

# NEWBERRY NEWS

También En Español

## Longest Winter Ever?

What started off as a typical winter with seasonal temps, ramped-up to record lows with freezing rain, snow and ice, the likes we haven't seen in these parts for many years. More than a dozen units suffered frozen pipes that burst and flooded floors, drywall and personal belongings, often for extended periods without any warning. Sadly, many of these could have been prevented if owners would have only headed the many warnings reminding them to shut-off outside faucets from the **inside of the unit**, not just at the outside handle. Hard wood floors, personal furnishings, big screen TV's and numerous storage boxes would still be dry and protected instead of soaked and discarded. What can we take away from all of this ?

Having insurance is a good first step to protecting your investments, but being proactive is the best way to avoid a major life disruption. Next winter, don't let the bitter cold make a mess of things by remembering to shut-off outside faucets (from the inside), keeping your heat set at a minimum 60F, leaving ducts open in two-story town home sheds and always communicating this information to current and future tenants- every time you rent your unit.

## MARCH 2015

## Trash Reminder

With new folks arriving in the community all the time, a rehash of "do's & don'ts" as they pertain to trash are always a good idea. Some of you may still be unaware of the well-publicized fact that Sterling has a serious overpopulation of skunks. These furry scavengers have small but effective noses and very sharp claws that will shred a trash bag filled with last night's left-overs in no time. Trash cans with lids are the only effective way of keeping skunks and other wildlife from tearing bags open and leaving a royal mess that no one wants to deal with. On the topic of trash, recycling in Loudoun County is the law and not an option. Please see the attached brochure emphasizing items that can and cannot be recycled and also remember that recycling **must be secured inside containers with lids** or in **clear** trash bags. Trash may only be set out in cans Sunday and Wednesday evenings (after 6pm), and bags may only be placed curbside the following mornings after 6 am. Recycling bins with lids are available at the office for a \$25 dollar fee. **Warning:** Trash violations cost \$50 dollars per occurrence and are issued without warnings or exceptions. Please avoid the expense and embarrassment of receiving a violation by always adhering to the trash and recycling policy. For more recycling tips, check out : <http://www2.epa.gov/recycle>.

OFFICE HOURS: 8:00-4:30 Monday-Friday /Closed 12-1 Phone: 703 430-3099/ E-mail [ncaass@aol](mailto:ncaass@aol)  
Emergency pager: 703 282-8859 /Newberrycondominium.com Road Runner Towing: 703 450-7555

## **Ageing Asphalt**

The relentless winter has not only been hard on us, but it's been particularly bad on streets and parking lots. Repairs to pot holes and torn out speed bumps shouldn't pose much inconvenience, but future plans to resurface streets and parking lots will likely be very disruptive. All vehicles will need to be temporarily moved, so if you have a car or motorcycle that's disabled, now is the time to deal with it's repair or tow. Once the project gets underway, things will move quickly with no ability to postpone or delay moving vehicles. Stay tuned for more on this once scheduling becomes more certain.

## **Yard Sale, Saturday May 9th**

This annual community yard sale will be held Saturday, May 9th from 7-12:00 at the clubhouse parking lot. Anyone interested in reserving a table should call the office on a first-come first-served basis.

## **Pool Registration Forms Attached**

Please review and complete the attached pool registration form for the 2015 pool season. The clubhouse office will be open daily from 9-3 for pool pass renewals and Tuesday evening before and after Memorial day from 5 -7 pm. Everyone is required to renew pool passes each year and there's a \$5 dollars fee for replacement passes. You must provide proof of residence to obtain passes. Anyone who does not have a current valid pass, will not be permitted to enter the pool area. Pool hours will be M-F 4-8 pm during school, 2-8 after school and 12-8 on weekends and holidays.



## **Towing Rates Likely to Go Up**

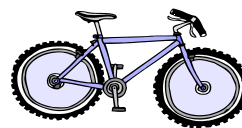
If your thinking about parking in someone else's reserved spot, fire lane or guest and overflow spots without a pass, better do it soon before rates go up. Get caught now and it'll only cost you a \$ 100 dollars, but wait much longer and the sting could be even worse when rates increase!

## **Cigarette Butts**

For the few of you out there that still believe cigarette butts aren't a type of trash, I'm here to tell you you're sadly mistaken. Flicking them in yards or common areas is considered littering and will be subject to rules violation charges without warning. Please be kind to your surroundings by always discarding them properly in an appropriate container.

## **Speeding IN The "Hood"**

Warmer weather means kids will be out playing, so please slow down and "give them a brake."



## **Bikes May Not Be Chained Or Stored In Front Yards or Common Areas**



## **Flowerbeds**

Landscapers will start their annual weeding, edging and mulching of flowerbeds, so if you want your flowerbed skipped from this service, please be sure to place a visible reflector in an obvious location to warn them to skip yours.

## **Please Remove Salt Bags & Shovels From Front Patios**

### **Dog Poop Again?**

“Man’s best friend” is often the lawns worst enemy and judging by the amount of mines out there, the enemy is growing. Hard to imagine there are still folks out there who believe they are above the need to clean-up after their pets. This most inconsiderate of all breeds, the lazy pet owner, will be found and brought into compliance, even if it requires hefty fines.

Please be a responsible pet owner by always vaccinating and licensing your dogs, keeping them properly leashed or harnessed and cleaning up after them using one of the many dog waste stations conveniently located around the community. Anyone observing pet owners who are not following the law can contact Loudoun County Animal control by calling 703 777-0406. Lets make sure one rotten pet owner doesn’t spoil it for the many good ones doing a nice job.

## **Board Meetings Third Tuesday of the Month at the Clubhouse 7:00 pm**

## **Work-Order Back Log**

Winter’s extreme weather conditions have caused an unusual amount of work orders that may take longer than normal to address. The crew is focusing on priorities like missing shingles and water leaks first, but should make up ground once weather conditions become more favorable.

## **No Satellite Dishes on Roofs, Brick or Siding**

## **Grills Not Permitted On Balconies**

Please remember that the Loudoun County’s fire prevention code does not allow the use of open flame grills on balconies or within (15) feet of any combustible construction. This code is intended to help avoid the accidental ignition of combustible surfaces in the event a flare-up should occur from the device. This also applies to the storing of liquid petroleum containers (propane tanks) inside multi-family structures.

## **Play Ball-But Only In Appropriate Areas**

Please remind kids that playing ball can be lots of fun as long as it’s not in the streets, parking lots, front yards, or closer than 30 feet to any building. This common sense rule was adopted to help insure the safety of kids and to protect vehicles and buildings from accidental damage. It’s also important to help minimize bare spots from surfacing in places that routinely get trampled under. If you see kids gathering soccer pitches in inappropriate areas, suggest they relocate to Guilford elementary where grassy fields are large and plentiful.