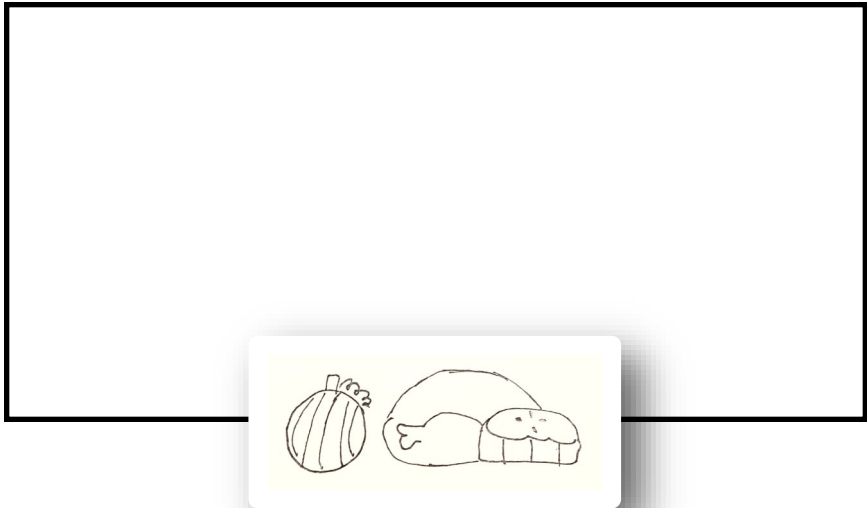
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November 2022

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 ARC Meeting 7:30 p.m.	2	3	4	5
6	7	8 Election Day	9	10	11	12
13	14 Board Meeting 7:30 p.m.	15	16 Deadline December Crier	17	18	19 Herndon Turkey Trot 5K 4 p.m.
20	21	22	23	24 Thanksgiving	25	26
27	28	29	30			

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