



NEWBERRY NEWS

También En Español

December
2015



Renovations & Repairs

With the end of the year coming, we know that some owners are making plans for interior renovations, painting, new carpeting and other winter-time work. As you make your plans to “do-it-yourself” or hire a contractor, please remember to follow our community rules. We would appreciate it if all owners would notify the Board of the scope and timing of improvements, so our office can keep concerned residents informed. Please be considerate of your neighbors by not making noise after 9 pm. Remind contractors they MAY NOT dump construction materials curbside or you could risk rules violation charges assessed to your account. It’s the contractor’s responsibility to dispose of all materials off-site. If you or your contractor are mixing paint, cement or other materials outside, please make sure the area is away from the building siding and properly covered with protective drop cloths. Owners are responsible for any spills or other damage to common areas (such as parking lots) and the exterior siding of buildings. Please be sure to exercise proper care with materials. Finally, remember that structural alterations/changes such as adding bathrooms, walls, plumbing or electrical requires proper county permits and prior Board approval.

Kids Holiday Party, Saturday Dec 12th 1-3

Kids are invited to attend Newberry’s annual holiday party on Saturday December 12th at the Newberry Clubhouse from 1-3. There will be crafts, food, refreshments and maybe a visit from Santa. Folks who’d like to join in with the event can call the office for more information.

Timely Seasonal Tips

Anyone who’s lived in the area awhile knows the mere mention of snow empties store shelves of milk, toilet paper and bread. All good things, but maybe the list should include a few more important items. Shovels, ice scrapers and salt can also go quickly and can be the difference between a clean getaway or a messy one. Remember to **drain& close outside faucets** before the bitter cold catches you by surprise. It’s also a good idea to find the main water shut-off valve in your unit and exercise it at least once a year to check if it holds. Finally, reinstalling storm windows or removing their old frames will insure moisture doesn’t trap inside them and flow back into your unit. For more seasonal tips, please read on.

OFFICE HOURS: 8:00-4:30 Monday-Friday closed 12-1 Phone: 703 430-3099/ E-mail ncaass@aol
After hours emergency pager: 703 282-8859/ newberryonline.com Road Runner Towing: 703 450-7555

Minimum Heat Policy 60F

Condo Payments

Next year's payments will be \$300/mo or \$260 if received **by the 14th** and can be dropped at office dropbox or mailed to 1701W. Greenthorn Ave., Sterling VA 20164. All payments must have the monthly payment coupon or be subject to a \$5 dollar admin fee. Anyone using bill pay or electronic payments must return your payment books to our office. **New for 2016– NO MORE CASH payments.** For those who don't have a checking account, remember you can purchase money orders at the post office, 7/11, Safeway and other nearby retailers. There may also be a credit card option which will be announced as soon as it's available. Stay tuned for more on this shortly.

No Satellite Dishes Permitted On Roofs

It's a simple and often confused concept—yours vs. ours / your dish, our roof. Plain and simple, you cannot mount your dish into our roof leaving holes that are sure to leak down the road. If your installer mounts a dish in an incorrect location and damages the roof or façade, it will be your responsibility to repair or replace at your expense.

Board Meetings 3rd Tuesday @ clubhouse 7pm. (No meeting in Dec)

Emergency Preparedness

It's often been said "failing to prepare is preparing to fail." With today's current events more alarming every day and the threat of severe weather on the rise, consider some simple recommendations to be better prepared for an unexpected event:

Have Basic emergency supplies:

1. Food and water for at least 3 days (one gallon of water per person per day)
2. A battery powered radio (preferably NOAA capable) & extra batteries.
3. High energy ready to eat foods such as peanut butter, dried fruits, energy bars, soups and remember the can opener .
4. First aid kit with any daily meds.
5. Flashlights, durable clothing, sturdy shoes and don't forget the pet supplies!

Be informed:

1. Know how to get information before, during and after a disaster.
2. Listen to local media for instructions.
3. Get to where you are going before roads get bad and stay updated with traffic reports by dialing 511 or listening to radio stations like WTOP 103.5 FM.
4. Sign up for Loudoun alerts.

Make a plan:

1. Identify at least one emergency meeting place for your family in case you cannot return home.
2. Have a family contact outside the area that all family members can call.
3. If you live alone, develop a network of family friends, co workers or care providers that can check on you.

Taking a little extra time to prepare will help insure everyone's safer and more resilient should a disaster happen. For more information on disaster preparedness, go online to Loudoun's web site @ Loudoun.gov/ ready or homeland securities site @ www.ready.gov

Going out of Town? Shut-off Main Water Valve

Holiday Decorations

Residents may not attach decorations to the exteriors with nails or screws that can damage facades. All decorations need to be removed (30) days after a holiday event.

Loudoun Water Main Repair Coming Soon

Starting sometime at the end of February, Loudoun Water will begin installing a new water main that will run parallel to Sterling Blvd along the front signage area of our community. This project will take about 3 months to complete through our section and will require heavy equipment at our entrance for a good portion of the time. The contractor assigned to the work expects to bore pipe approximately 30 feet underground from Chase Heritage, through our front area, underneath Greenthorn Ave. and beyond. The operation will have two shifts working from 7am to 7pm M-F and 8am to 7pm Saturdays (weather permitting). They expect to have temporary fencing and trucks exiting this location routinely. The work is not expected to impact our sign and any disturbed areas will be restored upon completion. Please call our office for more information on this as it becomes available.

Newberryonline.com
All you need
Anytime

Snow & Ice

Keep our fingers crossed the heavily publicized “El Nino” doesn’t live up to expectations, but on the chance we do see some of its effects, here are a few more important things to remember:

1. Salt works great as a melting agent, but too much damages concrete and pollutes streams. Use it sparingly and only after you’ve cleaned off the surface snow.
2. Owners are responsible for clearing their walks, balconies/patios and stairs. Doing multiple passes is a good way to keep-up without overdoing it, especially when the snow is heavy and wet.
3. There will be no trash/recycling service when roads are snow covered.
4. Don’t let kids play on snow piles while plows are out pushing snow.
5. **Do not throw snow back into the street.** It only worsens conditions for other drivers who’ll likely get stuck in front of your spot.
6. Double-parked vehicles create a plowing hazard and will be towed without warning during storms.
7. Do not clean snow into someone else’s spot.
8. Leave plenty of room for plow trucks.
9. Clean vehicles off properly before getting under way.
10. Make sure you have a full tank of gas if weather conditions get unpredictable.

Snow Helpers

Contact our office if you’d like to be included in our list of helpers who’d like to work during storms and we’ll pass the information on to others who may come calling for hired help.

All Our Best Wishes TO
YOU & Yours for a Safe &
Happy Holiday Season!