

The Quaker Hill Quill

November 2021

New Association Fees 2022

Monthly homeowner association fees will rise in 2022. The proposed 2022 budget was adjusted to maintain our reserve funds at recommended levels and to meet contract obligations. The community's reserve funds have been impacted by the need to access reserves for the major pool renovation completed this spring while income has been affected by very low-interest earning rates on our remaining reserve assets.

The 2022 monthly assessments are as follows:

- Condominiums: \$74.00
- Townhomes: \$106.80
- Single-family homes: \$98.50

Association fees may be paid by using the coupons mailed to homeowners or via automatic debit payments. Contact NVM to set up debit payments. Bank or credit union accounts are debited on the 10th of each month or the closest business day if the 10th falls on a non-banking day.

Annual Community Meeting— December 7, 2021

The Board invites all homeowners to attend the annual community association meeting on Tuesday, December 7, 2021, at 7:00 p.m. The meeting will be held via teleconference.

If you wish to participate, please email Northern Virginia Management

(NVM) at nvm@northernvirginiamanagement.com before 5 p.m. on December 7 to get call-in information for accessing the meeting either by phone or computer. Questions, concerns, and comments may be emailed to NVM by noon, December 6.

Two Board positions are up for election, (each for a term length of three years). Prior to the meeting, NVM will send information packets to all homeowners, including candidate application and proxy vote forms. Petitions for candidacy and candidate statements must be received by November 18, 2021. Please contact NVM if you have not received the information packet by mid-November. NVM contact information is provided on page 2.

All homeowners are encouraged to attend the meeting to hear about important community issues and recent and upcoming projects. If you cannot join the teleconference, please complete and return your proxy vote to NVM before December 7. A quorum is needed to conduct the meeting.

DECEMBER 2021						
SUN	MON	TUE	WED	THU	FRI	SAT
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5	6	7	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

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



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 703-746-4410 or check the city of Alexandria website at <http://ci.alexandria.va.us> for information on trash collection.

TMP

The City of Alexandria requires Quaker Hill to participate in the city-wide Transportation Management Program (TMP) that promotes the use of mass transit. Part of our monthly assessment fee funds this program. As a bona fide resident of Quaker Hill, you are eligible to purchase certain mass transit media at a reduced price. The TMP offers:



ITEM	COST TO YOU
50% off Metrorail fare	
Amount to be specified by resident per SmarTrip card	
Maximum benefit per household, per month is \$250	\$125.00
SmarTrip Card	\$ 1.00
Alexandria DASH pass (1 month unlimited rides)	\$ 22.50

How to Place an Order for SmarTrip cards or Alexandria DASH passes:

1. Call Northern Virginia Management at (703) 941-9002 and leave a message.
2. Email Northern Virginia Management at nvm@northernvirginiamanagement.com.

Please note that all orders must be paid in full in advance before NVM will send your media. Make checks payable to Quaker Hill Community Association.

How to Add fare to your SmarTrip card:

1. Register your SmarTrip card with NVM. A maximum of four cards may be registered with the NVM.
2. The \$250 maximum benefit may be split among the four registered cards. You cannot register cards issued by an employer through an employee benefits program.
3. Mail your payment in advance to:
Northern Virginia Management
4306 Evergreen Lane, Suite 101
Annandale, Virginia 22003
4. If the household has registered multiple cards with NVM, the card number must be noted, along with the amount to be added per card.

Cards and benefits may not be sold or transferred to others. Misuse may result in the temporary or permanent loss of TMP benefits.

Quaker Hill Community Association Information

Board of Directors

Mary Beth Cockerham, President, mbcockerham@comcast.net
 Marjorie Stein, Vice President
 Lennin Lopez, Secretary
 Rose Gillespie, Treasurer & Newsletter
 Stephen Stine, Director

Clubhouse Telephone

703-823-1911/1912

Northern Virginia Management

703-941-9002
nvm@northernvirginiamanagement.com
 4306 Evergreen Lane, Suite 101
 Annandale, Virginia 22003

The Quaker Hill Community Association Board of Directors meets via teleconference at 7:00 p.m. on the fourth Thursday of every month except for November and December. The November

meeting is held a week earlier due to Thanksgiving. If you wish to participate, email NVM at nvm@northernvirginiamanagement.com before 5 p.m. on the day of the meeting or subscribe to the email notification list at the above address to get call-in information. Questions, concerns, and comments may be emailed to NVM by noon on the day before the meeting.

Quaker Hill Condominium Association

Management Company: First Service Residential, 703-385-1133
 Association President: John Sesler, jsesler@comcast.net

Important Numbers to Remember

Police—Fire—Medical Emergency*	911
Police Non-Emergency	703-746-4444
Police Non-Emergency TDD line	703-838-4896
Online Crime Reporting	www.alexandriava.gov/police
National Poison Control Center	800-222-1222
Animal Control	703-746-4774

*The Alexandria Police Department is located at 3600 Wheeler Ave.; the closest fire station (#207) is located at 3301 Duke Street.

www.QHCA.org

Community Projects

Over the years, the community has addressed several erosion, stormwater drainage, and engineering projects, incorporating both hardscape and softscape solutions. Several drainage swales were incorporated, as well as fencing and sidewalk extensions. Some of the more complicated projects, such as the stairs, walkway and landscaping between 1273 and 1275 Quaker Hill Drive required engineering studies and designs due to the placement of electrical and cable boxes, as well as the grade, severe erosion and constant use of the area as a pathway to the shopping center.

Innovation solutions are also being tested, such as the use of grasscrete for step/sidewalk use in areas behind and adjacent to townhomes. Trench drains were repaired, removing clogs and addressing stormwater drainage capacity. French drains were also installed in some of the common areas to increase drainage efficiency and to increase subsurface water flow.

The Board recently engaged the services of Kimley Horn, an engineering and design company, to study drainage issues along the western, upper portion of Quaker Hill Drive/Yale Drive. Bids are currently being sought to address the Phase 1 recommendations which include:

- ✓ Regrading of the area around the storm drain inlet at the top of the hill to maximize stormwater capture;
- ✓ Reinforce the area immediately surrounding the storm drain with a stone blanket to address erosion. Plant a landscape buffer to improve aesthetics.
- ✓ Remove and replace trench drain inlets/PVC piping behind townhomes on the western edge of Quaker Hill Drive. Regrade to depress the inlets to increase the stormwater flow captured and drained.
- ✓ Reroute some of the trench drains on Quaker Hill Drive to drain to the inlet at the southern end of the trench. (It currently drains to the northern end.)

Because of the grade changes involved, permitting is required for Phase 1, which is expected to proceed in the spring of 2022.

Leaf and Snow Removal

Chapel Valley Landscape Company will remove leaves from townhome front yards and common areas in November, December, and January.

As part of its contract, Chapel Valley also will mulch mow Quaker Hill common areas in December to enhance the health and growth of turf by reducing moisture evaporation, adding nutrients to the soil, and keeping grass clippings out of landfills. EPA reports that yard clippings make up about 13 percent (or 28 million tons) of the national waste stream, and grass clippings account for roughly two-thirds of all yard waste. Please consider using leaves to mulch your flowerbeds and shrubs. Leaves replenish soil nutrients and provide protection from cold temperatures.

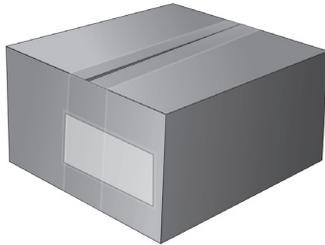


The Board is currently reviewing new snow removal contracts for the 2021-22 winter season and expects to select a new company at the November board meeting. All contracts under review specify snow removal when two or more inches have fallen on private streets in our community: Quaker Hill Court, Dartmouth Court, and Quaker Hill Drive, west of the community center. The City of Alexandria is responsible for snow removal on Ellsworth Street, Dartmouth Road, and Quaker Hill Drive in front of the condominiums.

The snow removal company also will remove snow from sidewalks on the west side of the pond and on the north side of Quaker Hill Drive from the community center to the intersection with Yale Drive. Homeowners are responsible (and liable) for removing snow from sidewalks in front of their home. Be a good neighbor and clear areas around fire hydrants, mailboxes, and storm-water curb inlets.

Holiday Packages

The Alexandria Police Department reminds residents that package thefts tend to occur more frequently during the holiday season. Citizen reports are the most effective way to deter these incidents. Call 911 if you witness a theft and provide as much information as possible. Residents are urged not to touch anything left behind by the thieves. Fingerprints can be lifted from boxes that have been opened and left behind.



Stay Off Pond Ice

Before cold weather sets in, the Board would like to remind residents, particularly children, to stay off the pond ice.



Although ice may form around the edges of the pond after a few days of frigid weather, please do not assume the pond is safe to walk on. Three aerators keep the water moving, and moving water takes longer to freeze. Tragedies involving people falling through ice are all too common in the winter months. **Be safe. Stay Off the Ice.**

City Council Updates Ordinance re Dog Noise

Alexandria City Council updated the ordinance regarding dog noise and other conduct, effective August 5, 2021. Full details are available at AlexandriaAnimals.org/Dog-Noise, but here are some interesting take-aways.

1. It is now unlawful to “ Knowingly or willfully allow the dog to urinate or defecate on the private property of other persons without their consent or that of the authorized agent of the one having control of the premises.”
2. It is unlawful to permit the dog to bark, howl, bay, or make any such other sound:
 - Between 10 p.m. and 7 a.m. that is plainly audible in any other person’s residential dwelling with the doors and windows closed and the source of the sound generation is discernible regardless of whether such doors or windows are closed; OR
 - Between 7 a.m. and 10 p.m. when the sound is plainly audible and discernible across real property boundaries or through partitions common to residential dwellings and such sound can be heard for more than five consecutive or non-consecutive minutes in any ten-minute period of time. Sounds that can be heard for less than five consecutive or non-consecutive minutes in any ten-minute period shall not be subject to this Section.

The Animal Welfare League of Alexandria supports the need for clear, quantitative measures to help define this type of nuisance complaint. The League’s enforcement efforts will focus on education, ensuring that no pet or pet owner is in need of assistance, and resolving the concern.

Pet owners also are reminded that Quaker Hill adheres to other City-adopted animal ordinances, such as Alexandria Animal Ordinance, Section 5-7 (32-35), that specifically requires all dogs to be controlled by a physical leash when walking in public. Residents are encouraged to report the above noted issues so that they can be addressed quickly. Please call 703-746-4774 or visit alexandriaanimals.org to report concerns that appear to violate the guidelines above.

Plastic Bag Tax

The City of Alexandria along with Arlington and Fairfax Counties have adopted a 5-cent tax on each disposable plastic bag provided to customers by grocery, convenience, and drug stores, effective January 1, 2022. The tax is part of an effort to mitigate our impact on the environment by reducing the number of plastic bags that litter our local roads and waterways.

The 5-cent tax does not apply to durable plastic bags with handles that are designed for multiple reuse; plastic bags used solely to wrap, contain, or package ice cream, meat, fish, poultry, produce or perishable food items; or plastic bags used to carry dry cleaning or prescription drugs. In addition, the 5-cent tax does not apply to plastic bags sold in packages and intended for use as garbage, pet waste or leaf removal bags.

Revenues from the plastic bag tax may be used for environmental cleanup, providing educational programs focused on reducing environmental waste, mitigating pollution/litter, and giving reusable bags to recipients of SNAP (Supplemental Nutrition Assistance Program) or WIC (Women, Infants, and Children) benefits.



MacArthur Elementary School Modernization Update

A few highlights from the construction site include the completion of the foundation for the North classroom wing, the excavation of the elevator pit, and the availability of a shuttle bus service for workers going to and from the site. Excavation of the parking garage and phase 1 of the geothermal well installation have begun. Neighbors should expect sidewalk closures in the coming weeks as site utility installation in the public right-of-way gets underway.





Quaker Hill Community Association

c/o Northern Virginia Management
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Annandale, Virginia 22003