

SUGARLAND RUN



APRIL 2021
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

THOA Annual Meeting: The Sugarland Run THOA Board of Director's annual meeting is May 12, 2021. If you are interested in running for the board please contact the office. Please be on the lookout for your proxy and please fill out and sign and return.

ARC Applications: If you plan on submitting an ARC application of improvement please ensure you have filled out the form entirely, giving a thorough description of the work, added materials, dimensions, colors and signed the form. Any applications that are not completed will be returned. Please email your request to administrative@srhoa.com

Amendment of Documents: The Sugarland Run Homeowners Association Board of Director's have mailed everyone the amendment of documents information packet and the ratification forms. The summary of the amendments is in this newsletter for information purposes. We are asking that all homeowners that agree with the changes please mail the original **two ratification forms** back so that we can count you in! If you did not receive a packet please contact the office so that we can mail you one, you can pick one up at the office or there is a printable version on the website www.srhoa.com

INSIDE

Contacts.....	2
Directors' Corner	3
Sugarland Run Dolphins	4
Application Architectural Improvement.....	5
Calendar	6
Amendment Summary Statement	7

NOTICE



50th Anniversary: The Sugarland Run Homeowners Association celebrated it's 50th anniversary on February 11, 2021. Sugarland Run began development in 1971. The first family to settle in was January 20, 1971, into the Stone House on Kale Ave. In June 1972 the Sugarland Community Center was built and by July, 1972, the pool was opened. By November 1973, the 1000th family moved into Sugarland. In 1986 a cookbook was published at the 20th anniversary. Congratulations to all owners on this great milestone.





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
Marc Raphael, Treasurer
Jorge Frapiccini
Glenys Wright, Vice President
Jen Heffern, Secretary
Jeff Kozak
Patricia Pruden
Christopher Fullerton
Heather Parker

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

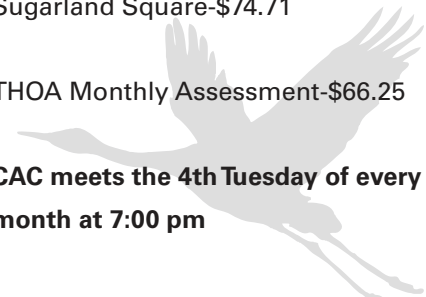
Trash removal Monday and Thursday.
Snow Removal
Common ground care

HOA MONTHLY ASSESMENTS

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

THOA Monthly Assessment-\$66.25

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

At recent Board meetings there has been discussion about the 2021 pool season. A representative from High Sierra Pools joined the SRHOA Board meeting on March 3rd to talk through some of the issues they faced opening pools last year as well as those they anticipate could be challenges for the upcoming pool season. This is likely to be an ongoing topic of interest at Board meetings in the lead up to, as well as during, the 2021 pool season. While the Board is committed to opening the pool this year, guidance from local and state agencies as well as the pool management company will be used to ensure it is done in the safest possible way.

If you are one of the residents that uses the tennis courts, you may have noticed that the court surface is not in the greatest shape. The Board is looking at proposals to resurface the courts, with the resurfacing work to occur during the warmer summer months. This will mean that the courts will have to be closed. Your patience and understanding while the work is undertaken is appreciated.

Another upcoming project that will create some inconvenience to residents is the patching of the community center/pool/HOA office parking lot. The project is slated for late Spring, but the weather will play a large role in determining when this work will occur.

In response to resident concerns and complaints, a No Loitering sign was recently installed at the Willow Lake spillway. The sign was in place for approximately three days before it was stolen. This, like any other act of vandalism throughout the community, is very disheartening. It would be unrealistic to expect that every resident will agree with every decision made by the Board, but those decisions are made after consideration of all the information available and for the benefit of the community as a whole. The place to make disagreements heard is during the open resident forum at one of the regularly scheduled Board meetings.

As a reminder, SRHOA Board meetings are held on the first and third Wednesday of every month at 6:30pm and, due to the pandemic, are currently being held via Zoom. Zoom details are posted on the SRHOA website on the day of the meeting and emailed to those signed up for email communications. The open resident forum is usually between 6:35pm and 7:00pm.

Glenys Wright
Vice President, Sugarland Run HOA Board of Directors



GARBAGE REMOVAL



**Looking for something fun and active
for your kids this summer?**

Join your neighborhood swim team!

WHO? All Sugarland Run resident swimmers ages 5-18 welcome
(must be able to make it unaided across the pool)

WHEN? Swim practices planned for June 1 – July 23*

WHY? Learn all four competitive strokes, get to know your neighbors, and have fun!

For more information, go to our website:
www.tinyurl.com/srdolphins

**The Dolphins Executive Board has begun planning for the 2021 swim season. Updates regarding the season will be made as the season gets closer.*





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



APRIL 2021

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

MAY 2021

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



AMENDMENT SUMMARY STATEMENT

We hope you are doing well and staying safe during these uncertain times.

As you may know, the Sugarland Run Homeowner's Association, which you are a member of, has been operating under the governing documents originally set up by the developer of our community in the early 1970's. Unfortunately, those documents were not established with the long-term management and improvement of Sugarland Run in mind—although as our legal governing documents, we are required to abide by them.

Your elected HOA Board of Directors has undertaken a year-long process of reviewing and revising these documents. With the valuable input of community members over the past several months, the Board of Directors has selected two priority changes to make in the HOA governing documents, including:

- 1) Enable homeowners to vote on HOA matters via electronic voting and in-person voting, at the homeowner's preference (currently, homeowners can only vote in-person)
- 2) Establish 51% as the percentage of majority votes necessary to make changes within the HOA (currently, the percentage of majority votes necessary ranges from 67% to 75% depending on the circumstances).

Our existing governing documents from the 1970's need to be updated in order to permit these changes—and this requires your vote as a homeowner. We hope you will vote in favor of these changes. Enclosed you will find the updated governing documents, in draft form, and instructions for voting.

As a homeowner, you have a vested interest in ensuring Sugarland Run is a high-quality place to own a home. The two changes we are asking you to approve now are small, but important changes that will allow better management of the community now and into the future.

This is a time sensitive matter. Please submit your vote ASAP. Thank you in advance for taking a moment now to review these recommended changes and send in your vote.

If you have questions (se habla español), please do not hesitate to contact our HOA Property Manager, Gabriela Garza, at 703-430-4500 or manager@srhoa.com.

Sincerely,
Sugarland Run Board of Directors

Como ya sabrá, la Asociación de Propietarios de Sugarland Run, de la que es miembro, ha estado operando bajo los documentos de gobierno originalmente establecidos por el desarrollador de nuestra comunidad a principios de la década de 1970. Lamentablemente, esos documentos no se establecieron teniendo en cuenta la gestión a largo plazo y la mejora de Sugarland Run, aunque, como nuestros documentos de gobierno legal, debemos cumplirlos.

La Junta Directiva de la Asociación de Propietarios elegida ha emprendido un proceso de un año de revisión y revisión de estos documentos. Con la valiosa aportación de los miembros de la comunidad durante los últimos meses, la Junta Directiva ha seleccionado dos cambios prioritarios para realizar en los documentos rectores de la Asociación de propietarios, que incluyen:

- 1) Permitir que los propietarios voten sobre asuntos de la Asociación de propietarios mediante votación electrónica y en persona, según la preferencia del propietario (actualmente, los propietarios solo pueden votar en persona)
- 2) Establecer el 51% como el porcentaje de votos mayoritarios necesarios para realizar cambios dentro de la HOA (actualmente, el porcentaje de votos mayoritarios necesarios varía del 67% al 75% según sobre las circunstancias).

Nuestros documentos de gobierno existentes de la década de 1970 deben actualizarse para permitir estos cambios, y esto requiere su voto como propietario. Esperamos que vote a favor de estos cambios.

Adjunto encontrará los documentos rectores actualizados, en forma de borrador, e instrucciones para votar. Como propietario de una casa, tiene un gran interés en garantizar que Sugarland Run sea un lugar de alta calidad para ser propietario de una casa. Los dos cambios que le pedimos que apruebe ahora son pequeños, pero cambios importantes que permitirán una mejor gestión de la comunidad ahora y en el futuro.

Este es un asunto urgente. Envíe su voto lo antes posible. Gracias de antemano por tomarse un momento para revisar estos cambios recomendados y enviar su voto.

Si tiene preguntas (se habla español), no dude en ponerse en contacto con nuestra Gerente de la propiedad de la Asociación de Propietarios, Gabriela Garza, al 703-430-4500 o manager@srhoa.com.



PRSR.
STANDARD
US POSTAGE
PAID
DULLES, VA
PERMIT NO. 273

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!

