



"A community on the Potomac"  
www.countryside-va.com

COURIER VOL. 37, NO. 2

FEBRUARY 2017

## VOLUNTEERS NEEDED

In one hour YOU can make a difference. As a volunteer you vote on important neighborhood issues. We need your input, energy and feedback. Become a CountrySide Volunteer.

### **Board of Directors**

The primary responsibilities of the Board of Directors (BoD) is to review and vote on neighborhood issues including, common area projects, contracts and renewals, delinquent accounts, unresolved violations, and appealed applications. See page 5 for more information and Candidacy Petition.

*Welbourne - Vacant*

### **Facilities Committee**

The primary responsibilities of the Facilities Committee (FAC) are to advise and assist the Board of Directors in developing and administering an ongoing program to preserve and enhance the swimming pools, basketball courts, tennis courts and tot lots, particularly in regard to the maintenance of and improvements to these areas, and to advise and assist the Board of Directors in developing rules and regulations for use and enjoyment of these areas.

*Foxfield - Vacant*

*Welbourne - Vacant*

### **Community Relations Committee**

The primary responsibility of the Community Relations Committee (CRC) is to advise and assist the Board in developing and carrying out a program of information flow between and among the organizational components of the Proprietary staff and the CountrySide community. In

fulfilling its responsibility, the CRC performs functions which include planning and coordinating community events, getting important information out to CountrySide residents, input on the CountrySide website and CountrySide Courier.

*Foxfield – Vacant*

*Welbourne – Vacant*

### **Neighborhood Advisory Council**

The primary responsibility of the Neighborhood Advisory Council (NAC) is to assist the Board of Directors on matters pertaining to its particular neighborhood. NAC reviews and votes on applications each month.

*Foxfield – 2 Vacancies*

*Morven – 3 Vacancies*

*Oakridge - 3 Vacancies*

*Oatlands - 3 Vacancies*

*Rokeby – 1 Vacancy*

*Welbourne – 3 Vacancies*

Currently there are a select few who have committed their time and effort to CountrySide. These volunteers are your neighbors, friends, or people you see on the street or at the store who wanted a say in how CountrySide is run. Their dedication and service do not go unrecognized. Volunteers are rewarded for their services at the end of the year.

If you have the desire to serve, and are available 1 or 2 nights a month, please contact the Proprietary Office at (703)430-0715. We would love to hear from you!

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## 2017 MEETING DAYS

### **Parkway Meeting Room**

#### **Board of Directors (BoD)**

1st and 4th Wednesdays, 7pm

#### **Design Review Committee (DRC)**

4th Monday, 6:30pm

#### **Facilities Committee (FAC)**

2nd Thursday, 7pm

#### **Grounds Committee (GRNDS)**

3rd Wednesday, 7pm

#### **Horsepen Run Ad Hoc Committee (HPRN)**

2nd Wednesday, 7pm

#### **Neighborhood Advisory Council (NAC)**

2nd Tuesday, 7:15pm

### **Proprietary Office**

#### **Community Relations Committee (CRC)**

1st Thursday, 6:30pm

#### **Finance Committee (FIN)**

3rd Tuesday, 7pm



## COUNTRYSIDE WOMEN'S CLUB

Meets monthly September through May on the second Friday of each month at Parkway Pool Meeting Room, 46020 Algonkian Parkway, Sterling. For further information please contact Annette Douglas at [aldouglas3@hotmail.com](mailto:aldouglas3@hotmail.com) or 703-430-6505.

## LOUDOUN BOARD ADOPTS AMENDMENTS TO NOISE ORDINANCE

The Loudoun County Sheriff's Office began enforcing the recent changes to the county's noise regulations on September 1, 2016. The amendments to Chapter 654.02 of the county's Codified Ordinances were adopted by the Board of Supervisors during its July 13, 2016, public hearing.

The amendments to the ordinance prohibit some noise based on time of day or duration of sound. For example:

- Music may not be plainly audible and discernable within 100 feet or more from the sound's source during a private party or other similar non-governmental event between the hours of 11:00 p.m. and 7:00 a.m.
- A horn or alarm on any motor vehicle, motorcycle, bicycle, or other vehicle on a street or in a public place cannot be sounded for more than 20 consecutive seconds except as a danger warning or as permitted by law.
- Spinning of tires and racing of engines in a motor vehicle or motorcycle are prohibited as well as the emission of noise created by the absence of a muffler.

The amendments exclude some sound generating activities from regulation, including agricultural operations; sounds from places of worship such as bells and chimes; sounds from emergency operations such as sirens; parades and fireworks and similar county-approved events; operations of a public facility; and school-sponsored or organized youth athletic contests or practices, or other school activities.

Violations of the noise ordinance range from a Class 3 misdemeanor, which carries a maximum fine of \$500, to a Class 1 misdemeanor, which carries a maximum penalty of twelve months in jail and a \$2,500 fine. Over the next several weeks the Loudoun County Sheriff's Office will conduct an education phase prior to any citations issued for violations of the ordinance. Warnings will be issued to educate residents on noise levels that are now in violation of the county code. During the education phase, repeat violators may be subject to a citation after their initial warning.

## COUNTRYSIDE SNOW ALERT: PLOWING AND SANDING POLICY

The snow months are here and I thought you might like an early reminder about snow plowing on your street. Please read below to see whose responsibility it is to plow and sand your street. If you have any questions, please feel free to call or email me at the Proprietary Office. (\*\* see below)

**The following streets are owned and maintained by Virginia Department of Transportation (VDOT):**

CountrySide Boulevard and Algonkian Parkway

**Rokeby:**

Clapham Ct  
Coleman Ln  
Hamilton Ct  
Hamilton Rd  
Minor Rd  
Moss Rd  
Mucklehany Ln  
Peyton Rd  
Russell Ct  
Turner Ln  
Tyler Ln  
West Ct

**Foxfield:**

Bentwood Rd  
Sarret Way  
Spotswood Ct

**Welbourne:**

Cromwell Rd

**Belmont:**

Austen Ct  
Awsley Ct  
Bedford Dr  
Bentley Dr  
Braxton Dr  
Carrollton Rd  
Crisswell Ct  
Cumberland Ct  
Devenshire Ct  
Exeter Ct  
Foxmore Ct  
Halifax Ct  
Lindenwood Ct  
Lipscomb Ct  
Newland Ct  
Oakdale Ct  
Rawlston Ct  
Webley Ct  
Westmoreland Dr  
Wickham Ct  
Wiltshire Ct  
Worthington Ct

**Oakridge:**

Amersham Ct  
Christopher Ln  
Dunbar Way  
Forester Ct  
Lowery Ct  
Owens Ct  
Prescott Ct  
Rutherford Cir  
Stafford Ct  
Steed Pl  
Thorton Ct  
First ½ Chelmsford Ct  
(through cul-de-sac,  
portion with no townhomes)

**Morven:**

Byron Ct  
Carter Ct  
Griswold Ct  
Harrow Ct  
Powell Ct  
Rutledge Ct  
Teasdale Ct  
Thales Way  
Vinson Ct  
Whittingham Cir

**Oatlands:**

Bentmoor Ct  
Brinks Ct  
Brookmeade Ct  
Darian Ct  
Dudley Ct  
Fenton Wood Dr  
Ferguson Ct  
Glengyle Ct  
Glengyle Ln  
Jeremy Ct  
McCarty Ct  
McPherson Cir  
Meskill Ct  
Selden Ct  
Whaley Ct



**Please report unplowed roads on VDOT owned streets and hazardous conditions to [novainfo@vdot.virginia.gov](mailto:novainfo@vdot.virginia.gov) or call 1-800-367-7623.**

To see the status of plowing in northern Virginia neighborhoods: [www.vdotplows.org](http://www.vdotplows.org).

### **SNOW EMERGENCY ROUTES IN COUNTRYSIDE - ALGONKIAN PKWY & COUNTRYSIDE BLVD**

According to Loudoun County Ordinance 466.06, when a “snow emergency” is declared, vehicles parked or abandoned on any snow emergency route, or considered to be road hazards, will be removed at the owners expense. Cars that are in the lane of traffic on any road, and deemed a hazard, or a barrier to snow-removal, may also be towed. Vehicles will be towed to the towing company’s tow lot.

**The following townhome streets are maintained by the Proprietary:**

**Foxfield:**

Alden Ct  
Asbury Way  
Bickel Ct  
Clinton Ct  
Devon Ct  
Dorrell Ct  
Fairmont Pl  
Gannon Way  
Harbert Ct  
Huntley Ct  
Marian Ct  
Mercer Ct  
Palmer Ct  
Quincy Ct  
Southall Ct  
Wyatt Ct

**Oakridge:**

Second ½ Chelmsford Ct  
(after cul-de-sac, portion  
with townhomes)  
Felsted Ct  
Finchingfield Ct  
Sulgrave Ct  
Waltham Ct

**Morven:**

Aldridge Ct  
Haxall Ct  
Ludwell Ct  
Lyndhurst Ct  
Millard Ct  
Paxton Ct

**Welbourne:**

Benton Ct  
Berkeley Ct  
Conoy Ct  
Dulany Ct  
Hopton Ct  
Jermyn Ct  
Mosbey Ct  
Nicholson Ct  
Redlin Ct  
Vandercastel Rd



A twelve foot (12') wide area will be cleared on each street.

Every effort will be made to push the snow to a location which provides the least amount of obstruction to parked vehicles (normally the medians and open grassy areas).

The contractor will attempt to clear snow from the areas in front of fire hydrants and mailboxes. A reasonable standard of care will be exercised not to damage the streets or curbing.

In the event of freezing rain or icy conditions, the streets will be sanded. Salt is not used on CountrySide roads.

The only pathways that are cleared of snow are along Algonkian Parkway, near the school, and along CountrySide Boulevard leading from Algonkian Parkway to the shopping center.

\*\*For information or any problems, please call or email me at: [mikeas.cside@pmpbiz.com](mailto:mikeas.cside@pmpbiz.com), or (703) 430-0715 ext. 3015. Ask for Mike Stracka and I will be happy to assist you\*\*



### Welbourne Board of Directors Vacancy

There is a vacancy on the CountrySide Proprietary 2017 Board of Directors for the Welbourne neighborhood. We are currently accepting applicants to fill this vacancy. The CountrySide Proprietary Bylaws state “in the event of a vacancy, his/her successor shall be selected by the remaining Elected Directors and shall serve for the unexpired term of his/her predecessor.” If you are a homeowner in the Welbourne neighborhood of CountrySide and would like to make a contribution to your community, please consider applying to represent your neighborhood on the Board of Directors. Representing your neighborhood will be challenging, rewarding and an educational experience. All Board members are volunteers who serve the community. To apply, fill out the application directly below. Please include a brief statement with your reasons for wanting to serve your community. This statement may be published in a future edition of our monthly publication “The Courier”. You may also include your resume. If you have any further questions, please feel free to contact Donna Cooper, General Manager, CountrySide Proprietary at 703-430-0715 ext. 3014 or via e-mail [donnaac.cside@pmpbiz.com](mailto:donnaac.cside@pmpbiz.com).

NOTE: Applications must be received at the Proprietary Office, 6 Pidgeon Hill Drive, Suite 120, Sterling, VA 20165 to the attention: Donna Cooper, no later than 6PM on Thursday, February 16, 2017.

#### COUNTRYSIDE PROPRIETARY PETITION OF APPOINTMENT FOR THE 2017 BOARD OF DIRECTORS

Name: \_\_\_\_\_ Address: \_\_\_\_\_

Briefly state your reasons for seeking the Board of Directors. This statement may be published in the Courier. Please include a picture for publication as well. Please Print.

Signatures and addresses of ten (10) property owners in your neighborhood who support your appointment.

- |          |           |
|----------|-----------|
| 1. _____ | 6. _____  |
| 2. _____ | 7. _____  |
| 3. _____ | 8. _____  |
| 4. _____ | 9. _____  |
| 5. _____ | 10. _____ |

Petitions may be either mailed or delivered to CountrySide Proprietary Office: Proprietary Office, 6 Pidgeon Hill Drive, Suite 120, Sterling, VA 20165 to the attention of Donna Cooper. Petitions must be received in this office by 6:00 PM on Thursday, February 16, 2017.

## LOUDOUN COUNTY CODIFIED ORDINANCES 612.19.5, “OTHER UNLAWFUL ACTS”



Dog noise. For any person to own, possess or harbor any dog of any age which frequently or for a continued duration howls, barks, or makes other sounds which annoy or disturb a reasonable person of normal sensitivities across a residential real property boundary or through a partition common to two persons within a building... Complaints shall be made in writing to the Department or by telephone to the Sheriff's Office. Complaints received by telephone must be verified by the investigating office at the complaint location, in order to be considered valid. When the complaint is verified, a notation will be placed in the Computer Aided Dispatch system reflecting this violation. Any subsequent valid complaint at this same location will constitute a second offence and a citation may be issued.

### NEIGHBORHOOD SERVICES DATABASE

Service	Location	Date/Times	Phone Number	Name	Age
Y, S	A	A	(571)471-6076	Stephen Hogan	Adult
Y, P	B, R, W	W, S	(703)994-8860	Mat Johnson	Adult
Y, P	A	S	(703)939-4908	Nicholas Mazza	Adult
Y	A	W, D, S	(703)430-2231	Avery Perkins	12
P	A	A	(703)433-5376	Ginger Hall	Adult
P	A	A	(703)203-9825	Julianne McNulty	Adult
P	A	W, E	(571)926-3608	Natalie Aponte	Adult
P	A	D, E, S, H	(571)276-1274	Karin Zaccagnino	Adult
P	F, OT	E, S, H	(703)488-8452	Edyt McCotter	12
P, B	A	W, E, H	(540)907-0947	Tori Mosiniak	Adult
P, B	A	W, E, S, H	(304)270-7404	Riley Evans	16
P, B	A	W, E, S, H	(571)228-5007	Bailey Conner	17
P, B	A	W, E, S	(703)444-2881	Izi Belogay	13
P, B	A	W, S, H	(703)430-3395	Claire Goyer	12
P, B	A	W, S, H	(703)430-3395	Megan Goyer	16
P, B	A	A	(703)581-9076	Lauren Malazarte	17
B	A	D	(703)444-4418	Alma Work	Adult
B	A	D	(571)434-8127	Roxana Jahnsen	Adult
B	A	A	(703)404-3449	Paige Bakatsias	14
B	A	A	(703)404-3449	Madison Bakatsias	12
B	A	W	(703)999-7451	Auburn Rasmussen	13
B	A	W, S, H	(703)856-3055	Chale Jacks	13

#### Service

*A All*  
*B Babysitting*  
*P Pet Care*  
*S Snow Removal*  
*Y Yard Maintenance*

#### Location

*A All*  
*B Belmont*  
*F Foxfield*  
*M Morven*  
*OK Oakridge*  
*OT Oatlands*  
*R Rokeby*  
*V Villas*  
*W Welbourne*

#### Date/Times

*A Anytime*  
*D Days*  
*E Evenings*  
*H Holidays*  
*S Summer*  
*W Weekends*

## VILLAS AT COUNTRYSIDE

Property Management Contact Information:  
National Realty Partners  
365 Herndon Parkway, Suite 106  
Herndon, VA 20170  
703-435-3800

**Office Hours:** Monday - Thursday 8:30am to 5:30pm and Friday 8:30am to 1:00pm.

**AFTER HOURS EMERGENCIES:** 703-476-3639 for "life or property threatening situations ONLY!"

If you have any questions or concerns, please contact Karen Conroy, our Property Manager at [KConroy@NRPartnersLLC.com](mailto:KConroy@NRPartnersLLC.com) or call their main number listed above.

### BOARD of DIRECTORS

**President:** Denise Cook  
**Vice-President:** Eliah Omwake  
**Secretary:** Monique Hess  
**Treasurer:** Doug Channell  
**Board Member:** Adam Imbert

**Villas at Countryside Website Information:**  
[www.villasatcountrysideva.com](http://www.villasatcountrysideva.com)

Please check website for updates, meeting notices and other important information concerning our community. All residents may sign up. Only Owners will have access to their financials.

**Next Meeting: February 7, 2017 at 7pm. Location: TBD**

Please check bulletin boards and our website for detailed information as meeting date approaches. We encourage all **Owners to attend.**

### 2016 Accomplishments:

- Completion of Building Roof replacement and Downspouts
- Picnic Tables refurbished and installation of new Grill
- Drainage corrections behind and side of buildings 112 and 114
- Several dead trees removed and tree trimming where needed
- Signed contract for updated Reserve Study
- Signed engagement letter for audit and taxes for 2016, 2017, and 2018 keeping the 2015 price the same for all 3 years.
- Renewed Cleaning Contract
- Increased bulk trash pick-up service to twice a month
- Completed annual fire extinguisher inspections (April)
- Modified Towing agreement to post a "warning only" on vehicles not displaying a county sticker
- Signed a contract to replacement building entry doors (and sidelights, where applicable).
- New Building Entrance Doors (\* work was scheduled week of 12/19/16 weather permitting)

### Volunteer Clean-Up Committee:

If you are interested in becoming a volunteer, please email us at [villasatcountryside@gmail.com](mailto:villasatcountryside@gmail.com). There has been interest from

residents and the BOD of holding some volunteer clean-up days here at the Villas. Weather permitting, we will try to schedule our first clean-up day in early December.

### Note to Owners / Residents:

Please ensure that you are abiding by the Villas at Countryside's Bylaws including our Rules and Regulations. Take pride in our community to keep our community safe and clean so that all may enjoy living here at The Villas at Countryside.

### Reminders:

- **Dryer Vents:** Owners are responsible to have their Dryer Vents cleaned out at least once a year or more depending on usage and are responsible to maintain/install the cage covers on the outside of your vents to prevent birds nesting, mice, and other pests to enter duct.
- **SATELLITE DISHES:** Satellite dishes CANNOT be installed on our Buildings or Roofs. It must be on a free standing base on you patio or balcony and placed at eye level with fence/rails.
- **Dog Owners:** All pets must be LEASHED!! As a courtesy, the Villas at Countryside provide three (3) pet stations and courtesy poop bags. Owners of pets are responsible for picking up after their pets and should have their own supply of poop bags in case we run out and haven't refilled them yet.
- **MOVING IN/OUT:** All residents moving in/out of units please do not prop buildings doors open; Owners will be responsible to pay for any damage of broken doors. Also, see the above note regarding Trash/Recycling Bins and NO DUMPING. Owners will be charged for clean-up and special pick-ups if violations occur.
- **ATTENTION SMOKERS:** Reminder: No smoking in Common Areas in buildings. Also, for those who smoke on your patio or balcony, please DO NOT throw cigarettes onto our property as this is not only littering, but it creates a potential fire hazard!

### Trash / Recycling:

- DO NOT leave items outside of the trash/recycling bins or on property.
- DO NOT leave trash in hallways, on balconies or patios.
- DO NOT place trash in the recycling bins. All boxes must be flattened.
- NO DUMPING and NO Bulk Items (Furniture, Mattresses, Refrigerators, other Appliances, carpet, etc. are prohibited.)
- NO Hazardous Waste

Residents are responsible for removal and costs of Bulk Items. You are responsible to contact a junk removal service of your choice or take items to the Loudoun County Landfill located at 21101 Evergreen Mills Rd. Leesburg, VA 20175; Ph: 703-771-5500 / 703-771-5552 (Hours: Monday – Saturday 8:00 am - 4:00 pm)

**The Board of Directors wishes you a Happy New Year!**

## TOWING FOR PARKING VIOLATIONS

The CountrySide Proprietary has an agreement with Roadrunner Wrecker Service, Inc. (45660 Woodland Road, Sterling, VA 20166, 703-450-7555) 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; (2) 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 Roadrunner 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. All costs associated with towing and impoundment of a vehicle is the responsibility of the vehicle owner.

Before Roadrunner 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.

## ROAD RUNNER WRECKER SERVICE, INC.

Phone Number: 703-450-7555  
Hours: 8am-5pm Mon – Fri

Tow..... \$125  
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 7pm and 8am or any Saturday, Sunday, or holiday, an additional fee of no more than \$25 per instance will be charged.

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

## TRASH COLLECTION SCHEDULE



AAA Recycle and Trash Removal  
[HOA.NOVA@RepublicServices.com](mailto:HOA.NOVA@RepublicServices.com)

### TRASH SHOULD BE PLACED CURBSIDE BY 7:00 A.M. ON PICK-UP DAY!

**HOUSEHOLD TRASH:** Household trash will be collected twice each week on the following schedule. *There will be no pickup on Thanksgiving, Day, Christmas Day and New Years Day.*

	Trash	Yard Waste	Recyclables/
<b>Bulk</b>			
Foxfield/Oatlands/ Morven.....	Mon & Thur	Mon	Thurs
Rokeby/Welbourne/ Belmont/Oakridge...	Tues & Fri	Tue	Fri

**YARD WASTE:** Yard waste will be collected once each week with the first pick up of the week (either Monday or Tuesday) Wood waste must be cut into 4-foot lengths and bundled (arm-full size) with rope or twine and should not exceed 50 lbs. Yard waste must be in paper bags, clear plastic bags, or a container marked as “yard waste”.

**RECYCLABLE MATERIALS:** Recyclable materials will be collected once each week with the second pick up of the week (either Thursday or Friday).

**RECYCLABLE MATERIALS INCLUDE:** Bundled news print, glass, mixed metals, aluminum, plastic milk jugs, soda bottles, detergent bottles, magazines, paperboard, beverage plastic containers, and cardboard. All recyclables can be placed together. AAA provides one 18 gallon Recycling Bin, extras may be ordered upon request at no additional charge.

**SPECIAL ITEMS:** AAA will collect furniture and other large, non-metal, household items (weighing less than 50lbs.) on your second pick up day of the week at no extra cost. The pick up of items over 50lbs. and ferrous metal/white good items (appliances, washers, dryers, water heaters etc.) is not part of your paid trash service. The resident must arrange for a special pick up through AAA and pay for timely removal of these items. AAA is not responsible for collecting construction/remodeling debris, tree stumps, tires, batteries, rocks, concrete, dirt, sod, bricks, boards, iron or hazardous waste of any description.

Questions? Call the Proprietary Office at 703-430-0715.



## SELLING YOUR HOME?

You will need to purchase a POA package. 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 approval. If you haven't done so already, please ensure that you have submitted an application for those exterior modifications. An application with a violation disclosed upon a POA inspection may request a "non-standard rush review" (less than 15 days). There will be a fee of \$25.00 for this out-of-cycle, expedited review. This fee is not a commitment for approval.

Beginning January 1, 2017, the fee for a hard copy POA package is \$250.00.

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 visit the CountrySide website at [www.countryside-va.com](http://www.countryside-va.com) and click on "Forms".



## 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  
President

Edward D. Thomas  
Rose G. Thomas

### CountrySide Proprietary Staff

#### **General Manager:**

Donna Cooper, ext. 3014  
[donnaac.csideside@pmpbiz.com](mailto:donnaac.csideside@pmpbiz.com)

#### **Facilities Manager:**

Michael Stracka, ext. 3015  
[mikeas.csideside@pmpbiz.com](mailto:mikeas.csideside@pmpbiz.com)

#### **DRC Coordinator:**

Lisa Marnet, ext. 3012  
[lisamm.csideside@pmpbiz.com](mailto:lisamm.csideside@pmpbiz.com)

#### **Financial Administrator:**

Patti Kaka, ext. 3013  
[Pattik.csideside@pmpbiz.com](mailto:Pattik.csideside@pmpbiz.com)

#### **Community Relations Coordinator:**

Laura Roethlein, ext. 3016  
[lauralr.csideside@pmpbiz.com](mailto:lauralr.csideside@pmpbiz.com)

#### **Administrative Assistant:**

Loretta deLamare, ext. 3010  
[Lorettad.csideside@pmpbiz.com](mailto:Lorettad.csideside@pmpbiz.com)

#### **Maintenance/Land Services:**

Bobby Lazaro  
Carlos Ramirez

## ANNUAL MEETING OF THE MEMBERS - DRAFT

Parkway Meeting Room  
46020 Algonkian Parkway  
Sterling, Virginia 20165  
Monday, December 12, 2016

### BOARD MEMBERS PRESENT:

Dave Barrie – Oatlands  
Robert King – Belmont  
Penny Francke – Oakridge  
Jennifer Cochran – Rokeby  
Anne Steingass – Foxfield

### MEMBERS ABSENT:

None

### OTHERS PRESENT:

Donna Cooper, PMP  
Ed Thomas, PMP

President Dave Barrie called the Annual Meeting of the Members to order at 8:01 p.m.

Jennifer Cochran moved that the Board of Directors approve the minutes of the 2015 Annual Meeting of the Members. Robert King seconded the motion. The motion passed unanimously.

Dave Barrie delivered the Annual State of the Proprietary report including accomplishments in 2016 and reported CountrySide will end the year under budget. The full 2016 Annual State of the Proprietary Report will be published in the January 2017 Courier.

Treasurer Bob King provided a review of the 2016 fiscal operations and thanked all committee members and PMP for their hard work throughout the year. Mr. King reported that the townhouses will have an assessments increase in 2017. The full 2016 Finance Committee Report will be published in the January 2017 Courier.

The Community Relations Committee Year-End report was presented by Dave Barrie. Mr. Barrie reported the committee had a successful year of events with a small and dedicated number of hard working volunteers. A special Thank you to the volunteers. The full 2016 Community Relations report will be published in the January 2017 Courier.

The Design Review Committee Year-End Report was provided by Rich Ivey. DRC reviewed 229 non-standard applications in 2016 and an additional 117 applications were approved as standard. The committee also reviewed a number of community guidelines to update. The full 2016 Design Review Committee Report will be published in the January 2017 Courier.

The Facilities Committee Year-End Report was delivered by Dave Barrie. The Facilities Committee had 5 Major projects, several small projects and rebid the Pool Management Contract this year. Mr. Barrie thanked all committee members and PMP for their time and efforts throughout the year. The full 2016 Facilities Committee Report will be published in the January 2017 Courier

The Grounds Committee Year-End Report was prepared and submitted by Jennifer Cochran. In 2016 the Grounds Committee addressed many community concerns regarding the condition of our common areas, invasive species and tree replacement. The road refurbishment, curb and gutter replacement and cement sidewalks continue. The full 2016 Grounds Committee Report will be published in the January 2017 Courier.

The Neighborhood Advisory Council Year-End Report was presented by Jeff Kretsch. The NAC reviewed 229 non-standard applications and made recommendations to the DRC and Board of Directors on several guideline updates. The NAC reviewed the proposed 2017 Budget and provided input to the Board of Directors. The full 2016 NAC Report will be published in the January 2017 Courier.

The Horsepen Run Adhoc Committee Year-End Report was delivered by Rob Heckman. The committee continued the improvement and protection of the Horsepen Run nature area with many projects. Mr. Heckman thanked the committee and volunteers who assisted with the various projects throughout the year. The full 2016 Horsemen Run Adhoc Committee Report will be published in the January 2017 Courier.

The CountrySide Management Report was prepared and presented by Ed Thomas of PMP. Mr. Thomas thanked the CountrySide Proprietary Board of Directors for their support throughout the year and is grateful for the opportunity and consider it a both an honor and a privilege to manage CountrySide. The full 2016 Management Report will be published in the January 2017 Courier.

Dave Barrie announced the 2017 Management Contract has been awarded to PMP.

Jeff Kretsch announced the following Board of Directors are running unopposed and called for election by acclamation for a one year term:

Belmont: Robert King  
Foxfield: Anne Steingass  
Oatlands: Dave Barrie  
Oakridge: Penny Francke

The Welbourne, Morven and Rokeby neighborhood seats are vacant.

Andy Taylor provided an update on the Morven Townhouse Working Parking Committee.

Dave Barrie thanked the Board of Directors and all volunteers for all their efforts and hard work throughout the year.

Jennifer Cochran moved to adjourn the meeting at 8:55 PM. Robert King seconded the motion.

The meeting was adjourned at 8:55PM.

Respectfully Submitted,

Donna Cooper  
Recording Secretary  
Attachments: Committee Year-End Reports

CLASSIFIEDS

The CountrySide Proprietary, its members, and/or Board of Directors do not recommend or endorse any advertiser. The CountrySide Proprietary reserves the right to decline any advertisement for any reason it deems appropriate. Submitted articles are the opinion of the author and do not necessarily reflect the opinions of the CountrySide Proprietary, its members, or the Board of Directors.



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**CountrySide Proprietary**  
 6 Pidgeon Hill Dr., Suite 120  
 Sterling, VA 20165  
 (Office) 703-430-0715 - (Fax)703-430-8094  
 Office Hours: Monday - Friday 8am-6pm  
[www.countryside-va.com](http://www.countryside-va.com)

Please call the Proprietary Office if you need assistance with:

**Contracts, Budget Issues, and Personnel Issues:**

Donna Cooper, ext. 3014  
 E-mail: [donnaac.csides@pmpbiz.com](mailto:donnaac.csides@pmpbiz.com)

**Assessments or Dues:**

Patti Kaka, ext. 3013  
 E-mail: [pattik.csides@pmpbiz.com](mailto:pattik.csides@pmpbiz.com)

**CountrySide Pools:**

Obtain a pool pass:  
 Loretta deLamare, ext. 3010  
 E-mail: [lorettad.csides@pmpbiz.com](mailto:lorettad.csides@pmpbiz.com)

**Pool/Meeting Room Rental:**

Loretta deLamare, ext. 3010  
 E-mail: [lorettad.csides@pmpbiz.com](mailto:lorettad.csides@pmpbiz.com)

**Common Ground:**

Mowing problems on the common ground, playground maintenance, any maintenance or operational problems

associated with the pools, snow removal in the townhouse

sections of the CountrySide:  
 Mike Stracka, ext. 3015  
 E-mail: [mikeas.csides@pmpbiz.com](mailto:mikeas.csides@pmpbiz.com)

**Architectural Questions or Complaints:**

To report any house in a state of visual disrepair, to obtain an Architectural Application for Improvement:  
 Lisa Marnet, ext. 3012  
 E-mail: [lisamm.csides@pmpbiz.com](mailto:lisamm.csides@pmpbiz.com)

**General Information & Missed Trash Service:**

General HOA Information/Missed Trash Service  
 Loretta deLamare, ext. 3010  
 E-mail: [lorettad.csides@pmpbiz.com](mailto:lorettad.csides@pmpbiz.com)

**Parking on Townhouse Streets:**

Laura Roethlein, ext. 3016  
 E-mail: [lauralr.csides@pmpbiz.com](mailto:lauralr.csides@pmpbiz.com)

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)

Please refer to the following agencies if you need assistance:

- If you need immediate assistance, dial 911
- Dominion Virginia Power at 1-888-667-3000
- Northern Virginia Electric Cooperative at (703)-335-0500
- Columbia Gas of Virginia at 1-800-543-8911
- Commonwealth Gas at (800) 222-0808
- Washington Gas at (703) 750-1000, 1-800-223-9452, 1-800-752-7520
- Verizon at 1-800-483-1000
- Water or Sewer Problems- Loudoun Water at (571) 291-7880  
 After hour emergency at (703) 729-7878
- Telephone Problems or Questions- Verizon at (703) 954-2222
- Hazardous Waste Collection- Loudoun County at (703) 777-0187
- Large Item Trash Pick up - AAA Recycle and Trash Removal at [HOA.NOVA@RepublicServices.com](mailto:HOA.NOVA@RepublicServices.com)
- Metro Transportation at (202) 638-7000
- Virginia Department of Transportation (VDOT) at (703) 737-2010 to report  
 To file an online report <http://www.virginiadot.org/defaultflash.asp>  
 Or call the VDOT highway help line (800) 367-7623
- Humane Society of Loudoun County (703) 777-2912, [www.hslcva.org](http://www.hslcva.org)
- Poison Control Contact at 1-800-222-1222
- Loudoun County Website - [www.Loudoun.gov](http://www.Loudoun.gov)

Please call the Loudoun County Sheriff (Non-Emergency 703-777-0445), or go to <http://sheriff.loudoun.gov> and click on the link to the left to "Report a Crime":

- Dogs that bark constantly or at night.
- Loud noise, music or parties.
- To report cars that had dead tags or no tags on VDOT Streets.
- Speeding on the roadways.
- Unwanted Solicitation.
- Bad behavior on the basketball court (next to Cromwell).
- Trespassing in common area.
- Placing items of hazard in drain storms.
- Neighbor disputes.

Please call Animal Control to report the following (703)777-0406:

- Stray cats and dogs. • Dogs without a leash.

Please E-mail or call Virginia Department of Transportation (VDOT) - [novainfo@vdot.virginia.gov](mailto:novainfo@vdot.virginia.gov) or 1-800-367-7623 to report the following:

- Snow removal and street repairs on single-family area roadways, or main streets throughout the community. Please see snow removal list in Courier to see who is responsible for your street.

**CountrySide Courier Advertising Information**

**Advertising Rates Per Issue:** the CountrySide Board of Directors has adopted the following Advertising Policy for the CountrySide Courier. Annual and Semi-Annual contracts are available for display advertising with monthly billing. Two months MUST be paid at signing; remaining months of contract will be billed monthly. For those advertisers who do not have a signed contract, payment is required at the time of submittal. There is a \$25 fee for any and all returned checks.

**Display Advertising:** (Effective March 1, 2014)

Full Page.....	7-3/4" wide x 9-3/4" tall.....	\$300.00
Half Vertical.....	3-3/4" wide x 9-3/4" tall.....	\$200.00
Half Horizontal.....	7-3/4" wide x 4-3/4" tall.....	\$200.00
Quarter Page.....	3-3/4" wide x 4-3/4" tall.....	\$125.00
Business card (1/8)...	3-1/2" wide x 2" tall.....	\$75.00

**Classified Advertising:** \$10 for the first 40 words, and 25 cents for each word thereafter. Payment in full must accompany all classified submittals.

**Additional Information:** The deadline for articles, advertisements, and classified ads is the 8<sup>th</sup> of every month for the following month's issue. *Example: January 8<sup>th</sup> is the deadline for the February issue.* All articles, advertisements, pictures, etc., that are to be returned must be accompanied by a stamped, self-addressed envelope. **Please note, advertisements that have been billed and are still awaiting payment by the Courier deadline will not be submitted for inclusion in the following month's Courier.** Advertisers will be charged our cost (approximately \$25.00 each) for half toning photographs. The Courier will not be responsible for advertising errors made in non-electronically submitted files. If you have any questions, please call us at (703)430-0715. We reserve the right to remove any and all advertising that is not suitable for CountrySide Property Owners.

## 2017 BOARD &amp; COMMITTEE LISTINGS

BOARD OF DIRECTORS:  
703-430-0715, ext. 3050

**Belmont:**  
Robert King, Treasurer  
12 Bentley Drive  
Belmont@countyside-va.com



**Foxfield:**  
Anne Steingass  
36 Palmer Court  
Foxfield@countyside-va.com



**Morven:**  
Rob Heckman, Secretary  
24 Whittingham Circle  
Morven@countyside-va.com



**Oakridge:**  
Penelope Francke,  
Vice-President  
161 Sulgrave Court  
Oakridge@countyside-va.com



**Oatlands:**  
Dave Barrie, President  
1 Brookmeade Court  
Oatlands@countyside-va.com



**Rokeby:**  
Jennifer Cochran  
Rokeby@countyside-va.com

**Welbourne:**  
Vacant  
Welbourne@countyside-va.com

Barbara O'Connor, 38 Westmoreland Dr.  
barb@moconnor.net

Art Rodriguez, 26 Halifax Ct.  
artandjanet.public@gmail.com

Rodney Collins, 12 Halifax Ct.  
rcollins@fairfaxwater.org

Louis Kaiser, 9 Wiltshire Ct E  
lmk1981pa@yahoo.com

**Foxfield:** Dana Cizmadia, Chair, 31 Alden Ct.  
danacizmadia@yahoo.com

Devin Reise, 3 Mercer Ct.  
devinreise@gmail.com

Elizabeth McMahon, E\_McMahon555@comcast.net

**Morven:** Alethea Christon, Chair, 52 Millard Ct.  
aletheachriston@gmail.com, 703-444-9658

Brenda Koontz, 5 Griswold Ct.  
d.koontz1@verizon.net, 703-406-0216

**Oakridge:** Elizabeth Moran, 267 Chelmsford Ct.  
ekamoran1@comcast.net, 703-430-7566

Mike Sziede, mikesziede@gmail.com

**Oatlands:** Courtney Hasbrouck, Chair, 5 Darian Ct.  
chasbrouck@hotmail.com, 571-436-9674

Tonya Lovelace, tslovelace@verizon.net  
913-219-5018

**Rokeby:** Pat Bour, Chair, 4 Clapham Ct.  
patricia.bour@verizon.net

Yolanda Brooks, 17 Mucklehany Ln.  
yfbrooks@verizon.net

Jim Krips, 154 Peyton Rd., 703-404-2292

Denise Moldover

**Welbourne:** Diane Blunt, Chair, 1 Nicholson Ct.  
diane.blunt92@gmail.com, 703-430-7136

Allison Powell, jajpowell@gmail.com

FINANCE COMMITTEE  
**Robert King, Chair**

**Belmont:** Roni Hennessey, 4 Westmoreland Dr.  
rthennessey@verizon.net, 703-404-8895

**Foxfield:** Sheryl Rader, 25 Marian Ct.  
sfrader2@gmail.com, 703-421-2106

**Morven:** Roddy Dean

**Oakridge:** Jeff Kretsch, 166 Sulgrave Ct.  
jlkretsch@verizon.net, 703-444-4650

**Oatlands:** Dave Barrie, 1 Brookmeade Ct.  
Oatlands@countyside-va.com

**Rokeby:** Ash Dean

**Welbourne:** Bob Griesbach

FACILITIES COMMITTEE  
**Penny Francke, Chair**

Belmont: Kim McGraw

**Foxfield:** Vacant

**Oakridge:** Don Brock, 7 Prescott Ct.  
good-vibes@verizon.net

**Oatlands:** Dave Barrie, 1 Brookmeade Ct.  
Oatlands@countyside-va.com

**Rokeby:** Pat Bour, 4 Clapham Ct.  
Patricia.Bour@verizon.net

Morven: Adriana Andrade-Salgado,  
59 Whittingham Cir., erseyadri@yahoo.com

**Welbourne:** Vacant

GROUNDS COMMITTEE  
**Jennifer Cochran, Chair**

**Oatlands:** Anne Steingass, Anne.St00@gmail.com

**Belmont:** Barbara O'Connor, 38 Westmoreland Dr.  
barb@moconnor.net, 703-450-1872

Tim Shaw, 29 Newland Ct.  
mckabby@verizon.net, 703-430-4171

**Foxfield:** Terri Hess, 24 Southall Ct., theess61@gmail.com

**Morven:** Brian Peters, 18 Paxton Ct., Dtgf91@gmail.com

**Oakridge:** Dom Maio, 18 Stafford Ct.  
703-450-1372

**Rokeby:** Linda Montfort, 106 Hamilton Rd.

**Welbourne:** Diane Blunt, 1 Nicholson Ct.  
diane.blunt92@gmail.com, 703-430-7136

## COMMUNITY RELATIONS COMMITTEE

**Belmont:** Judy Smith  
JudySmithHomeSales@gmail.com, 703-608-0482

**Foxfield:** Vacant

**Morven:** Amanda Jacks, 3 Aldridge Ct.,  
amandam35@gmail.com, 703-869-2457

**Oakridge:** Elizabeth Moran, 267 Chelmsford Ct.  
ekamoran1@comcast.net, 703-430-7566

**Oatlands:** Dave Barrie, Chair, 1 Brookmeade Ct.  
Oatlands@countyside-va.com

**Rokeby:** Pat Bour, 4 Clapham Ct.  
Patricia.Bour@verizon.net

**Welbourne:** Vacant

## HORSEPEN RUN AD HOC COMMITTEE

**Belmont:** Benu Bhargava and Allison Gallo

**Foxfield:** Debi Holbrook and Carlos Garcia

**Morven:** Rob Heckman, Chair

**Oatlands:** David Barrie

**Oakridge:** Vacant

**Rokeby:** Jennifer Cochran

**Welbourne:** Bob Griesbach

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**Anne Steingass, Liasion**

**Belmont:** Donna Smith, 42 Bentley Dr.  
Donnasmithcxii@gmail.com

**Foxfield:** Lisa Viafore, Vice-Chair, 34 Huntley Ct.  
ljviafore@verizon.net

**Morven:** Will Vigil, willvigil@gmail.com

**Oakridge:** Roy Weidner, 2 Amersham Ct.  
roypw@msn.com

**Oatlands:** Sarah Wertz, 9 Meskill Ct.  
sarah.g.wertz@gmail.com, 443-386-5266

**Rokeby:** Richard Ivey, 6 West Ct., Chair  
baltolords@hotmail.com


**Welbourne:** Gustavo Rey, 18 Nicholson Ct.  
gustavorey68@hotmail.com

NEIGHBORHOOD ADVISORY  
COUNCIL

**Pat Bour & Jeff Kretsch, Liasion**

**Belmont:** Tim Shaw, Chair, 29 Newland Ct.  
mckabby@verizon.net, 703-430-4171

# February 2017

SUN	MON	TUE	WED	THU	FRI	SAT
			1 BoD Meeting 7pm*	2 CRC Meeting 6:30pm Groundhog Day	3	4
5 Superbowl Sunday	6	7	8 HPRN Meeting* 7pm	9 FAC Meeting* 7pm	10	11
12	13	14 NAC Meeting* 7:15pm Valentine's Day	15 GRNDS Meeting* 7pm	16	17	18
19	20 Presidents Day	21 FIN Meeting 7pm	22 BoD Meeting 7pm*	23	24	25
26	27 DRC Meeting* 6:30pm	28				

# March 2017

SUN	MON	TUE	WED	THU	FRI	SAT
			1 BoD Meeting 7pm* Ash Wednesday	2 CRC Meeting 6:30pm	3	4
5	6	7	8 HPRN Meeting* 7pm	9 FAC Meeting* 7pm	10	11
12	13	14 NAC Meeting* 7:15pm	15 GRNDS Meeting* 7pm	16	17 Saint Patrick's Day	18
19	20	21 FIN Meeting 7pm	22 BoD Meeting 7pm*	23	24	25
26	27 DRC Meeting* 6:30pm	28	29	30	31	