

The Quaker Hill Quill

AUGUST 2007

Safety and Security in Our Community

In May 2007, many homeowners in the Quaker Hill Community and surrounding neighborhoods received an automated call from the City of Alexandria police notifying us of burglaries in our area. As a homeowner, the phone call was both frightening (because of the criminal activity) and reassuring (a system is in place to give us a “heads up”).

Our Police Liaison, Lt. Derek Gaunt, Offered the Following Advice:

- ✓ Use your alarm systems if you have one. Ensure the system is in good working order.
- ✓ When away for any length of time, ask a neighbor or family member to 1) check on your home, 2) collect the mail/newspapers, and 3) turn on lights. This is especially important during the summer vacation months.
- ✓ Report suspicious or “out of the ordinary” activities to the police. Don’t dismiss it, trust your gut. The police may or may not catch the suspect in the act, but at the very least they can stop and identify suspicious individuals who may give the detective other leads. The suspect is banking on the fact that you won’t call even if you see him.

Here’s What to Look For

- One or two people walking in the front, the back (in particular), and the sides of homes, scanning the surroundings and biding their time until they feel comfortable enough to act. They will spend some time doing this, which is commonly referred to as casing. Casing is considered pre-crime surveillance. Casing also can be done from vehicles so be wary of suspicious cars in the area. If you see this or any other type of activity that doesn’t feel right, then it probably isn’t. Lt. Gaunt has canvassed neighborhoods where crimes have occurred and has always found at least one person who saw the suspect immediately before or after the offense...thought something was “not quite right” but did not call the police.

Steps You Can Take to Secure Your Home

- ✓ Side and rear windows: Lock with secure locks and/or use iron bars, grills, or special burglar-resistant glass or plastic panes. Windows that cannot be seen from the street because of location or fences are a favorite place of entry for burglars.
- ✓ Exterior House Lights: Light the outside of your house, especially near doors, windows, and carports. Criminals avoid well-lit areas.
- ✓ Streetlights: Report nonworking streetlights to Northern Virginia Management or the proper agency.
- ✓ Doors: Lock your door at all times. Strong doors and frames also are essential to your security. Most intruders enter a residence by physically compromising a door or frame.
- ✓ Landscaping: Keep the shrubbery trimmed. (Note: This service is not provided by the landscaping company for the town homes.) Thick, tall shrubbery provides cover for a burglar and allows criminal activity to go undetected. Where possible, place thorny plants under windows and along fences.

The City of Alexandria offers a brochure on home security.



Trash Disposal

Residents of single-family detached homes and townhomes are reminded that trash containers may not be placed outside earlier than 5:00 p.m. on the evening before collection and must be returned to storage not later than 7:00 p.m. on the day of collection. Please put your trash can out of view on non-pick up days.

The regular trash collection day is Tuesday. During a week when Monday or Tuesday is a holiday, you may call the City's Office of Solid Waste at (703) 751-5872 or check the city of Alexandria Web site at <http://ci.alexandria.va.us> for information on trash collection.

TMP Program

Ever wonder what the Transportation Management Program (TMP) is? As a condition of approval for a multifamily development project, the City of Alexandria requires most communities



to participate in a city-wide program that promotes the use of mass transit. Part of our monthly assessment fee funds this program. As a bonafide resident of Quaker Hill, you are eligible to purchase certain mass transit media at a reduced price. The type of media, the pricing and how to obtain them are published in this newsletter. It is an excellent benefit of living in this beautiful community!

Transit media are available for half-price through the Quaker Hill TMP. The Program offers:

ITEM	COST TO YOU
\$20.00 Metrorail farecards (limit 3 per household per week)	\$10.00
Metrobus tokens (20)	\$12.00
Alexandria DASH pass (1 month unlimited rides)	\$15.00

You can place an order for these items in one of the following ways:

1. Call Northern Virginia Management at (703) 941-9002
2. Email Northern Virginia Management — NVManagement@erols.com
3. Send your order by mail to:
Northern Virginia Management
4306 Evergreen Lane, Suite 101
Annandale, VA 22003

Northern Virginia Management will send out your media, along with an invoice and stamped, return addressed envelope. Northern Virginia Management will honor resident's requests to mail media on a scheduled basis. For example, if a resident uses the Metrorail passes on a regular basis, then we can arrange to send the passes each week or every other week. Please note that all orders must be paid before subsequent orders can be processed.

Quaker Hill Community Association People You Should Know

Board of Directors

Susan Thomas, President
Sam Hayes, Vice President
Rose Gillespie, Secretary
Marjorie Stein, Treasurer
Ed Lacy, Director

Committee Chairpersons

Covenants: Sharon Crosby
Landscape: Becky Kilgore
Newsletter/Web site: Rose Gillespie

Clubhouse Telephone

(703) 823-1911/1912

Northern Virginia Management

(703) 941-9002
NVManagement@erols.com
4306 Evergreen Lane, Suite 101
Annandale, Virginia 22003
Effective March 1, 2006

The Quaker Hill Community Association Board of Directors meets at 7:00 p.m. on the fourth Thursday of every month at the Quaker Hill clubhouse. Association members who wish to bring an issue before the Board should write to the Board in advance c/o NVM, 4306 Evergreen Lane, Suite 101, Annandale, Virginia 22003, or call any Board member. Meeting date changes will be posted on the clubhouse bulletin board.

Reserve Study

The recently completed Quaker Hill Community Capital Reserve Study evaluated the condition of common-area property and assets, assessed our replacement reserve funds, and recommended maintenance, replacement, and funding schedules. The Study, done by Mason & Mason, Capital Reserve Analysts, Inc., affirmed that the Quaker Hill Community is well managed and is financially sound.

The principal findings concluded that the community's common assets appear to be in good condition, and the condition of most systems and components appear to be consistent with their age. (The developer began construction in 1988.) The most noteworthy findings are:

- The siltation rates and condition of the pond should be checked. As reported in previous editions of the Quaker Hill Quill, the Board is working to improve the condition of the pond.
- The concrete pool deck slab settlement at the northeast corner of the deck should be investigated and any necessary corrective action taken. A recent Fire Marshall inspection did not cite any problems, the Board will study and address this finding.
- The pressure treated timber retaining wall behind the west side of the Quaker Hill Drive loop appears to be falling. The retaining wall will be evaluated and corrective action taken to stabilize the soil behind the wall.

Maintenance protocols for street-related items such as the asphalt pavement, seal coating, crack filling, and full depth repairs were also discussed. Most of the streets in our community are owned by the Quaker Hill community, and they must be repaired and maintained with community funds. Even our fire hydrants must be repainted by the community.

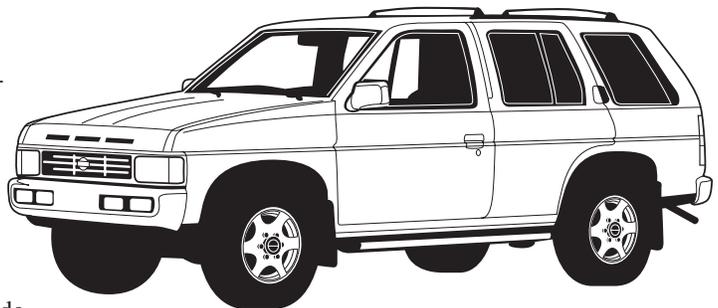
Other regular maintenance items include common area sidewalks, curbs and gutters, retaining walls, the pool fencing, all pool components and the community house. Some of the light poles and fixtures in the community also are common area items. Trees, shrubbery, and plantings in the common area also must be maintained by the community.

Vehicle Repair and Oil Changes

The performance of vehicle repairs and oil changes are not permitted anywhere in open view on residential lots or common areas within the boundary of the Quaker Hill community property (Policy resolution Number7, amended March 10, 1997).

Combat Auto Theft

The City of Alexandria offers an auto theft prevention program for citizens who do not usually drive their cars between the hours of 1:00 a.m. and 5:00 a.m. The vehicle owner signs an agreement authorizing law enforcement officers to stop the car during those hours to determine if the driver is in lawful possession of the vehicle. If the officers determine the car is not stolen, then the occupants and car are not further detained. A decal affixed to the inside of the rear window identifies the car as a participant in Combat Auto Theft. Contact: Crime Prevention Unit at 703-838-4520 for more information.



Want to view past issues of our newsletter? You can find them on our Web site www.QHCA.org.



Please keep our community clean. Use trash receptacles around the pond and Yale Drive. Don't throw trash in the stormwater drains!

Looking for Ways to go Green?

Alexandria Freecycle provides a convenient and easy way to donate and purchase reusable consumer goods. This organization is part of a national nonprofit, grassroots effort to reduce waste, save resources, and ease the burden on landfills. Visit the Alexandria Freecycle Web site at <http://groups.yahoo.com/group/AlexandriaVAFreecycle> for information on other organizations accepting donations, city recycling services, and rules and etiquette on freecycling, and to access its database.

Alexandria Freecycle is part of the Reuse Network, a partnership of for-profit and nonprofit reuse organizations in Northern Virginia. A Reuse Directory is available from the City of Alexandria's Solid Waste Division at 703-519-3486, ext. 132.

Board Minutes

Quaker Hill Community homeowners may obtain a copy of monthly Board minutes by contacting NVM. The sensitive nature of some Board discussion items precludes posting the minutes on the Quaker Hill Web site.

Happenings in Alexandria

International Film Festival

The City of Alexandria will stage its first International Film Festival at the Patent and Trademark Office Auditorium and other City locations, September 27-30, 2007. The festival will showcase short and feature films and documentaries of all genres. The festival also will show winning films from the youth competition held earlier this summer. For additional information, contact Patti North-Rudin, International Festival Coordinator at 703-838-5095, extension 307, or at patti.north-rudin@alexandriava.gov.

Art on the Avenue

The annual Art on the Avenue celebration takes place on October 6 along Mount Vernon Avenue, the main business street through Alexandria's Delray neighborhood. This multicultural arts festival features more than 300 artisans from the mid-Atlantic region, music and entertainment for every taste, and activities for young and old alike. For more information about Art on the Avenue, visit www.artontheavenue.org.

Alexandria Farmer's Market

Enjoy buying local produce and products? The City of Alexandria sponsors a Farmer's Market every Saturday, year round, from 5 a.m.-11 a.m. at Market Square (City Hall) on King Street in Old Town. Weekly offerings include fresh vegetables, fruits and berries, home backed goods, jams, cheeses, organic produce, country crafts, clothing, and plants, among other things.

New T.C. Williams High School

The new T.C. Williams High School opens on September 4 for the 2007-08 school year. The Virginia Sustainable Building Network awarded T.C. Williams a "Green Innovation Award" in the Best Institutional Project category. The school's environmental features include a 450,000-gallon underground cistern to collect and store rainwater for use in toilet flushing, air-conditioning, and irrigation; a rooftop garden to provide storm water management; waterless urinals to reduce the amount of water used inside the building; and a permanent measurement and verification system to track water and energy usage at the facility.

A grand opening celebration for the Alexandria community is scheduled for Sunday, October 14, 2007. Mark your calendars and "Remember the Titans"!

Landscape Corner

The enhancement of our trickle stream, which is part of the pond's aeration system, is now complete. Please stop by and admire it! In addition to integrating natural rock with the original concrete wall, we also selected a variety of plant materials to soften the boulders and hang down the concrete wall. Most of the plants are indigenous to the Virginia area and should do well in this location; they also add color and fragrance from spring to fall. Thanks to Allan Garnaas for his vision in this upgrade as well as his help with building and planting the trickle stream. Where in the City of Alexandria can you find a more lovely and serene area?



On another note, please water trees and plants in the common areas near your home. Because of the extremely dry summer, many trees and plants are stressed and are in need of a good soaking. Let's keep our beautiful landscape healthy!

Around the Pond

Our resident white duck is a Muscovy. Native to South America and Mexico, Muscovies were brought to this country to help keep down the mosquito and bug population. A Muscovy is the only domestic species of duck that is not derived from mallard stock. When Muscovies mate with other species of ducks, their offspring, called mules, are sterile.

Muscovies are bigger and heavier than other ducks. Their feet are equipped with strong sharp claws for grabbing tree branches and roosting. (It's hard to imagine our Muscovy perching in a tree!) They don't swim much because their oil glands are underdeveloped. One of the breed's most distinctive features is the bright red crest around its eyes and above its beak, like a cockscomb. You may notice that he's quiet and doesn't quack. Male Muscovies hiss, and females have a quiet trilling coo.



Quaker Hill Community Association

c/o Northern Virginia Management
4306 Evergreen Lane, Suite 101
Annandale, Virginia 22003

**School Starts
September 4th.
Please Drive
Carefully**

