

Parkfairfax FORUM

The Official Newsletter of the Parkfairfax Unit Owners Association
www.Parkfairfax.info

July 2018
Volume 40, Issue 7

CONTRACTOR CAUTION

Finding a contractor who will perform quality work at a reasonable price can be a daunting task. It's always a good idea to ask for and check references and to contact the Better Business Bureau and your state licensing bureau to see if there are complaints against a prospective contractor. In addition, the following warning signs can alert you to unscrupulous, disorganized, inexperienced or financially troubled contractors who may deliver broken promises, bad work and blown budgets rather than professional results.

First Impressions: In any business, first impressions are important. How a contractor presents themselves and maintains their truck, tools and equipment are good indicators of how well they will take care of you and your job. They should look neat and professional, and their vehicles and equipment should be clean and in good repair.

Beware Low Bids: Price is always an important consideration when selecting a contractor, but don't let a low price or a special deal blind you to a potential problem—both can be signs that you should be wary. A bid far lower than others may indicate the contractor isn't experienced enough to know the actual cost of the job or he never intends to finish the work. Disreputable contractors may bid low to secure a contract and then tack on extra charges as the job progresses.

Take Your Time: If you are pressured during the bidding process by tactics such as "limited-time offers," look for a different contractor. Hiring a contractor is not a split-second decision; for this reason, many states give homeowners three days to cancel a home improvement contract—without obligation—after signing it. A prospective contractor should take his time as well, carefully reviewing the specifications of your job before submitting his bid. If he doesn't take notes and measurements and make material and labor calculations, or if he simply names a price based on a similar job, he may not be detail-oriented or thorough enough to do a good job.

Beware Materials Discount: A prospective contractor may offer you a discount, hoping to earn your future business following a job well done, but be wary if a contractor offers materials at a discounted rate. Small contractors rarely buy materials in the high volumes necessary to yield big discounts, and unless they severely overestimated quantities for a previous job, they rarely stock large inventories of material. Discounted materials are usually seconds, ungraded or below-grade minimums for code, any of which would compromise the quality of your project.

Only 20% Up Front: While the price may be right, what about the terms of payment? In general, don't choose a contractor who asks for more than 20 percent of the total cost of a job up front. While some projects require a large initial payment to cover a deposit for products like cabinets or special-order ceramic tile, it doesn't apply to commodity materials like roofing and lumber, which a legitimate contractor will usually purchase on account with at least 30 days to pay.

Beware Cash-Only Jobs: Finally, a contractor who works on a cash-only basis raises a big red flag. Not only does paying in cash limit your financial recourse if problems arise, the contractor is likely not operating a legitimate business, which includes paying taxes and insurance. Look elsewhere for a professional to perform the work.



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Parkfairfax Condominium Unit Owners Association

3360 Gunston Road, Alexandria, Virginia 22302

Phone: 703-998-6315 ♦ Fax: 703-998-8764

www.Parkfairfax.info

BOARD OF DIRECTORS

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James Konkell, At-Large Representative ♦ PFX@ourivycottage.com ♦ *Term Ends 2019*

Nicholas Soto, At-Large Member ♦ NSotoParkfairfax@gmail.com ♦ *Term Ends 2021*

*All Board Members, the General Manager and the Assistant General Manager can be contacted by emailing BoardofDirectors-Mgmt@Parkfairfax.info

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Meetings begin at 7 p.m. at the Association Office. The meeting agenda is posted on the bulletin board outside of the main office. Board package material is available for residents to review at the Association Office and website.

COMMITTEE CONTACTS

Activities Committee Chair: Karen Elsbury - kelsbury@comcast.net

Building and Utilities Committee Chair: Suzanne Salva - suzannesalva28@gmail.com

Community Outreach Committee Chair: Janet Schrader - jschrade_us@yahoo.com

Covenants Committee Chair: Yvonne Zecca - yzdue2@earthlink.net

Finance Committee Chair: Margaret Foxwell - m.foxwell@comcast.net

Landscape Committee Chair: Robin Davis - sororobin@gmail.com

Recreation Committee Chair: Nicholas Soto - nicksoto2001@yahoo.com

Transportation and Land Use Committee Chair: Bob Gronenberg - bob2@comcast.net

The Newsletter deadline is the 10th of each month preceding publication month. Email editorial announcements, commercial and classified ads to: dcross@parkfairfax.info.

Publication of advertisements in no way implies an endorsement of the products or services by Parkfairfax Condominium Unit Owners Association or its Board. The opinions of columnists and letter writers are their own and in no way reflect the opinions of Parkfairfax Condominium Unit Owners Association or its Board.

Letters to the Editor of 150 words or less are welcomed from owners, mortgagees or residents of Parkfairfax. It must be signed and include your unit address and phone number (address and phone number will not be published) and submitted by the 10th of each month preceding publication.

KPA Management 6402 Arlington Blvd
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Falls Church, VA 22042

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MAIN OFFICE:

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Mark Miller, ext 101
MMiller@Parkfairfax.info

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bjones@Parkfairfax.info

Service Coordinator

Jennifer Jett-Bowling, ext 101
jjett-bowling@parkfairfax.info

HOURS:

Monday - Friday: 8:00 a.m. - 5:00 p.m.
2nd Saturday: 9:00 a.m. - 12:00 p.m.

MAINTENANCE OFFICE:

Director of Operations

Alonzo Alexander
AAlexander@parkfairfax.info

Maintenance Assistant

Loretta Samuels
LSamuels@Parkfairfax.info

1200 W. Glebe Road
Phone: 703-578-3427
Fax: 703-578-9785

HOURS:

Monday - Friday 7:00 a.m. - 3:30 p.m.

After Hours Emergency Number:

1-866-370-2977

Onsite Police Officer - Brian Fromm:
Brian.Fromm@Alexandriava.gov

June Board Meeting Highlights:

The June 20th Board Meeting highlights can be found on the Parkfairfax website by using this link:

www.parkfairfax.info/about/monthly-board-meetings/highlights/

Congratulations to our Employees of the Quarter!

Parkfairfax held its Employee of the Quarter Luncheon on Friday, May 25, 2018. During the luncheon we were delighted to announce the two Employees of the Quarter.

Paul Johnson was named Employee of the Quarter for his outstanding performance as a Plumbing Crew Helper. Paul has been employed at Parkfairfax for 8 years and is a respected employee who can be counted on for a solid performance. He is always positive, shows initiative and is always eager to get the job done.

Dana Cross was also named Employee of the Quarter due to her drive, focus and hard work. She came to work at Parkfairfax in February 2016 and she consistently exceeds expectations in her role as Administrative Assistant & Covenants Director. Dana is extremely dependable with regard to attendance and is always quick to lend a hand to others in need of help.

Well done Paul and Dana!



Letter to the Editor

Dear Editor,

We are disturbed by the City of Alexandria's full page ad in the April PF Forum encouraging us to snitch on our neighbors who have out of state plates on their vehicles. The ad requests you send them the tag number, make and model, street address and dates you've observed the vehicle parked there. Many of our neighbors serve in the military and are permitted to have out of state tags. Others may be delinquent in registering their cars, but maybe the neighborly thing to do is to talk to that neighbor about the policy instead of turning them in to the City's Tax Collector.

It's a sad commentary when a American city encourages behaviors commonly seen in communist or fascist regimes, turning neighbors against each other, inviting us to become "agents of the state" so they can generate more tax revenue.

Thank you,

Carlos & Emily Coello

Editor's Clarification:

Active Duty Military may retain home state plates but MUST display Alexandria City decal (decal fee and property tax waived).

New Residents Reception

Recently moved into Parkfairfax? Please join us for a reception to get acquainted with committees, amenities, neighbors, and Parkfairfax in general.

Join us Saturday, September 15, 2017
10 a.m. – 11:30 a.m.

Refreshments served
(coffee, tea, bagels and donuts)
Sponsored by the
Community Outreach Committee

Party Room:
Parkfairfax Party Room
3360 Gunston Rd.

RSVP: bawilmer@yahoo.com



The Land Beneath our Feet is Moving

By Victor Zabielski

The ground beneath us is constantly in motion. Sometimes that motion is fast, as in the case of an earthquake or a landslide, but more often it is slow, almost imperceptible to a casual observer. However, even the slow movement leaves clues to its dynamic past. Most ground movement we see around Parkfairfax is due to a two processes called creep and slump.

Creep is the slow downslope movement of land caused mostly by annual freeze/thaw cycles. When land (and soil moisture) freezes, the land expands slightly outward, perpendicular to the land surface. When the land subsequently thaws, it moves vertically downward (downslope) due to gravity. The result is a slow out-and-down “creep” of land over time. This is usually observed in retaining walls and fences buckling outward, or even trees with curves in their trunks.

A slump is a much faster phenomenon usually seen in roadside construction where slopes have been created that are too steep and/or little vegetation has been grown. A slump will leave a visible “slump scarp,” an exposed vertical face where the land detached from the bank and slipped downslope while rotating, often occurring over seconds to minutes. We also see quite a bit of surface erosion in the complex due to over-steepened slopes or lack of vegetation. Surface erosion will show telltale signs of a surface covered in coarse pebbles with some incised rills and gullies running downslope, parallel to the greatest slope gradient. Of course, all of this movement is occurring while our entire continent is slowly moving westward, away from Europe, as it has been doing continuously for the past 200 million years.



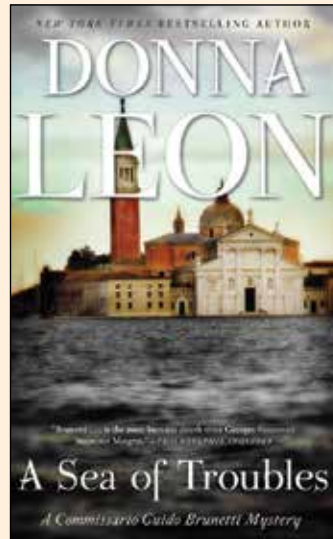
BOOK GROUP:

A Sea of Troubles: A Commissario Guido Brunetti Mystery

By Donna Leon

WHEN: Tuesday, July 17, 7:00 p.m.

WHERE: The Party Room, 3360 Gunston Road



On a beautiful spring morning on the island of Pellestrina, south of the Lido on the Venetian lagoon, a small boat moored at the docks suddenly explodes, killing two local clam fishermen. When it becomes clear that the fire was deliberately set, Brunetti decides to investigate. But when he tries to dig up information about the murder, the island's tight-knit—and closemouthed—community closes ranks, forcing Brunetti to accept

Signorina Elettra's offer to visit her relatives there to search for clues. On the island, Brunetti finds himself torn between his duty to solve the murders and his concerns for the Signorina's safety. Though loyal to his beloved wife, Paola, Brunetti's concern for his boss's spirited secretary may be driven by more than platonic feeling. Suspenseful, provocative, and deeply unsettling, *A Sea of Troubles* is an explosive and irresistible installment in Leon's marvelous series.

We will have light refreshments, but feel free to bring something to share!

The group meets on the third Tuesday of every month, everyone is welcome. For information, contact Emily Hovind at emhovind@hotmail.com.

Book Group Coming Attractions

August:

The Supremes Sing the Happy Heartache Blues,
by Edward Kelsey Moore

September:

A Walk in the Woods: Rediscovering America on the Appalachian Trail, by Bill Bryson

October:

The Wonder, by Emma Donoghue



MANAGER'S CORNER

Mark Miller, CMCA, AMS
General Manager

Avoiding Conflict with the Neighbors

We all *can* just get along. The key? Communication. It's often the best way to prevent and resolve conflict before it reaches the legal system. You don't have to be friends or spend time together to achieve a peaceful coexistence, but you should try to be a good neighbor and follow these tips:

Say hello. At the mailbox, while walking the dog or when you see a moving van arrive, introduce yourself. Learn your neighbors' names and regularly offer a friendly greeting.

Provide a heads up. If you're planning a construction project, altering your landscaping or hosting a big party, contact your neighbors beforehand.

Do unto others. Treat neighbors as you would like to be treated. Be considerate about noise from vehicles, stereos, pets, etc.

Know your differences. Make an effort to understand each other. Differences in age, ethnic background and years in the neighborhood can lead to different expectations or misunderstandings.

Consider the view. Keep areas of your property that others can see presentable.

Appreciate them. If the neighbors do something you like, let them know. They'll be pleased you noticed, and it'll be easier to talk later if they do something you don't like.

Stay positive. Most people don't try to create problems. If a neighbor does something that irritates you, don't assume it was deliberate.

Talk honestly. Tolerance is important, but don't let a real irritation go because it seems unimportant or hard to discuss. Let your neighbors know if something they do annoys.

Be respectful. Talk directly to your neighbors if there's a problem. Gossiping with others can damage relationships and create trouble.

Remain calm. If a neighbor mentions a problem they have with you, thank them for the input. You don't have to agree or justify any behavior. Wait for any anger to subside before responding.

Listen carefully. When discussing a problem, try to understand your neighbor's position and why he or she feels that way.

Take your time. Take a break to think about what you and your neighbor have discussed. Arrange to finish the conversation at another time.

JULY USP SPECIALS

Kitchen Light Fixtures

1. Artisan Kitchen Light: \$205.00
2. Chandilier Kitchen Light: \$170.00
3. Futura Kitchen Light: \$210.00



1



3



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GOING TO PENTAGON CITY? THE NEW, EASY WAY!

Since 2015, Metrobus 22A has been providing Parkfairfax with midday, evening and weekend bus service to and from the Pentagon via I-395. In an effort to better serve our community, WMATA has recently altered the 22A route to include a Pentagon City "loop" seven days a week providing direct service between Parkfairfax and the rapidly expanding shopping and dining destination. With a stop in both directions at 12th St. S and S. Hayes St., the new 22A service provides an additional transfer option for Metrorail Blue and Yellow lines at the lively Pentagon City station. The Parkfairfax Transportation and Land Use Committee has been working with Metro in support of this change and encourages all residents to leave traffic and parking behind and give the new 22A service a try. The new timetable can be found at www.wmata.com.



Parkfairfax Activities

Presented by the Parkfairfax Activities Committee

Mark your calendar now for these exciting upcoming events!

2018 Parkfairfax Upcoming Activities

Summer Concert Series

Coryell Lane Pool Lawn Space

Saturday, July 21st (6-8pm)

Holly Montgomery Band

“Mix of modern, classic, funk, originals”

Saturday, August 18th (6-8pm)

Joe Chiocca Band

“A blend of Rock, Blues, Jazz, Swing, Folk, R&B, and Surf”



Back by popular demand, the Grill Master will be on location during the concerts selling his delicious food.

Summer Bar-B-Que



Saturday
August 25th, 2018
5:30pm—7:30pm

Martha Custis Pool

Celebrate the end of summer with your neighbors and enjoy some great BBQ!



Saturday
September 22, 2018
8am-12pm
Set up starts at 7am

Valley Dr. parking lot
near the intersection
Gunston Rd.

To reserve a table, please contact Maria Smith by e-mail at smria21@hotmail.com. Tables are \$10/each.

Mark your calendar now for these additional activities:

September 8th **End of Season Doggie Dip**
(12-2pm)

November 3rd **Wine & Cheese** (6-8pm)

December 2nd **Tree Lighting** (5:30-6:30pm)

Parking Policy Reminders

As guests come to visit for the summer months, please keep the Parking Policy rules in mind.

Residents of Parkfairfax are entitled to use available common element parking spaces for approved vehicles, on a first-come first-served basis. Vehicles must be parked so as not to block access to the sidewalks. The Bylaws permit only one vehicle per unit to park on the common element parking spaces without the prior written consent of the Board of Directors. Common element parking includes all of the lanes and all the semi-circular off street parking areas, along with the cul-de-sac at the Exercise room, the parking lot at the Martha Custis swimming pool and the Valley Drive Tennis Court parking area.

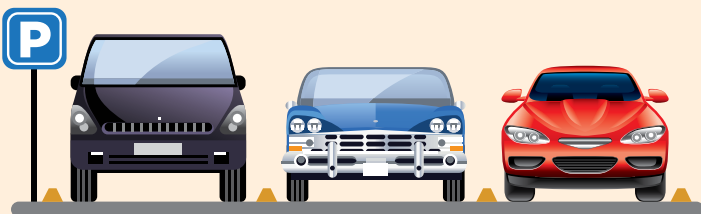
No trailer, boat, or recreational vehicle (RV) may be parked in any common element parking area. State inspection sticker, current license plates, and current City Sticker must be properly displayed or shall not be kept on any of the common elements. Vehicles parked on Association property may not be covered in a way that obstructs the viewing of the license tags and registration sticker(s). All vehicles must be kept in proper operating condition so as not to be a hazard or a nuisance by noise, exhaust emission, or appearance.

Management will post a 72 hour notice on a vehicle that is in violation of the Parking Policy Resolution. If vehicle is not removed or brought into compliance the vehicle will be towed (at owners expense and risk). All towing will be on an on-call basis. Authorization and supervision will be done by Management and/or the President of the Board of Directors only.

Driving or parking motorized vehicles of any kind on the common elements not designated for vehicle use (i.e. grass, sidewalks, or breezeways) is strictly prohibited.

In addition to the towing provisions above, breaches, alleged or actual, of the above regulations are subject to appropriate action by the Covenants Committee, under the provisions of Policy Resolution Number Four.

The Unit Owners Association or the Board are not responsible for damage to vehicles or loss of property from vehicles parked on the common elements.



New DASH Fare Structure

Effective July 1st 2018, Alexandria Transit Company has implemented new fares for DASH buses. The base fare increased from \$1.60 to \$1.75, and monthly DASH passes from \$40 to \$45. In response to passenger input, the unique 4 hour transfer privilege will be maintained for those using Smartrip cards.

Following years of advocacy by the Parkfairfax Transportation and Land Use Committee, DASH has for the first time introduced reduced off-peak fares for seniors and disabled persons. Passengers with a senior/disabled Smartrip card will now pay \$1.00 when boarding weekdays before 6am, between 9am and 3pm, or after 6pm, as well as all day on weekends and holidays.

Complete information about the new DASH bus fares can be found at www.dashbus.com.



Party Room and Pool Rental Available

Any resident of Parkfairfax may reserve Martha Custis Pool A or Party Room. Requests for reservations must be submitted for approval to the Assistant General Manager and will be awarded on a first-come, first-served basis.

HOURS

The Party Room is available to rent during the day. The lessee may begin entertainment preparation after 8:00am. The room may be used until midnight, Sunday through Thursday; and until 1:00am on Saturdays. The Party Room may be used until 2:00am for New Year's Eve functions.

The Martha Custis Pool is available for rent on Wednesday (at any time since the Martha Custis Pool is closed on Wednesday's); from 9:00am–11am on Monday, Tuesday, Thursday and Friday; and from 9:00pm–12:00am Friday and Saturday. The resident renting the pool will be required to have lifeguard supervision provided by the current pool contractor, and to pay fees for such supervision.

FEES

A prepaid security deposit of \$200.00 and a rental fee of \$150.00 are required to rent the Party Room. A prepaid security deposit of \$150.00 and a rental fee of \$150.00 are required to rent the Martha Custis Pool. Both the Party Room and The Martha Custis Pool requires a copy of insurance coverage of \$100,000 at the time of reservation. The deposit will be returned within three weeks of the date of the function, provided that there was no damage done and no clean-up was required.

For more information call 703-998-6315 or stop by the office. Applications are available at the front office or on the Parkfairfax website, www.Parkfairfax.info, under resources.

Join us for Our 75th Anniversary Celebration



Live music with the
Moonlighters, 40's swing
to today's hits 6:00pm to
8:00pm

Followed by a movie
feature "Casablanca"
starring Bogart and
Bergman 8:30pm to
10:00pm

Anniversary cake

Food for purchase will be
provided by
Grillmaster



July 14th, 2018

5:30pm to 10:00pm

Spruce Island

(Preston Road and Valley Drive)

Dryer Vent Cleaning

According to the U.S. Consumer Product Safety Commission there were 15,600 fires associated with clothes dryers in just one year, of those fires 20 resulted in death and 370 in injuries. It's been determined that fires can occur when lint builds up in the dryer or in the exhaust duct. Once lint has blocked the flow of air, heat may then build-up, resulting in a possible fire. To help prevent fires please follow this advice:



Clean the lint screen/filter before or after drying each load of clothes. If you find that your clothing is still damp at the end of a typical drying cycle or drying requires longer times than normal, this may be a sign that the lint screen or the exhaust duct is block

Clean the dryer vent and exhaust duct periodically. Check the outside dryer vent while the dryer is operating to make sure a flow of exhaust air is escaping. If it is not, the vent or the exhaust duct may be blocked. Removing a blockage in the exhaust path, may require disconnecting the exhaust duct from the dryer. Remember to reconnect the ducting to the dryer and outside vent before using the dryer again.

Clean behind the dryer, where lint can build up. Have a qualified service person clean the interior of the dryer chassis periodically to minimize the amount of lint accumulation. Keep the area around the dryer clean and free of clutter.

Replace plastic or foil, accordion-type ducting material with rigid or corrugated semi-rigid metal duct. Most manufacturers specify the use of a rigid or corrugated semi-rigid metal duct, this type of duct provides for maximum airflow. The flexible plastic or foil type duct can more easily trap lint and is more susceptible to kinks or crushing, which can greatly reduce or stop airflow. Following the above advice will help insure that the possibility of fire resulting from accumulated lint is kept at a minimum.

Be sure exterior weather cap and screen is secure. An open dryer vent can be an attractive nesting area for birds or rodents, with easy access to your dryer vent their nesting activities could cause serious damage by blocking air flow which could possibly result in a fire.

2018 Bike Permits are Now Due



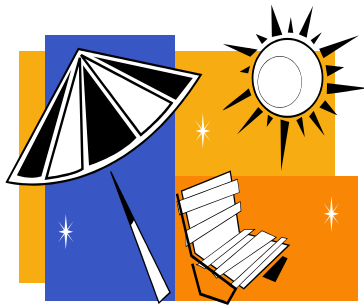
If you have not obtained a 2018 bike sticker, please fill out the bike application included in the newsletter and stop by the office to purchase a new permit. Please affix the new sticker to the post beneath the riding seat so that it is easily visible. After June 1st, any bicycles in any laundry room that do not have current Parkfairfax 2018 decals will be subject to impoundment.

Stored bikes must be in rideable condition and properly stored in the provided bike racks. Please do not take up more than one bike space in storing your bike. Unregistered or improperly stored bikes will be marked as noncompliant for no less than 14 days. If after 14 days, the bike is still not in compliance, it will be removed and held in locked storage for 60 days. After 60 days, any unclaimed bikes will be disposed of and donated to charity without further notice.

There is a \$70 fee to retrieve a bike once it has been impounded. Registration forms and permit stickers are available from the Association Receptionist at 3360 Gunston Road, on the Parkfairfax website at www.Parkfairfax.info or call 703-998-6315 for more details.

FY19 Assessment Rates

1A Jackson	\$382.98
1B Jefferson	\$414.98
1C Monroe	\$405.31
1D Adams	\$377.80
1E Garfield	\$392.67
2A Lincoln	\$452.89
2A1 Lincoln	\$470.73
2B Madison	\$468.50
2B1 Madison	\$482.64
2C Washington	\$468.50
2D Cleveland	\$533.94
3A Van Buren	\$560.72
3B Harrison	\$588.99
3C Collidge	\$624.67
4A Roosevelt	\$753.33



2018 POOL HOURS

Below are the pool hours for the 2018 Season:

POOL ADDRESS:	MON	TUES	WED	THURS	FRI	SAT	SUN	HOLIDAY HOURS
Pool A 1117 Martha Custis Drive	12pm-8pm	12pm-8pm	CLOSED	12pm-8pm	12pm-9pm	10am-9pm	10am-8pm	10am-8pm
Pool B 3715-3717 Lyons Lane	CLOSED	12pm-7pm	1pm-7pm	CLOSED	12pm-8pm	11am-8pm	11am-7pm	11am-8pm
Pool C 3314-3316 Coryell Lane	1pm-8pm	CLOSED	1pm-8pm	12pm-7pm	12pm-8pm	12pm-8pm	12pm-7pm	12pm-8pm

(Parkfairfax photo access cards are required to enter the pool. If you don't have a card, you may obtain one from the Association Office. Access cards may not be active for accounts with outstanding balances).

1. The swimming pools are for the enjoyment of the residents and occupants of Parkfairfax, who have a current facilities pass. The Association accepts no responsibility for any accident of injury in connection with such use or for any loss or damage to personal property.
2. By using the pool, you agree not to hold the Association liable or responsible for any damages or injuries which you might sustain and, furthermore, hereby agree to indemnify, reimburse and hold the Association harmless from any and all costs, expenses, damages, or injuries sustained by you or incurred by the Association as a result of your use of the pool. Pool users agree to be bound by all provisions of the Association, including those related to the use of the pool, and subject to the Association's enforcement authority. All owners, residents, and guests are responsible for their behavior and that of their tenants, residents, occupants, lessees, invitees, children and guests.
3. A current facilities pass is required to use the pool. The photo ID access card will allow up to 3 guests to be admitted to the pools at no charge. Unaccompanied guests must also present their sponsor's facility pass to gain access to the pool.
4. Lifeguards are in charge of the pool and pool area at all times when the pool and pool area is open and/or operational. All persons using the pool must obey the lifeguards at all times and comply with all instructions, directions, orders, and commands issued by the lifeguards designed to promote the health and safety of the pool users or to enforce compliance with the Associations rules and regulations. Non-compliance with the lifeguards or violation of the Association's rules and regulations shall subject any pool user to immediate ejection from the pool and pool area. There may be other enforcement actions by the Association. The pool is open for use only when the lifeguards are on duty and at their stations. Pool users are to stay clear of the guard stations and should not lounge around the stations or obstruct the guard station or the check-in desk.
5. If you cannot demonstrate to the lifeguards that you can swim, you will not be allowed in water over your head. The lifeguard may test your swimming ability.
6. For safety reasons, children under the age of sixteen (16) years of age must be accompanied by a resident sixteen (16) years of age or older to be admitted to the pools and tennis courts. A children's card (no photograph) shall be required for children between the ages of twelve (12) and sixteen (16). Diaper age children must wear plastic pants to be permitted in the pools.
7. You must take a cleansing shower before entering the pool or after using the toilet. No one will be allowed to swim who has a cold, inflamed eye, a cough, infection, or is wearing bandages. Only swimming suits may be worn in the pool. Cut-off jeans, cotton t-shirts and similar clothing may not be used.
8. Glass containers and breakable objects are not permitted in the pool areas. Non-alcoholic beverages in non-breakable containers (plastic bottles, cups made from paper, plastic or Styrofoam, or metal cans) in sizes not larger than sixteen ounces (16 oz) will be allowed in the pool area during regular pool hours. Containers for the storage of such beverages (such as portable coolers) are permitted. Intoxicated persons will be denied access to the pool area at all times. No facility to prepare or serve food is allowed on the pool deck.
9. Street shoes are not permitted on the pool deck.
10. No pets will be permitted in the pool or on or within the pool area.
11. Trash must be placed in approved containers. Please keep the pool, deck and bathhouse areas clean.
12. No running, pushing, dunking, rough play, or profane language will be allowed in the pool area. Standing or sitting on someone's shoulders or spouting water and similar unhygienic actions are not permitted.
13. The use of kickboards, tubes, water wings, balls, or other items will be allowed only if the lifeguard determines that such use will not endanger the users of the pool. Only the lifeguard can make this decision, based on the size and character of the crowd.
14. Suntan oil is not permitted in the pool. Please use a towel to cover your lounge chair, especially if you are using tanning oils or sunscreens.
15. Anyone who is asked to leave and does not is guilty of trespassing and subject to prosecution.
16. Any person who continues to violate a rule after being warned by a lifeguard is subject to having their facilities pass withheld by the lifeguard and forwarded to the General Manager, who will return it only after the matter of the offending resident is discussed with the General Manager. The rules and regulations of the Association will be enforced by the Manager, violators will be subject the enforcement authority of the Association.

PARKFAIRFAX CONDOMINIUM
3360 Gunston Road
Alexandria, VA 22302
(t) 703-998-6315 (f) 703-998-8764 (e) www.Parkfairfax.info

ANNUAL BIKE REGISTRATION FORM

Parkfairfax Condominium provides 50 common element laundry rooms throughout the community. There's a bike rack in each laundry room. Resident unit owners and residents are permitted to secure their bikes to the common element bike racks in these common element laundry rooms according to the following terms and conditions:

1. Registration. Each bike must be registered annually using this Annual Bike Registration Form ("registration form"). The annual registration fee is \$5.00 per bike, paid by check or money order only. Each year payment must accompany a completed copy of this registration form returned to the Management Office at 3360 Gunston Road, Alexandria, VA 22302.

You may hand deliver your completed registration form to the Management Office during Management Office open hours and receive your current bike sticker(s) while you wait. You may also either hand deliver your completed registration form to the drop box located to the right of the front door at 3360 Gunston Road or you may mail your completed registration form to the Management Office; in either of these two (2) latter options, allow two (2) weeks for the delivery by mail of your bike stickers good for a respective bike registration year.

2. Time of Registration. Any bike secured to a common element bike rack must be registered by June 1st of each new bike registration year. The bike registration year runs from June 1 to May 31. Bike stickers are issued as a part of the bike registration process. Bike stickers for the upcoming bike registration year are available on April 1. Any bike sticker issued prior to April 1 for the then current bike registration year must be updated during the following April or May for the succeeding bike registration year that commences on June 1st.

3. Bike Stickers. Affix a current bike sticker to each bike you secure to a bike rack. Each bike sticker should be affixed to the post beneath the riding seat (saddle) so that it is clearly visible. Use of any particular bike rack is on a space available basis.

4. Other Rules. (a) A bike must be secured to a bike rack with a lock or a chain/cable and a lock; otherwise, bike storage in a laundry room is prohibited; (b) gas powered bicycles, mopeds, scooters, etc., are prohibited in laundry rooms and will be removed immediately without prior notice.

5. Notice. Parkfairfax is not responsible for damage to bikes or the theft of bikes from common element storage areas.

Resident's Name (please print clearly using ink) _____

Address _____

Phone #s (h) _____ (w) _____

Email _____

Bike #1 Make/Model _____ Color _____

Bike #2 Make/Model _____ Color _____

Bike #3 Make/Model _____ Color _____

Enforcement. The permitted bike rack user subscribed below acknowledges his/her understanding and agreement that the Association enforces bike rack usage by placing a 14-day notice on any bike that does not bear a current bike sticker on or after June 1; by various means the Association will attempt to contact the bike owner 2 weeks prior to the removal of a bike from a laundry room using the information given above by the bike owner. If the bike sticker on such bike is not updated during those 2 weeks, staff will remove the bike from the laundry room and a \$70.00 bike removal fee per bike payable to the Association will be required prior to the return of the bike owner's bike(s). If such bike(s) remain(s) unclaimed for 60 days following removal, the bike(s) will be given to charity.

Waiver. The bike rack user subscribed below hereby agrees to be fully liable for and to waive and release the Association, its Board of Directors, employees, agents and members from any and all injuries, costs, damages, causes of action, claims and any consequential and incidental damages, including attorney's fees arising out of or resulting from any loss, injury including death or damage to person or property which the bike rack user may sustain or cause as a result of or related to the bike owner's use of an Association common element bike rack.

Indemnification. The bike rack user subscribed below hereby agrees to indemnify, defend, reimburse and forever hold harmless the Association, its Board of Directors, employees, agents and members from any and all injuries, costs, damages, causes of action, claims and any consequential and incidental damages, including attorney's fees, arising out of or resulting from any loss, injury including death or damage to person or property which the bike storage area user may sustain or cause as a result of or related to the bike owner's use of an Association common element bike rack.

Agreed to as regarding all the above: Resident's Signature: _____ Date: _____

..... **Office Use Only Below** **Official Use Only Below** **Official Use Only Below** **Official Use Only Below**

Bike #1 _____ Bike #2 _____ Bike #3 _____

Account verified in Tops & Sen EarthCo : _____ Amount Paid: _____ Check/MO #: _____
 Employee Name

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Physical therapy for women, athletes, and dancers. Mara specializes in manual therapy and exercise prescription to facilitate healing and give you tools to prevent future occurrence. Call 703-966-3095 for more information. www.luminancept.com

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Witt Construction: Kitchens, baths, built-in cabinetry and design consultation. Licensed/ Insured. 703-626-6429. garywitt44@gmail.com.

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Kitchen and Bathroom Remodeling: Class A Virginia Contractor. Allegro LLC 703-314-1287. info@allegroLLC.net, www.allegroLLC.net.

Chelsea Paint and Paper: Professional, neat, clean, reliable, references available. Free estimates. Interior painting, wallpaper removal/hanging, drywall/plaster repairs. 25 years of experience. Licensed, bonded and insured. Call Steve Chute at 703-912-1450 or 571-216-9338.

Home Remodeling and Repairs: From floor to ceiling, we update and remodel kitchens, bathrooms or any room. Also provide handyman services to include plaster, paint, plumbing, tile and more. More than 20 years Parkfairfax experience. Great rates! Morning-Star Plumbing Plus, plumbinghopeplus2@gmail.com. 703-869-7552. Licensed and insured. 10% discount for Veterans and Elderly.

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MISCELLANEOUS/ SERVICES

Valences for Sale: I have three valences for sale. They are 5' wide and 16" deep. They are q honey color. Total price for all three is \$100 cash. Lisab3000@hotmail.com

Rodan & Fields Premium Skincare:

Contact me for a complimentary mini facial package! Marlene Hall 703-963-4505, marlenehall@gmail.com.

Beach House for Rent: Remodeled Outer Banks Cottage has four bedrooms, two baths, enclosed outside shower and dressing room, front and rear decks and a screened dining porch. Next to tennis courts and lake, 300 yards from one of the "Ten Best Beaches on the East Coast" ("Washingtonian", 2003). \$1500 per week. Call Brigid at (703) 931-2559 or call (703)888-6525.

Home Needed! Wanted good loving home for short hair Calico. Owner moved to senior living. Very sweet personality. 6+ years of age. Indoor/outdoor. Neutered. Up to date on shots and other medical care. Please call (703)516-9750.

Parkfairfax Parents Group: All Parkfairfax parents are invited to join the Facebook group for Parkfairfax parents! [facebook.com/groups/parkfairfaxparents/](https://www.facebook.com/groups/parkfairfaxparents/) Share Information on best local doctors, kids events, and child care solutions.

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Model: Updated kitchen with stacked washer/dryer. Remodeled bathroom. Lighted ceiling fans. Wood blinds throughout. Parquet hardwood floors. Includes gas, water and trash pickup. No smoking. Available August 1st for \$1,800/month. Contact Chuck at chucktobler@hotmail.com.

3328 Coryell Place: Aperol Spritz.

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3220 Martha Custis Drive Lane:

Moscow Mule. Sunny and spacious one bedroom Monroe model. Featuring a renovated kitchen with granite counter tops and handsome wood cabinets. The Bosch dishwasher is new and so is the combo washer/dryer. The hardwood floors are gleaming. The bedroom has a

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3562 Martha Custis Dr.: Tom Collins. One of the largest 1 bedrooms, the Garfield Model. Gleaming hardwood floors, dishwasher, washer/dryer, renovated kitchen. Vistas of treed parkland. Easy stroll to Shirlington via the pedestrian bridge. Call the johnANDjohn TEAM of RE/MAX Allegiance 703-820-9723 for an appointment to show and go to www.parkfairfax.com for photos and details.

3306 Martha Custis Dr.: Margarita. Two bedroom PATIO Washington model. End unit. Front porch. Refinished hardwood floors. Freshly painted. Adjacent to parking inlet. Beautiful patio area. Call the johnANDjohn TEAM of RE/MAX Allegiance 703-820-9723 for an appointment to show and go to www.parkfairfax.com for photos and details.

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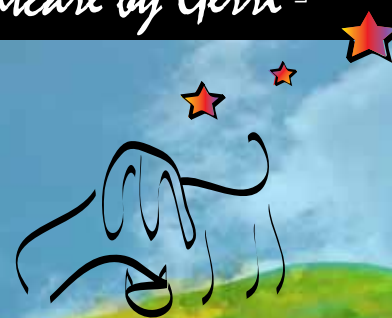
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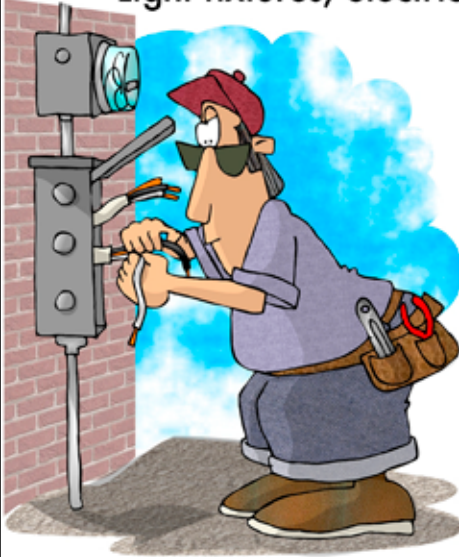
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A.U., Parkfairfax Resident



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Michael Roche
 President
 1st Potomac Mortgage Corp.

WHAT ARE PEOPLE SAYING ABOUT TERRY RADER?

10/16/2017 - 8/16/2018
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I highly recommend Terry Rader. Terry is an outstanding Real Estate agent. He genuinely cares about you and your family's happiness.

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1705 Dogwood Drive

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505 Monticello Blvd.

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Rita Tassa

Cell: 703.629.8624

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Parkfairfax Condominium
 Unit Owners Association
 3360 Gunston Road
 Alexandria, VA 22302

July 2018

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1	2	3	4 Office closed	5	6	7
8	9 75th Anniversary Committee Meeting 6:30pm	10 Activities Committee Meeting 6:30pm Newsletter Submission Deadline Covenants Committee Meeting 7pm Recreation Committee Meeting 7pm	11	12 Transportation & Land Use Committee Meeting 7pm Large Item Pick Up	13	14 Office open 9am – 12pm 75th Anniversary Celebration 5:30pm – 10:00pm Spruce Island (Preston Road and Valley Drive)
15	16 Finance Committee Meeting 7pm	17 Book Club 7pm	18 Board Meeting 3360 Gunston Road 7pm	19	20	21 Summer Concert Series 6 – 8pm
22	23	24 Bldgs. & Utilities Committee 7pm	25	26 Landscape Committee Meeting 7pm Large Item Pick Up	27	28
29	30	31	1	2	3	4
5	6	7	8	9	10	11

Meetings are held at the Association office unless otherwise noted. Please call office to confirm if you have any questions. (703) 998-6315.