



THE PINWOOD LAKE NEEDLE

~ Features ~

~ The Subject Is Trash !!! ~

Your Community Voice

www.pinewood-lake.com

February 2004

Trash procedures have changed in Pinewood Lake. We have a new contractor and residents have new responsibilities. Major changes in your responsibilities include the fact that recycling day is now Thursday, and that bulk item pickup must be coordinated with the contractor.

Basic Trash Procedures

P Put trash out after sunset on Sunday and Wednesday nights.

P Put trash and recycling out after sunset on Wednesday night (changed from previous contractor).

P After Pickup, move your trash can and/or recycling bin *off* the street by midnight, and out of public view.

P Bulk items are only collected on Thursday, and only after coordination with the contractor. DO NOT put them out earlier than Wednesday evening, after sundown.

The biggest change is how bulk items (furniture, appliances, and remodeling debris) are handled. The new contractor DOES NOT pick up everything placed at the curb – just everyday household and yard waste.

For a special pick-up, you must call Champion at 703-239-8540 to make an appointment.

Why were these changes made? Our previous contractor, *BFI*, abruptly pulled out of their contract. Board members and staff were forced to find a new contractor over a holiday weekend. Most, if not all, trash collection firms will only enter into a minimum three-year contract. The cost of trash service has increased and the Board

had to decide between reducing services or increasing assessments. Since all residents don't have special pick-up items, it was decided that everyone should not have to pay for services used by only the few. Therefore, residents needing special pick-ups must pay for the service.

How to avoid extra charges for a special pick-up?

✓ When you purchase new furniture or appliances, arrange with the store to take away old items when the new items are delivered.

✓ When you plan for repairs or improvements, include the removal of debris in the contract.

✓ When you pick-up new household items or do repairs yourself, plan to take the old to the landfill yourself. For more information, check this web site:

<http://www.co.fairfax.va.us/gov/dpwes/trash/recyclingtrash.htm> or call 703-690-1703.

Leaving your trash on another street, or in front of your neighbor's house, is considered dumping, which is illegal. *Ignoring Policy Resolution 2002-04, that specifies when trash is to be put out, can draw a monetary assessment.*

"What's In This Issue" is on Page 3.

The PLHA Calendar for February is on Community Announcements, Page 5.

Parents! Please warn your children to stay off the ice on the lake. It is not of a uniform thickness, and even a light-weight child could break through and drown. Several children have been observed on the ice. It is not safe!

ACC News February 2004

The ACC Committee would like to congratulate all those residents that received Outstanding Home Awards. We would also like to thank the people who attended the Annual Meeting to receive their Outstanding Home Award Plaque.

Pinewood Lake
Homeowners Association
www.pinewood-lake.com

8159 Fernlake Court
Alexandria, VA 22309-1209
Phone: 703-360-6212
FAX: 703-360-6771
email: plha@erols.com

Office Hours:
1 PM - 4 PM Monday-Friday
9 AM - 12 Noon Saturday

Community Manager: Kirsten Davis
Asst Community Mgr: Charlotte Gallagher
Admin Asst: Will Bond

Board of Directors

President:	Mike Shigley
Vice President:	Bill Kiehl
Secretary:	Bev Card
Treasurer:	Jack Kaufman
Members at Large:	
Jim Brown	Nathan Grace
David McAuley	Mark Piston
Nancy Razzino	

The Pinewood Lake Needle Staff

Editor-in-Chief:	Sonny Jones
Phone: 703-619-7969	Fax: 703-619-7966
e-mail:	sjrejcjrj@ix.netcom.com
Advertising Liaison	Pat Slater
Community Announcements	Jane Quigley
Copy Editor	Frank Holub
Special Projects	Bernice Pratt
Webmaster	Arthur Guilani
Advertising Manager	Lois Passman
Phone: 703-780-4236	Fax: 703-780-6903

The Pinewood Lake Needle is the official publication of the Pinewood Lake Homeowners Association. Publication is monthly. Advertising in the Pinewood Lake Needle does not imply approval or sanction of products or services by the Pinewood Lake Homeowners Association. Noncommercial classified ads for goods are free to residents. For residential classifieds, contact the Community Manager, 703-360-6212. For commercial classifieds or display rates, contact the Advertising Manager, 703-780-4236.

As we start a new year, the ACC is engaged in new challenges that face the community. As we have passed the quarter century mark, our homes require increased care and maintenance. Some of the areas in most need of owner maintenance, as noticed in the bi-annual inspections, are the front and rear fences, unapproved fences and the condition of our back yards. The ACC and the community must turn our attention to these issues.

One of the largest needs currently facing the ACC Committee is community participation.

The ACC is down to a bare minimum in terms of membership. All of our meetings are open to the public. Our meetings are held the first Tuesday of each month at 7:30 PM, at PLHA office, your opinion matters, and we would appreciate your participation and help.

Some areas that the ACC Committee will be looking at are:

The storage of vehicles on parking pads that do not display current tags & county tax stickers. Also of concern are recreational vehicles (boats, R.V.'s, trailers etc.) parked either on the street or on the parking pad. (Reference: ACC Code of Standards, Section 2, Driveways). PLHA does maintain a limited amount of storage space for these vehicles in the compound located on St. Annes Court. Please call the office (360-6212) for further information regarding storing your recreation vehicle there.

OUTSTANDING HOME AWARD PLAQUES ARE AVAILABLE AT THE OFFICE FOR THOSE WHO WERE UNABLE TO ATTEND THE ANNUAL MEETING.

Syl O'Leary 703-780-0888

V O T E 2 0 0 4

For Democrats and Political Junkies Only

It seems like just yesterday I wrote about an election and here I am again writing about an election. This time it is the Democratic Party Presidential primary. A primary is one way that a political party chooses its candidate for an elective office. Other ways for parties to choose candidates are a convention and a caucus (see Iowa). It is the party that decides how it will choose its candidates and the party has to pay for the method.

On February 10th, 2004, the Democratic party of Virginia will choose the candidate it will vote for at the party Convention in July.

As you may know, there are nine nationally known Democrats running for President; the eight males plus the perennial candidate Lyndon LaRoche will be on the Virginia primary ballot. Since the Virginia Democratic primary is early in the cycle of Presidential primaries, maybe the voters of Virginia will cast the deciding vote for the Democratic Presidential nominee.

Who can vote in this primary? Virginia does not register voters by party, therefore any qualified registered voter can vote in this election. Absentee voting begins January 12th at the Government Center in Fairfax and ends on February 6th. Or you can show up at the polls on February 10th between 6AM and 7PM.

If you did not vote in November and you want to practice on the new machines, this is a good opportunity since the turnout for primaries is very low. I worked the last Democratic Party primary and there were 46 voters the whole day. With a turnout like that, you can get all your neighbors together and vote for Mickey Mouse and he will win the precinct. Who said you

couldn't make a difference?

When is the Republican primary or caucus or convention? I don't think there is going to be one. Because democracy is expensive, the parties don't want to spend money where they know the result before the first vote is cast, therefore there won't be a Republican presidential primary this year.

See you at the polls.

Mimi Pollow

703-780-3010

What's In This Issue?

The Issue Is Trash! 1

ACC News 2

VOTE 2004 3

Maintenance Log 4

Community Announcements 5

 PLHA Calendar 5

Neighborhood Watch 6

More on E-Mail/Internet Hoaxes 7

Thanks 7

Real Estate Update for 2004 8-9

Marketing Update 10

Lee Distr Superv Kauffman 11

PLHA Board Organization for 2004 13

Association Goals for 2004 13

Letters To The Editor 14-15

January Board Happenings 15-16

Insert:

Advertisement for COMPRO TAX

STAY IN FRONT OF THE COMPETITION WITH THIS SMALL BUSINESS MARKETING PACKAGE!



INCLUDED IN THIS OFFER:

- Three-page website with animation!
- One-year hosting
- Domain research and registration
- Design and printing of 2,500 full color business cards

TOTAL FOR ALL OF THE ABOVE ITEMS - \$725. CALL TODAY TO GET STARTED!

CROSSdesign

charlene@charlenecross-design.com

703 599 3216

www.charlenecross-design.com

SUNITA'S DAY CARE

- ✓ Single Family Home
(Enclosed backyard)
- ✓ Full Time / Part Time Care
- ✓ Loving, Caring Environment
- ✓ Experienced / Licensed / Trained
- ✓ C.P.R. /First Aid Certified
- ✓ U.S.D.A. Meals / C.C.A.P.
- ✓ Non-Smoking / No Pets
- ✓ For appointment, call 703-360-3425



3422 Ramsgate Terrace
Alexandria, VA 22309



Maintenance Log - Feb. 2004

Winter has descended on Pinewood Lake. There have been a variety of snow, rain and cold days. Of interest to all - has been the ice. I have received calls from many neighbors and have seen for myself that there have been various "glacial activities." Some of these problems are new and are the result of this past year's high water table and the constant runoff coupled with this winter's cold weather. For the time being, we can only sand and salt them - and often! However, they will

be repaired this year - especially, after years of inactivity. Other problems are the homeowner's responsibility, but while we have a contractor in the area, we can refer them to homeowner's to propose a solution. Cost? Well, that will be between the homeowner and the contractor.

It is still early in the season, but planning is ongoing and if you would refer to last month's article, you will note some of the work we are considering. Primary on the list will be continuing path replacement and additionally, the first steps in revision of our common area lighting will begin, review of a park area off Lawrence, as well as more work on the lake. You will also note that we are still recovering from Hurricane Isabel and are removing trees, limbs and eventually will be replacing some fence panels that were damaged by fallen trees.

We have also suffered terribly from the wrath of the beaver this past year and even with all the wire netting that was placed on the trees; we have had several trees that were completely girdled, thereby killing them. They will have to be removed.

Again, I reiterate that we have an aging infrastructure - it needs a lot of work. Also this year, there will be work done on our Reserve Study. Do you have any expertise that would help with that project?? I guess that what I am really saying is: "Can you Maintenance Log is continued on Page 6.

DOGS CATS BIRDS EXOTICS

SERVING NORTHERN VIRGINIA WITH TENDER LOVING CARE SINCE 1977

**DAY • EVENING
SATURDAY
EMERGENCY
APPOINTMENTS**

NEW PATIENTS WELCOME

- LASER SURGERY
- ULTRASOUND
- ENDOSCOPY
- TELEMEDICINE

FORT HUNT ANIMAL HOSPITAL
703-360-6100
1900 Elkins Street, Alexandria, VA
2 Miles N of Mt. Vernon Estate Off Ft. Hunt Rd

HAYFIELD ANIMAL HOSPITAL
703-971-2127
7724 Telegraph Road, Alexandria, VA

**BOARDING
SURGERY
DENTISTRY
IN-HOUSE LAB**

C o m m u n i t y A n n o u n c e m e n t s

February 2004 Calendar of Events in Pinewood Lake

(Board & Committee Meetings are held in the PLHA Community Center except as noted.)

3 rd	.....	Architectural Control
4 th	.....	Muddy Hole Garden Club
5 th	.....	Combined PLHA Committee Chair Meeting (At South County Center)
9 th	.....	Security
10 th	.....	Publications
10 th	.....	Democratic Primary in Virginia
12 th	.....	Board Meeting
16 th	.....	Presidents' Day
17 th	.....	Due Process
17 th	.....	Needle Deadline
24 th	.....	Maintenance
26 th	.....	Marketing

(All Board & Committee Meetings begin at 7:30 PM, unless otherwise noted.)

The Architectural Control Committee is looking for a few good people. The ACC needs eight people for the Spring Walk-around inspections. Please contact Syl O'Leary at 703-780-0888, for information about days and time required for this very important task.

CAR FOR SALE:

1990 Honda Accord LX.
4-door, automatic.
Engine & body in very good condition.
\$2,200 or best offer.
Call 703-781-3249

FOUND:

Roller Blades, 2 pair. Found on Squire-dale Square on the 12th or 13th of January. Call the Editor, 703-619-7969, with description.

Please Remember!

Homeowner's Fees For 2004 are now \$99.00 per month, instead of \$97.00, as it was in 2003.
If you use a check writing service, please notify them of the new amount.



Although Pinewood Lake may have ice over parts of it, DO NOT try to walk on the ice no matter how thick it appears. The weather hardly ever gets cold enough here to form ice thick enough to walk on. *Some years ago, a child drowned in the lake when he tried to retrieve a ball because he thought it was safe.* It's not now, and likely never will be safe this winter.

Please stay off the "ice."

Announcements of general or specific interest to the residents/owners of Pinewood Lake may be submitted to the Editor for inclusion in this section. Announcements should be factual and timely, and must include the name and telephone number of the point of contact. This section is NOT intended for advertisements.

The Editor

FAX: 703-619-7966

Maintenance Log, Continued from Page 4.

help your community as a volunteer on a committee?" This is our home! We are the "they" that everyone thinks is doing all the work. "You" are "they!" Come join us in making Pinewood Lake truly our "Home Sweet Home!"

The next Maintenance Committee meeting will be on Tuesday, February 24, 2004 at 7:30 PM at the Frank Holub Community Center. "Come play with us!!!"

Frank Holub 703-799-4788

NEIGHBORHOOD WATCH

The Neighborhood Watch committee meeting was held Monday, January 12 at the Pinewood Lake office. The meeting started promptly at 7:30 pm. The usual committee members were there and we had a brain-storming meeting. There are many homeowners that have expressed a concern to me and to the other members of the committee regarding the general safety and crime issues in our neighborhood. Some of the concerns mentioned are: The number of vehicles in and parked around our streets. The lack of enforcement of our existing rules and regulations regarding parking and inoperable cars.

I have personally noticed the lack of adult supervision of minors that destroy the property and plants in and around the common areas. I have also noticed increased traffic on certain streets and certain houses, that have cars coming and going at all hours of the day and night. I have printed this before in the newsletter and have asked that residents who notice this behavior report it to either the police and/or to the office.

I am now asking residents to give me any ideas that we may implement to ensure our streets are safe for all our residents. Several ideas have been brought forth and I am going to make our presentation to the board at the next meeting. Please feel free to call me with your ideas.

"Mess Free or No Fee!"

Kramer & Sons provides the only guaranteed mess-free service in the Northern Virginia area! We will leave our work area as clean as it was when we got there, or you don't pay!

Mention this ad for
\$10 off your service call!

Not valid on dispatch fee-only calls. Not valid with any other offer.

- * Water Heater repair/replacement
- * Sewer and drain cleaning
- * TV/Video pipe inspections
- * Toilets, sinks, faucets, disposals
- * Sump pumps, sewage ejector pumps



(703) 360-6400

**Kramer & Sons
Plumbing Service, Inc.**

Family Owned and Operated

www.kramerandsonsplumbing.com

I realize our homes are selling at great prices and I am very happy about it, but guess what? I am not moving and my concern is not about the price I can get for my house; my immediate concern is the quality of life I have living in my house in Pinewood *right now*. I do not embellish my statements regarding crime or other events that have taken place, and are taking place in Pinewood. By the same token, I do not downplay the events that are taking place or have taken place.

Remember the Neighborhood Watch committee meets the second Monday of the month at the office at 7:30pm. The Citizens Advisory Committee meets at the police station the second Tuesday of the month at 7:30PM. Please come. Find out how other neighborhoods in our areas are coping with many of the same problems we have.

Hope to see you there and please encourage our young adults to join us.
Ginger Krup 703-780-0752

More On E-Mail/Internet Hoaxes

In the April 2003 issue, pages 8 & 10, I published an article warning of e-mail hoaxes. Lately, friends have sent me e-mails about a couple that were new to me, although both have been circulating (and circulating) since 1998. One on "CA-124," describes a test for ovarian cancer, or something like it, that is rarely used by doctors.

Researching with "Urban Legends" (www.snopes.com) and "Hoax Busters" (<http://hoaxbusters.ciac.org>), both declared it a hoax. Turns out the test - which is an actual test - frequently results in false positives, which probably scare the daylight out of women until the false positive is revealed for what it is.

The other, concerning an e-mail with the subject line, "*It takes guts to say Jesus,*" or similar, supposedly erases your hard drive and does other irreparable damage to your computer. This one ain't so either. Checking Snopes again, as well as Symantec (the developers of Norton's anti-virus), and Vmyth.com (virus myths), all say, "*It takes guts . . .*" is a hoax.

Those of you who have computers really need to be on guard for this sort of rubbish. It all harks back to that old saying, "if it looks/sounds too good to be true, it probably is." And if it speaks of gloom and doom, it probably ain't so either. But check it out. It's easy enough to do; just look at the URLs above, or go to *Yahoo* or *Google* and search on "hoax," or the subject of the e-mail and do the research yourself.

If you missed the April article and would like to read it, e-mail me and I'll send you the electrons.

Just remember, the Internet, while a terrific source of information, is also a playground for loonies and worse. Don't be fooled.

The Editor

703-619-7969

Painting Interior / Exterior	Bathrooms Kitchens Basements
Metro Home Improvements	
703-490-1223 / 703-304-7573	
Jesse L. Ange, Jr. Licensed / Insured	
Drywall · Repairs Siding / Decks	Floors Ceramic Tiles

Thank You ☺

Just a word of thanks to those of you who expressed your confidence in me by voting for me in sufficient numbers to elect me to the Pinewood Lake Homeowners Association board of Directors. It is an honor and a responsibility. Please know that I will give this community the very best effort I can to serve you wisely and well.

Sincerely, Jim Brown, Member, BoD

CAR FOR SALE:
1990 Honda Accord LX.
4-door, automatic.
Engine & body in very good condition.
\$2,200 or best offer.
Call 703-781-3249

Give a person a fish and you feed them for a day; teach that person to use the Internet and they won't bother you for weeks.

2003 YEAR END PINEWOOD LAKE REAL ESTATE REPORT

by Keith Whited, CRS

SOME STATISTICS FROM THE PAST FEW YEARS

	<u>1995</u>	<u>1996</u>	<u>1997</u>	<u>1998</u>	<u>1999</u>	<u>2000</u>	<u>2001</u>	<u>2002</u>	<u>2003</u>
Total Sales:	-28-	-21-	-22-	-32-	-45-	-33-	-44-	-50-	-57-
Avg. Sales Price:	\$133,520	\$132,226	\$128,537	\$127,437	\$132,498	\$152,034	\$182,493	\$212,399	\$246,783
Low Sales Price:	\$114,000	\$116,000	\$113,525	\$101,500	\$110,000	\$131,000	\$149,000	\$180,000	\$196,000
High Sales Price:	\$142,725	\$139,900	\$139,723	\$138,000	\$143,000	\$168,000	\$207,000	\$239,000	\$271,500
# of Homes Selling									
Below \$130K	-4-	-4-	-12-	-17-	-7-	-0-	-0-	-0-	-0-
\$140K+<\$140K	-19-	-16-	-8-	-11-	-27-	-6-	-0-	-0-	-0-
\$140K+ \$150K	-27-	-0-	-0-	-0-	-6-	-7-	-1-	-0-	-0-
\$150K+<\$160K	-0-	-0-	-0-	-0-	-0-	-8-	-1-	-0-	-0-
\$160K+<\$180K	-0-	-0-	-0-	-0-	-0-	-12-	-17-	-0-	-0-
\$180K+<\$200K	-0-	-0-	-0-	-0-	-0-	-0-	-25-	-14-	-2-
\$200K+<\$220K	-0-	-0-	-0-	-0-	-0-	-0-	-2-	-16-	-1-
\$220K+<\$240K	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-20-	-11-
\$240K+<\$250K	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-12-
\$250K+<\$260K	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-17-
\$260K+<\$270K	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-12-
Above \$270K	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-0-	-1-
Conventional:	-12-	-8-	-5-	-8-	-12-	-16-	-21-	-23-	-16-
Asmp./Cash/Other:	-1-	-2-	-2-	-11-	-1-	-0-	-2-	-1-	-2-
VA	-8-	-4-	-7-	-4-	-10-	-4-	-10-	-6-	-2-
FHA	-5-	-5-	-7-	-9-	-22-	-14-	-11-	-20-	-7-

(continued on next page - - following 4th Qtr. Stats)

2003 FOURTH QUARTER PINEWOOD LAKE RESALE UPDATE

<u>SETTMT. DATE</u>	<u>PROPERTY ADDRESS</u>	<u>LIST PRICE</u>	<u>SELLING PRICE</u>	<u>TERMS</u>
October 01, 2003	8077 St. Anne's Court	\$254,900	\$255,000	CONV
October 06, 2003	8120 Oaklake Court	\$258,723	\$261,723	CONV
October 17, 2003	4419 Scarborough Square	\$257,500	\$263,000	FHA
October 30, 2003	4427 Longworthe Square	\$247,700	\$246,200	CONV
October 31, 2003	4513 Arendale Square	\$265,000	\$268,000	CONV
Nov. 12, 2003	4321 Lawrence Street	\$260,900	\$262,000	OTHER
Nov. 19, 2003	8131 Lakepark Drive	\$260,723	\$261,000	CONV
Nov. 20, 2003	4512 Squiredale Square	\$272,900	\$265,000	CONV
Nov. 24, 2003	4331 Birchlake Court	\$269,000	\$269,000	CONV
Dec. 01, 2003	8069 St. Anne's Court	\$229,900	\$230,000	CONV
Dec. 02, 2003	8117 Lakepark Drive	\$269,900	\$271,500	CONV
Dec. 09, 2003	8133 Lakepark Drive	\$262,000	\$262,000	FHA
Dec. 18, 2003	4516 Arendale Square	\$269,900	\$265,000	FHA
Dec. 19, 2003	4423 Scarborough Square	\$259,700	\$265,000	CONV

YEAR END PINEWOOD LAKE REAL ESTATE REPORT – CONTINUED . . .

As incredible as the 2002 Pinewood Lake real estate market appeared at the time we posted even better results for 2003. With the exception of the three years (1969-71) when the developer was building and selling our homes we have never had so many homes sell in any single year. Last years 57 (!) sales beat the previous record of 53 transaction - a record that had stood since 1988. An even 50 homes were sold in 2002.

Although the *percentage rate* of year over year appreciation for the average sale price was only third in Pinewood Lake history (16.18%) the actual dollar appreciation set a new record. The 'average' home in Pinewood Lake appreciated by \$34,384 during 2003. The first and second place records (as a year over year *percentage* increase in price) remain intact - - Slightly over 20% for 2001 and 16.4% for 2002.

Although 2003 was another almost unbelievable year it spared us the frenetic 'bidding war' atmosphere of the previous year. The market remained extremely strong and few homes stayed on the market for more than a week to ten days but most homes were sold with only one offer and only a very few had more than two or three simultaneous offers. In spite of the lack of multiple offers and 'escalation clauses' in the contracts the average **SELLING** price was \$5.56 *above* the average original asking price.

I expect 2004 to be another impressive year. Our homes remain an excellent value and we are located in an area that is experiencing rapid positive change. A strengthening economy is likely to bring higher interest rates but not high enough to have a serious negative effect on our market. Although major price barriers are sometimes difficult to overcome I expect Pinewood Lake prices to break into the \$300K ground during the year with the average price for the entire year climbing to the \$280K+ price range. As of the beginning of 2004 our highest sales prices have already broken into the \$270,000 price barrier.

Watch for my next quarterly update in the May issue of the NEEDLE . . .

Keith Whitak, C.R.S.

\$\$\$**\$\$\$****2003 TAX PREPARATION 2003**

BY

COMPRO-TAX, INC

To introduce our accurate, customer friendly income tax services to the DC Metro/Northern Virginia areas, I will make house calls to collect the information needed to prepare your individual 2003 tax returns. I will prepare the returns and file them, after your approval. With electronic filing we can help you get **FAST** loan refunds usually within 24-hours.

Our objective is to insure that you pay only necessary taxes. If you qualify, we can help you take advantage of energy (NPS) credits to offset tax obligations.

COMPRO-TAX, Inc. has been providing superior tax services for more than 20-years and is one of the highest ranked tax firms for accuracy in America. The company is headquartered in Texas and now operates more than 100 offices across America from California to New Jersey. We are proud to bring our services to the DC/Virginia area and look forward to serving your income tax needs. **COMPRO-TAX** has a history of supporting socially responsible programs in the communities it serves and of providing scholarships to deserving students.

Please call me at 703-780-4324 or 703-362-5758 to make an appointment for an in-home or office visit. If you prefer, you may visit our thoroughly modern offices at: 4911 Georgia Ave, NW, Washington, D.C.
Your satisfaction is guaranteed.

George Matthews
Tax Preparer


\$\$\$**\$\$\$**

The Architectural Control Committee needs volunteers to perform inspections for the Spring Walk-Around home inspections. Call Syl O'Leary at 703-780-0888.

If you are resident of Pinewood Lake – owner or renter, get involved!
 Cut out this coupon and become a member of the Marketing Committee.
 — TODAY!

Name: _____
 Address: _____
 Phone: _____
 E-Mail: _____

Please drop off at the PLHA office or, mail to:
Pinewood Lake Homeowners Assoc.
Attn: Roger, Marketing Committee
8159 Fernlake Ct.
Alexandria, VA 22309 - 1209



New Projects & Improvements Along the Highway

There is no doubt that a critical part of the solution in our quest to improve the community and the area is to improve the highway. Here are some of the most current developments:

Staples Shopping Center Expansion: Adler Financial, which owns the Staples/Fast Eddies Shopping Center, broke ground on November 3rd, 2003 to expand the location with a new building a for Domino's Pizza, a nail salon and a Vietnamese restaurant. Construction is expected to be completed, and the new tenants moved in, by the beginning of April 2004.

Safeway Center: Construction continues at the corner of Arlington Drive and Richmond Highway. Safeway plans a grand opening at the end of March or beginning of April. Provident Bank has submitted a site plan to Fairfax County for a drive-thru facility in front of the center.

Blimpie: The chain sandwich restaurant will open between Sun Sew Vac and Dominos, in the South Valley Shopping Center.

Old Woodlawn Garden Center Site: The vacant site just south of Pear Tree Village on the east side of Richmond Highway was purchased by the Jett Mechanical Company, which plans to build a 16,500 square foot building to house their retail, office and warehouse needs. These are exciting times on the highway – we'll keep you posted.

How You can Help!

Now it's YOUR turn! Here is how YOU can do your share in helping to improve this fine community. If you are planning to sell your property - FIX IT UP, so it will attract a fair market price. Top line prices have reached \$275,000. If you do your homework, you can beat the mark. The market place will support a higher end figure BUT only first quality homes need apply.

MARKETING UPDATE February 2004

A Must Do – March 25th at 7:30 PM

New Projects & Improvements Along the Highway
How You can Help!

Lee District Supervisor Dana Kauffman will speak at the Pinewood Lake Community Center on March 25, 2004 at 7:30 PM. The Marketing Group is very pleased to begin the new year's Guest Speaker Program with a key Fairfax County decision maker. Past sessions with our Lee District Supervisor have proven extremely productive for this community. Don't miss this valuable event to meet face-to-face with our key elected County official. Mark your calendar now and become part of the solution.

MARKETING, is continued on Page 11.

MARKETING, Continued from Page 10.

If you are NOT selling - and most of us fit into this group - help the community and the value of your own investment by seriously doing that spring clean-up - front and back; follow the rules, and make your property the best it can be. You know what needs to be done. If in doubt, check your last ACC inspection report or just stand outside your property line and critique your property like a potential buyer would. "CURB APPEAL" is essential! The entire community benefits when we can attract homeowners who can afford to live here and who are prideful of their property. Be a leader in your immediate area - it's contagious!

Fairfax County demographers have just published their projections for growth in the next two decades. They are projecting a 13% growth rate countywide, and much of that growth will be in both the Lee and Mount Vernon Districts. Yes, we are on "ground zero." The demand for our homes will increase - the degree of increase is, in good part, up to each one of us. Let's all achieve more in 2004!

Roger Reutershan 703-780-4162

MESSAGE FROM LEE DISTRICT SUPERVISOR DANA KAUFFMAN

Recently, the Washington Post ran a story on the problems of the suburban elderly and projected that by 2010 Fairfax County will have 116,000 senior citizens.

Fairfax County faces a challenge as baby boomers approach the senior citizen mark. Those over 55 now constitute 18.6 percent of the population; by 2010, that number is expected to grow by 40 percent. It's a sobering thought as the first wave of Beach Boy fans say "Surf's up!" to AARP membership.

My Board colleagues and I must consider these statistics as we make budget decisions over the next decade. Imagine us dangling from a demographic bungee cord, whipsawed by mutually exclusive (and growing) demands for senior services and senior tax relief. (Tax relief is already in place for seniors with low incomes.)

At the local level, we'll soon be playing out the larger drama taking place in Congress where huge budget commitments have been made. It's no coincidence that the new drug benefit comes just as the first baby boomers near retirement age. Unlike the Federal budget, however, Fairfax County is legally obligated to balance its budget. There's no deficit financing option at the local level.

Our first real challenge will be to respond to requests to cap County real estate taxes for all seniors, regardless of income. The argument goes that seniors are on fixed incomes; don't have school age children; have already paid their fair share for government services; and can't plan and maintain their retirement in the face of unpredictable and increasing taxes.

See **KAUFFMAN** on Page 12.

Join us at Sunrise at Mount Vernon where you can't help but feel at home!

SUNRISE
ASSISTED LIVING
AT MOUNT VERNON
A 3 STAR RATED HEALTH CARE SYSTEM

703-780-9800
8033 Holland Road
Alexandria, VA 22306
www.sunriseseniorliving.com



KAUFFMAN is continued from Page 11.

Before we jump to conclusions on significant, targeted tax abatements, we must acknowledge that today's economic and social realities are not what they were even a decade ago. The poverty rate among those 65 and older has never been lower. Today's seniors are living longer (and healthier) than anticipated in 1935 when Social Security was created. Today, over one-third of all federal spending goes to Social Security and Medicare—before factoring in the prescription drug benefit.

By contrast, almost two thirds of our County budget provides for those under the age of 19. Today 27.5 percent of our population, the youth population is expected to increase by close to double digits during this decade.

When it comes to the County services side of the budget equation, seniors have good reason to complain. In the County's FY2004 budget, services to seniors represent only 1.7 percent of General Fund disbursements. While we offer many services, there are long waiting lists and our Adult Day Care programs are nearing capacity.

Given the senior population spike, we must re-evaluate County budget priorities. This will require creativity and the political will to make tough decisions. Services that are now free to all should be means tested with charges based on ability to pay. We will need to merge many programs now offered by different agencies if we are to keep pace with demographic change while holding our County budget in line.

We can take a large step forward by expanding how we use existing institutions such as our neighborhood schools. Currently, it's rare that school buildings are available for County residents and non-school services during the school day. Before this decade is out, it must become the norm. Should the educational establishment shake its collective head and belt

out a chorus of 'nays,' consider that this is already taking place in Lee District. Crestwood Elementary School under the leadership of principal Patricia Zissios, has opened its doors to young mothers needing English lessons and daycare as well as seniors wanting to learn to use computers.

Some things—like demographics—can't be spun. There will be winners and losers with every budget decision we make and the ironies we create may outlive us all. Today's working-age taxpayers assume that whatever benefit we bestow on today's seniors will be there they need it. No one can stick a 'Greedy Geriatrics' label on the Greatest Generation without acknowledging that the 'Me Generation' will be demanding far more than a free cup of Starbucks.

Dana Kauffman

703-971-6262



Griffin Plumbing & Heating

8601 Richmond Hwy.

Alexandria, Va. 22309

703-780-5400

Family owned business

for over 60 years

CALL US TODAY

I read recipes the same way I read science fiction. I get to the end and I think, "Well, that's not going to happen."

PLHA Board Organizes

On the 8th of January, at the regularly schedule meeting, the PLHA Board of Directors, with its newly-elected members of Nancy Razzino and Jim Brown, and reelected members Mike Shigley and Jack Kaufman, organized itself for the coming year. Shown here, under their names, are their:

- ✓ Name & Board position,
- ✓ Phone number and e-mail address,
- ✓ Committee Liaison responsibilities,
- ✓ Street Representative responsibilities,

Mike Shigley, President
 703-360-7237
 Mike.Shigley@ngb.army.mil
 Liaison to the ACC, Contracts & Finance Committees
 Representative for Gramercy Circle.

Bill Kiehl, Vice President
 703-780-0181
 keywilly@aol.com
 Liaison to the Finance & Security Committees
 Representative for Amblerwood Road, Fernlake Court & Lakepark Drive (8100-8140).

Bev Card, Secretary
 703-360-2528
 Bcard@radix.net
 Liaison to Publications Committee
 Representative for Oaklake & Pinelake Courts.

Jack Kaufman, Treasurer
 703-780-8746
 Kaufmanjacob@hotmail.com
 Liaison to the Marketing and Finance Committees
 Representative for Birchlake Court & Lakepark Drive (8141-8152).

Jim Brown, Member at Large
 703-780-1078
 No e-mail address
 Liaison to the Maintenance Committee
 Representative for Central Park Circle.
 Nathan Grace, Member at Large
 703-780-7707
 contol@cox.net
 Liaison to Hospitality Committee
 Representative for Longworthe & Squire-dale Squares.

David McAuley, Member at Large
 703-360-1712
 David.mcauley@cox.net
 Liaison to the Maintenance & Nominations Committees
 Representative for Cedarlake Court & Lawrence Street.

Mark Piston, Member at Large
 703-780-3864
 mepiston@cox.net
 Liaison to the Contract & Nominations Committees
 Representative for Arendale & Scarborough Squares.

See PLHA Board, Page 14.



Samson Seyfou

Cell: (202) 390-4703
 Office: (703) 642-2651
 Fax: (703) 360-2094

ቤት ለመሸጥ ወይም ለመግዛት፡
 ይደውሉልኝ እንከን ለሌለው አገልግሎት።
 ከመከራየት ይሻላልና መሆን ባለንብረት፡
 ያነጋግሩኝ ለመሆን የቤት ባለቤት።



Don't let the fast-paced real estate market pass you by. Contact me for assistance in those important buying and selling decisions. Call me and I will be working hard to help you make your next move!

Advertising Policy:

There are two categories of advertising in The Needle:

Free personal ads from Pinewood Lake residents ONLY, and paid commercial ads from business entities.

Free personal advertisements are those from community residents (and absentee owners) that offer "one-time" sale of goods, and requests for goods or services.

Paid advertisements will be accepted from business entities who may or may not be owned and operated by community residents. These entities include such services as baby-sitting services, legal services, tutoring, gutter cleaning, and other income-producing services.

The intent of this policy is to strengthen the overall management and quality of the newsletter. Comments may be directed to the Community Manager, 703-360-6212. The Advertising Manager is Ms. Lois Passman, 703-780-4236, FAX: 703-780-6903.

PLHA Board, Continued from Page 13.

Nancy Razzino, Member at Large
703-360-3642

nrazzino@cox.net

Liaison to the Pool Committee
Representative for Central Park Drive & St. Annes Court.

Residents of Pinewood Lake are encouraged to attend the monthly board meetings, held every month, on the 2nd Thursday of the month, at the PLHA Office. Meetings convene at 7:30 PM. By attending the board meetings, you will know what is going on in our homeowners association, our plans for the future, and have a voice in it all.

The Editor 703-619-7969

Association Goals for 2004

At a follow-on session to the organization meeting on the 8th, Board members and committee chairpersons convened at the South County [Government] Center on the 14th, to develop goals for 2004. Forty topics were proposed. These issues will be prioritized at a combined committee chair meeting on the 5th of February. For more information on this meeting, contact the Editor, at 703-619-7969.

Letter To The Editor:

I have two issues to discuss, the first being the recent letter-to-the-editor about the trash contractor's charges to pick up bulk items. I thought Mike Shigley did an excellent job in responding to the resident's issue. As he so adroitly pointed out, there are several issues involved in trash removal.

I would like to remind residents of the Fairfax County (Lorton) Landfill near Woodbridge. The landfill is about seven miles south, off Richmond Highway. Turn off Route 1, to Furnace Road, just before the Occoquan River bridge. Then follow the signs to the landfill.

When I rebuilt the outside steps of my Gramercy model, I carried at least 8 loads of brick and mortar to this facility. There was no charge, and the county staff was very

courteous. One must show verification as a county resident. It is the appropriate (and only) location to properly dispose of hazardous waste.

My second issue is the ACC "Outstanding Home" award. In the January issue of The Needle, I read there were 127 such awards presented. I offer my congratulations to those owners for their front curb appeal, but the total number of awards is just over 23% of the 542 townhouses in Pinewood Lake. I believe this is an unrealistically high number of houses to be rated "outstanding."

I realize the intent of the award is to encourage residents to maintain their property; it will benefit them, as well as the community to do so. However, I also maintain the results are skewed because the criteria includes only (or is too heavily weighted toward) the front of the house. The judging criteria should include the rear of the house as well.

After I purchased my house, I made a few immediate improvements to the front, but soon realized the rear of the house afforded the privacy for relaxation and reading I desired, so I went down the alleyways to review what others had done to garner ideas. I was quite surprised by the lack of upkeep and minimal improvements to the rear of houses in Pinewood Lake - a sad condition that remains today.

Potential home buyers review the entire package, not merely the front or top. For this reason I say the "outstanding" criteria should be include the rear of the house on par with the front of a house, to warrant an "Outstanding" home. After all, the whole is the sum of its parts.

Brad Crockett
703-799-4074

Responses:

I commend Mr. Crockett for his initiative and wish those homeowners who have decided to leave their trash open for public view had shown equal concern for the community.

Mike Shigley, President, PLHA BOD

Letters is continued on Page 15.

Letter, Continued from Page 14.

You are right that we have a problem in our backyards. I wish that each homeowner would go outside some time soon and stand in the alley behind their house and look at their house and decide if they would want to buy their house with it looking that way. If the answer is no then I hope they would next empty their backyards of all the stuff they don't use and dispose of it as you have so kindly given directions to do. Then next I would hope they would begin to plan their projects for next year to fix patios, decks and yards so that they are neat, painted, and weeded. I will instruct our inspectors to put houses on spotlight for spring walk around that have too much stuff stored outside and have neglected to maintain structures such as sheds and decks. Overgrown yards will also be spotlighted.

Liz Crowley, Chair, ACC

Letter To The Editor:

Dear Editor:

Recently I put out a bag filled with wall paper taken from the wall of one of my bedrooms. The trash people didn't take it! Was it too big? I think that if I can carry the bag with two bad knees and a bad back, that the trash people should have taken it. Also there is a lot of trash left over after every trash day. This looks very unsightly.

In the same vein - what's up with the RE/MAX truck that parks along Central Park Drive? Last Friday, I watched the poor elementary kids walk around the truck to get on their bus. It was only 12 degrees at the time!

Can anything be done about these problems?

Phyllis Luckritz

Jan. '04 Board Happenings

On January 8th, the following officers were reelected: Mike Shigley, president; Bill Kiehl, vice-president, Bev Card, secretary; and Jack Kaufman, treasurer.

During community comment a homeowner expressed concern that trash was

left out for collection from Wednesday until Monday after Christmas and New Year's even though the cancelled Thursday pick-up was publicized. Another homeowner asked how trash violations are enforced. A third homeowner expressed concern about trash - couches and mattresses, commodes, and cabinets - being dumped throughout the community. *The trash resolution is enforced by board members and paid staff. Neighbors need to inform their street representative about the activities of violators. We need to take pride in our community.*

The Maintenance Committee said the newly built bulkheads around the lake will be back-filled and additional path work will be completed as soon as weather permits.

On January 14 a brainstorming session was held at the South County Government Center to identify possible goals for the year. Seven Board members and eight other community members were present.

See Board, Continued on Page 16.

**AMERICAN CUSTOM
WOODWORKS**

THIRD
GENERATION
WOODWORKER

RICHARD GREENWAY

UPGRADE KITCHEN / BATHROOM
CUSTOM BUILT FURNITURE
DECKS - FENCES - TRELIS
BOOKCASES - MOULDINGS
HOME INTERIOR RENOVATIONS

REFERENCES AVAILABLE

LICENSED-BONDED-INSURED
703-967-0768 540-659-8131
CALL FOR DESIGN CONSULTATION

FAMILY OPTICIANS





**8252 Richmond Hwy.
Mount Vernon Center
Alexandria, VA 22309**

703·780·7899

**MON. & THURS. 10 - 8 TUES, WED, FRI. 10 - 6
SAT. 10 - 4**

Board, Continued from Page 15.

These suggestions and concerns were voiced by those in attendance at the Goal Setting meeting:

1. Review PLHA Personnel Manual.
2. Hold an early Finance Committee meeting.
3. Make "Natural" fences an ACC standard.
4. Rewrite By-Laws to preclude non-resident personnel from running for the PLHA board of directors.
5. Remodel the Frank J. Holub Community Center/PLHA Administrative Office.
6. Address trash problems in the community.
7. Strengthen enforcement procedures.
8. Lighting upgrade (street and yard).
9. Enhance Quality of Life.
10. Improve management practices of PLHA.
11. Implement follow-up procedures for deficiencies cited in Disclosure Packets.
12. Address problem of inoperative vehicles on residential parking pads.
13. Correct satellite dishes (antennae) illegally placed on houses.
14. Correct inoperative or missing yard lights.
15. Implement a "patrol" to record and cite violations of DCCRs.
16. Establish a means of identifying residents of PWL.
17. Establish a system of serial-numbered registration decals for resident-owned vehicles in PWL.
18. Require a picture-identification for swimming pool passes.
19. Allow swimming pool membership to non-residents.
20. Strengthen ACC standards for both front and rear (and side, where applicable) yards.
21. Increase the volunteer base.
22. Establish a surcharge for rental property (for provision of services).
23. Require a copy of the lease (for all rental property) be provided to the PLHA office.
24. Rebuild the [brick] Pinewood Lake entrances.
25. Streets.
26. Drainage.
27. Sump pumps (Saint Annes Court).
28. Paths.
29. Lake.
30. Parks - family friendly.
31. Removal/replacement of trees.
32. Review/update the Reserve Study.
33. Review/update Committee Charters.
34. Election procedures review.
35. Review the Declaration of Covenants, Conditions and Restrictions (DCCR)
36. Establish "educational sessions" to familiarize owners with PLHA Rules and Standards.
37. Publicize "seasonal violations" in The Needle.
38. Devote a portion of the front page of each issue of The Needle to an explanation of common (often violated) rules.
39. Provide service-for-fee to other, neighboring communities.
40. Replace the current accounting application [software] with a "management" application.

These issues will be grouped and prioritized at a combined committee chair meeting on the 5th of February. For more information on this meeting, contact the Editor, at 703-619-7969.

