Winding Ridge Newsletter

Welcome to the first edition of the WR community news letter. It's been a busy past couple of months. As many of you may know, Genus Realty is no longer the management company and all responsibilities transitioned to a monthly contract with Summit Management Services. In January we had our annual meeting in which all 5 seats on the Board were open and all 5 were filled. We want to offer a BIG THANK YOU to all who helped gather proxies, contributed ideas at the meeting, volunteered services and to the previous members sharing their knowledge and experience. In their first official meeting held Feb 28th, the Board attacked the budget, looked at cost-saving areas, processed issues and areas of neglect. We look forward to what they bring to the table and their commitment to making this a better community. Please welcome our new Board who include:

- President- Denise Smith
- Vice-President- Jerry Noble
- Secretary- Dave Bartlett
- Treasurer- Jeff Adams
- Member At Large- Marie Bell

Communication is highly valued by our new representatives.

Contact Information

Summit Management Services, Inc
www.summitmanage.com
Contact: Jason Lewis
Email: jason@summitmanage.com
Direct: (703) 945-1428
Fax: (703) 945-1438

Winding Ridge HOA Board:
windingridgehoa@gmail.com

AAA Trash Tel. 703) 818-8222

COMMUNITY ALERT……..

We have been informed that several cars along Federation Drive and Singletons Way have been broken into and have had items stolen. Fairfax County Police Department will be hosting a meeting at the **Heritage Community Center** located at 14150 Federation (across from the tennis courts) on **March 19th at 7pm**. Everyone is encouraged to attend to learn more on what we can do to improve the safety of our community. Please come out and meet your neighbors for this important issue. Winding Ridge is considering a neighborhood watch program as well and after this meeting we will be soliciting help from our community to help keep our neighborhood secure.

Committees are in the process of being formed which need neighbors from the 13000 and 14000 blocks to help on several committees such as, **Architectural, Parking** and **Newsletter Committees**. We would like to have 4 people on each task force (preferably 2 from each side of Singletons Way) to represent our neighborhood. Should you be interested, please direct your inquiry to the Board at windingridgehoa@gmail.com. We welcome any assistance provided.

HOA Meeting Dates

All will be held at the Centreville High School at 7:30PM, 2nd floor, small auditorium up the stairs and immediately to the left. Please come and meet your neighbors. You will be notified by mail should logistics change.

Board of Director Meetings:
Tuesday, April 17, 7:30 pm
Tuesday, July 17, 7:30 pm
Tuesday, October 23, 7:30 pm
Tuesday, January 15, 2013, 7:30 pm

Annual Membership Meeting
Tuesday, December 6, 2012, 7:30 pm

GET YOUR FUTURE NEWSLETTERS BY EMAIL: We are striving to get our newsletters on line which will minimize cost. You may receive this electronically by sending your email address to windingridgehoa@gmail.com and request that you be added to the Winding Ridge distribution list for future updates.

FRIENDLY REMINDERS

Home Improvement- Before you make changes to your home exterior, please contact the HOA to ensure the changes are in compliance with HOA covenant guidelines. A few of exterior changes, such as roof replacements, paint colors, decks and fencing must be submitted to the Architectural Committee at windingridgehoa@gmail.com for approval first. Each home has a color code for siding, shutters, etc. Note that new roofing shingles have been approved and all this information can be obtained by calling Summit Management.

Speed Limit….The speed limit is **10 MPH**. For the safety of your neighbors and the children in the vicinity, please adhere to the limit. PLEASE, slow down.

Trash - According to HOA Covenant Rules**, trash cans/recyclable bins are not allowed to be visible from the street**. Currently, many of our neighbors are storing their trash cans/recyclable bins by their driveways. This is not permissible and violators will be fined. Please help our community shine by storing these out of sight. The **regular trash and recycling** material can be put out Monday evening after 6 pm for Tuesday morning pick-up. **Yard waste** can be put out Tuesday evening for Wednesday pick-up. **Regular trash and bulk** (non-metal, non-commercial household **furniture** items no greater than 2 cubic yards) can also be put out Thursday evening for Friday morning pick-up free of charge. **For other large items** such as appliances, containers or bundles greater 50 lbs or longer than 4 feet in length, please contact AAA to make arrangements as special requirements and billing to the owner will apply. Allow 2-5 days from pricing to pick-up.

Parking…. Parking is not allowed on the lawn, sidewalks or in designated fire lanes. Except for the occasional commercial vehicles performing deliveries or services, the following vehicles are **prohibited** in Winding Ridge parking spaces: commercial vehicles, trucks over (1) ton, trailers, boats and campers. Vehicles in violation will be fined and subject to towing at the home owner's expense without notice. Please be kind to your neighbors…. sidewalks are intended to make walking safe for our community. Everyone thanks you for not hanging the back of your car into the street which not only forces pedestrians into the street, but endangers passing cars…especially at night.