

SUGARLAND RUN



**JUNE 2020
NEWS**

SUGARLAND RUN HOMEOWNERS ASSOCIATION

200 Greenfield Court, Sterling, VA 20164 ■ manager@srhoa.com ■ 703-430-4500 (phone) ■ 703-430-4501 (fax)
www.srhoa.com

WHAT'S HAPPENING

2020 Pool Season: The Board of Directors has reluctantly made the decision that the pool will not open this season. This decision was reached after much discussion at recent Board meetings and in consultation with our pool management company and, Sequoia Management, as well as guidance currently being offered by CDC, state and local government agencies.

The safety of residents and staff is our highest priority. The challenges presented by COVID-19 to maintain a safe environment for everyone would require constant cleaning and disinfection of high contact areas and hard surfaces as well as enforcement of social distancing as currently recommended by state and local agencies. It is important to remember that those additional duties would require lifeguard staff to take their attention away from their primary responsibilities of patron surveillance and injury prevention and would have a negative effect on pool operations.

The Board will continue to work with our pool management company to ensure that the pool is adequately maintained during this extended closure.

Thank you for your understanding.

SRTHOA: The Sugarland Run Townhouse Owners Associations Board of Directors would like to remind all residents that American Disposal will only be picking up trash in the bins. Please **DO NOT** leave large bulk items in the common areas. The association has been spending a lot of money to dispose of this trash! If you have bulk trash that needs to be picked up please contact American Disposal at 703-368-0500

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NOTICE



BE AWARE – The Sugarland Run HOA Board would like to inform all residents that if you see something say something. The Sheriff's Office responds to all inquiries and need your help! If you are present during unlawful activity please call 911 in case of emergencies or the non emergency phone number is (703) 777-1021





COMMUNITY CONTACTS

Sugarland Run HOA/THOA

Community Manager

Gabriela Garza, CMCA®, AMS®
Sequoia Management Co., Inc.
manager@srhoa.com
703-430-4500 (phone)
703-430-4501 (fax)

SRHOA Board of Directors

srhoa_board@srhoa.com
Meets 1st & 3rd Wed at 6:30 pm
Raed Muslimani, President
Karl Acorda, Director
Marc Raphael
Jorge Frapiccini
Diane Bayless
Jimmy O'Connor, Treasurer
Sonia Ballinger, Secretary
Glenys Wright, Vice President
Dave Webster

SRTHOA Board of Directors

thoa_board@srhoa.com
Meets 2nd Wed at 7:00 pm
Patrick Noto, President
Marie Thomen, Secretary
Marit Hughes, Vice President
Ellen Piacente

Architectural Review

Committee (ARC)

arc@srhoa.com
Meets 2nd Tues at 7:30 pm
Misty Young
Dawn Cardinal
Glen Bayless

Community Activities

Committee (CAC)

cac@srhoa.com
Meets 4th Tues at 7:00 pm

Sugarland Square Association

Patriot Properties
571-291-2165
Jake Kelly, Manager

Hunington Ridge I

TWC Management
703-437-5800
Sarah Helander, Manager

Hunington Ridge II

GHA Community Management
703-752-8300

Hunington Ridge III

GHA Community Management
703-752-8300

Emergency

911

Sheriff's Office Non-Emergency

703-777-1021

Loudoun County Animal Control

703-777-0406

Battlefield Towing (THOA)

703-378-0059

American Disposal (THOA)

703-368-0500

VDOT Service Request

800-367-7623

IMPORTANT INFORMATION

ARCHITECTURAL CHANGES

All Exterior Modifications need to be approved by the ARC. Applications are available on the website or at the office.

BOARD MEETINGS

All Board Meetings are open to all residents.
1st HOA Meeting at the Community Center.
2nd HOA Meeting at the Community Center.
THOA Meeting at the Community Center.

TOWNHOUSE SERVICES

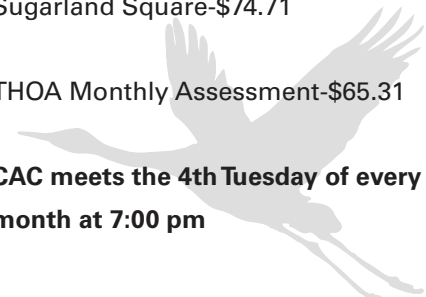
Trash removal Monday and Thursday.
Snow Removal
Common ground care

HOA MONTHLY ASSESMENTS

Single Family-\$74.71
Townhouse-\$74.71
Hunington Ridge-\$37.34
Sugarland Square-\$74.71

THOA Monthly Assessment-\$65.31

CAC meets the 4th Tuesday of every month at 7:00 pm



Forms, Meeting Minutes, Guidelines and More Information
Available at the Community Office and
www.srhoa.com



DIRECTORS' CORNER

Hello Neighbors

As you may be aware the SRHOA Board of Directors has been working diligently over the past year on the process of amending our HOA governing documents. This has included reviewing the existing documents, determining the changes that would have the most benefit, hosting townhall meetings to obtain resident feedback and input, and consulting with our legal team.

Our Association still operates under the original governing documents from the early 1970s. To say these documents are outdated is an understatement. They prevent our community from taking advantage of technological changes - electronic communication and voting for example. They make it impossible for the Board to pursue opportunities that would provide value to our community – an example of this would be generating revenue from the rental of community facilities to non-members.

I've been a homeowner in Sugarland Run for over 20 years, but it is only in the last 18 months as a Board member that I have really taken the time to gain an understanding of the HOA governing documents and their limitations. As a homeowner, I have grumbled at the requirement for ARC approval of home improvement projects. As a homeowner, I've grumbled at the receipt of violation letters over trash cans. But as a homeowner who purchased property that is governed by an HOA, I also have a responsibility to abide by the HOA rules and regulations, regardless of whether I feel they are outdated or unfair.

The Board has now hosted several community townhall meetings about the governing documents and I would like to thank those who have participated in them. Your feedback, ideas and suggestions have helped refine the proposed amendments. As we continue through this process I encourage everyone to review the detailed and updated changes that are available on the www.srhoa.com website and join future townhall meetings as they are scheduled.

One way to keep up to date with SRHOA news - dates of meetings, governing document updates, etc. - is to subscribe to the Newsletter email list on the homepage of the www.srhoa.com website and follow the Sugarland Run Homeowners Association official Facebook page (<https://www.facebook.com/Sugarland-Run-Homeowners-Association-369250356528635/>).

Stay safe, stay well.

Glenys Wright
Vice President, Sugarland Run HOA Board of Directors

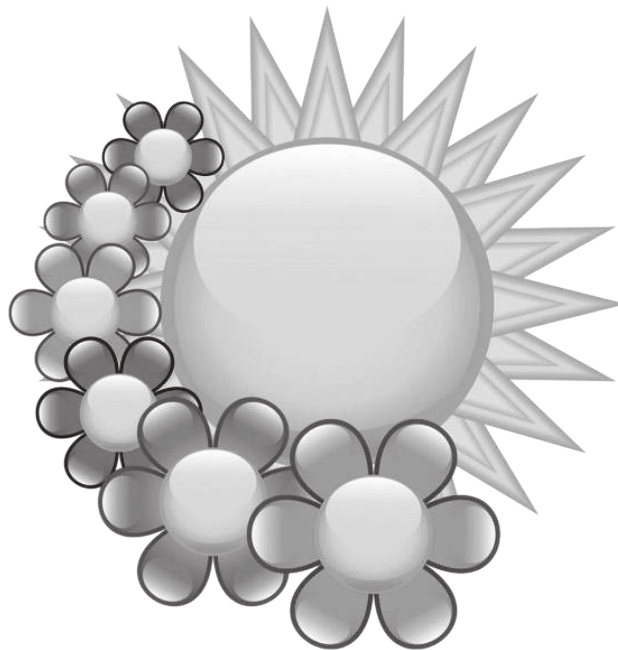


AMENDMENT OF DOCUMENTS

As many of you may or may not know our association still operates under our original documents from the early 1970s. Our out of date documents have at times restricted the board from taking action on initiatives like electronic communication, electronic voting, and enabling organizations that provide value to the community access to our facilities.

The SRHOA has been working diligently for the past year to begin the process of amending our HOA documents including reviewing our existing documents, determining recommended changes, hosting townhalls to obtain resident feedback and input, and consulting recommendations with our legal team.

Over the next few months, the board will be hosting a series of Townhalls to review and solicit feedback from you on the recommended Declaration and Declarations of Covenants, Conditions and Restrictions (CCR) changes. Please visit our website www.srhoa.com for up to date information. Should you have any questions please feel free to send an email to manager@srhoa.com





APPLICATION FOR ARCHITECTURAL IMPROVEMENT

HOA Account # _____

THOA Account # _____

For complete information on the Architectural Review Committee and procedures, please refer to the ARC Guidelines and the Declaration of Covenants, Conditions and Restrictions. Please be sure to fill out this form in its entirety, to include any supporting documentation as required by the ARC Guidelines.

NAME: _____ DATE: _____

SINGLE FAMILY: _____ TOWNHOUSE: _____

ADDRESS: _____

PHONE NUMBER: (C) _____ (O) _____

EMAIL: _____

CURRENT SIDING COLOR: _____ CURRENT ROOF COLOR: _____

CURRENT TRIM COLOR: _____ CURRENT WINDOW COLOR/MATERIAL: _____

DESCRIPTION OF PROPOSED IMPROVEMENT: _____

Contractor's Name: _____ **License #:** _____

ESTIMATED START DATE: _____

ESTIMATED END DATE: _____

I agree to comply with the Declaration of Covenants, Conditions and Restrictions, ARC Guidelines and County building codes in making the above improvement(s). Permission is hereby granted for the members of the ARC and appropriate SRHOA staff to enter onto my property to make reasonable inspections of the requested improvement location (s). **I understand that the display of Contractor signs is NOT permitted.**

OWNERS SIGNATURE _____

DATE _____

ARC DECISION

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JUNE 2020

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1	2	3 HOA Meeting 6:30 pm	4	5	6
7	8	9 ARC Meeting 7:30 pm	10 THOA Meeting 7:00 pm	11	12	13
14	15	16	17 HOA Meeting 6:30 pm	18	19	20
21	22	23 CAC Meeting 7:00 pm	24	25	26	27
28	29	30				

JULY 2020

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1 HOA Meeting 6:30 pm	2	3	4
5	6	7	8 THOA Meeting 7:00 pm	9	10	11
12	13	14 ARC Meeting 7:30 pm	15 HOA Meeting 6:30 pm	16	17	18
19	20	21	22	23	24	25
26	27	28 CAC Meeting 7:00 pm	29	30	31	

COMMUNITY BUILDING RENTALS

AVAILABILITY	DEPOSIT	RENTAL COST
8:00 a.m. - 12:00 midnight	\$500.00	\$25.00 per hour (Office Building)
		\$40.00 per hour (Community Center Without Kitchen)
		\$50.00 per hour (Community Center With Kitchen)

ALL RENTALS REQUIRE A 4-HOUR MINIMUM

DOG WASTE

The Sugarland Run Board of Directors would like to remind everyone that all pets should be leashed. Also, there are several dog waste stations throughout the community that are available to all residents.

Please clean up after your pets!



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Sugarland Run News
Sugarland Run Homeowners Association
200 Greenfield Court
Sterling, VA 20164

 PRINTED ON RECYCLED PAPER USING SOY-BASED INK.
AS A RESULT OF THIS NEWSLETTER 2 TREES HAVE BEEN PLANTED!

Dealing with Nature's Changes by Diane Bayless

With many people staying close to home lately, gardens throughout Sugarland have received more attention which has been good for the gardens and the gardeners. I am retired so should have plenty of time in my garden in normal times, but I am often volunteering at school gardens or offering garden science lessons in schools. This year those lessons came to an abrupt halt. Once I created a wrap-up garden video for the students (available on the Sugarland ES website or here: <https://www.wevideo.com/view/1673354904>) I was able to spend some much needed time in my own garden.

One of the things that attracted us to Sugarland forty plus years ago was the natural setting, unlike many other neighborhoods that looked like a flat field with houses plopped down. Sugarland had mature trees, gentle hills and an abundance of wildlife. Those features now occasionally cause headaches for homeowners. I have learned to embrace the wildlife, even when they do occasionally devour my plants. Many of the trees have outgrown the space allotted to them, either by nature or a homeowner, and their roots meander underground becoming a nuisance to driveways and foundations. Some, like the ash trees, have succumbed to disease or insects or are reaching the limits of their lifespan.

The gentle hills now cause runoff problems and flooded backyards, often because soil has naturally eroded and changed the contour. I wrote about water issues in September 2018, but needed to address it in my yard this year. The first task was to clean out the "rock river" that was part of the French drain and water mitigation system we put in several years ago. When first installed this helped to direct the flow of water away from our house and kept our backyard from becoming a lake during heavy rains. Over the years soil has gradually washed down the hilly path and into our yard, filling in the rock river so it no longer functioned as designed. It took me nearly a month to dig out the encroached soil and put the rocks back in place. I also added more cover plants on high ground to retain water and added some rain garden plants to help clean and slow the water before it runs under the fence to connect with the neighbors' own rock river. I know these are temporary solutions because water and soil – like trees – move and change constantly at their own pace. That is part of gardening – and home ownership. There is always a new task to be tackled!

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