

## CHOOSE YOUR FIGHTER!



As per unofficial neighborhood tradition, intergenerational splash attacks were the name of the game as Kingston Chase parents ‘ambushed’ their children with a water fight June 16 to mark the end of school for Clearview Elementary and other nearby area schools. (Photo by Jon Ruark)

# Wet summer welcome

On the afternoon of June 16, after an early dismissal on the final day of school at Clearview Elementary, dozens of Kingston Chase children headed toward the pool parking lot for what might be the worst-kept secret in the neighborhood — an annual parental ambush of water cannons, super soakers, water balloons and good, old-fashioned buckets of water to dump and douse as part of a long-standing, unofficial KC tradition. Now there’s just seven more weeks of “I’m bored” whinery before the school doors open again Aug. 21.



Rising middle schoolers, from left, Nylah, Alyssa, Samantha, Elana, Saanchi and Lily celebrated their last day as Clearview sixth graders by taking part in the annual water battle (Photo by Jon Ruark)

## Kingston Chase pool schedules and July special event times

**Regular schedule:** Sun-Thur: 11 a.m. to 8 p.m.; Fri-Sat: 11 a.m. to 9 p.m.

**Adult Pool Party:** 7 p.m., Saturday, July 29. Theme is Neon. Ticket price and purchase details are coming soon. Stay tuned!

### July special dates and times

Fourth of July: **July 4:** Pool closes at 6 p.m.  
Herndon Olympics clinic: **July 10:** Pool closes at 2 p.m.  
Herndon Olympics: **July 11:** Pool closed  
Swim Team Party: **July 23:** Pool closes at 5 p.m.  
Adult Pool Party: **July 29:** Pool closes at 5 p.m.

### MEET THE NEIGHBORS

## Resident fulfills dad’s coffee farm dream

*Meet the Neighbors is an occasional Crier column featuring residents with interesting stories. Nominate a neighbor for a future column by emailing [crier@kchoa.org](mailto:crier@kchoa.org).*

This month, meet Juan Pacheco of Society Drive, who is a fourth generation coffee grower.

**How long have you lived in Kingston Chase?** They say home is where the heart is, and since 2008, our house in Society Drive has been that place. I still recall the first time walking in this house, mom, walking around the house counting rooms to make sure all the members of family had a bedroom of their own, dad analyzing travel logistics to work, and us three siblings just happy to have our own home.

**What makes Herndon and Kingston Chase a great place to live?** We fell in love with Kingston Chase instantly! The peace and serenity, safety, our friendly neighbors, being close to Dulles for traveling, and let’s not forget out amazing neighborhood pool has made Kingston Chase a great place to live these past 15 years.

See **NEIGHBORS**, Page 7



NEIGHBORHOOD WATCH

Remember to lock vehicles, hide valuables

Well, 60-degree temps and rain — it’s officially summer! And with summer there are more people with nothing to do and a lot more time to do it. And that includes going for a stroll with their buddies at 2 or 3 a.m.

Remember:

- NEVER leave valuables in your vehicle.
- ALWAYS lock your vehicle.
- NEVER leave enticements like packages in plain view.
- ALWAYS call the police if your vehicle has been tampered with, even if they didn’t take your Bangles CD, your Four Tops Cassette, or your Connie Francis 8 Track.

If you leave your car unlocked and enticements lying around, you are encouraging thieves to come back and break into your neighbor’s vehicle.

— Pete Banks

(To share news with the Kingston Chase neighborhood watch, contact Pete Banks at 703-209-3004 or kchoa.watch@gmail.com.)

Architectural Review Committee

The next first Tuesday falls on July 4. The ARC decided to move the meeting to Wednesday July 5 since there are conflicts on the 4th.

ARC heard two complaints. The one regarding Lot 199 was referred to the board. Regarding the unapproved addition to lot 271, a letter will be sent to the owners to let them know they need to through an approval process for their addition.

The Architectural Review Committee (ARC) met in person and virtually on June 6 to review the following applications:

<u>Lot</u>	<u>Approved</u>
49	Replace fence
200	Roof ridge vent
287	Upgrade/replace siding, roof, and gutters
412	Repair front steps
412	Stain back porch
483	Roof replacement

<u>Lot</u>	<u>Approved (with conditions)</u>
266	Replace broken fence/gates on the side of house; fence must stay in same location

The next ARC meeting will be 7:30 p.m. Wednesday, July 5. 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](http://www.kchoa.org/architectural-review-committee).



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## Kingston Chase Home Owners Association Board Meeting Minutes of June 12, 2023

### 1. Call to Order

Meeting called to order at 7:32 p.m.

- **Board members present:** Jack McDonald, Chris Buley, Mike Klinker, Deke Smith, Todd Waldrop, Philip Hadwin, and Rosemary Buley
- **Others present:** Domico Toto (Welcome & Pool) and Ken Bonicky (Social Committee)

### 2. Secretary's Report – May Minutes Approved

### 3. Treasurer's Report

- Checking balance as of May 31, 2023: \$243,258.16
- CD Balance as of May 31, 2023: \$171,613.10
- 2023 YTD: Dues Payments Recorded: 494 of 537; 2023 Herndon Crossing Pool Fees Received: 7;
- Disclosure Fees Received: 10.
- The united 12-month CD matured on May 10, 2023 and will be moved to a Northwest product

### 4. Member Business: N/A

### Committee Reports

- A. **ARC:** Two complaints were received; six requests were received and approved; walk-through letters are still being processed
- 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:** Have received 250 applications so far. NV Pools will complete some caulking and final rules posting next month. Discussed incident with members attending without proper registration or guest passes. Jack will e-mail members in question.
- I. **Social:** Teen pool party was a success. Upcoming events include hot dog day, July 4th parade, and July 29th adult pool party. Still looking for volunteers to run movie night for the community.
- J. **Swim Team:** N/A
- K. **Tennis:** N/A
- L. **Welcome:** Will be looking for a new Welcome Committee Chair.

### Volunteers needed

The Kingston Chase Home Owners Association is in need of a volunteer to chair playgroup. Those interested in volunteering should contact [kchoa.mgmt@gmail.com](mailto:kchoa.mgmt@gmail.com).

### Social committee update

The Kingston Chase Social Committee is looking for a volunteer to help organize summer movie nights in a neighborhood common area. The coordinator would select dates, make movie picks and set up and take down the equipment. To help out, contact Ken Bonicky at [kchoasocial@gmail.com](mailto:kchoasocial@gmail.com).

### Kingston Chase Meetings



Architectural Review Committee  
7:30 p.m. Wednesday, July 5

Board of Directors  
7:30 p.m. Monday, July 10

Meetings have resumed at the clubhouse, with the option to join virtually via Zoom. For those who are unvaccinated, masks are required.

### Old Business

- A. Declaration Revision – Vote status: 351 of 537 (65 percent) of the needed 403 (76 percent).

### New Business:

- A. Fence ARC issue– discussed complaint/appeal received from member regarding location of ARC-approved fence on adjacent lot.

**Meeting adjourned to Executive Session at 8:15 p.m.; meeting adjourned at 8:40 p.m.**

## KIDS' CORNER

# How to catch a creek fish

By LILY JENNINGS  
*Kingston Chase Crier*

With summer here and the warm(ish) weather, your parents are probably bugging you to go outside. If you're looking for a fun activity, then grab a shovel and a bucket! Here's how you can master the art of catching small fish that live in our local creek. Items that you'll need include:

- Two large buckets, a travel fish tank, or other clear container
- Sand toys
- Sunscreen
- Bug spray
- A place along the trail/creek with an abundance of fish

**How to catch fish:**

1. Fill one bucket or fish tank full with water. Set it down on the ground. Use

2. Put in some small- to medium-sized rocks, spaced apart well.
3. Start with the medium-sized fish. They swim towards the surface. Wait until they come near you, then, choose one.
4. Cup your hands beneath the fish at a slow-fast rate (not like a snail, but not like a cheetah, either). Keep some water in your hands so the fish can breathe. Then, scoop up the fish and quickly, but calmly lower it into your bucket. Congratulations! You just caught a fish!
5. Once it's time to leave, take all rocks out of the bucket. Then, gently pour the water out. Make sure that all the contents are out. **DO NOT BRING FISH HOME WITH YOU.** You might not know what kind of fish it is or what it eats. You will not want to wake up tomorrow morning to a dead fish!

## BOOK CLUB

## 'Mary Jane' is KC club subject

The Kingston Chase Book Club meets 7:30 p.m. July 20 in the clubhouse. July's book is "Mary Jane" by Jessica Anya Blau. For August, the book will be Barbara Kingsolver's "Demon Copperhead," which, at 556 pages, may require a head start.

Book Club meets the third Thursday of each month. For info, contact Kristin Liska (703-798-4222) or Katie Irwin (908-461-5427).

### Welcome to the Neighborhood

**Stephanie Le**  
12803 Eldridge Lane

If you are new to Kingston Chase and have not yet received a welcome packet, please e-mail [info@kchoa.org](mailto:info@kchoa.org) and someone will see that you get one.

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NEIGHBORS, from Page 1

**Tell us about your family.** Our family comes from a small sleepy town called Chinameca (In El Salvador) located on the Chinameca volcano, which is known for cultivating amazing Arabica coffee. As a child, Dad worked in the “campo” or fields as we know them here



in the USA. Planting, nurturing, and harvesting coffee is what he loved. Eventually, as a young adult he even worked for international exporters of coffee, but he wanted more. He dreamed of having his own land to establish his own coffee farm. I saw father save every penny he earned to one day make his dream a reality.

**How did you come to be a coffee farmer?** I would have never thought that my life would have ended up merging with dad’s dream as I was in my own path trying to get to medical school. I graduated with bachelors in nursing, biology, and psychology, from George Mason University, and when it was time to take my MCAT, dad was diagnosed with a terminal illness. I gave med school up, and with my whole family took care of dad till his very last breath. In those sacred years, dad passed on all his knowledge of coffee to me and mom, and now we oversee the lands that every year bring to life coffee that is exported all over the world.

**What makes your coffee unique?** Our coffee grows from intergenerational trees grown in a biodiverse food forest system with room for myriad fruit trees, plants, birds, and wildlife. The next time you drive around Society Drive, and smell the sweet tantalizing smell of coffee, it is just us roasting up another batch of our delicious coffee. Come by any time to get a personalized tasting of our coffee. Give us a call at 703-401-2265 or look up Don Jacobo Coffee Farms at ProducersMarket.com.

**Kingston Chase Home Owners Association**

**Board of Directors\***

'24 President	Jack McDonald	703-834-0717	jhmcdonald1@verizon.net
'25 Vice President	Todd Waldrop	571-217-3627	toddwaldrop78@gmail.com
'24 Secretary	Kelly Herb	571-251-8362	kelly.d.herb@gmail.com
'25 Treasurer	Steve Kapushoc	703-304-5021	kapushoc@gmail.com
'25	Joe Seeger	703-318-3287	joe.seeger.kc@gmail.com
'23	Rosemary Buley	703-304-5021	rosemary2271@hotmail.com
'24	Philip Hadwin		
'25	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	703-435-2337	mmklinker@yahoo.com
Neighborhood Watch	Pete Banks	703-209-3004	kchoa.watch@gmail.com
KC Crier Editor	Susan Jennings	717-817-4461	crier@kchoa.org
Pool	Deke Smith	703-481-9573	deke@dksic.com
Social	Kenneth Bonicky		kchoasocial@gmail.com
Tennis/Pickleball	Alex Fletcher	703-582-8382	kchoa.tennis@gmail.com
Welcome	Dominic Toto		tottidom@gmail.com

**Club Chairpersons**

Book Club	Kristin Liska	703-798-4222	kkazem@verizon.net
Children’s Corner	Kristine Covey	813-325-9996	kingstonchaseplaygroup@gmail.com
Conservation Corp	Betsy Kiker		conservation@kchoa.org
Swim Team	Melissa Cooper	703-209-2177	ekiker@verizon.net
	Dominique Smith	703-966-7506	kcswwimreps@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.

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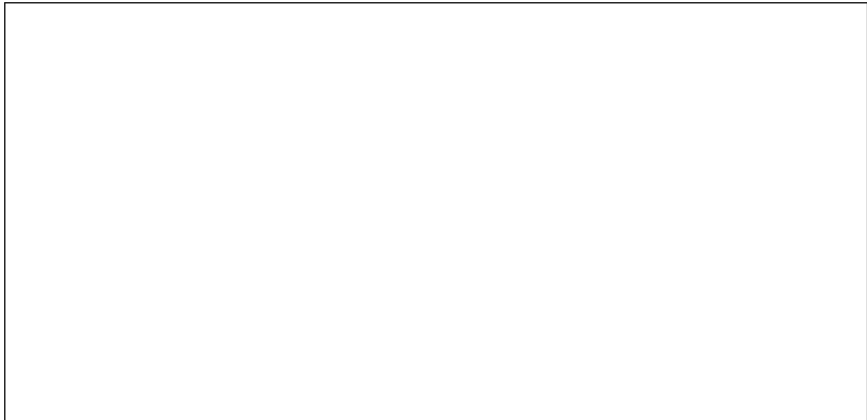
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# July 2023

<i>Sunday</i>	<i>Monday</i>	<i>Tuesday</i>	<i>Wednesday</i>	<i>Thursday</i>	<i>Friday</i>	<i>Saturday</i>
						1
2	3	4 <b>July 4th Parade</b> 10 a.m. Starts at Clearview	5 <b>ARC Meeting</b> 7:30 p.m.	6	7 <b>Friday Night Live</b> Downtown Herndon 6:30 p.m.	8
9	10 <b>Board Meeting</b> 7:30 p.m.	11 <b>Herndon Olympics</b> (Pool closed all day)	12	13	14 <b>Friday Night Live</b> Downtown Herndon 6:30 p.m.	15 <b>August Crier Deadline</b>
16	17	18	19	20 <b>Book Club</b> 7:30 p.m.	21 <b>Friday Night Live</b> Downtown Herndon 6:30 p.m.	22
23 30	24 31	25	26	27	28	29 <b>Adult Pool Party</b> 7 p.m.

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