



NEWBERRY NEWS

December 2023

También En Español

Annual Meeting Recap

- The Sheriff's office head of community policing shared area stats and crime trends. He reported that serious offenses are down year to date.
- Meeting agenda followed with a summary of completed projects, & repairs such as the clubhouse window project that will require further attention.
- Information was relayed about the need for owners to review their insurance coverage to increase limits of building or loss assessment to a minimum of **\$ 25,000 in the event of a claim resulting in or from their unit.**
- Nina Allen was elected for another three-year term as board secretary.
- The open forum session provided owners an opportunity to ask questions and give constructive feedback on a variety of topics.

Condo Fee Increase

- Due to increased utility costs and higher insurance premiums; dues will be increasing by \$10/month. New coupon books will be mailed out shortly, please contact the office if you do not get yours by end of December.
- Since we all have a direct control over water costs, please take the time to consider some of the following tips.
- Aging hot water heaters, worn out washing machine hoses, old toilet supply lines, questionable copper pipes and dripping faucets should be addressed before they leak/break and result in damage.

Kids Holiday Party

The social committee is sponsoring a kids holiday party on Saturday the 16th at the clubhouse, from 1-3PM. There will be crafts, pizza, hot chocolate and a special visit from Santa! Please stop by the office by December 8th to register.

Snow Reminders

- Be sure to have a good shovel, and some ice melt nearby in preparation of a possible white winter! Remember that owners are responsible for clearing stoops, steps, sidewalks and parking spots, so please do so responsibly and don't throw snow back into the street.
- Plows will start clearing streets after 2 inches have fallen. Please note that double-parked cars blocking streets and access to plows will be towed immediately and without warning.
- Be advised that even minor accumulations could cancel trash pick up so don't set trash out if conditions get slick.
- Anyone interested in helping with snow removal can call our office to have your name added on a list for those looking for help.

Please take care when putting up outside holiday decorations to avoid damage to the exterior surfaces.

OFFICE HOURS: 8:00AM - 4:30PM M-F. Closed 12PM-1PM Daily for Lunch.

Phone: 703-430-3099 fax 703-430-1175

E-mail: ncaass@aol.com/ Website: Newberryonline.com

Winter Prep

A few minutes of preventive care can save hours of clean-up and despair!

- Outside faucet lines can often be the first to freeze and break during a cold snap, especially when combined with strong winds. **Make sure to cover/turn off outside water spigots.** Start by closing the shut-off valve from the inside, then open faucets on the outside to allow to fully drain. If you're not familiar with the location of the outside faucet shut-off valves, call our office and we'll be happy to help you locate them.
- Sheds can be vulnerable if they face west and are poorly insulated. **Two-story town home residents should make sure that the heat register in the shed is left open and exposed water lines should be well insulated.**
- When using space heaters or electric fireplaces, remember not to plug them into power strips or multiple extension chords and leave plenty of room around them.

The \$230 Mistake

Despite guest and overflow spots being marked "by permit only," getting an average of 10 cars towed per night warrants a reminder of the parking and guest policy for all!

- There are two reserved parking spots per unit.
- An overflow 90 day parking pass may be obtained from the office and spots are available on a first come first serve basis. Vehicles may only occupy the same overflow spot for up to 30 days.
- Guest passes may be obtained from the office and are good for 3 days.
- Guest spots are not for residents extra vehicles, but only for legitimate visitors that have passes issued from our office and parked for 2 weeks or less.
- For a complete list of parking rules, see our web site or call the office to get a clear explanation of options.

Leave a Light On

With the holiday season upon us, many of us will have packages arriving at our doorstep, maybe sometimes daily! Leaving outdoor lights on, can be a great deterrent to porch pirates. Always remember to lock your doors and car doors and report any suspicious activity to the Sheriff's office.

Trinium Stair Storage

Please remember that only charcoal grills and trash containers should be stored under stairs.

Trash Etiquette

Please remember that all owners are required to have **ALL** trash contained in a numbered container with a lid. This means **no containers should be stuffed full of bags spilling over**, or have holes and missing lids. Landlords and residents need to be aware that this is a violation of the rules, and may result in rules violation charges assessed to your account.

Quiet Hours

- As a reminder, the Loudoun County noise ordinance prohibits excessive noise or music during quiet hours of 11pm-7am, however; common courtesy is keeping a respectful volume at all times.
- Some examples would be: keeping music down, prohibiting any construction/use of tools after 8pm or not running up and down stairs/stomping feet.

Contact Numbers

Trash Special Pick-up	703 368-0500
Towing	703 450-7555
Maintenance Emergency	703 282-8859
Sheriff Non-Emergency	703 777-1021
Animal Control	703 777-0406
Community Policing: Scott Atchinson	
	scott.atchinson@loudoun.gov

Have a safe & happy holiday season!