



Inside Newington Station

Newington Community Association Monthly Newsletter
FEBRUARY 2023

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NCA BOARD OF DIRECTORS MEETINGS

February 1
March 1
April 5

PRESIDENT'S CORNER

By John Kylis

Just a friendly reminder about our new trash days:

- Trash Service Days: Tuesdays and Fridays
- Recycling : Wednesdays

See the [Patriot Disposal Flyer](#) for complete details including what is yard waste, recycling and special items requiring a separate service.

See NCA's [Frequently Asked Questions](#) regarding trash cans and services.

NCA's office hours have changed: Tuesdays and Thursdays 9:30 am—2:30 pm. Before heading to the NCA office—call first to make sure someone is there. The Community Managers step away to do home inspections, check on common grounds, etc.

NCA Monthly Board Meetings

Join the NCA Board meetings, virtually, on the first Wednesday of the month. Our next meeting is scheduled for Wednesday, February 1, 2023 starting at 7:00 pm.

To join from PC, Mac, Linux, iOS or Android: <https://meetings.ringcentral.com/j/1493752705>

Or Telephone: +1 (470) 869-2200
Meeting ID: 149 375 2705

**WATCH FOR POOL PASS INFORMATION
NEXT MONTH**

NEWINGTON STATION DIRECTORY

<http://www.newingtoncommunity.org>

NCA COMMUNITY OFFICE

P. O. Box 351
Springfield, VA 22150
703-455-3606 / Fax 703-455-0013



Tuesdays 9:30 am - 2:30 pm
Thursdays 9:30 am - 2:30 pm

**** Call first before heading to the office ****

Community Manager: Lori Randall with
Summit Management (703-945-1425)
Assistant Community Manager: Tina Queen
Email: manager@newingtoncommunity.org

USEFUL TELEPHONE NUMBERS

Emergency	911
Mental Health Emergency	988
Non-Emergency (Police & Fire)	703-691-2131
Including barking dog complaints	
Animal Control/Shelter	703-830-1100
Domestic Violence Hotline	800-838-8238
Dominion Towing	703-730-1177
Dominion Energy	1-888-667-3000
Fairfax Connector	703-339-7200
	www.fairfaxconnector.com
Fairfax County	www.fairfaxcounty.gov
Fairfax County Housing Authority	
Selena Davis	703-704-6758
Fairfax County Storm Water	
Management (not State streets)	703-877-2800
Fairfax Water	703-698-5600
Key Middle School	703-313-3900
Lewis High School	703-924-8300
Lorton Fire and Rescue	703-339-5141
Lorton Landfill	703-690-1703
Patriot Disposal	703-257-7100
Poison Control	202-625-3333
Pool (emergencies only)	703-455-9873
Saratoga Elementary School	703-440-2600
Streetlights	1-888-667-3000
Summit Management	703-360-0904
Supervisor Dan Storck	703-780-7518
Virginia Highway Department	
(Snow—State Roads Only)	703-383-8368
Virginia Railway Express	1-800-RIDE VRE
Voter Information	703-222-0776
West Springfield District Police	703-644-7377

BOARD OF DIRECTORS

President – John Kylis (Term: 8-20 thru 8-23)

Email: president@newingtoncommunity.org

Note: Email to NCA President is private and only read by the President.

Vice President – John Woods (Term: 8-22 thru 8-25)

Treasurer – Phil Space (Term: 8-21 thru 8-24)

Secretary – Cate Reich (Term: 8-22 thru 8-25)

Director – Daniel Bojanini (Effective: 2-22 thru 8-24)

To send an email to the above Board members, use
Board@newingtoncommunity.org (this includes a copy to the Community Manager).

ARCHITECTURAL CONTROL COMMITTEE

Chair - TBN

ENVIRONMENTAL COMMITTEE

Chair - John Kylis

FINANCE COMMITTEE

Chair - Phil Space

PLANNING AND DEVELOPMENT

Chair - Lou Tobat

MAINTENANCE COMMITTEE

Chair - Beth Rodriguez

NEIGHBORHOOD WATCH COMMITTEE

Chair - TBN

RECREATION COMMITTEE

Chair - TBN

WELCOMING COMMITTEE

Chair - Regina Watson

WINTER TRASH REMINDER

Inclement Weather: If roads are deemed unsafe due to snow or ice, trash collection will be suspended until next regularly scheduled collection day. Trash **MUST** be brought back in. Check NCA website for details.

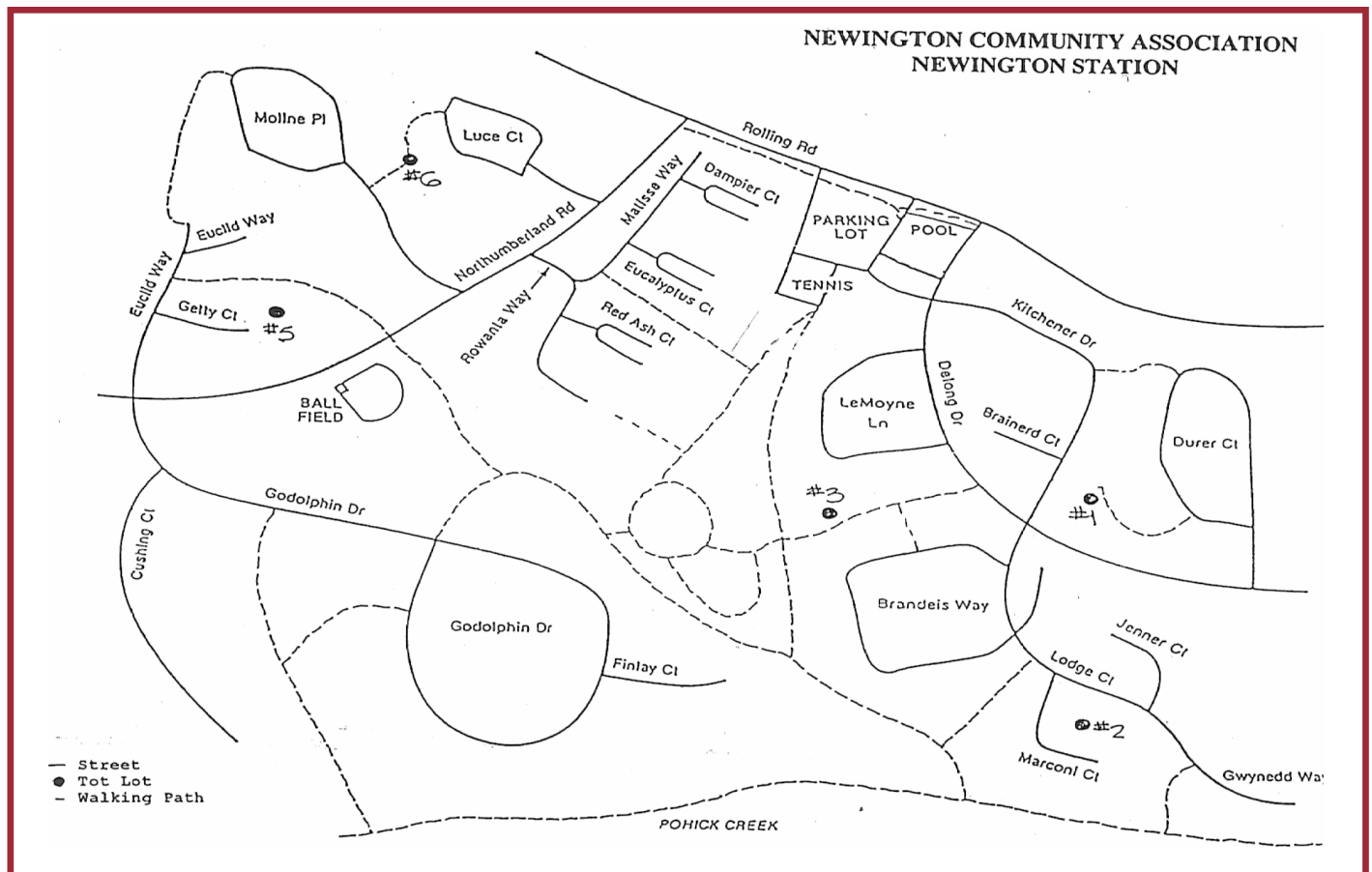
Letter to the Editor

We now have a five member board. I have personally known four of those people for a number of years and have interacted with them many times. I am absolutely convinced that they are of the highest integrity and as board members wish to do what is best for the entire community rather than a select few individuals. I have made them aware of a number of my concerns. I know for a fact that they are listening to me and taking what I say seriously.

I believe that they will do the same for anyone else with any concerns or suggestions. Management insists that the board can change the number of board seats up for election. That is nonsense. The size of the board is set at nine members by our governing documents. That means that there are four open seats on the board. In two or three months the board should be at the point where they are comfortable appointing owners to the board. Please consider asking to be appointed.

Also I want everyone to consider running for a seat on the board in August. I am hopeful that this board will do away with the non-sense committee charters and make the committees open to everyone. The tide is changing but the board cannot be effective without the participation of all of us. They can change rules but we need people to fill board seats as well as seats on the committees. Come on get involved!

(Signed) Mike Smith



NEWINGTON COMMUNITY ASSOCIATION
DRAFT Minutes of the Meeting of the Board of Directors
Video Conference Call, Meeting ID: 149 375 2705
January 4th, 2023 7:00 pm

CALL TO ORDER: Meeting was called to order at 7:02 pm.

BOARD MEMBERS PRESENT: President John Kylis, Vice President John Woods, Treasurer Phil Space, Director Daniel Bojanini, and Secretary Cate Reich

MANAGEMENT PRESENT: Lori Randall

OTHER ATTENDEES: 5 residents

PRESIDENT'S COMMENTS: Happy Holidays and Happy New Year to all!

COMMUNITY FORUM:

A resident reported police activity on Luce Ct, increase in nefarious activity and stolen cars over the holidays. Mentioned Flock cameras [Board to research feasibility].

Question about tree replacements in the community

Resident asked if new in-ground trash cans previously discussed by the Board are part of the current contract.

Resident asked if an article can be placed in the newsletter.

APPROVAL OF MINUTES:

Annual Meeting – Minutes accepted, vote tally to be completed

December Minutes – passed by acclamation

OFFICER/COMMITTEE REPORTS:

Treasurer – None

Environmental – None

Maintenance – None

Planning & Development – Happy Holidays to all.

Welcoming Committee – Next meeting planned for March

Neighborhood Watch – Chair needed

GENERAL BUSINESS – MANAGEMENT REPORT:

Votes Held Between Meetings

None

Financial Review

Financial Highlights. November financials were forwarded to the Board on December 28th.

Resale Inspections

2 disclosure inspections in last month

Homeowner Communications

- Bee hive/wasp nest reported in tree on Moline. [Nest is too high to be of concern and paper wasps vacate nest in winter and do not return. The weather will eventually destroy the nest.]
- Resident in townhomes has not had his yard debris picked up despite management's attempts to get it removed. He believes the Association should relook at how yard waste is handled.
- Homeowner expressed concern with how Lodge Court circle has become a parking lot for commercial vehicles.

Continued on page 4 ...

- Resident who was towed believes the Association should issue warning tickets.
- Resident reported fire lane sign being vandalized on Matisse. [to be looked at]
- Homeowner stated his parking space is mistaken as a visitor space because it is a parallel space on Luce. [Painted RESERVED in orange paint next to number.]
- Homeowner who won large RV parking space would like to trade with other long space winner. [Recommended he reach out to tenant directly]

Other Management Actions

- Several letters were mailed to homeowners with recycling violations in the community.
- Audit rep letter signed and sent to auditor. Awaiting final audit for files.
- Set up Outlook distribution list for notices of newsletter availability to various elected officials and heads of local schools per the newsletter policy.
- Replacement Welcoming Committee magnets received.
- Notice received of upcoming insurance audit.
- Reported possible pipe burst in vacant home to County's management company.
- Reviewed newsletter and minutes.
- Follow up with Patriot regarding their 'no glass with recycling' directive. Patriot will not revise the contract but put additional language into the special instructions section of the first page of their contract.
- Provided EV contractor information to Board. No HOA apps information was available.
- Fully signed resolution on Animal Control's access to common areas signed and forwarded.
- Reported missed tot lot can located between Brandeis and LeMoyne.
-

OLD BUSINESS

Maintenance – Operating

2023 Curb Painting

See Motions

Replacement Trees

Waiting for proposal

Pool signs: new signs will be installed in the Spring.

Street signs: To be installed by John W and John K at entrances. Contractor provided a reduced quote for just fire lane post removals in the community of which there are approximately 150. To be discussed after entrance installations are complete.

EV Charging Station Policy

See Motions

Pool Passes

HOA mobile applications to be considered. Tabled.

Maintenance – Reserves

Engineer to provide specification report.

Trash Policy

See Motions

Trash Issue

Focus still on policy enforcement and consideration of alcoves for can storage on each street.

Management Contract

Minor changes to the contract to include monthly follow-ups and targeted site visits (vice regularly scheduled visits).

Continued on page 5....

Distribution Lists

Newsletter to be distributed via Vantaca and the in-house distribution lists.

NEW BUSINESS

EV Charge Station Installation on Common

Tabled until after community survey

Outsource Minute Preparation

Not a consideration at this point.

Newsletter Procedures Policy

To be revised

Pool Contract

See Motions

Pool Rules

To be updated to clarify teen access, abilities, and limitations

Community Survey

To be drafted to distribute with the annual meeting letters

Motions

- Motion: To accept the curb painting proposal as is at a cost of \$8,622. Made by President Kylis, second by Treasurer Space. Vote: 5 yes 0 no
- Motion: To approve the EV policy from legal to be printed in the newsletter before voting next month. Made by President Kylis, second by Treasurer Space. Vote: 5 yes 0 no.
- Motion: To accept edited trash policy as revised by Management. Made by President Kylis, second by Treasurer Space. Vote 5 yes 0 no
- Motion: To alter pool contract for an increase of \$1000 due to Titan typo in original contract. Made by President Kylis, second by VP Woods. Vote 5 yes 0 no

EXECUTIVE SESSION: The Board Convened into Executive Session at 8:20 pm to discuss architectural violations. The Board reconvened to open session at 8:25

ADJOURNMENT: The Board adjourned at 8:26 pm

Minutes prepared by President Kylis and Secretary Reich

NO MOTOR VEHICLES ON COMMON GROUNDS

Per NCA's General Policies: NO motorized vehicles (**including contractor vehicles**) may be driven or stored on common grounds. Expect an immediate notice of hearing for anyone who drives or allows their contractor to drive on common grounds. Damage may not be immediate, but curbs and sidewalks are not designed to be driven over.

DRAFT
Policy Governing the Installation and Use of Electric Vehicle Charging Stations

This is the community's opportunity to review the proposed draft by the NCA Board. This will be voted on at the next meeting and published on the website.

NEWINGTON COMMUNITY ASSOCIATION

POLICY RESOLUTION NO. 2023-01

(Policy Governing the Installation and Use of Electric Vehicle Charging Stations)

WHEREAS, Article VIII, Section 1(b) of the Restatement of Bylaws for Newington Community Association ("Association") recorded among the land records of Fairfax County provides that the Board of Directors ("Board") shall have the power to exercise for the Association all powers, duties and authority vested in or delegated to the Association and not reserved to the membership;

WHEREAS, Article VIII, Section 1 of the Declaration of Covenants, Conditions, and Restrictions provides that no building, structure, alteration, addition or improvement of any character other than interior alterations not affecting the external appearance of a building or structure shall be constructed upon any portion of the Properties unless approved by the Architectural Control Committee ("ACC") for the Association;

WHEREAS, Section 55.1-1823.1 of the Virginia Property Owners' Association Act ("Act") provides that:

A. Except to the extent that the declaration or other recorded governing document provides otherwise, no association shall prohibit any lot owner from installing an electric vehicle charging station for the lot owner's personal use on property owned by the lot owner. An association may establish reasonable restrictions concerning the number, size, place, and manner of placement or installation of such electric vehicle charging station on the exterior of property owned by the lot owner.

B. An association may prohibit or restrict the installation of electric vehicle charging stations on the common area within the development served by the association and may establish reasonable restrictions as to the number, size, place, and manner of placement or installation of electric vehicle charging stations on the common area.

C. Any lot owner installing an electric vehicle charging station shall indemnify and hold the association harmless from all liability, including reasonable attorney fees incurred by the association resulting from a claim, arising out of the installation, maintenance, operation, or use of such electric charging station. An association may require the lot owner to obtain and maintain insurance covering claims and defenses of claims related to the installation, maintenance, operation, or use of the electric vehicle charging station and require the association to be included as a named insured on such policy.

WHEREAS, Section 55.1-1805 of the POA Act provides that except as expressly authorized in the POA Act, the declaration, or otherwise provided by law, no association shall make an assessment or impose a charge against a lot or a lot owner unless the charge is a fee for services provided or related to use of the common area; and

WHEREAS, the Board has determined that it is in the best interest of the Association to adopt an equitable policy to establish the rules, regulations, terms, and conditions that will govern the process for applying for, receiving, and implementing the approval for the purpose of installing, operating, and maintaining electric vehicle charging stations.

NOW, THEREFORE, BE IT RESOLVED that the following policy and procedures shall define the process for applying for, receiving, and implementing the grant of approval to Owners for the purpose of installing, operating and maintaining electric vehicle charging stations (“Resolution”).

I. APPLICATION AND REVIEW PROCESS

A. Adherence to Policy. No person shall install an electric vehicle charging station except in strict accordance with the provisions of this Resolution.

B. Permitted Use. In general, electric vehicle charging stations should be installed on a Lot or connected to the Lot’s dwelling. Electric vehicle charging stations and any related components must be used in accordance with all state and local laws and regulations.

C. Common Area Prohibition. No electric vehicle charging stations, and any components thereof, shall be installed anywhere on the Common Area. In addition, no electric vehicle charging station cords, power sources, or other components shall run across or under the Common Area.

D. Application for Approval. Any person who wishes to install an electric vehicle charging station on their Lot must complete the Electric Vehicle Charging Station Application Form (“Application”) attached as Exhibit A to this Resolution and submit the Application to the Association’s Management Agent, along with the following documents:

1. Plans and Drawings. Detailed plans and drawings for installation of an electric vehicle charging station prepared by a licensed and registered electrical contractor or engineer familiar with the installation and core requirements of an electric vehicle charging station. The plans and drawings shall show the dimensions, placement and external appearance of the electric vehicle charging station, along with the make and model of the electric vehicle charging station and its electrical requirements. Such plans must also comply with all applicable building code and safety requirements imposed by Fairfax County and the Commonwealth of Virginia.
2. Contract. A copy of the proposed contract with the company that will install the electric vehicle charging station. The installation must be done by a licensed electrician or engineer familiar with the installation and core requirements of an electric vehicle charging station. The contract must include the following terms: (i) the contractor is required to restore and/or replace any property damaged or disturbed during installation to its original condition; (ii) the contractor is required to defend, indemnify and hold harmless the Association and its directors, officers, employees, agents, members and contractors from and against any claim, injury or damages, direct or indirect, including costs and

attorney's fees, incurred (whether or not a lawsuit is initiated) as a result of the Owner's installation, maintenance or use of the electric vehicle charging station; and (iii) the contractor is required to name the Association as an additional insured on its commercial liability and automobile insurance policies.

3. License. A copy of the license under which the company that is proposed to install the electric vehicle charging station is authorized to perform such installation.
4. Plat/Survey. A copy of the Lot plat/survey showing the proposed location of the electric vehicle charging station and the location of its components.
5. Tenants. If the request is not from the Owner of the Lot but from another occupant or tenant, the Owner must sign the Application.

E. Additional Information. Following receipt of an Application, the Board or ACC will review the Application for completeness. If additional information is needed, the applicant will be contacted and provided a specified period to supplement their Application. If the requested information is not received during the specified timeframe, the Application shall automatically be deemed rejected and disapproved. A new application still may be submitted.

F. Review. If the Application is deemed complete, the Board or ACC shall review the Application, and, in its sole and absolute discretion, shall decide whether to approve, deny, or conditionally approve the Application. Once a decision is made regarding the Application, notice will be provided to the applicant. If approved, the applicant shall be required to install the electric vehicle charging station in strict conformance with the terms of the decision, including fulfilling all additional conditions for approval, if any. Any changes or deviations from the approved Application must be submitted for further review and approval.

II. RULES GOVERNING THE INSTALLATION, OPERATION, AND REMOVAL OF ELECTRIC VEHICLE CHARGING STATIONS

A. Installation. If an Application is approved, the Owner must have the contractor complete the installation of electric vehicle charging station within ninety (90) days of the date of the notice of approval of the Application. If the installation is not completed within this timeframe, the Application will be considered withdrawn and a new Application must be submitted for review and approval.

B. Insurance. Any Owner who installs an electric vehicle charging station must secure and maintain adequate insurance coverage against property damage, claims, and defenses of claims arising from the installation, maintenance, operation, or use of the electric vehicle charging station and its components in an amount that is equal to or exceeds One Million Dollars (\$1,000,000.00). The Association must be named as an additional insured on the Owner's insurance policy and the Owner must submit a copy of its certificate of insurance to the Board or ACC within fourteen (14) days after receiving approval to install such electric vehicle charging station. The Owner has a continuing obligation to provide updated certificates of insurance upon renewal of coverage or change in carrier.

C. Use. The Owner shall install, operate, and maintain the electric vehicle charging station pursuant to the manufacturer instructions and any laws governing the installation, operation, maintenance, use and removal of the electric vehicle charging station and its components.

D. Utility Costs. The Owner shall be responsible for all utility costs associated with the operation of the approved electric vehicle charging station.

E. Additional Costs. The Owner shall be responsible for all costs associated with the installation, maintenance, repair, replacement, and removal of the electric vehicle charging station and any components. Additionally, the Owner shall be responsible for all damages to the Common Area caused by the installation, maintenance, repair, replacement, or removal of the electric vehicle charging station and any components thereof.

F. Reimbursement. In the event the electric vehicle charging station, or any component thereof, results in an increase in the Association's common expenses, the Owner shall be responsible for reimbursing the Association for such costs within thirty (30) days of receipt of written notice from the Association. Failure to reimburse the Association within thirty (30) days of the date of such notice may result in the charge being assessed against the Owner's Lot and collection action. In the event collection action is initiated, the Association will seek recovery of its incurred legal fees and costs.

G. Obligations. Any Owner who installs and operates an electric vehicle charging station agrees to the following terms:

1. Owners agree to indemnify and hold harmless the Association and its Board, officers, employees, agents, Members, residents and contractors from and against any liability, claim, injury, or damages, direct or indirect, including costs and attorney's fees, incurred (whether or not a lawsuit is initiated) arising out of the installation, maintenance, operation, or use of such electric vehicle charging station.
2. Owners shall be responsible for any actual and incidental damage to the Common Area arising from the installation, maintenance, operation or use of the electric vehicle charging station and any damage to the Common Areas shall be restored at the expense of the Owner to the satisfaction of the Board.
3. Owners shall install, maintain, operate, and use the electric vehicle charging station at their own risk. Accordingly, the Association shall not be liable or responsible for any damage to a vehicle or any other property or person that may arise from the installation, maintenance, operation, or use of the electric vehicle charging station nor shall the Association be liable for any damage to the electric vehicle charging station or its components under any circumstances, including, but not limited to, any damage that may arise from performance of services on the Association's property.
4. The Association, its Board, officers, employees, committee members and agents shall not be considered a bailee of any personal property, including the

electric vehicle charging stations and components thereof. Neither the Association, its Board, officers, employees, committee members, agents nor any other owner is responsible for the security or physical condition of the electric vehicle charging station or any vehicle parked in the vicinity of the electric vehicle charging station or for any loss or damage thereto.

5. When not in use, all plugs, cords, cables, etc., shall be neatly stored so they do not create any hazards.

H. Removal. In the event that any portion of an electric vehicle charging station is installed on the Common Area, the Association reserves the right to have such portion removed from the Common Area at the Owner's sole cost and expense.

I. New Owners. If an Owner has an approved electric vehicle charging station and sells their home, the Owner must remove the electric vehicle charging station. Alternatively, the purchaser may apply for permission to keep the electric vehicle charging station, subject to all of Association terms and conditions. If the purchaser does not apply for the electric vehicle charging station, the station shall be removed at the purchaser's expense. IT IS THE OBLIGATION OF THE OWNER SELLING THE LOT TO DISCLOSE THE EXISTENCE OF THE CHARGING STATION TO PURCHASERS.

III. MISCELLANEOUS

A. Enforcement. Any violation of this Resolution is subject to the Association's enforcement remedies set forth in the Association's governing documents. In the event legal action is necessary, the Association will seek recovery of its incurred legal fees and costs.

B. Removal. Failure to remove an electric vehicle charging station from the Common Area when so required by the Association may result in the removal of the same by the Association and all costs and expenses related to the same shall be assessed to the Owner's account, subject to collection in the same manner as assessments.

C. Liability. The Association, Board, and Management Agent disclaim responsibility for any damage, injury or other liability resulting from the use of any electric vehicle charging station, including but not limited to any components located on or running across the Common Area in violation of this policy.

D. Recordkeeping. A copy of the Application shall be maintained in the Lot Owner's file.

E. Severability. If any provision of this Resolution is deemed unlawful, invalid, or otherwise incapable of being enforced, such provision shall be excluded, and all other terms shall remain in full force and effect. To the extent permitted and possible, the unlawful, invalid or unenforceable provision shall be deemed replaced by a provision that comes closest to express the intention of such provision.

Exhibit A: ELECTRIC VEHICLE CHARGING STATION APPLICATION FORM

Please fill out Parts I, II and III in their entirety and include all supporting material.

Part I: Applicant Information:

Name of Lot Owner: _____ Date: _____

Address: _____

Email Address: _____

Telephone Number: _____

Part II: Contractor Information:

Name of Contractor: _____

Point of Contact/Supervisor: _____

Address: _____

Email Address: _____

Telephone Number: _____

Supporting Documentation:

- ☐ Plans and Drawings
- ☐ Copy of Contract meeting the Association's requirements
- ☐ Contractor's License
- ☐ Contractor's Certificate of Insurance

Part III: Signatures: *Please sign and date below.*

By signing below, I/we agree to all terms and conditions of approval and the requirements of Policy Resolution No. 22-____, which is made a part of and incorporated herein by reference. I/we are responsible for compliance with all of the Ordinances of the Fairfax County. I/We are responsible for obtaining all necessary permits prior to commencement of installation. No work shall commence until written approval from the Association has been received by me/us. This request is subject to restrictions established in the Association covenants and a review process as established by the Board of Directors. Variations from the terms of approval are prohibited. I/we need to resubmit another application for approval if I /we intend to vary from the terms of any approval that I/we receive.

Signature: _____

Signature: _____

Name: _____

Name: _____

Date: _____

Date: _____

Part IV: Submit Completed Application:

1. By in-person delivery or first-class mail: Summit Management, 8405A Richmond Highway,
Alexandria, Virginia 22309
2. By Email: Lori Randall, Community Manager
Lori.Randall@summitmanage.com

For Association Use Only:

Date Received for Review: _____

Received By: _____

Note: Final Approval/Disapproval to be rendered within 90 days from receipt by management of a complete application.

- ☐ Final Approval as requested
- ☐ Final approval subject to the following conditions/modifications. (See Comments)
- ☐ Disapproved for the following reasons: (See Comments)

Comments: _____

Follow-up to Unit Owner:

- ☐ Notice of Decision Sent?
- ☐ Copies of Permits?
- ☐ Copy of Certificate of Insurance within?
- ☐ Other?

Community News & Reminders

Attention Teenagers - Please Help If You Can

The NCA office occasionally receives calls from residents looking for teenagers or other residents who may be willing to volunteer to help rake leaves or shovel snow.

Contact the NCA office at 703-455-3606 to find out how you can help a neighbor in need.

Need Babysitting Services?

CPR and First Aid Certified.

Contact Jenny Bach at

freinchy2@yahoo.com.

VOLUNTEERS NEEDED

Maintenance Committee is looking for volunteers. If you are interested in serving, please call the NCA office at 703-455-3606.

Small Animal Pet Sitting and Dog Walking

Available to care for cats, hamsters, fish & small pets. Small to medium sized dogs, only

Call or text: Abby 770-356-5605

Email: jennapeace@hotmail.com



Zoila's Daycare

Zoila Ortiz
(703) 455-4282

Zoilasdaycare@gmail.com

www.daycareresource.com/ZoilasDaycare.html

Newington Station Update - The Mason Group



Active:

1 detached home priced @ \$749,995

Under Contract:

1 townhome priced @ \$435,000

Sold:

2 townhomes priced from \$384,000-465,000

HAPPY NEW YEAR!



**Jim Fox, Terry Moore &
Ki Hatch**

703-755-0296 (direct)

Email: jim.fox@realtor.com

Top Producers with 50+ years of experience!

22153 zip code year to date stats:

201 Homes Sold

Average Days on Market: 7

Buyers are still looking for homes.

Call today at @703-338-1706 to
get full market stats!

The average sales
price is up 9.54%
over the 2021 sales

price

Sarah  Jernigan
Helping find great homes for people and pets




RLAH.
REAL ESTATE



*If your property is currently listed with another broker, please disregard this notice. It is not our intention to solicit the offerings of other brokerages.

NCA Calendar

FEBRUARY 2023

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1 RECYCLING DAY 7PM NCA Board Mtg (see website for location/details)	2 	3 Trash Only NO RECYCLING	4
5	6	7 Trash Only NO RECYCLING	8 RECYCLING DAY	9	10 Trash Only NO RECYCLING	11
12 	13	14 TRASH ONLY <i>Happy Valentine's Day</i>	15 Newsletter Deadline RECYCLING DAY	16	17 Trash Only NO RECYCLING	18
19	20 NO SCHOOL 	21 Trash Only NO RECYCLING	22 RECYCLING DAY	23	24 Trash Only NO RECYCLING	25
26	27	28 Trash Only NO RECYCLING	Trash Timing: Placed out for pick-up NO EARLIER than 5pm the night before. Placed out for pick-up NO LATER than 6am the morning of.			