



Prosperity Heights Homeowners Association

# Newsletter

May 2009

## Community Yard Sale

Time to clean out your garage and basement! Our community yard sale is:

**Saturday, May 30, 9:00 am to 1:00 pm**  
**Rain date is Sunday, May 31**

The HOA will put an ad in the paper to attract bargain hunters, and everyone participating is encouraged to put up signs—especially if you don't live on Monarch Lane. Don't want to keep the leftovers? See info at right about the special AAA spring cleaning pick-up!



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## New to the Neighborhood?

The Prosperity Heights Board of Directors invites you to an informal gathering to meet the neighbors! Anyone who has moved to the neighborhood in the past 12 months or so is encouraged to attend!

**Where:** 3363 Taleen Court

**When:** Sunday, June 28, 5:00-7:00 pm

RSVP to Beth McTigue  
at [jjmctigue@msn.com](mailto:jjmctigue@msn.com)



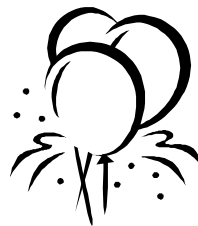
## SPRING CLEAN-UP!

In conjunction with the community yard sale, the HOA Board has arranged for a **FREE** bulk/junk pick-up from AAA—our trash removal service. This special pick-up will be Tuesday, June 2. Place acceptable items at the curb with regular trash by 6:00 am. For large quantities of items, please pre-schedule with AAA Customer Service Center at 703-818-8222.

You may dispose of regular large household items such as furniture, bags of trash, boxes, small metal items such as bicycles, etc. **NO APPLIANCES, HAZARDOUS WASTE, LIQUIDS,** or motorized items such as exercise equipment.

### **They will NOT pick-up:**

- \*Any large appliances such as a washer, dryer, water heater, stove, etc or motorized equipment.
- \*Rocks, concrete, dirt, tires, soil, sod, tree stumps, paint, motor oil, construction trash/renovation debris, combustibles, toxic or hazardous wastes, or any other material excluded from the disposal site, or anything hazardous or toxic (e.g. paint or gasoline).
- \*Flammable products such as gasoline or tanks from grills, dead animals, fecal matter, manure, brick, landscaping timbers, friable asbestos, lead acid/wet cell batteries, bio-hazardous material, needles, and other medical waste.



## Save the Date!

Prosperity Day will be held on Sunday, October 4 from 12:30 to 4:30.

Want to get involved with the planning of our annual neighborhood block party? Contact Alana Cober at [alana\\_cober@hotmail.com](mailto:alana_cober@hotmail.com).

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## Who's Who . . .

### BOARD OF DIRECTORS

#### President:

Craig Dellorso  
email:

[president@prosperityheights.org](mailto:president@prosperityheights.org)

#### Vice President:

Steve Boveri  
email: [boveri5@verizon.net](mailto:boveri5@verizon.net)

#### Treasurer:

Keith Fulk  
email: [kwfulk@aol.com](mailto:kwfulk@aol.com)

#### Secretary:

Andrea Shore  
email: [ProsHeights@aol.com](mailto:ProsHeights@aol.com)

#### Director:

Bill Foster  
email: [tfos@verizon.net](mailto:tfos@verizon.net)

#### Director:

Beth McTigue  
email: [jjmctigue@msn.com](mailto:jjmctigue@msn.com)

#### Director:

Gina North  
email: [thenorths@cox.net](mailto:thenorths@cox.net)

#### Director:

Ellen Perris  
703-208-2269  
email: [eperris@cdwg.com](mailto:eperris@cdwg.com)

#### Director:

Heath Weems  
email: [heath.weems@yahoo.com](mailto:heath.weems@yahoo.com)

### TRASH AND RECYCLING:

AAA Rainbow  
4619 West Ox Rd., Fairfax, VA 22030  
703-818-8222

### STREET SIGNS:

Fairfax County: 703-934-2840

### ALL OTHER ROAD SIGNS:

VDOT: 703-383-8368

### STREETLIGHT OUTAGES:

Report them to  
Dominion Virginia Power  
888-667-3000

## Prosperity Heights HOA Board of Directors

The 2008 HOA Annual Meeting was held in conjunction with Prosperity Day on October 4. Board members Steve Boveri, Andrea Shore, Bill Foster, Ellen Perris and Gina North were all reelected to the Board for another two-year term. The homeowners in attendance also elected Heath Weems to join the Board. Heath and his wife, Emily, have lived in Prosperity Heights since 2007. Heath works for a large trade association in Washington, DC, advocating on health, education and workforce policy. He holds a bachelors degree from Texas Tech University in Lubbock, Texas. Emily works in government affairs for a Virginia based financial institution. Heath and Emily have two beagles, Andy and Sebastian.



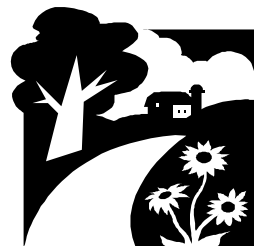
*Prosperity Heights Wishes You  
A Wonderful Spring!*

## Keep the Sidewalks Clear

Now that the weather is becoming warmer, residents are getting out of the house for walks around the neighborhood. Whether it is adults walking dogs, children riding bikes and tricycles, or parents with strollers, we all faced with the same problem . . . shrubs and trees encroaching upon (or completely blocking) the sidewalk.

Please take a moment to look at the front of your property to see if this is happening. If it is, we ask that you trim branches back to allow your neighbors to use the sidewalk without getting hurt.

For those homeowners who have a streetlight in front of their house, we also ask that you trim back any tree branches that have overgrown the streetlight. The primary purpose of the streetlights is for the safety of those in our community; they have been spaced apart at intervals providing continuous illumination from one light to the next. Any trees blocking the streetlights are defeating the purpose of having the light.



## LOCAL NEWS FOR PHHOA RESIDENTS . . .



### Falls Church High School Donation

At the HOA Board meeting on October 21, the Board voted unanimously to donate \$500 to the Falls Church High School All Night Graduation Celebration. This event keeps our local graduates off the streets and out of harm's way on one of the riskiest nights of the year for them. They are celebrating with each other in a safe, fun, alcohol- and drug-free environment.

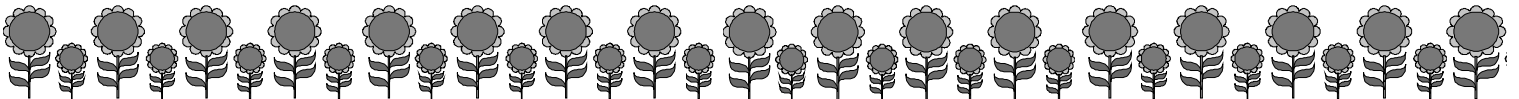
It is a costly event, approximately \$30,000, but well worth it. The parent volunteers on the ANGC committee raise all the funds, do all the organizing, chaperoning, etc. in order for the party to happen. It is the local community, businesses, and Falls Church High School supporters that make this possible through donations of money, supplies, and door prizes. We have supported this event in the past and again have chosen to make a monetary contribution to assist this worthy cause.

### News from Camelot Elementary School . . .

Get ready for summer! A host of summer enrichment opportunities are available for children of all ages. Two new full-day camps are being introduced: **Kids' Campus** provides language, art, dance and fitness experiences for students in grades K-6. For sixth through eighth graders, **Get an Edge** camps provide skill-building in writing, foreign language study, math, and keyboarding. Additional enrichment opportunities are also available. Registration has already begun, so don't delay if you are interested. You can also attend a "Summer Activities Information Night" at Camelot on May 11<sup>th</sup> from 6:45 – 8:00pm.

For more information, go to <http://www.fcps.edu/DIS/OACE/KidsandTeens.htm>.

If you have a student who will begin kindergarten in the fall and you have not already notified the school, please call the office at (703) 645-7000 to let them know. They will mail you a registration packet.



## Neighborhood Maintenance

The HOA was contacted by the Fairfax County Department of Public Works & Environmental Services regarding the "gully" off Monarch Lane, between Van Court and Happy Heart Lane. The gully is a Chesapeake Bay preservation area, and it has years of accumulated sediment and debris that needs to be cleaned out.

Several of the key players from the County explained the project to the Board at a meeting in March, and the plan was approved by the Board. This project is aimed at improving this 25-year-old Storm Water Management Pond to provide better water management as well as the esthetics. The Board of Supervisors of Fairfax County has now approved the *Prosperity Heights Storm Water Management Pond Maintenance and Upgrade Project*.

The work is scheduled to begin as early as June and should last for about 90 days. The work will require county vehicles, including trucks, to be in the neighborhood, but will not affect Monarch Lane traffic. The end result should make the area much safer and more attractive. If you have any questions please contact Craig Dellorso at [c\\_dellorso@cox.net](mailto:c_dellorso@cox.net).



# PROSPERITY HEIGHTS ARCHITECTURAL GUIDELINES

With spring often comes the urge to make improvements to our homes or property before winter sets in. Please remember to review the Prosperity Heights Homeowners Association ACC Architectural Standards before beginning any project on your property or the exterior of your home. (All homeowners should have a copy of the standards.) The architectural standards help residents maintain the property value of all the homes in our neighborhood; preserve a sense of community and avoid potential sources of friction between neighbors; and contribute to a safe environment for everyone.

Changes to your property that must be approved by the PHHA ACC include (but are not limited to): installing fences or walls of any type in any location; sheds; decks; patios; awnings; retaining walls; permanent barbecue grills; driveways; and in-ground pools and ponds. Also note that hedges/bushes or trees that are planted in front or side yards to act as a fence must also be approved. All additions to your home as well as changes in the color of your siding and/or shutters must be approved as well. Please see the complete Architectural Standards for more details.

All requests to make exterior changes to your property must be made on a special form called the Prosperity Heights Exterior Alteration Application. This form may be obtained from the Prosperity Heights website ([www.ProsperityHeights.org](http://www.ProsperityHeights.org)), or from Board VP Steve Boveri via e-mail or in hard-copy form. You must allow up to 30 days for review of this form, so be sure to submit it well in advance of starting a project that requires approval. If you have any questions, please contact Steve.



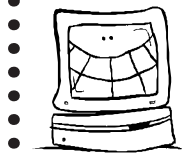
## Looking for a Babysitter?

Or someone to look after your pet? Are you in need of a night out, or even just a chance to get things done around the house? If so, please call Bethany (18) or Kayleigh (16) Boveri. Both are experienced babysitters.

## Beltway Construction

Hopefully by now most of us have learned to incorporate an extra 5-10 minutes to reach 495 North from our neighborhood. Unfortunately the demolition of the Gallows Road bridge over 495 will require this detour for the next three years. The beltway is being widened by two lanes on each side of our little section of the highway, causing this rebuilding of the bridges.

If you want more information about this project or the Metrorail project that is tearing up Route 7 at Tysons, there is a website with all the information: [www.VAmegaprojects.com](http://www.VAmegaprojects.com).

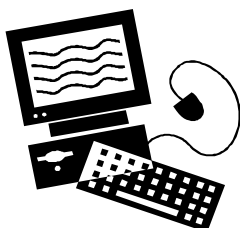


Visit the Prosperity Heights HOA Website:

[www.prosperityheights.org](http://www.prosperityheights.org)

## Looking for in-home computer support?

TechieTeachers.com provides assistance with WIRELESS networking, computer upgrades, Internet safety features, and general trouble-shooting at reasonable rates. Video production and editing (including slide shows for weddings, reunions, graduation, etc.) as well as VHS to DVD transfer also available. Contact Scott at [slieberman@techieteachers.com](mailto:slieberman@techieteachers.com) for more information.



# PROSPERITY HEIGHTS HOA

DESCRIPTION	BUDGET 2008	BUDGET 2009	ACTUAL JAN-DEC 08	OVER (UNDER)
<b>INCOME</b>				
Dues Income	86,320	87,360	87,876	1,556
Homeowner Packets	1,000	800	800	(200)
Interest Income	3,600	2,500	2,337	(1,263)
Late Fee Income	210	300	823	613
Legal Fee Reimbursement	--	--	--	--
Other Income	600	--	--	(600)
<b>TOTAL INCOME</b>	<b>91,730.00</b>	<b>90,960.00</b>	<b>91,836</b>	<b>106</b>
<b>EXPENSES</b>				
<b>Operating Expenses:</b>				
Bad Debts	--	--	--	--
Bank Service Charges	75	75	62	(13)
Communications/Newsletter	1,200	1,200	1,170	(30)
Office Expense	200	250	223	23
Postage	600	600	251	(349)
Printing	1,500	1,500	--	(1,500)
Social	4,000	4,000	3,555	(445)
FCHS Grad Party	--	--	500	500
Grounds Maintenance	6,000	7,500	7,183	1,183
Trash Removal	70,751	69,364	69,364	(1,387)
Electricity	220	220	195	(25)
Audit & Tax Prep	975	975	--	(975)
Insurance	3,000	3,200	3,058	58
Legal/Attorney	500	500	175	(325)
Management Fee	3,000	3,000	--	(3,000)
License Fees	70	70	25	(45)
Taxes (Federal)	--	--	--	--
Taxes (State)	--	--	--	--
<b>TOTAL OPERATING EXPENSES</b>	<b>\$92,091</b>	<b>\$92,454</b>	<b>\$85,762</b>	<b>(\$6,330)</b>
<b>NET INCOME (LOSS)</b>	<b>(\$361)</b>	<b>(\$1,494)</b>	<b>\$6,074</b>	<b>\$6,435</b>

## FAIRFAX COUNTY PARK AUTHORITY . . .



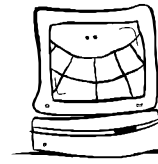
### Discover Our Local Nature Center

**Saturday, May 23 & Sunday, May 24**

**Backyard Games and Outdoor Fun**--Celebrate National Backyard Games Week at Hidden Oaks Nature Center (7701 Royce Street, Annandale) from 2 to 3 pm! Children, ages four and older with an adult, play outdoor games with a nature twist. Stay afterwards and discover the fun of slowing down and exploring the woods in Nature Playce! Prepaid reservations are canceled. The cost is \$5 per child. To reserve, call 703-941-1065.

**Saturday, May 30**

**Goodnight Walk: Sounds of the Night**--Learn about animal sounds and then take a night time stroll along the Old Oak Trail to practice your new listening and identifying skills at Hidden Oaks Nature Center from 7:30 to 8:30 pm. Participants should be four or older with an adult. Prepaid reservations are required. The cost is \$5 per person or \$15 per family. To reserve, call 703-941-1065.



### Visit the Parks' Page!

[www.co.fairfax.va.us/parks](http://www.co.fairfax.va.us/parks)

There's a lot going on at your Fairfax County Parks—enough to fill all your leisure hours and satisfy every recreational interest.

Visit the Parks' Page now to register for classes and summer camps. Or plan your next outing to a Fairfax County RECenter, campground, golf course, farmer's market or picnic area.

You can also subscribe on-line to ResOURces, a free newsletter about the wonderful natural and historical resources available in Fairfax County.

## HOA Annual Assessments Due Soon



It is that time of year . . . the annual HOA assessment invoices will be mailed out at the end of May. The dues payments of \$420 per home are due July 1, 2009. A penalty will be assessed after July 31. Curious where your money is going? The full budget is shown on page 5 of this newsletter.

### PROSPERITY HEIGHTS HOMEOWNERS ASSOCIATION

c/o 3340 Monarch Lane  
Annandale, VA 22003