

Prosperity Heights Newsletter

Spring 2016 • www.prosperityheights.org

In This Newsletter

1. Annual meeting May 5, 2016–7:30pm–Camelot Cafeteria & Board Openings
2. Board of Directors List
3. Thank You Neighbors!
4. 2016 Budget
5. HOA Dues
6. Pipestem Signage
7. Ice Cream Social (Date TBD)
8. Trees & RPAs in Prosperity Heights

Prosperity Heights Annual Meeting May 5, 2016

The Prosperity Heights Annual Meeting will be Thursday, May 5, at 7:30 pm in the Camelot Elementary School cafeteria. We will be electing four Directors to the Homeowner's Association Board and discussing the budget for 2016.

We encourage residents to consider serving as a Director on the Association Board. A broad representation from across the neighborhood aids in keeping residents more fully informed should issues arise of neighborhood concern. Terms are for two years, and our Governing Documents require four Board meetings per year. If interested in possibly serving, please contact any current Board member.



Board of Directors

John Hilboldt	President, john.hilboldt@heritage.org
Kristin Rule	Vice President, dontbekruel@gmail.com
Gina North	Secretary, 703-573-5882, thenorths123@gmail.com
Keith Fulk	Treasurer, 703-560-1072, kwfulkcpa@gmail.com
Bill Foster	Director, 703-698-5716, tfos@verizon.net
Dave Dresser	Director, d.dresser@40thieves.info
Levenie Hughes	Director, levenieh@gmail.com
Michaeline Powell	Director, michaeline21@verizon.net
Brad Wilhelm	Director, bsw81@aol.com

Thank You Neighbors!

We would like to thank all the homeowners who have complied with the HOA's reminder to place trashcans and recycling bins out-of-sight as required by our Association guidelines. Hidden trash containers make the neighborhood look nice and neat and help retain our investments in our homes. Thank you for helping out!

HOA Dues

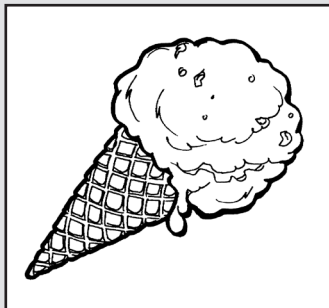
Annual statements will be issued in July 2016. This year, **dues will be reduced back down to \$450, as we have made up the cost of the playground.**

Our Homeowners Association annual dues cover the cost of routine weekly trash, recycling pick-ups, play ground maintenance, grass cutting, and other maintenance of our common areas as well as basic administrative items and occasional neighborhood activities.

Association dues are a separate obligation of each household or homeowner. They are not automatically included as part of mortgage escrow accountings such as insurance and property tax payments. Your prompt payment is much appreciated.

July 2016 Ice Cream Social

In 2015, 130 people attended the Ice Cream social at the playground area on Monarch Lane. It was such a success that we plan to do it again this summer. We will once again have Scoops2U as the vendor. Tickets will be distributed in the line and each resident will be offered one free ice cream treat. The date, in June or July, will be announced via email and facebook as soon as possible.



ADVERTISEMENT

Music Lessons In Your Home with Tolbert Music, LLC!

Music lessons in your home! Experienced professionals that serve students on all instruments, of all ages, skill levels, and needs.

Contact our lesson coordinator for details:

christophertolbert21@gmail.com
315-532-3883
tolbertmusicllc.com

Pipestem Signage

The pipestem signs were in disrepair and have been removed. Since the sign requires a permit, the process to replace signs is cumbersome and costly. If you have any questions, please contact Michaeline Powell at michaeline571@gmail.com.

Trees & RPAs in Prosperity Heights

Do you know that some areas in Prosperity Heights (some right behind our homes) are designated Resource Protected Areas (RPAs)? Trees in an RPA are protected; and, even if dead, cannot be taken down or removed without approval from Fairfax County.

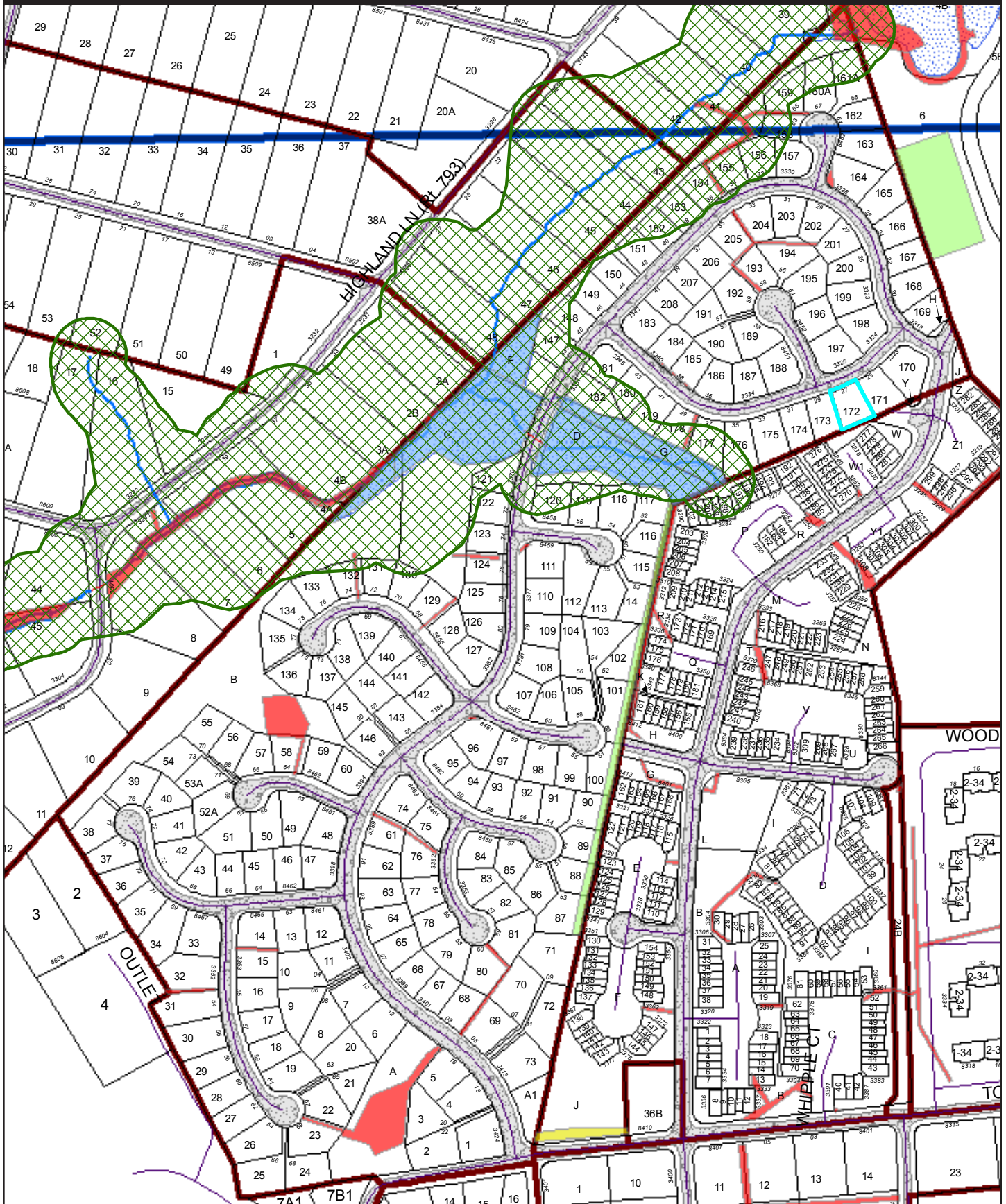
Recently, we had a complaint about a very tall, dead tree in a Common Area behind Ararat Court. The Board placed a call to the County Urban Forest Management division (703-324-1770) to determine if the tree was in an RPA .

Upon RPA confirmation and before the tree could be taken down, a county representative had to determine if removal was appropriate. Then, subject to the County's restrictions, the Board had to submit a signed Chesapeake Bay Preservation Ordinance Exemption/Exception Request to the County IN PERSON and enclose a justification letter with pictures. When approved, the County provided a permit "to disturb the RPA" given that the tree to be taken down be done by hand with the use of a chainsaw and/or handsaw. The downed tree was left to remain in the RPA in compliance with The National Wildlife Federal Guidelines that suggest the removal of dead material can mean a loss of habitat for animals in the ecosystem.



To find out if you have a Resource Protection Area on or near your property, consult the map on the following page, Google the Fairfax County Digital Map Viewer, or reference your property records. **Please do not dump trash or yard debris in our RPAs or Common Areas.**

Resource Protected Areas in Prosperity Heights



Resource Protected Areas are in green hash marks

Drainage easements are in red

Flood plain easements are in blue