

THE COURIER

"A COMMUNITY ON THE POTOMAC" | WWW.COUNTRYSIDE-VA.ORG



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COURIER VOL. 43, NO. 9 | SEPTEMBER 2021



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MEETING SCHEDULE

**COMMITTEE MEETINGS WILL BE HELD
VIRTUALLY UNTIL FURTHER NOTICE**

**BOARD OF DIRECTORS (BOD)
1ST AND 4TH WEDNESDAYS, 7:00 PM**

**DESIGN REVIEW COMMITTEE (DRC)
4TH MONDAY, 6:30 PM**

**FACILITIES COMMITTEE (FAC)
2ND THURSDAY, 7:00 PM**

**GROUNDS COMMITTEE (GRNDS)
3RD WEDNESDAY, 7:00 PM**

**HORSEPEN RUN AD HOC COMMITTEE (HPRN)
2ND WEDNESDAY, 7:00 PM**

**NEIGHBORHOOD ADVISORY COUNCIL (NAC)
2ND TUESDAY, 6:00 PM**

**COMMUNITY RELATIONS COMMITTEE (CRC)
1ST THURSDAY, 6:30 PM**

**FINANCE COMMITTEE (FIN)
3RD TUESDAY, 7:00 PM**

The Villas at CountrySide

National Realty Partners, 365 Herndon Parkway, Suite 106, Herndon, VA 20170. Villas Office
If you have questions or concerns regarding Villas property, condo fees, trash information, or Villas community issues, contact Karen Conroy, Villas Property Manager at kconroy@nrpartnersllc.com. For questions about Amenities and CountrySide Assessments, contact the Proprietary Office.

FOR VILLAS AFTER HOURS EMERGENCIES:
703-476-3639 for "life or property threatening situations ONLY." Note: CountrySide Proprietary cannot respond to these calls.

**Hours: Monday -Thursday: 8:30am-5:30pm, Friday: 8:30am-1:00pm.
703-435-3800**

Reminders and News

September Committee Meetings

CountrySide Proprietary Committees will hold VA Property Owners' Association Act compliant meetings virtually. All meetings are open for property owners who wish to phone-in to attend. Please contact the office and the call-in information will be sent to you via email on the day of the meeting.

BOARD OF DIRECTORS: SEPTEMBER 4 & SEPTEMBER 25
COMMUNITY RELATIONS COMMITTEE: SEPTEMBER 5
DESIGN REVIEW COMMITTEE: SEPTEMBER 23
FACILITIES COMMITTEE: SEPTEMBER 12
FINANCE COMMITTEE: SEPTEMBER 17
GROUNDS COMMITTEE: SEPTEMBER 18
HORSEPEN RUN COMMITTEE: SEPTEMBER 11
NEIGHBORHOOD ADVISORY COMMITTEE: SEPTEMBER 10



Please welcome Sheryl Rader to the Board of Directors! Sheryl will represent the Foxfield neighborhood. Congratulations, Sheryl!

After renting a townhouse in Foxfield, for 4 years, I was ready to buy a house. I loved the location, the neighborhood, the trails and amenities, the fees were reasonable, and it was convenient to my work – so I bought a bigger townhouse just around the corner. The only thing that changed on my address was the street name. Now 17 years later, it is still one of the best decisions I've made.

Unfortunately, during many of those years Foxfield has not been represented on the HOA Board of Directors. This concerned me, but there were other opportunities to serve, so I joined the NAC, served there for a few years, and then decided my expertise might be more useful on the Finance Committee. I have enjoyed serving there for several years and now that the suggestion of one of my fellow committee members, seems like a good time to join the Board of Directors. Professionally, I am the Audit and Accounting Manager at a local public accounting firm in Leesburg. I have been a CPA since 2002, practicing mostly in financial reporting. I believe my long-term residency in Foxfield, and my professional experience qualify me to represent my community on the Board and I thank you for your support.

Happy Labor Day

The CountrySide office will be closed on Monday, September 6th, in recognition of Labor Day. The office will reopen on Tuesday, September 7th. Have a happy and safe holiday!

Community Events

COMMUNITY YARD SALE!

**SATURDAY, SEPTEMBER 18TH
STARTS AT 8:00 AM AT SELLER'S HOME**

**YARD
SALE**

**SIGN UP BY CONTACTING
RECEPTION.CSIDE@PMPBIZ.COM**

**A MAP OF PARTICIPATING HOMES WILL BE
EMAILED & PUBLISHED ON THE WEBSITE**

Saturday, September 18th, 8:00am at CountrySide Residences (rain or shine) Time to clean out the garage and have a yard sale! TO PARTICIPATE: call the Proprietary Office at 703- 430-0715 or email reception.cside@pmpbiz.com by **SEPTEMBER 14TH**.

A map of participating homes will be available online and in the office on Thursday, September 16th.

This is a rain or shine event!

GreenDrop
CHARITABLE DONATIONS

Reduce. Reuse. Recycle.
Time to De-clutter!

COUNTRYSIDE COMMUNITY YARD SALE
Saturday, September 18, 2021

Please bag or box your unwanted gently used clothing or household items to donate to the American Red Cross.
A GreenDrop truck will be at the Parkway Pool from 1:00 pm - 2:00 pm
888.944.3767 / GoGreenDrop.com

GreenDrop works on behalf of the American Red Cross raising critical funds for their causes and missions through the generation and collection of charitably donated clothing and household items. Thank you for your support!

GreenDrop's Recycle For Charity Program

- Charitable - Simple generation of charitable donations to help others
- Community Service - Provides student volunteer & community service opportunities
- Environmental Sustainability - Keeps clothing and household items out of landfills

WHAT WE NEED		WE CANNOT ACCEPT	
- CLOTHING	- KITCHENWARE	- LARGE APPLIANCES	- EXERCISE EQUIPMENT
- SHOES	- SMALL APPLIANCES	- MINI REFRIGERATORS	- MATTRESSES
- ACCESSORIES	- ELECTRONICS	- AIR CONDITIONERS	- FOAM PADS
- BLANKETS & BEDDING	- SPORTING GOODS	- TUBE TVs	- LARGE FURNITURE
- FLAT SCREEN TVS		- COMPUTER MONITORS	- RECYCLABLES (cans, paper, magazines)
		- FOOD ITEMS	

All donations will benefit the American Red Cross
Thank you for your support of this charitable, community event!

The professional auditor conducting this campaign, GreenDrop, LLC, files a financial report for each campaign it conducts. Copies of these financial reports are available from the Virginia Office of Consumer Affairs, P.O. Box 182, Richmond, VA 23228.

Didn't Sell it All?

Bring your gently-used, unsold household items to Green Drop at Parkway, between 1 pm-2 pm.

Unacceptable items are listed on GreenDrop's website:

<https://www.gogreendrop.com/unacceptable-items>



SHRED EVENT

CountrySide will hold a FREE shred event from 9am-12pm at the Parkway Parking Lot located at 46020 Algonkian Parkway. This event is for CountrySide residents only.

There is a 5-box maximum per vehicle.

Paper clips and staples do not need to be removed, but please take a moment to make sure all binder clips are removed.

Any plastic materials, binders, or x-rays cannot be shredded.

Box removal is not included, so please plan on taking emptied boxes home.

PLEASE DO NOT INCLUDE:

Binder clips or plastic binding

Multi-media devices, such as CDs or DVDs - paper only

X-rays films



This is a no contact event!

Please place your shredding in the back of your vehicle. Do not get out of your vehicle! A Rover team member will collect your items to be shredded.

There is a 5-box maximum per vehicle.

Staples & Paperclips are okay!

Box removal is not included, so please plan on taking emptied boxes home.

Please clean up after your pet!

- Pet waste can harbor harmful germs and bacteria such as E. coli, Salmonella and Fecal Coliform.
 - Pet waste left on the ground allows these germs and bacteria to be washed into streams, creeks, and water supplies by rain and snowmelt.
 - Pet waste also contains nutrients that deplete the oxygen that fish and other aquatic life need to live.
 - **Simple Ways to Love Your Pet and the Environment**
 - Always clean up after your pet. Dog droppings in parks, on the street, and even in your garden can all end up polluting our streams. It may not be the most pleasant chore, but cleaning up after your dog can prevent water pollution, and it's the law. Encourage other pet owners to pick up, too!
 - Dispose of pet waste properly. Bag it and place pet waste in the trash.
 - Never dispose of pet waste in a storm drain. These drains lead directly to local waterways.
-

E-Mail Communications

Stay Informed About CountrySide through E-Mail

CountrySide seeks to effectively communicate and distribute information to our residents. E-Mail is the fastest, easiest, and most cost-effective method of communication. Our goal is to have 100% resident participation in electronic delivery of information through E-Mail.

What is sent by E-Mail?

*****Compliance notices letters and forms ***Home Sale Package Disclosures
***Financial Payment Confirmations ***The Courier - the Monthly Newsletter
***Important information such as Events, Meeting Changes, and Severe Weather Notices.**

Please be assured that we value the safety of your E-Mail address and we do not sell, distribute, or share this valuable information with anyone.



FACEBOOK AFFILIATION

CountrySide Proprietary does not have an official Facebook page

Several unofficial Facebook pages are maintained by CountrySide residents. These pages are not affiliated with or monitored by CountrySide Proprietary. We remind residents that any official announcements concerning the community are posted on the website, sent to residents via email, or announced in The Courier. This includes any changes to services, such as recycling collections, scheduling, events, and anything else which directly affects the CountrySide Community.

When in doubt, call or email the office! We're here to help!

TOWNHOUSE STREET PAVING UPDATE

We are in the process of scheduling our street repair program. Repairs are planned for the asphalt pavement, concrete curbs, and gutters. Streets and curbs are marked to indicate the areas for repairs. The locations listed below are the next set of streets as planned by our consulting engineers.

Foxfield

Palmer Court

Morven

Ludwell Court
Millard Court

Oakridge

Finchingfield Court

Welbourne

Benton and Mosby Courts
Dulany and Redlin Courts
Vandercastel Road

Services are expected to begin in mid to late September, but we do not yet have a firm schedule for this work at the time of this publication.

We are providing this notice to all residents to keep you advised of the upcoming plan, so if you are planning to be away during this period, please make sure to park your vehicles on one of the VDOT streets in the neighborhood.

The CountrySide office will mail postcards to all affected residents once we confirm the schedule with our vendor. We ask that all residents on these affected streets routinely monitor the Courier and CountrySide website over the next few weeks as more details as they become available.

Engineering Experience?

On occasions, the Proprietary Grounds Committee is faced with situations where the opinions of persons with special or enhanced training would help guide us in the decision-making process. If any residents who happen to be trained Civil Engineers are willing, we would like to ask if you would be willing to occasionally work with the members of the Grounds Committees as they occasionally review and consider issues that arise on or around our common areas.

If you would be willing and able to assist, please contact Mike Stracka at the Proprietary office via e-mail at mikeas.cside@pmpbiz.com or 703-430-0715.

Safety Reminders

FROM THE LOUDOUN COUNTY FIRE & SAFETY DEPARTMENT

Importance of Smoke Alarms

In the United States, 80% of all civilian fire deaths result from home structure fires. Most of these fires occur at night when people are sleeping. Smoke alarms double your chances of surviving a fire and a working smoke alarm could have saved these lives. People often assume the most fire deaths are due to flames. In fact, most fire deaths are caused by the inhalation of smoke and poisonous gases.

Smoke alarms are one of the best and easiest safety features you can use to alert you and your family if there is a fire in your home. Fire-rescue personnel want you to "Put A Finger On It!" and follow the safety tips below. If you need a battery-powered smoke alarm, they are available for free by calling 703-737-8600.

As part of Loudoun County's annual smoke alarm program, firefighters from stations across Loudoun County are taking a hands-on approach to fire safety by canvassing neighborhoods one weekend a month from April to October. Our first responders will go door to door between 10:00 a.m. – 2:00 p.m. offering free smoke alarm assessments and valuable information about fire safety and home escape planning. Firefighters will be canvassing neighborhoods across Loudoun County on the following dates:

Saturday, September 11, 2021

Saturday, October 2, 2021

Open Burning is Banned in Loudoun County May 1st through September 30th. This includes CountrySide!

The regulation on open burning is based upon air quality standards developed by the Virginia Department of Environmental Quality (DEQ) and is enforced locally by the Loudoun County Fire Marshal's Office. The DEQ has included Loudoun County in the Northern Virginia area which has extended the open burning ban from May through September of each year.

Violations and Penalty: Violations of the open burning regulations may result in being charged with and convicted of a Class 1 Misdemeanor. In addition, the responsible party may be held liable for all damages and the costs of firefighting operations. Questions can be directed to the Fire Marshal's Office at 703-737-8600 during normal business hours.



**Loudoun County Combined
Fire and Rescue System
Phone: 703-777-0333**

Location

801 Sycolin Road, Suite 200
Leesburg, VA 20175

Mailing Address

P.O. Box 7100
Leesburg, VA 20177

Friendly Reminders to Help You Maintain Your Home

Lawns must be mowed and trimmed on a regular basis.

Landscaping Beds must be weeded and maintained.

Vegetable Gardens are prohibited in the front of the homes of CountrySide. Pursuant to the Guidelines: Vegetable Gardens are to be placed behind the front fence line of a home or in the rear yard.

Window Air Conditioning Units are prohibited in CountrySide.

Common Area Reminder

Please do not place your yard waste, including grass clippings, bush or tree trimmings, planting or other materials in the Common Areas.

Trash & Yard Waste Reminders

USE A TRASH CAN

CountrySide Regulations state:

Article VI, Section 6. Prohibited Uses and Nuisances. (e):

"Trash and garbage containers shall not be permitted to remain in public view except on days of trash collection. No incinerator shall be kept or maintained upon any lot. Garbage, trash and other refuse shall be placed in covered containers."

What this means is you **MUST** use a covered trash receptacle. Trash placed out in bags is in direct violation of the Governing Documents. Also, the use of bags attracts unwanted wildlife leading to an unsightly and unsanitary mess.

YARD WASTE HANDLING

- Brush and limbs must be cut to 4 ft. lengths and bundled with twine in arm-full size bundles.
- Tree stumps and tree limbs (that are larger than 6" in diameter and longer than 4 ft.) will NOT be collected.
- Grass clippings and leaves should be put in PAPER bags (**no plastic bags**) OR in a container marked "Yard Waste"

Monthly Assessment Payment Options

DIRECT DEBIT (ACH): There are several benefits to signing up for Direct Debit payments, including the following:

- Avoid Late Fees! Payments are processed on or about the **10th of each month** and are therefore always received on time.
- One less check to write each month and one less stamp to use or trip to the Proprietary office.
- The assessment amount is always right, even if rates change from year to year

It's easy to use this service. Complete the Authorization Agreement for Direct Payments form and send it to us with a voided check.

This form can be picked up in the office or found [HERE](#).

NOTE: We will only take the regular assessment. Other fees assessed to the account must be paid separately.

BY MAIL:

Mail a check or use your bank's online bill pay option.

Send the payment to our payment processing center at CountrySide Proprietary, c/o PMP, PO Box 62678, Phoenix AZ 85082. Please list your CountrySide account number in the memo portion of the check

Checks sent in the mail must be received by the 10th of the month to avoid late fees.

IN THE OFFICE: Come to the office located at 2 Pidgeon Hill Drive, Suite 560, Sterling. We do not accept credit cards. The office is open from 8am to 5pm, Monday through Friday.

ONLINE: Make an online payment via e-check or credit card by logging onto our bank's website at

<https://propertypay.cit.com/>. The following information is required to make a payment online:

Management Company: Property Management People

Management Company ID: 7047

Association Name: CountrySide Proprietary

Association ID: 000065

Account #: located on your coupon

Click on "Pay Assessment" (bottom right). Payments made by credit card are assessed a convenience fee.

Late Fee Forgiveness Program

The CountrySide Proprietary Board of Directors is offering a late fee forgiveness program for up to a maximum of six assessment interest charges/late fees.

Eligibility criteria:

- No applicant who applied and was accepted for 2018 and 2019 may apply for 2020.
- Applicants must bring their assessment account current and sign up for the Direct Debit/ACH Program.
- At least one payment must be received under the Direct Debit/ACH Program before the interest charge/ late fee amnesty occurs.
- Applicants must remain on Direct Debit/ACH for at least nine months after signing up
- Failure to remain current and make payments within nine months will result in interest charges/late fees being re-applied to the account.

If you are interested in signing up for this program and meet all the conditions as stated above, please contact Catherine Neelley at the Proprietary Office 703-430-0715 or via email at catherineen.cside@pmpbiz.com

Payment Plans

CountrySide Proprietary offers its homeowners the option of a written installment payment arrangement for the purposes of satisfying a delinquent account balance. This option is known as a Payment Plan. There are essentially two types of Payment Plans available:

Standard Payment Plan – Enables homeowners to pay off their outstanding balance over a period of ten months. The monthly payment amount is calculated by taking 10% of the balance due and adding it to the regular monthly assessment amount. This plan also requires that the homeowner signs up for Direct Debit/ACH so that the monthly amount due can be taken directly from a bank account.

Non-Standard Payment Plan – Enables homeowners to suggest an alternate monthly payment amount and to make those payments via cash or check. This type of plan is offered for a period of nine months, at which time it will be reviewed to determine whether or not the plan can continue and/or needs to be altered.

Both types of Payment Plans are subject to Board approval. If you currently have an outstanding balance and would like to apply, please contact Catherine Neelley, Community Manager, at (703) 430-0715 or by emailing catherineen.cside@pmpbiz.com.

Parking and Enforcement

TOWNHOUSE PARKING

The Proprietary Office has received numerous complaints about parking issues in our townhouse neighborhoods. In order to keep the parking issues to a minimum, we ask that everyone be courteous to your neighbors and assist us in the following areas:

1. Use of **visitor parking spaces** for parking a vehicle **3 times in any 30 day period** is prohibited. (See resolution #233 for more details). **The Proprietary Office will be monitoring, tagging, and towing vehicles that misuse the visitor spaces.**

2. If your neighborhood has unmarked curb areas, please be considerate of your neighbors and do not make it difficult for them to access their reserved parking spaces.

TOWING FOR PARKING VIOLATIONS

The CountrySide Proprietary has an agreement with Road Runner Wrecker Service, Inc. to provide towing services for various parking violations.

During non-business hours, a Proprietary townhome resident may have a vehicle towed for the following reasons:

- (1) a vehicle is wrongfully parked in an assigned space**
- (2) a vehicle is blocking ingress or egress to an assigned space**
- (3) a vehicle is parked perpendicular to a parking space**

Before any vehicle is towed for being in a reserved parking space, the resident must:

- (1) call Road Runner Wrecker Service, Inc;**
- (2) meet the towing agent at the resident's townhome;**
- (3) produce a valid driver's license and proof of residence or signed rental agreement.**

3. **Commercial Vehicles** are not permitted to park in visitor spaces. If you have a contractor working at your house, contractor vehicles may park in your reserved space, a VDOT street or an unmarked curb space and **only during business hours.**

4. Park your vehicles within the boundaries of your reserved spaces only. Do not overhang your vehicle in someone else's reserved spot.

All costs associated with towing and impoundment of a vehicle are the responsibility of the vehicle owner.

Before Road Runner Wrecker Service Inc. tows a disabled vehicle they will place a warning sticker on the rear driver's side window of the disabled vehicle warning that the vehicle will be towed in one hour.

According to the Agreement between CountrySide Proprietary and Road Runner Wrecker Service, Inc., Road Runner is authorized to conduct general patrols of CountrySide townhouse streets and tow (1) Any vehicle in a fire lane or "No Parking" lane and (2) Any vehicle Double Parked.

ROAD RUNNER WRECKER SERVICE, INC.

Phone Number: 703-450-7555
45660 Woodland Road, Sterling, VA 20166

7pm and 8am or any Saturday, Sunday, or holiday, an additional fee of \$25 per instance will be charged.

Tow	\$150
Storage first 24 hours	No Charge
After Hours Release Fee	No Charge
Storage (after initial 24 hours)	\$50
After Hours/Holidays/Weekends: For towing a vehicle between	

Acceptable forms of payment:
Cash and/or all major credit cards

PARKING ENFORCEMENT ON VDOT STREETS

CountrySide Proprietary does not monitor parking, or ticket or tow on VDOT streets.

If you wish to report a traffic or parking problem on a VDOT street call the non-emergency Police number at 703-777-1021 or contact the Sheriff's Office using their traffic complaint form at:

<https://www.loudoun.gov/FormCenter/Sheriffs-Office-6/Traffic-Complaint-Form-128>.

For Loudoun County Parking Regulation 480.105, please see <https://www.loudoun.gov/DocumentCenter/View/77355/Item-03-Attachment?bidId=> or go to www.loudoun.gov for more information.

For VDOT road condition problems, contact VDOT at: <https://my.vdot.virginia.gov>

TRASH COLLECTION

RECYCLE AND TRASH REMOVAL
WWW.REPUBLICSERVICES.COM
HOUSEHOLD TRASH

Household trash will be collected twice each week on the following schedule.

	TRASH	YARD WASTE	RECYCLABLES
Foxfield Oatlands Morven	Monday Thursday	Monday	Thursday
Rokeby Welbourne Belmont Oakridge	Tuesday Friday	Tuesday	Friday

YARD WASTE:

Yard waste must be in paper bags or a container marked "yard waste." Wood waste must be cut into 4-foot lengths and bundled (arm-full size) with rope or twine and should not exceed 50 lbs.

RECYCLABLE MATERIALS:

PAPER: Newspaper, magazines, flattened cardboard, mixed paper, junk mail, phone books. Please do **NOT** use plastic bags (clear or otherwise) for excess recyclables, as the plastic bags can cause mechanical problems in the processing operations. Please use paper bags or additional bins.

GLASS: Jars and bottles.

PLASTIC: Bottles, containers and jugs.

METAL: Aluminum or tin cans. All recyclables can be placed together. Residents are given one 18 gallon Recycling Bin; extras may be ordered upon request at no additional charge.

FOR LARGE ITEM PICKUPS:

Please email your request to:
hoa.nova@republicservices.com

SPECIAL ITEMS

The trash company will NOT collect construction/remodeling debris, tree stumps, tires, batteries, rocks, concrete, dirt, sod, bricks, boards, iron, paint, or hazardous waste of any description.

TRASH MUST BE IN A TRASH BIN.

Trash must be placed curbside in front of your home by 7:00 am on pick-up days, but should not be placed outside prior to 6:00 pm the evening before pick-up. Please remember to bring in your trash bins on the evening of pick-up and store out of sight.

DO NOT PLACE TRASH ON COMMON GROUND.

WHO TO CALL AT THE PROPRIETARY OFFICE FOR INFORMATION

Catherine Neelley
General Manager
catherineen.cside@pmpbiz.com

Contracts, budget issues, assessments & dues, and personnel issues.

Mike Stracka
Grounds & Facilities Manager
mikeas.cside@pmpbiz.com

Common area concerns, playground maintenance, operational problems associated with the pools, and snow removal in the townhouse sections of CountrySide.

Carlos Ramirez
Grounds & Facilities Staff

Bryan Neal
Grounds & Facilities Staff

Lisa Marnet
Design Review Coordinator
lisamm.cside@pmpbiz.com

To report any house in a state of visual disrepair or obtain an Architectural Application for exterior improvements. Trash/recycling on private property.

Erin Gilmore
Community Relations Coordinator
erinrg.cside@pmpbiz.com

Community Events, parking issues on townhouse streets, the Courier, website

Alicia McKeena-Graves
Administrative Assistant
aliciam.cside@pmpbiz.com

General inquiries, Virginia Resale Disclosure Packets, account inquiries & statements, missed trash/recycle.

SERVICES PROVIDED BY THE PROPRIETARY & INCLUDED IN YOUR MONTHLY ASSESSMENT

- Trash removal and recycling service
- Enforcement of Covenants and Restrictions, By-Laws, Architectural Guidelines, and Resolutions
- Administrative and financial services for efficient operation of the community
- Maintenance of common land and community amenities (pools, trails, fitness system, tot lots, etc.)
- Maintenance of townhouse parking areas (including snow removal)

Helpful Local Numbers

Animal Control: (703) 777-0406 for welfare concerns, stray, aggressive animals, off leash. Barking dog complaints must be submitted online. <https://www.loudoun.gov/3055/Report-an-Issue>

VDOT: (800) 367-7623 - Bridges, Road Concerns, Guardrails, etc.

Non-Emergency Police: (703) 777-1021. Trespassing, report cars on VDOT streets with expired or dead tags, loud noises, disturbances, welfare concerns, disputes.

VOLUNTEERS NEEDED! YOU CAN MAKE A DIFFERENCE!

As a volunteer, you will vote on important neighborhood issues. We need your input, energy and feedback.

Board of Directors: The primary responsibility of the Board of Directors (BOD) is to review and vote on neighborhood issues such as common area projects, contracts and renewals, delinquent accounts, unresolved violations and appealed applications.

Current Vacancy: None

Community Relations Committee: The primary responsibility of the Community Relations Committee (CRC) is to advise and assist the BOD in managing the flow of information across the CountrySide community. The CRC is also responsible for planning and hosting community programs, activities, and events for the benefit and enjoyment of CountrySide residents, and communicating information through the website, the CountrySide Courier newsletter, and mass electronic correspondence (e.g., e-mail blasts).

Current Vacancies: Foxfield, Morven, and Oatlands

Design Review Committee: The primary responsibility of the Design Review Committee (DRC) is to advise and assist the BOD in monitoring, reviewing and enforcing compliance with the architectural control standards established for the community.

Current Vacancies: Welbourne

Facilities Committee: The primary responsibility of the Facilities Committee (FAC) is to advise and assist the BOD in developing and administering an ongoing program to preserve and enhance the swimming pools, pool bath houses, Par course, basketball and tennis courts, tot lots, and maintenance compound. Particular focus is in regard to the maintenance of and improvements to these areas, and to advise and assist the BOD in developing rules and regulations for the use and enjoyment of these areas by all CountrySide residents.

Current Vacancies: Foxfield, Morven, and Welbourne

Finance Committee: The primary responsibility of the Finance Committee (FIN) is to advise and assist the BOD in financial management and oversight of the annual operating budget for the Proprietary.

Current Vacancies: Belmont and Oatlands

Grounds Committee: The primary responsibility of the Grounds Committee (GRNDS) is to advise and assist the BOD in developing and administering an ongoing program to preserve and enhance landscaping, turf, parking areas, streets and paths - particularly the maintenance and improvements to these areas. Grounds also advises and assists the BOD in developing rules and regulations for the use and enjoyment of these areas by all CountrySide residents, and is responsible for the administration of the landscaping and trash contracts.

Current Vacancies: None

Horsepen Run Committee: The primary responsibility of the Horsepen Run Committee is to generate recommendations for Board consideration for Horsepen Run and to develop a land management and maintenance plan for Horsepen Run.

Current Vacancy: Foxfield

Neighborhood Advisory Council: The primary responsibility of the Neighborhood Advisory Council (NAC) is to advise and assist the BOD on matters pertaining to its particular neighborhood, Proprietary affairs through standing committees and is directly involved with the architectural review and budget process.

Current Vacancies: Belmont (1 seat), Foxfield (3 seats), Morven (1 seat), Oakridge (1 seat), Oatlands (3 seats), Welbourne (3 seats)

All Committee and Board meetings are open for attendance by CountrySide residents. See the Meeting Schedule at the front of this Courier.

Contact the Proprietary office for more information and [Become a CountrySide volunteer!](#)

**CALL FOR CANDIDATES
ELECTION OF THE 2022 BOARD OF DIRECTORS**

Included in this edition of the Courier on the next page, you will find a Petition of Candidacy for the CountrySide Board of Directors for 2022.

Participation on the Board is an opportunity for you to make a personal contribution to your neighborhood and an investment in CountrySide's future. We hope you will take the time to carefully consider representing your neighborhood on the Board of Directors next year. Every CountrySide homeowner in good standing is eligible and encouraged to participate.

Please include a brief statement of your reasons for seeking election to the CountrySide Proprietary Board of Directors and a summary of specific qualifications that would make you well suited for the position.

We would appreciate any personal information that you would like to share, such as length of residency in CountrySide, other committees you have served on and community service experience.

Your statement will be published in our monthly Courier. Petitions must contain the signatures of owners of ten (10) properties, in good standing, from your neighborhood who support your candidacy. Due to the COVID-19 pandemic the Petition of Candidacy form has been formatted to accept electronic as well as physical signatures.

All petitions must be received in the Proprietary Office by 5:00 pm on Thursday October 7, 2021. You may drop your petition off at the Proprietary office or mail it to:

CountrySide Proprietary
Attention: Elections Committee
2 Pidgeon Hill Drive, Suite 560 Sterling, VA 20165

Please feel free to call the Proprietary management office or your present Board representative if you have any questions about the election process or need further information about Board positions. We look forward to hearing from you.

Sincerely,

Catherine Neelley
Community Manager
catherineen.cside@pmpbiz.com
(703) 430-0715

PMP

PROPERTY MANAGEMENT PEOPLE, INC.

"MANAGEMENT" is our middle name

92 Thomas Johnson Dr., Suite 170
Frederick, MD 21702
301-694-6900 - 1-800-336-8009
Fax: 301-694-9514

Chief Executive Officer Edward D. Thomas
President Rose G. Thomas

COUNTRYSIDE PROPRIETARY STAFF
703-430-0715

GENERAL MANAGER:

Catherine Neelley
catherineen.cside@pmpbiz.com

FACILITIES MANAGER:

Michael Stracka
mikeas.cside@pmpbiz.com

DESIGN REVIEW COORDINATOR:

Lisa Marnet
lisamm.cside@pmpbiz.com

COMMUNITY RELATIONS COORDINATOR:

Erin Gilmore
erinrg.cside@pmpbiz.com

ADMINISTRATIVE ASSISTANT:

Alicia McKenna-Graves
aliciam.cside@pmpbiz.com

MAINTENANCE/LAND SERVICES:

Carlos Ramirez
Bryan Neal

Board of Directors

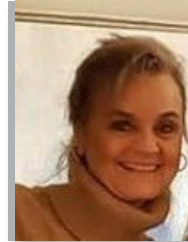
703-430-0715



BELMONT:

Phil Gorman

Belmont@countyside-va.org



FOXFIELD:

Sheryl F. Rader

Foxfield@countyside-va.org



MORVEN:

Roddy Dean

Morven@countyside-va.org

Secretary



OAKRIDGE:

Penelope Francke

Oakridge@countyside-va.org

Vice President

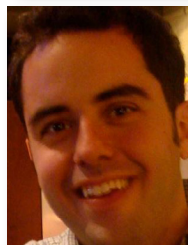


OATLANDS:

Dave Barrie

Oatlands@countyside-va.org

President



ROKEBY:

Albert Zangrilli

Rokeby@countyside-va.org



WELBOURNE:

Sam Wilson

Welbourne@countyside-va.org

2021 COMMITTEE LISTINGS

FACILITIES COMMITTEE *Continued...*

COMMUNITY RELATIONS COMMITTEE

Penny Francke, Chair
Pat Bour, Alternate Chair

BELMONT:

Gabbi Jones

FOXFIELD:

Vacant

MORVEN:

Vacant

OAKRIDGE:

Amanda Boone | amandam35@gmail.com | 703-869-2457

Elizabeth Moran | 267 Chelmsford Ct.

| ekamoran1@comcast.net | 703-430-7566

OATLANDS:

Vacant

ROKEBY:

Pat Bour | Patricia.Bour@verizon.net

WELBOURNE:

John Fernandes | jffern@yahoo.com

Melissa Castan

DESIGN REVIEW COMMITTEE

Sarah Wertz, Chair
Will Vigil, Alternate Chair
Roddy Dean, BoD Liaison

BELMONT:

Rodney Collins | rodneyandlisa@msn.com

FOXFIELD:

Lorraine Gunzerath | lg72xx@verizon.net

MORVEN:

Will Vigil | willvigil@gmail.com

OAKRIDGE:

Roy Weidner | 2 Amersham Ct. | roypw@msn.com

OATLANDS:

Sarah Wertz, | sarah.g.wertz@gmail.com | 443-386-5266

ROKEBY:

Abdul alQassab | aboudiq@msn.com

WELBOURNE:

Vacant

FACILITIES COMMITTEE

Sam Wilson, Chair
Tommy Jackson, Alternate Chair

BELMONT:

Tommy Jackson

tommy.jackson@abm.com | 571-238-7141

FOXFIELD:

Vacant

MORVEN:

Vacant

OAKRIDGE:

Amanda Boone

amandam35@gmail.com | 703-869-2457

OATLANDS:

Timothy Shamble

Cathy Cunningham (Alternate)

Tanja Fitzel (At Large)

ROKEBY:

Pat Bour | Patricia.Bour@verizon.net

WELBOURNE:

Vacant

FINANCE COMMITTEE Dave Barrie, Chair Roddy Dean, Alternate Chair

BELMONT:

Vacant

FOXFIELD:

Sheryl Rader | 25 Marian Ct. | sfrader2@gmail.com
| 703-421-2106

MORVEN:

Roddy Dean | Morven@countryside-va.org

OAKRIDGE:

Jeff Kretsch | 166 Sulgrave Ct. |

jlkretsch@verizon.net | 703-444-4650

OATLANDS:

Dave Barrie | Oatlands@countryside-va.org

ROKEBY:

Ash Dean

WELBOURNE:

Bob Griesbach

GROUNDS COMMITTEE

Albert Zangrilli, Chair
Pamela McGraw, Alt. Chair

BELMONT:

Barbara O'Connor | 38 Westmoreland Dr. |

barb@moconnor.net | 703-450-1872

FOXFIELD:

Terri Hess | 24 Southall Ct. | thess61@gmail.com

MORVEN:

Ron McNulty | rmcnulty234@gmail.com

OAKRIDGE:

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OATLANDS:

Anne Steingass | anne.st100@gmail.com

ROKEBY:

Jim Krips | jaskrips@gmail.com

WELBOURNE:

Diane Blunt | 1 Nicholson Ct.

| diane.blunt92@gmail.com | 703-430-7136

2021 COMMITTEE LISTINGS (CONTINUED)

HORSEPEN RUN AD HOC COMMITTEE

Dave Barrie, Chair

BELMONT:

Benu Bhargava
Tony Palm

FOXFIELD:

Vacant

MORVEN:

Rob Heckman
Steve LeHew

OAKRIDGE:

Taylor Couch | taylor.h.couch@gmail.com
404-729-4980

OATLANDS:

Vance Middleton

ROKEBY:

Aaron Emery

WELBOURNE:

Bob Griesbach

NEIGHBORHOOD ADVISORY COUNCIL

Jeff Kretsch and Pat Bour, BoD Liaisons

BELMONT:

Art Rodriguez | 26 Halifax Ct.
artandjanet.public@gmail.com
Barbara O'Connor | 38 Westmoreland Dr.
barb@moconner.net
Inge Nystrom | Inystrom2@gmail.com
Louis Kaiser | 9 Wiltshire Ct E
lmk1981pa@yahoo.com
Vacant

FOXFIELD:

Elizabeth McMahon, **Chair** |
E_McMahon555@comcast.net
Scott Simon | 12 Alden Ct.
scott.simon58@yahoo.com | 571-434-9483
Vacant
Vacant
Vacant

MORVEN:

Brenda Koontz, **Chair** | 5 Griswold Ct.
d.koontz1@verizon.net | 703-406-0216
David Torres | davidtorrespada@yahoo.com
Jonathan Breslow | 44 Aldridge Ct.
jbreslow@yahoo.com
Linda Lurie | linda_lurie@comcast.net
Molly Murphy | mollygirl06@aol.com

NEIGHBORHOOD ADVISORY COUNCIL

Continued...

OAKRIDGE:

Mike Sziede, **Chair** | mikesziede@gmail.com
Julie Young | 186 Sulgrave Ct.
jkyoung1969@gmail.com | 703-380-2200
Traci Medlock | 200 Sulgrave Court
tracimedlock@gmail.com
Deblyn Flack | Flack_d@hotmail.com

OATLANDS:

Thomas Simmons | 1 Glengyle Lane
thomasleesimmons@gmail.com
Brad Bucher
Vacant
Vacant
Vacant

ROKEBY:

Diane Bohn, **Chair** | ddbohn@yahoo.com
Jim Krips | 154 Peyton Rd. | jaskrips@gmail.com
Pat Bour | patricia.bour@verizon.net
Charles Robinson
Janet Callum

WELBOURNE:

Diane Blunt, **Chair** | 1 Nicholson Ct.
diane.blunt92@gmail.com | 703-430-7136
Daniel Castan | daniel.castan.dc@gmail.com
Vacant
Vacant
Vacant

COUNTRYSIDE PROPRIETARY
BOARD OF DIRECTORS MEETING
Go To Meeting Remote Meeting Due to COVID-19 Pandemic
Wednesday, July 28, 2021

BOARD MEMBERS PRESENT:

Dave Barrie – Oatlands
Penny Francke – Oakridge
Roddy Dean – Morven
Greg Haren – Foxfield
Al Zangrilli – Rokeby
Sam Wilson – Welbourne
Phil Gorman – Belmont

BOARD MEMBERS ABSENT: None

OTHERS PRESENT:

CCatherine Neelley – PMP
Ed Thomas – PMP
Lisa Marnet – PMP
Alicia McKenna-Graves– PMP
Michelle Seib – Senior Stormwater Engineer, Loudoun County

CALL TO ORDER:

Dave Barrie called the meeting to order at 7:03 PM.

APPROVAL OF MEETING MINUTES:

Penny Francke **moved that the Board of Directors approve as written the minutes of the Board of Directors Meeting July 7, 2021.** Phil Gorman seconded the motion. Foxfield and Rokeby were absent. Motion carried.

Consent Agreement Pool Rental and Room Licensing Agreements

Sam Wilson **moved that the Board of Directors confirm the Board consent agreement which unanimously approved the 2021 Pool Rental and Parkway Meeting Room Rental agreements.** Phil Gorman seconded the motion. Foxfield and Rokeby were absent. Motion carried.

RESIDENTIAL PARTICIPATION/GUESTS: 6 Residents were in attendance. Items discussed:

- Riverbend Stream Restoration
- Short Term Rentals

GENERAL BUSINESS:

A. OLD BUSINESS: None

B. NEW BUSINESS:

Suspension of 2021 Amenities Privileges

Penny Francke **moved that the Board of Directors exercise the right of the Association, in accordance with the CountrySide Proprietary Governing Documents:**

“the right of the Association to suspend the voting rights and the rights to use of the common areas for any period during which any assessment remains unpaid and for any period not to exceed sixty (60) days for any infraction of any of the published rules and regulations of the Association,”

The suspensions shall be effective as of August 2, 2021 and shall apply until the following accounts have complied with maintenance requests and/or have no unpaid assessments. Roddy Dean seconded the motion. Motion carried unanimously.

Board Member Code of Conduct

Sam Wilson **moved that the Board of Directors adopt a Code of Conduct governing the conduct of members of the Board of Directors and committees. Code of Conduct to be drafted by our legal counsel and discussed and approved by the Board.** Phil Gorman seconded the motion. Amendment: Greg Haren amended the motion to read **I move that the Board of Directors adopt a Code of Conduct**

Board of Directors

to include a Conflict of Interest statement that will be signed by Board members governing the conduct of members of the Board of Directors and committees. Code of Conduct and Conflict of Interest to be drafted by our legal counsel and discussed and approved by the Board. Sam Wilson agreed to the amendment and made a further amendment to read **I move that the Board of Directors adopt a Code of Conduct to include a Conflict of Interest statement that will be signed by Board members governing the conduct of members of the Board of Directors and committees. Code of Conduct and Conflict of Interest to be drafted by our legal counsel at a cost NTE \$1000.00 and discussed and approved by the Board.** Belmont, Foxfield, Rokeby, & Welbourne voted for the motion. Morven, Oakridge, & Oatlands voted against the motion. Motion carried.

Sex Offender Registry Notification

Sam Wilson moved that the Board of Directors to direct PMP to issue a notice to all residents via the PMP email distribution list informing them of the recent change in Virginia's Sex Offender Registry restrictions on minimum distances offenders can be near a playground or daycare, up to 500 feet from 100 feet effective July 1. Include a direct clickable link to the open and searchable registry database and a direct clickable link to the new law. The email is to include a disclaimer that the Association is in no way representing that the information listed in the registry is accurate. Phil Gorman seconded the motion. Amendment: Dave Barrie amended the motion to read **I move that the Board of Directors to direct PMP to issue a notice to all residents via the PMP email distribution list informing them of the recent change in Virginia's Sex Offender Registry restrictions on minimum distances offenders can be near a playground or daycare, up to 500 feet from 100 feet effective July 1. Include a direct clickable link to the open and searchable registry database and a direct clickable link to the new law. The email is to include a disclaimer that the Association is in no way representing that the information listed in the registry is accurate. Residents should submit all questions, concerns and informational discussion to the Loudoun County Sheriff's Department.** Sam Wilson rejected the amendment and revised it to read **I move that the Board of Directors to direct PMP to issue a notice to all residents via the PMP email distribution list informing them of the recent change in Virginia's Sex Offender Registry restrictions on minimum distances offenders can be near a playground or daycare, up to 500 feet from 100 feet effective July 1. Include a direct clickable link to the open and searchable registry database and a direct clickable link to the new law. The email is to include a disclaimer that the Association is in no way representing that the information listed in the registry is accurate. Residents should submit all questions, concerns and informational discussion to the Virginia State Police.** Motion carried unanimously.

Town Hall Meeting – Short Term Transient Rentals

Sam Wilson moved that the Board of Directors schedule and publish a Town Hall Meeting on Saturday, September 11, 2021 to seek public comment on short term transient rentals (STTR) in CountrySide. Present options available to the Proprietary related to STTRs including possible revisions to the CountrySide Proprietary declarations and by-laws. Al Zangrilli seconded the motion. Amendment: Sam Wilson amended the motion to read **I move that the Board of Directors schedule and publish a Town Hall Meeting on Saturday, September 11, 18, or 25, 2021, depending on legal counsel's availability to seek public comment on short term transient rentals (STTR) in CountrySide. Present options available to the Proprietary related to STTRs including possible revisions to the CountrySide Proprietary declarations and by-laws.** Motion carried unanimously.

ARCHITECTURAL ITEMS:

Minor Violations

Roddy Dean moved if corrective action is not taken by August 6, 2021 for MINOR violations the Board agrees to exercise in accordance with Restrictions, Article IV, Section 1(d) *"the right of the association to suspend the voting rights and the rights to use of the common areas for any period during which any assessment remains unpaid and for a period not to exceed sixty (60) days for any infraction of any of the published rules and regulations of the association"* effective August 7, 2021.

The Board may also exercise the right through its agents and employees, after Design Review Committee Resolution, to enter upon the lot and take such steps as may be necessary to remove or otherwise terminate or abate such violation and the cost thereof may be assessed against the lot upon which such violation occurred. A statement for the amount shall be rendered to the lot owner, at which time the assessment shall become due and payable, in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions Article VI, Section 1. Penny Francke seconded the motion. Motion carried unanimously.

Major Violations

Al Zangrilli moved if corrective action is not taken by August 13, 2021 for this Major violation the Board agrees "to suspend the voting rights and the rights to use of the common areas for any period during which any assessment remains unpaid and for a period not to exceed sixty (60) days for any infraction of any of the published rules and regulations of the association" effective August 14,2021, in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article IV, Section 1 (d).

Additionally, if the violation is not corrected by October 1, 2021 legal counsel may file for injunctive relief for the violation, and fees and charges, from the court in accordance with the CountrySide Proprietary Governing Documents, Covenants and Restrictions, Article III, Section 3-Enforcement of Governing Documents. Penny Francke seconded the motion. Motion carried unanimously.

FACILITIES: None

FINANCE: None

GROUND: None

INFORMATION/DISCUSSION ITEMS:

- Hybrid virtual/ in-person meeting option

COMMITTEE REPORTS:

Community Relations Committee	July 1, 2021
Design Review Committee	June 14, 2021
Facilities Committee	June 17, 2021
Finance Committee	July 20, 2021
Grounds Committee	June 16, 2021
HPR	June 14, 2021 & July 22, 2021
Neighborhood Advisory Council	June 8, 2021

MANAGEMENT REPORTS:

Management Report
Financial Reports
Project List

EXECUTIVE SESSION: None

ADJOURN:

Roddy Dean moved to adjourn the meeting. Penny Francke seconded the motion. Belmont, Morven, Oakridge, Oatlands, Rokeby & Welbourne voted for the motion. Foxfield voted against the motion. Motion carried. The meeting adjourned at 8:32 PM.

**COUNTRYSIDE PROPRIETARY
Community Relations Meeting
Go To Meeting Remote Meeting Due to COVID-19 Pandemic
Thursday, August 5, 2021**

1. CALL TO ORDER – Meeting called to order at 6:34PM

A) Attendance:

i) Pat Bour, Amanda Boone, Melissa Castan, Gabbi Jones, Elizabeth Moran, Penny Francke, Erin Gilmore (PMP), Catherine Neeley (PMP)

ii) Absent: John Fernandes

2. COMMITTEE ADMINISTRATION

A) 01Jul2021 Minutes: e-vote approval confirmed unanimously by those present.

B) Upcoming meetings: Parkway Meeting Room ready for hybrid meetings but requires PMP staff presence unless a CRC team member can be trained on the use of the equipment.

3. GUEST AND RESIDENT PARTICIPATION – No guests or residents present.

4. OLD BUSINESS

A) Input for Courier and website: Team asked to submit comments on the “pared down” August 2021 Courier.

5. NEW BUSINESS

A) Impact of COVID-19 Delta variant on CRC Events: For now, each time we advertise an event, we should remind residents to follow CRC guidelines.

B) Planning for Family Fun Night “#3” (August 14)

i) Staffing: Pat, Amanda, Gabbi, Melissa, and Penny can work the event

ii) Supplies/Menu: Erin to distribute details of the inventory she took at Parkway for remaining beverages and supplies. Pizza Order: 3rd order should be eliminated (so, 50 pizzas total, staged 30/20 across two orders); use Domino’s as their cancellation policy is better for us. Fat Boy ice cream sandwiches should be purchased at Sam’s Club (roughly 180 suggested at meeting). Chips: 400 bags (8 boxes of 50 bags) of “Classic” variety mix (seemed to be more popular than the “Flavor” variety pack); more chips required due to lack of veggie options.

iii) Games and Prizes: Same as FFN#2 (July 18); 10 Sweet Frog cards left; PMP will buy ten (10) gift cards from 5 Below.

iv) For the record: July 18 Attendance was approximately 91 adults, 92 kids. CRC agreed that clearing the pool before the event was too disruptive to residents, and not justified by the incremental income of guest passes. No guest passes were sold after 5 PM on July 18.

C) Rescheduling Concert #2:

i) Justified: Only alternative dates are not compatible with already scheduled CountrySide events, so the concert is cancelled (not rescheduled).

ii) CRC will consider alternatives to Justified for future events: DJ, Karaoke, resident band. Erin to investigate prior inquiry from a resident about his band playing for CSide events (see June 3rd Minutes, item 5G); need to know name of band, type of music, and whether he can provide a sample or website link.

iii) Supplies, giveaways: save glow sticks for a future event.

D) Pre-Teen Luau (August 28)

i) Note: Due to uncertain lifeguard staffing at season-end, CountrySide may not be able to keep more than one pool/day open after August 15th. Catherine will confirm pool schedule with HSP. If HSP cannot staff both “regular” pool hours AND Lindenwood for the Luau at Lindenwood, then CRC will hold the event at the “open” pool (possibly Parkway); attendance would not be limited to pre-teens.

Community Relations Committee, Continued...

The event would be “rebranded” as a “Back to School” night, with some giveaways (imprinted pencils, maybe?)

Or ii) Staffing – who can assist? [Apologies—I have no notes on this. CRC Team—please advise if you can work the Pre-Teen Luau/Back to School event on August 28th.]

iii) Supplies/Menu: If event is rebranded to a “Back to School” night and held at Parkway with other residents attending, we will not serve pizza, but just provide ice cream sandwiches (not Fat Boys, but less expensive type). May need to confirm details via e-mail or a supplemental CRC meeting before the event.

E) Shred Event: September 18th on List of Events (prior versions listed three date options); vendor did have other dates available. CRC will accept September 18th IF we can arrange staffing coverage. [CRC Team—please advise if you can work the Shred Event on September 11th or September 18th]

F) Movie Night: Not budgeted for 2021; removed from List of Events for now. We can discuss whether to plan for 2022 later this year.

G) Fall Fest

i) Various Talk of The Town (TOTT) options were discussed; Committee agrees to drop the Dixie Twister swings this year to conserve budget funds. Committee also agrees that NO face painters should be used, given COVID concerns. CRC does recommend the following from TOTT: Rock wall, Accelerator plus 1-2 other inflatables, Midway games, funnel cake stand, and all generators required to operate rides/attractions (so TOTT is responsible for proper inflation). Note: PMP will order prizes and candy for Midway games, rather than pay TOTT for these. PMP to confirm availability and pricing for TOTT order and report back to CRC team as soon as possible, so we can identify any budget issues.

ii) Ponies booked to be available 12-4 PM; cost \$600 for two ponies and attendants.

iii) Hayride booked; \$1300

iv) BrightView: Will they donate pumpkins? PMP to confirm. Safeway usually donates the plastic bags for the pumpkins.

v) Other donations to be solicited: PMP, HSP, Palmer Chiropractic (gift cards/ice cream?)

vi) PMP to confirm cancellation policies for all vendors, in the event of COVID complications.

vii) Fall Fest is “all hands on deck” for PMP employees. Catherine to calculate expected overtime charges for PMP staffing of Fall Fest, and estimate remaining budget for PMP overtime in approximate hours; this will allow the committee to evaluate if/when we can request Erin (or other PMP staff) to assist with events.

viii) Hot dogs: CRC discussed whether COVID issues will affect whether we can provide hot dogs. An alternative suggestion was to organize food trucks to service the event. Yet to be determined: how we would ask residents to pay for items from food trucks (almost certainly more expensive than hot dogs), whether we can guarantee a minimum “take” for food truck vendors, etc. Gabbi volunteered to do some additional research and report back to the group for further discussion. Catherine will check with our insurance broker to see if the food truck option presents any issues. We may require a supplemental CRC meeting to discuss further.

H) 2022 Budget Cycle

i) Discussion on “Wish List” of Events (whether to restore all from pre-COVID) deferred until September meeting

ii) Review of resident suggestions submitted to date: deferred until September meeting

Community Relations Committee, Continued...

- iii) Software for Courier and website: Erin to write something up for Gabbi and Amanda, including name and version of the software currently being used, and a description of the major issues Erin has working with that software. Penny to forward information received from Catherine on alternative "package" that was pitched to PMP, but CRC team was warned that that package included many other options (digital amenities passes, pool reservation system, etc.) aside from newsletter and website software. IF we (CRC and PMP) want to request budget consideration for alternative software, we need estimated costs before August 31st.
- iv) Suggestions for future discussions, projects, etc. - deferred until September meeting.
- I) Courier
 - i) Deadline is 20th of the month; picture submissions welcome.
 - ii) Suggestions, comments welcome
- J) ADJOURN – Meeting adjourned at 9:49 PM

COUNTRYSIDE PROPRIETARY Community Relations Meeting Supplemental Meeting Wednesday, August 18, 2021

1. CALL TO ORDER – 6:36 PM

A) Attendance (virtual/Zoom meeting)

- i) Present: Amanda Boone, Pat Bour, Melissa Castan, John Fernandes, Gabbi Jones, Penny Francke, Catherine Neelley (PMP)
- ii) Absent: Elizabeth Moran

2. COMMITTEE ADMINISTRATION

A) 05Aug2021 Meeting Minutes were approved unanimously (by those present).

3. GUEST AND RESIDENT PARTICIPATION - None

4. OLD BUSINESS

A) Review of FFN August 15th

- i) Attendance: Lifeguard count 97, Melissa's count 109 (maybe 60-70% kids)
- ii) Supplies needing replenishment: strong paper plates (ran out at 6:15 PM); napkins
- iii) Next time: Need trash cans staged, with thicker trash bag liners
- iv) Need to make sure events are advertised in the Courier and on the website (Calendar seems to be empty on the website)
- v) Drink tubs – several may need to be replaced
- vi) Pizza – estimated consumption for future planning 3 slices/guest (Melissa advises this is standard)

5. NEW BUSINESS

- A) Pre-Teen Luau/Rebranded to Back to School night, Saturday August 28th, 4:30–7:30 PM, Lindenwood Pool
 - i) Staffing – Amanda, Melissa, Pat, Penny will assist
 - ii) Menu: water and ice pops only
 - iii) Transfer/staging of supplies to Lindenwood to be handled by PMP; Pat and Penny to make list of what needs to be transferred
 - iv) Giveaways ordered by PMP: Pencils imprinted with "CountrySide" and "School is Cool"
 - v) Gift cards: 5 gift cards left at Parkway; PMP to get 5 more gift cards from Sweet Frog
 - vi) Catherine and Penny to write up something for website and e-mail blast

Community Relations Committee, Continued...

- B) September 18th Yard Sale/Green Drop
 - i) Few sign-ups, but event will be held
 - ii) PMP yet to determine if Green Drop is available
 - iii) Staffing – Gabbi and Penny can assist
 - iv) Need to advertise the event in the Courier, on the website, and via an e-mail blast
 - C) Shred Event
 - i) Committee agrees that the Shred Event should not be scheduled to conflict with the possible Town Hall meeting on 9/11
 - ii) Committee suggests we hold the Shred Event on September 18th with just CountrySide (i.e., no other HOA sharing costs), using funds saved from cancelled concert
 - iii) Staffing – to be determined
 - D) PMP (Catherine) to post notice to website that Concert will NOT be rescheduled, due to inability to find mutually acceptable date
 - E) Fall Fest
 - i) Still need PMP update on TOTT quote, and where we stand versus budget.
 - ii) PMP to provide update on donations (BrightView, PMP, etc.)
 - iii) No update from insurance broker on food truck question as of meeting date. Gabbi reported that several food trucks have expressed interest. Only food trucks with Loudoun County permits and proper insurance will be considered. \$500 minimum sales take is typical. Average pricing is \$10-14 per meal. Melissa advised that one (1) truck per 300 attendees is a good rule of thumb.
 - iv) The Committee recommends we advise residents that food trucks will be the main meal/food source for Fall Fest, and residents will be responsible for their own purchases from the food trucks. This is common practice at events in neighboring communities. PMP will investigate with TOTT whether another attraction or food offering can be booked, to offset the decision to not provide hot dogs this year due to COVID concerns.
 - v) PMP to verify cancellation policies for all vendors, as well as who will carry our deposits forward to 2022, if it becomes necessary due to COVID complications.
 - F) 2022 Budget Cycle (if time permits)
 - i) Committee members encouraged to submit budget suggestions for 2022. All suggestions must be attributable to a registered resident (so, no anonymous suggestions will be considered).
 - ii) Software for Courier and website: Erin write something up for Gabbi and Amanda, describing current software and the difficulties in using it. Any estimated costs for replacement software are needed before August 31st.
6. ADJOURNED at 7:48 PM

**COUNTRYSIDE PROPRIETARY
Finance Committee Meeting
Go To Meeting Remote Meeting Due to COVID-19 Pandemic
Tuesday, July 20, 2021**

Call to Order:

David Barrie called the regular meeting of the Finance Committee to order at 7:04PM in the Proprietary virtually via GoToMeeting.

Member Present:

Members present Roddy Dean, A. Charles Dean, Bob Griesbach, Sheryl Rader, Jeff Kretsch, David Barrie, and Catherine Neelley (PMP).

Absent: Chris Rogers (PMP)

Items Discussed:

The Committee unanimously approved June 15, 2021 Finance Committee meeting minutes.

Finance Committee, Continued...

The Committee reviewed and discussed the Balance sheet, Income statement and Proforma financials. Sheryl noted that the usual summarized Income vs the Budget report was missing. PMP will make this change for the next meeting.

The prepaid insurance adjustment discussed at the June meeting was made. The Committee thanked Chris (PMP)

The decision on moving 75K was delayed until Chris could review and offer suggestions for the next meeting. Also, the Committee unanimously approved a motion to liquidate some funds and decide where to apply them at the next meeting.

The Committee discussed and expressed strong concern over our attorney fees, which now exceed the budgeted amount for 2021

The primary reasons are --our Bylaws/Declarations and whether to revise them or not, our position on Short Term Rentals to restrict them or not, and costs involved with a long-term issue about a fence violation.

A friendly letter will be sent to those residents who have an outstanding balance between five and ten dollars, which is over 90 days old, to try to resolve accounts not previous captured in the amenity suspension process.

PMP will advise the Committee about why Common Ground expenses are significantly higher this year-to-date than they were last year. (NOTE: We already determined that Professional Fees are up due to legal fees already noted, and Pool is up because it was closed last year.)

The Committee was reminded that all residents requests for the 2022 budget must be submitted by August 31.

The meeting was adjourned at 8:05 P.M.

**COUNTRYSIDE PROPRIETARY
Horsepen Run Committee Meeting
Go To Meeting Remote Meeting Due to COVID-19 Pandemic
Wednesday, August 11, 2021**

Call to Order:

The HPR Committee meeting was called to order by David Barrie at 7:05PM on Thursday, August 11, 2021. In attendance were: Benu Bhargava, Steven LeHew, Vance Middleton, Taylor Couch, David Barrie, and Catherine Neelley (PMP).

Absent were: Tony Palm, Robert Griesbach, Aaron Emery, and Rob Heckman,

The Committee discussed the last grass cutting event for this year in HPR. We will try to get Volunteers for late August.

The Committee also discussed the moving of mulch to Barred Owl and other areas in HPR in September.

The Committee reviewed the equipment needs for the rest of the year and no additional equipment purchases were suggested.

David Barrie will email Tony to see if he can get more information on developers and nutrient credits as a follow-up to Tony's stream restoration presentation.

David reminded the Committee that all residents requests for HPR and/or CountrySide must be submitted by August 31.

The next meeting of the HPR Committee will be September 8th

The meeting adjourned at 7:35 P.M.

**COUNTRYSIDE PROPRIETARY
Grounds Committee Meeting
Go To Meeting Remote Meeting Due to COVID-19 Pandemic
Wednesday, July 21, 2021**

1) CALL TO ORDER

a) Meeting Called to Order via remote attendance at 7:06 PM.

b) Attendees: Albert Zangrilli (Chair), Diane Blunt (Welbourne), James Krips (Rokeby), Pamela McGraw (Oakridge), Ron McNulty (Morven), Barbara O'Connor (Belmont), Anne Steingass (Oatlands), Mike Stracka (PMP), Dan Elbon (BrightView)

Absent: Terri Hess

2) COMMITTEE ADMINISTRATION

a) Approval of the June 2021 meeting minutes. Correct 5e to identify Rokeby stairway. (Side bar on the Rokeby stairway between Hamilton Rd and CSide Blvd: Price of wood is falling. Mike suggested waiting a few weeks to get a better price and to clarify where it falls on the Reserve Study GL.)

3) RESIDENT & GUEST PARTICIPATION

a) Discussion of a resident concern about trash cans being placed and left on the common area bump-out on Ludwell Court and options that can be considered to discourage the use of the bump-out for trash collection. Ludwell 1, 3, 5, 21, 23, and 25 all place their trash in their assigned parking places but the other houses place trash in this grass area. It has become a dumping ground and eyesore. Trash cans block the cars in the adjacent parking spaces. Mike proposes to tape off the area with multi-lingual signs communicating that it is not an area for trash and postcards to the residents. There is also a current practice for repeat offenders to confiscate trash cans left out the day after pick-up. Dan to provide suggestions for landscaping.

b) Discussion of a resident request to address the pine tree roots from a common area tree before they become a concern to the foundation of her house on Haxall Court. Healthy pine tree there is 25-30 ft tall. These roots are feeder roots seeking moisture. Generally, pine trees do not damage foundations. Asked Dan to have an arborist look when he is on-site on Friday.

4) BRIGHTVIEW ITEMS

a) Discussion of items noted on the BrightView Landscape Report and Horticulture Notes.

Discussion on Horticulture Notes.

- See Landscape Report. Additional discussion and comments:
- Cicada damage: mature oak trees hit hard.
- Work Completed: New Burning Bush plants installed on AP marked with flags. Pam observed that in the Gazebo area has grass and weeds in mulch. At Gazebo, replaced some coneflowers.
- Work In Progress: Removing a dead Cherry tree on AP. Chanticleer Pear trees in median between Minor and Cromwell across from elementary school looking dead or dying – Dan to take a look. Mike requested that when weeds are sprayed and die that BV come back and weedwhacker it. i.e., Nutsedge, lime green weed that needs to be treated. When it takes over it crowds out the turf grass by putting out rhizomes.
- Mike pointed out on-going poison ivy near trails needs treatment.
- Mike has been getting many calls about urgent tree issues.
- Lining up schedule for fall planting projects.

b) Discussion of the following BrightView proposals:

i) Discussion of the request from the Facilities Committee to add screening behind the Cromwell pool fence and the \$1,737.27 BV proposal to install three Arborvitae trees at this location. The Facilities Committee is also exploring other options for screening in the fencing, but there is an issue of wind load if screening is added to this ornamental fence. The tennis courts fences have screening but are anchored deeper. Dan to look at the plants along the fence along the Dulany parking area and identify those plants (since we already have some of those along the fence).

Grounds Committee

ic) Discussion of the following concerns raised regarding landscape services and the BrightView responses to these concerns:

- i) Information copy of the watering location map
- ii) Status of the replacement wrong color Coreopsis for the entrance planter beds. Substitution of Cherry Blast. But now there is a mixture of colors. Dan, Pam and Barb to meet on site.
- iii) Status of the replacement cone flowers at Parkway.
- iv) Status of the deadwood pruning requested of the 2 median locations on Algonkian Parkway (one on the left as you exit Rutherford; the other further down on the right, closer to entrance to Chelmsford).
- v) Timing of the trimming, mowing and pruning limbs for clearance of the community trails.
- vi) Discussion on overseeding.
- vii) Liming needed in two townhouse areas in Morven and Oakridge. Pam asked for the exact locations of the samples tested. Dan to get the square footages and provide a price.
- viii) Request to Dan to look at two areas of turf damage in Welbourne.

5) PMP REPORT

a) Tree Removal/Trimming Items and a copy of the current tree services list.

i) Two storm damage days and four regular tree service days have been completed this period. New storm damage every week.

b) Common Area Ground Maintenance Items

i) Staff replaced or repaired three sections of damaged split rail fencing this period and replaced one damaged 6x6 street signpost.

c) Accident-Related Items

i) No updates.

d) 2021 Proforma

The Proforma package is not prepared for the FIN meeting until the middle of the month and the information is not available for this meeting. So Proforma for GC is actual for prior month (i.e., June actuals in this report.). Most recent tree work is not showing up. Have not yet identified areas for invasive species treatments. Pam noted that a Foxfield sign is leaning; PMP crew is straightening it up – ground is sloping and they do it every year. Request in the Courier for a Civil Engineer volunteer has not received any response; to repeat the call.

e) 2021 Project List

f) CountrySide Pond Items

i) Copy of the of the monthly report from Solitude. Treatments have been applied.

(1) Generally assessed to be in good shape although there is a notable algae patch covering a corner. To be monitored.

6) OLD BUSINESS

a) Landscape/snow/tree bids: PMP has contacted all the vendors to advise them of their bid status and coordinated with the four bidders promoted to Phase 2 to schedule their vendor presentations / interviews for next week. PMP is also in the process of contacting the vendor references. Mike to share the list of questions asked last round with the committee members; Committee members may send Mike additional questions. The bidder packages and references are on Google Drive.

b) Bids for the Townhouse Street and asphalt trail repairs were due by noon on 7/19 and the bid summaries were prepared and sent separately to the members in advance of the meeting. Bid deadline was extended and two have been received; the third is expected tomorrow, 7/22; we need at least three bids for a project of this budget. Committee will conduct an e-vote after receipt of the last bid. Discussion on past performance of the vendors.

Grounds Committee, Continued...

c) Discussion of the member recommendations regarding identifying locations in each neighborhood and possible tree type recommendations for the tree planting project from the Tree Planting and Removal fund set aside by the BoD. Pam and Barb prepared a presentation with suggestions for locations and a list of suggested species. Committee members to use the list of locations as a starting point, review their neighborhood and comment on the list by the end of the month, for discussion at August meeting and proposals at September meeting for planting by November. The fund could also be used to clean up dead brush areas.

7) NEW BUSINESS

a) Discussion of the reserve project to address the Gravel Roads and Walking Paths, Replenishments and Capital Repairs, and recommended locations to be reviewed. One suggestion is the gravel easement trail that runs down the middle of Belmont, behind the tunnel on Algonkian Parkway. There is \$20K in the Reserve to fix the roadbeds in three areas. Barb is interested in improving a muddy trail in Belmont before the kids go back to school - when you leave the field and go to the treed areas back of houses behind Wiltshire. The field gets very wet following any precipitation. Gravel can be added to the path from the budget. Barb to send Mike details about the specific locations.

b) Discussion on a very large Bald-Faced Hornets' nest on Haxall in a tree in a small common area. Mike put cones and safety tape in the area. To be treated tonight or tomorrow morning.

8) INFORMATIONAL ITEMS

a) None this period.

9) ADJOURN

a) Meeting Adjourned at 9:10 PM.

b) Vendor meetings next week. Next regular meeting is scheduled to be held remotely at 7:00 PM on Wednesday, August 18, 2021.

**COUNTRYSIDE PROPRIETARY
Facilities Committee Meeting
Go To Meeting Remote Meeting Due to COVID-19 Pandemic
Thursday, July 8, 2021**

1) CALL TO ORDER

a) Meeting Called to Order via GoToMeeting at 7:02 PM

b) Attendees: Boone, Bour, Fitzel, Shamble, Wilson, Stracka (PMP)

2) COMMITTEE ADMINISTRATION

a) Approval of the June 2021 meeting minutes. Unanimously approved as drafted.

3) GUEST & RESIDENT PARTICIPATION

a) None Anticipated.

4) WAVES ISSUES

a) Season progress update for the Waves.

5) POOL ISSUES

a) Discussion of HSP's ongoing recruitment results for the season. HSP is fully staffed for operations now but are still recruiting to fill vacancies in August when many staff need to leave to return to school.

b) Discussion of the snack bar operations for the season. HSP was directed to make every effort to add Ice Cream sales to the menu, using the space in the freezer sections in the refrigerators provided in the snack bars.

c) Discussion of revisions required to the pool rules and regulations for the remainder of the season. The committee unanimously supports the changes approved by the BoD.

Facilities Committee, Continued...

d) Discussion regarding the recommended schedule for the reopening of the Parkway meeting room and the pools for resident rentals and any revisions required to the rental documents. Revisions of the policies were unanimously approved to be forward to the BoD for approval.

6) PROJECT LIST & BUDGET

- a) 2021 Project List was reviewed with no issues.
- b) 2021 Proforma was reviewed. PMP was requested to add cell divider lines to future version to enhance the readability of the document.
- c) The repairs to the tennis court surfaces and the fencing at the Foxfield courts are still tentatively scheduled to begin the week of August 2, 2021.

7) OLD BUSINESS

- a) Discussion of screening options for the rear fences at Lindenwood and Cromwell. No motion made.

8) NEW BUSINESS

- a) None this period.

9) INFORMATIONAL ITEMS

- a) Information copy of the 2022 budget preparation timeline and reminder that the 2022 Budget Project suggestion period opens in August, so members are encouraged to submit their list of recommended improvements or enhancements desired for 2022 to the office during the month of August.

10) ADJOURN

- a) Meeting Adjourned at 8:59 PM.
- b) Next regular FAC meeting is scheduled to be conducted remotely at 7:00 PM on Thursday, August 12, 2021.

NEIGHBORHOOD ADVISORY COUNCIL
Approved Meeting Minutes
Remote Meeting Due to COVID-19 Remote Meeting Due to COVID-19
July 13, 2021

Members in attendance:

- Belmont:** Barb O'Connor and Art Rodriguez
- Foxfield:** Elizabeth McMahon and Scott Simon
- Morven:** Brenda Koontz, Linda Lurie, and Jonathan Breslow
- Oakridge:** Traci Medlock, Deblyn Flack, Julie Young and Mike Sziede
- Oatlands:** Absent
- Rokeby:** Pat Bour, Diane Bohn, Janet Callum, and Jim Krips
- Welbourne:** Diane Blunt and Dan Castan

Others in attendance:

- Resident of 8 Awsley Court, Belmont
- Resident of 13 Millard Court, Morven
- Resident of 290 Chelmsford Court, Oakridge
- Lisa Marnet, PMP

Pat Bour called the meeting to order at 6:03 pm

Approval of June 8, 2021, meeting minutes

McMahon moved to approve, O'Connor seconded, approved unanimously.

Neighborhood Advisory Council, Continued...

BELMONT:

Approval of the June 8, 2021, meeting minutes

Approved

Proposed Revision to Guideline #55 – Solar Panels

Approved as written

General Discussion- NAC Meetings

Majority of members in attendance are prepared to return physical meetings.

Committee Reports

Reports given. See full minutes in the Courier.

Review of Neighborhood Applications

Three applications reviewed.

FOXFIELD:

Approval of the June 8, 2021, meeting minutes

Approved

Proposed Revision to Guideline #55 – Solar Panels

Approved as written

General Discussion- NAC Meetings

Majority of members in attendance are prepared to return physical meetings.

Committee Reports

Lots of discussion on the pools including alcohol at private events at the pool. See full minutes in the Courier.

Review of Neighborhood Applications

Two applications reviewed, both approved. The first was for a brick Patio and the second was for a Color Change to the Shed. Both applications were approved.

MORVEN:

Approval of the June 8, 2021, meeting minutes

Approved

Proposed Revision to Guideline #55 – Solar Panels

Discussion and revision to current Guidelines. The NAC's proposed revisions will be forwarded to the DRC for their review and revision.

General Discussion- NAC Meetings

Brief discussion on how the NAC feels about returning to in person meetings. No date has been determined as to when this might happen just wanted to get opinions.

Committee Reports

CRC-Family Fun Night Saturday, July 17, 2021, 5:00pm-8:00pm at Parkway Pool. July 31, 2021, Concert-Justified FAC-Life guards are needed. FIN- More income being received from home sales. GRDS-Stairwell at Cromwell being replaced. Full minutes for committees are in the Courier.

Review of Neighborhood Applications

Five applications reviewed , one denied.

OAKRIDGE:

Approval of the June 8, 2021, meeting minutes

Approved

Proposed Revision to Guideline #55 – Solar Panels

Discussion and revision to current Guidelines. The NAC's proposed revisions will be forwarded to the DRC for their review and revision.

General Discussion- NAC Meetings

Majority of members in attendance are prepared to return physical meetings.

Committee Reports

Reports given. See full minutes in the Courier.

Review of Neighborhood Applications

Three applications reviewed.

Neighborhood Advisory Council, Continued...

OATLANDS:

Approval of the June 8, 2021, meeting minutes

No report given

Proposed Revision to Guideline #55 – Solar Panels

No report given.

General Discussion- NAC Meetings

No report given.

Committee Reports

Reports given. See full minutes in the Courier.

Review of Neighborhood Applications

Four applications deferred to the DRC.

ROKEBY:

Approval of the June 8, 2021, meeting minutes

Approved

Proposed Revision to Guideline #55 – Solar Panels

Discussed revising Solar Panel Guidelines based on new VA law as of 01/01/2020. Submitted NAC approved language

General Discussion- NAC Meetings

Discussed potential physical meetings in the future. Majority was in favor.

Committee Reports

CRC- Family Fun Fest July 17th, Concert July 31st. Courier submissions deadline 20th of each month. FAC- Lifeguards needed; discussed alcohol with meeting room/pool rentals. Lindenwood Pool has a leak, repaired. FIN- Receiving back money owed from home sales; see Courier Minutes. GRDS- could not understand comments.

Review of Neighborhood Applications

Three applications reviewed , 2 denied and one approved.

WELBOURNE:

Approval of the June 8, 2021, meeting minutes

Approved

Proposed Revision to Guideline #55 – Solar Panels

Discussed revising Solar Panel Guidelines based on new VA law as of 01/01/2020. Submitted NAC approved language

General Discussion- NAC Meetings

Discussed potential physical meetings in the future. Majority was in favor.

Committee Reports

CRC- Family Fun Fest July 17th, Concert July 31st. Courier submissions deadline 20th of each month. FAC- Lifeguards needed; discussed alcohol with meeting room/pool rentals. Lindenwood Pool has a leak, repaired. FIN- Receiving back money owed from home sales; see Courier Minutes. GRDS- Report given by Diane Blunt and Barb O'Connor.

Review of Neighborhood Applications

One application reviewed. Contingent approval: the overall height be reduced so it meets the standard of 6' above the Deck.

Meeting Adjourned at 8:05pm

THE COURIER

DESIGN REVIEW COMMITTEE MEETING Approved Meeting Minutes July 26, 2021 Remote Meeting Due to COVID-19

The virtual meeting of the Design Review Committee was opened on July 26, 2021, at 6:32 pm.

DRC Members:

Rodney Collins (Belmont), Lorraine Gunzerath (Foxfield) , Will Vigil (Morven), Roy Weidner (Oakridge), Sarah Wertz (Oatlands).

Others in Attendance:

Resident of 5 Awsley Court, Belmont
Residents of 22 Griswold Court and 13 Millard Court, Morven
Resident of 5 Clapham Court, Rokeby
Lisa Marnet, DRC Coordinator, PMP

- I. Approval of the June 14, 2021, meeting minutes
Collins moved to approve, Weidner seconded, approved unanimously with one abstention.
- II. Proposed Revision to Guideline #55-Solar Panels
DRC Committee changes approved as written will move forward to the BoD.
- III. General Discussion- DRC Annual Guideline Review date/time
Meeting scheduled Tuesday, September 7, 2021 at 6:30pm.

Community	Address	Application#	Alteration	DRC Ruling
Belmont	5 Awsley Court	70602-119060	Deck	Approved 5-0.
		70123-136082	Exterior Lighting	Approved 5-0.
	3 Lipscomb Court	70636-111778	Solar Panels	Approved 5-0.
	4 Wickham Court	70357-134562	Fence	Approved 5-0.
Foxfield	3 Webley Court	68996-135788	Deck	Approved 5-0.
	14 Gannon Way	70606-71487	Patio	Approved 5-0.
	16 Gannon Way	70658-127479	Color Change to Shed	Approved 5-0.
Morven	22 Griswold Court	70610-70055	Deck	Approved 5-0.
	14 Harrow Court	70607-71321	Patio and Screened Porch	Approved 5-0.
	28 Lyndhurst Court	70360-136150	Deck Stain	Approved 5-0.
	13 Millard Court	70608-70337	Roof	Denied 5-0; Does not meet the Guidelines. DRC Recommends BoD approve.
	1 Teasdale Court	70280-70723	Patio and Stone Wall	Approved 5-0.

THE COURIER

Community	Address	Application#	Alteration	DRC Ruling
Oakridge	3 Amersham Court	70603-100453	Deck	Approved 5-0.
	290 Chelmsford Court	70562-71041	Hot Tub	Approved 5-0.
	5 Rutherford Circle	7061-70568	Color Change to Front Door	Approved 5-0.
Oatlands	14 Dudley Court	70609-103430	Replacement Siding	Approved 5-0.
	1 Fenton Wood Drive	70342-71389	Deck Stain	Approved 5-0.
	33 Fenton Wood Drive	70373-71217	Deck Stain	Approved 5-0.
	33 Fenton Wood Drive	70374-71217	Shed	Denied 5-0: Shed is readily noticeable from the street. Shed in not behind the house.
Rokeby	5 Clapham Court	70605-124099	Solar Panels	Approved 4-1.
	108 Hamilton Road	70634-71450	Deck Stain	Approved 5-0. Approval for any proposed colors.
	143 Peyton Road	70671-132999	Shed	Denied 5-0. Shed footprint is too big as outlined in the Guidelines page 46 for Sheds Single Family Homes.
Welbourne	45 Dulany Court	70310-95202	Privacy Screening	Approved 5-0.

Meeting Adjourned at 8:05 pm

NEIGHBORHOOD SERVICES

SERVICE	NAME	PHONE
Yard Work/Pets	Jack, Sam, Ben Shumaker	703-309-5086
Babysitting/Pets	Daniela Miranda	703-407-0941
Pets	Julianne McNulty	703-444-2552
Yard Work/Snow	John Ellis Rawls	571-342-4862
Yard Work/Snow	Zack Daughtry	571-277-6820
Babysitting/Pets	Sarah Moldover	703-278-3160

The Proprietary, its members, and the Board of Directors do not recommend or endorse any person on this list. If you or your child would like to register to be on the services list, please email Erin Gilmore at erinrg.cside@pmpbiz.com to get a copy of the registration form.

**COUNTRYSIDE
FALL FEST**

VOLUNTEERS NEEDED
HELP MAKE THE 2021 FALL FEST A
SUCCESS BY VOLUNTEERING YOUR
TIME! WE CAN USE YOUR HELP -
CONTACT THE OFFICE TO SIGN UP!

SATURDAY, OCTOBER 2, 2021
12:00PM TO 4:00PM

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SELLING YOUR HOME

WHAT YOU NEED TO KNOW

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HOW TO ORDER A POA PACKAGE

CountrySide and PMP have partnered with CondoCerts to provide user-friendly POA document delivery to homeowners. You can track the progress and receive documents electronically, or get a paper copy. Payment can be made at the time of order or taken out at closing. Prices vary.

Ready to order a POA package?

Go to <https://pmprent.condocerts.com/resale> to order. Register, place your order, and your documents will be processed.

Westwick Court Villas:

Please contact <https://pmprent.condocerts.com/resale> and select the package for "The Villas."

Questions? Call Alicia McKenna-Graves at CountrySide Proprietary for more information. (703) 430-0715.

Virginia Property Owner's Act (Contract disclosure statement; right of cancellation).

- A. *Subject to the provisions of Article 2 of 55-509, a person selling a lot shall disclose in the contract that (i) the lot is located within a development which is subject to the Virginia Property Owner's Association Act; (ii) the Act requires the seller to obtain from the property owners' association an association disclosure packet and provide it to the purchaser.....*

When the Proprietary receives an order for a POA packet it initiates a physical inspection of the entire property.

The inspection of exterior maintenance items includes peeling paint, algae on siding, broken window seals, wood rot, fences in need of repair etc. In addition, exterior modifications/enhancements are noted and checked for previous approval. If you haven't done so already, please ensure that you have submitted an application for those exterior modifications

Selling a home can be stressful enough so ensuring the exterior of your home is in tip top shape and you have applied for and been approved for any exterior modifications before you list will make the selling process much smoother.

Ready to order a POA package? Please contact the Proprietary office at 703-430-0715.

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New This Fall: Dance Classes at Countryside!

Special Offer for Countryside Residents!

**Save 75% - 4 months of dance classes
for just \$89!**



What you receive:

1. **15 weeks (SEP-OCT-NOV-DEC)** of dance classes, either a 60-minute group lesson or a 30-minute solo lesson
2. Perform a routine and dance onstage in our December Recital on December 17th
3. No recital fee
4. No registration fee
5. Small class size - maximum of five students per class

Visit our website - **dynamicdanceworx.com** - for the class schedule and to learn more about us. Please mention this listing to take full advantage of this special offer for Countryside residents!

Dynamic DanceWorx - 703.338.1022 - dynamicdanceworx.com



Loudoun Wildlife Conservancy

People and Wildlife Thriving Together

Fall Native Plant Sale

Saturday, September 11, 2021 • 9:00 am - 3:00 pm
Morven Park, 17195 Southern Planter Lane, Leesburg



American beautyberry (Callicarpa Americana)

Autumn is an optimal time for planting trees and shrubs. These, plus flowers, vines and ferns will be available for purchase from three local nurseries. **Hill House Farm & Nursery, Nature by Design** and **Watermark Woods** will have a huge selection of native plants to browse and buy.

Native plant experts will be on hand to answer questions and help you choose the right plants for your garden.

You can also learn about some of Loudoun Wildlife Conservancy's programs: Amphibian Monitoring; Audubon at Home; Habitat Restoration and Protecting Pollinators.

Please note: Appropriate COVID precautions will be in place. Check the website for updated information.

For more information and updates visit:

www.loudounwildlife.org/event/fall-native-plant-sale

Loudoun Wildlife Conservancy, formed in 1995, promotes the proliferation of wildlife habitat.

CountrySide Fall Fest

VENDORS WANTED
OCTOBER 2, 2021
NOON - 4:00 PM

VENDOR SPACE IS AVAILABLE TO PROMOTE YOUR BUSINESS, NON-PROFIT, OR COMMUNITY ORGANIZATION

COUNTRYSIDE RESIDENTS: \$20
NON-RESIDENTS: \$25
WRISTBAND PURCHASES FOR NON-RESIDENTS: \$10

CONTACT THE PROPRIETARY OFFICE FOR MORE INFORMATION

2021 CountrySide Events

<u>Event</u>	<u>Date & Time</u>	<u>Location</u>
Spring Clean-Up	Saturday, April 24 th 10am-12pm	Parkway Parking Lot
Spring Yard Sale	Saturday, May 1 st 8am – Seller's discretion	C-Side Residences
Family Fun Night #2	Saturday, July 17 th 5-8pm Rain Date: July 18 th	Parkway Pool
Concert #2 CANCELLED	Saturday, July 31 st 7-9pm	Parkway Lawn
Family Fun Night #3	Saturday, August 14 th 5-8pm Rain Date: August 15 th	Parkway Pool
Back to School Pool Party	Saturday, August 28 th 4:30-7:30pm	Lindenwood Pool
Shred Event	September 18th 2021 9:00—Noon	Parkway Parking Lot
Doggie Swim (FAC)	Saturday, September 11 th 1-4pm	Parkway Pool
Fall Yard Sale	Saturday, September 18 th 8am – Seller's discretion	C-Side Residences
Fall Fest	Saturday, October 2 nd 12-4pm	Parkway Parking Lot
Boo Fest	Saturday, October 23 rd 1-3pm	Parkway Meeting Room
Winter Celebration	Saturday, December 4 th 1-3pm	Parkway Meeting Room

All dates are subject to change

Revised July 28, 2021

September 2021

August '21							October '21						
S	M	T	W	T	F	S	S	M	T	W	T	F	S
1	2	3	4	5	6	7	3	4	5	6	7	8	9
8	9	10	11	12	13	14	10	11	12	13	14	15	16
15	16	17	18	19	20	21	17	18	19	20	21	22	23
22	23	24	25	26	27	28	24	25	26	27	28	29	30
29	30	31					31						

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
29	30	31	1 BOD MEETING 7:00	2 CRC MEETING 6:30 PM	3	4
5	6 LABOR DAY OFFICE CLOSED	7	8 HPR MEETING 7:00 PM	9 FAC MEETING 7:00 PM	10	11 DOGGIE SWIM DAY PARKWAY POOL 1:00 - 4:00
12	13	14 NAC MEETING 6:00 PM	15 GRNDS MEETING 7:00 PM	16	17	18 SHRED EVENT 9:00 AM - NOON PARKWAY YARD SALE STARTS AT 8:00 AM
19	20	21 FIN MEETING 7:00 PM	22 BOD MEETING 7:00 PM	23	24	25
26	27 DRC MEETING 6:30 PM	28	29	30	1	2
3	4	Notes				

October 2021

September '21							November '21						
S	M	T	W	T	F	S	S	M	T	W	T	F	S
				1	2	3	4	1	2	3	4	5	6
5	6	7	8	9	10	11	7	8	9	10	11	12	13
12	13	14	15	16	17	18	14	15	16	17	18	19	20
19	20	21	22	23	24	25	21	22	23	24	25	26	27
26	27	28	29	30			28	29	30				

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
26	27	28	29	30	1	2 FALL FEST NOON - 4:00 PM
3	4	5	6 BOD MEETING 7:00 PM	7 CRC MEETING 6:30 PM	8	9
10	11	12 NAC MEETING 6:00 PM	13 HPR MEETING 7:00 PM	14 FAC MEETING 7:00 PM	15	16
17	18	19 FIN MEETING 7:00 PM	20 GRNDS MEETING 7:00 PM	21	22	23 BOO FEST 1:00 - 3:00 PM
24	25 DRC MEETING 6:30 PM	26	27 BOD MEETING 7:00 PM	28	29	30
31 HALLOWEEN	1	Notes				