

Parkfairfax FORUM

The Official Newsletter of the Parkfairfax Unit Owners Association
www.Parkfairfax.info

September 2021
Volume 43, Issue 9

LET'S STOP TALKING TRASH

By Susan Cox

When I asked the founder of Parkfairfax's composting program, Freedom Fonner, why she initiated the endeavor, she incisively replied, "Do we have a choice not to act? Why a program [did not] already exist is the real question here."

Here are some statistics to back up Fonner's retort:

- The U.S. makes up 4% of the world population and 12% of municipal waste (i.e. garbage)
- An American produces on average 1,700lbs of waste a year
- Humans produce enough waste annually to fill 822,000 Olympic-sized swimming pools

Yuck.

Thus, Fonner and her husband organized a PFF composting program...amid a pandemic. With community Zoom meetings, informative slide decks, Board presentations, solid research, and unflagging commitment, they convinced eighty PFF residents to sign up for composting with Key City in September 2020. Today the number of PFF composters is 100. The increase in subscribers means the cost to participate has decreased to \$15/month. That's fifty-cents a day to do your part to save the planet.

But there is an adjustment and learning curve to composting. Current PFF composting coordinator Robin Davis struggled with

how to integrate a composting system into her household. *Where to put the five gallon container? What items may be composted?* Davis' family stuck to it and now are the proud producers of just one plastic trash bag a week—sometimes less—down from 3-5 plastic bags a week. Not only are Davis and other composters decreasing their contribution to the 2.3 billion tons of the world's annual garbage, they are decreasing their role in America's annual 35.7 million tons of plastic trash. That's a double win.

Composting comes with personal benefits too. Twice a year, PFF composters receive from Key City compost for their garden. According to Davis, the delivered organic compost is potent and effective.

Quick facts:

- Pick up is every Thursday right in front of your unit. Key City swaps out the old 15-gallon container with a new one.
- The cost currently is \$15/month.
- If you wish to be a part of the composting movement in PFF, contact Robin Davis at sororobin@gmail.com and visit Key City's website at keycompost.com.



New Residents Reception

Recently moved into Parkfairfax? Please join us for a reception to get acquainted with committees, amenities, neighbors, and Parkfairfax in general.

Join us Saturday, September 18, 2021
10 am - 11:30 am

Refreshments served
(coffee, tea, bagels and donuts)
Sponsored by the
Community Outreach Committee

Party Room:
Parkfairfax Party Room
3360 Gunston Rd.

RSVP: bawilmer@yahoo.com



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Parkfairfax Condominium Unit Owners Association

3360 Gunston Road, Alexandria, Virginia 22302

Phone: 703-998-6315 ♦ Fax: 703-998-8764

Website: www.Parkfairfax.info

BOARD OF DIRECTORS

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A&PB and Landscape Liaison
Term Expires: April 2024

James Konkel

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PFX@ourivycottage.com
Building and Utilities Committee Liaison
Term Expires: April 2022

All Board Members can be contacted by emailing BoardofDirectors@Parkfairfax.info. Also, all Board Members, the General Manager and the Assistant General Manager can be contacted by emailing BoardofDirectors-Mgmt@Parkfairfax.info.

Meetings begin at 7 p.m. at the Association Office. The meeting agenda is posted on the bulletin board outside of the main office. Board package material is available for residents to review at the Association Office and website, www.parkfairfax.info.

COMMITTEE CHAIR CONTACTS

Activities Committee

-Open-

Building and Utilities Committee

-Open-

Community Outreach Committee

Janet Schrader
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Covenants Committee

Eric Keber
covenants@parkfairfax.info

Finance Committee

Margaret Foxwell
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Landscape Committee

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sororobin@gmail.com

Recreation Committee

Paul Friedman
paulfriedman@comcast.net

Transportation and Land Use Committee

Bob Gronenberg
bob2@comcast.net

MAIN OFFICE:

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Dana Cross, ext. 104
dcross@parkfairfax.info

Administrative Assistant/ Newsletter

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rcarey@parkfairfax.info

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Bryan Hudzina, ext. 102
bhudzina@parkfairfax.info

Receptionist

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rmcmurray@parkfairfax.info

USP/Service Coordinator

Guy Andrew, ext. 103
gandrew@parkfairfax.info

Service Coordinator

Tony Carter, ext. 106
tcarter@parkfairfax.info

Hours:

Monday - Friday: 8 am - 5 pm
2nd Saturday: 9 am - 12 pm

MAINTENANCE OFFICE:

Director of Operations

Alonzo Alexander
AAlexander@parkfairfax.info

Jennifer Jett-Bowling
jjett-bowling@parkfairfax.info

1200 W. Glebe Road
Phone: 703-578-3427
Fax: 703-578-9785

HOURS:

Monday - Friday: 7 am - 3:30 pm
After Hours Emergency Number:
1-866-370-2977

Onsite Police Officer

Brian Fromm
Brian.Fromm@Alexandriava.gov

Barkan Management Co.

8229 Boone Blvd Suite 885
Tysons, VA 22182
(703) 388-1005

The Newsletter deadline is the 10th of each month preceding publication month. Email editorial announcements, commercial and classified ads to Ra'Chelle Carey, rcarey@parkfairfax.info.

Publication of advertisements in no way implies an endorsement of the products or services by Parkfairfax Condominium Unit Owners Association or its Board. The opinions of columnists and letter writers are their own and in no way reflect the opinions of Parkfairfax Condominium Unit Owners Association or its Board.

Letters to the Editor of 150 words or less are welcomed from owners, mortgagees or residents of Parkfairfax. It must be signed and include your unit address and phone number (address and phone number will not be published) and submitted by the 10th of each month preceding publication.

August Board Meeting Highlights:

- The Board PASSED a motion approving the June 2021 Reserve Expenditures in the amount of \$77,918.75 and the July 2021 Reserve Expenditures in the amount of \$125,924.79 with funds to come from GL 9901.015, Reserve Expenditures.
- The Board PASSED a motion to approve a foster pet application for a resident of Preston Road.
- The Board PASSED a motion to approve the Building Façade Inspections Walker Consultants with funds to come from 9114.210/1.006 Building Settlement.
- The Board REAPPOINTED Debbie Perez as a member of the Covenants Committee.

BOOK GROUP

I'd Like to Apologize to Every Teacher I Ever Had: My Year as a Rookie Teacher at Northeast High

by Tony Danza

Tuesday, September 21, 7 pm

Parkfairfax party room next to the office



Memoir. 2013, 272 pages. Screen and stage star Tony Danza's absorbing account of a year spent teaching tenth-grade English at Northeast High—Philadelphia's largest high school with 3600 students. Entering Northeast's crowded halls in September of 2009, Tony found his way to a classroom filled with 26 students who were determined not to cut him any slack. They cared nothing about "Mr. Danza's" showbiz credentials, and they immediately

put him on the hot seat. Featuring indelible portraits of students and teachers alike, *I'd Like to Apologize to Every Teacher I Ever Had* reveals just how hard it is to keep today's technologically savvy—and often alienated—students engaged, how impressively committed most teachers are, and the outsized role counseling plays in a teacher's day, given the psychological burdens many students carry. A surprisingly poignant account, filled with hard-won wisdom and feel-good tears.

The group meets on the third Tuesday of every month; everyone is welcome. Please contact Catherine Kitchell at catherinekitchell@gmail.com with any questions.

Join the Meetings Virtually

All meetings will be held through Zoom until further notice. If you would like to join one, please see the contact info below.

A&PB Meetings

Web access: <https://zoom.us/j/6706419056?pwd=WEZSbXRIZHpWUlozOW95TINRUi91QT09>

Phone Dial-In: 877-853-5247

Meeting ID: 670 641 9056

Passcode: 586277

Board Meetings

Web access: <https://zoom.us/j/95236782815?pwd=S01RSIZqQzFHODI0OENEWnRpQUtUZz09>

Phone Dial-In: +1(877) 853-5247

Meeting ID: 952 3678 2815

Passcode: 389608

Covenants Committee Meetings

Web access: <https://zoom.us/j/94388421305>

Phone Dial-In: 888-788-0099

Phone Access Code: 943 8842 1305

Finance Committee Meeting

Web access: <https://zoom.us/j/6706419056?pwd=WEZSbXRIZHpWUlozOW95TINRUi91QT09>

Meeting ID: 670 641 9056

Passcode: 586277

Phone Dial-in: 888-788-0099 US Toll-free

Landscape Meetings

Web access: <https://us06web.zoom.us/j/86074068749?pwd=MGRnZG5ibDJCeFZQm43QytDSFM1dz09>

Phone Dial-In: 888-788-0099

Meeting ID: 860 7406 8749

Passcode: 484695

Find your local number:

<https://us02web.zoom.us/j/kesSVslfLD>

Transportation and Land Use Meeting

Web access: <https://zoom.us/j/91204298577>

Meeting ID: 912 0429 8577

Phone Dial-in: 877-853-5247

Yard Sale



September 18, 8am-12pm

MANAGER'S CORNER

Insurance and Disasters

Are You Adequately Insured?

Condominium owners sometimes assume that the association's master insurance policy is all the coverage they need. The master policy actually only covers the building, not your personal belongings, or any upgrades you've made to your unit. For example, upgraded flooring, new cabinets or appliances, or renovations are generally not covered by the master policy. Neither does it cover parts of the building that are used only by you—like the balcony or the pipes that feed into your unit from the main pipes.

All residents need their own insurance for the insides of their units, their belongings, and any damage that might be caused by something within your unit (such as a leaking toilet). In a few rare cases where coverage is provided under the master policy, you will still be responsible for the deductible. To have your personal belongings and any deductibles covered, you need to invest in a condominium owner's insurance policy, available from most carriers. If you rent your unit be sure to ask about "loss of income" coverage. Please remember the even after a fire or other catastrophic event, your monthly assessments must still be paid. These policies generally cost only a few dollars each month and are well worth it! Be sure to ask about water or sewer backup coverage. Sewer backups are not unheard of, and a standard policy won't cover the damage to your unit without a sewer backup rider.

If you have any questions regarding what type of coverage you need, please contact your insurance agent. The association's agent is also very familiar with the type of coverage condominium owners need and can help you avoid double coverage or gaps in coverage between your personal insurance and the association's master policy.

Be Prepared for Disasters

If you think hurricanes, wildfires, tornadoes and floods won't happen to you or that you don't need to insure against these disasters, you're among the nearly half of U.S. homeowners and renters who lack the insurance coverage to deal with potential losses, according to the National Association of Insurance Commissioners (NAIC).

In a recent NAIC national survey, about 48 percent of homeowners and renters said they did not have an inventory of their possessions. Of those who reported having a checklist, 32 percent had not taken any pictures and 58 percent had no receipts validating the cost of their possessions. In addition, 44 percent of respondents acknowledged that they had not stored their inventory in a separate location.

Here are some tips from the NAIC to help you prepare for disasters:

- Take an inventory of your valuables and belongings. This should include taking photographs or a video of each room. This documentation will provide your insurance company with proof of your belongings and help to process claims more quickly in the event of disaster.
- To enable filing claims more quickly, keep sales receipts and canceled checks. Also note the model and serial numbers of the items in your home inventory.
- As you acquire more valuables such as jewelry or antiques, consider purchasing an additional floater or rider to your policy to cover these special items. These types of items typically are not covered by a basic homeowner's or renter's insurance policy.
- Remember to include in your home inventory those items you rarely use such as holiday decorations, sports equipment and tools.
- Store copies of all your insurance policies in a safe location away from your home that is easily accessible in case of disaster. You may want to store your policies and inventory in a waterproof, fireproof box or in a safe location such as a bank safe deposit box.
- Consider leaving a copy of your inventory with relatives, friends or your insurance provider and store digital pictures in your e-mail or on a website for easy retrieval.
- Know what is and is not covered by your insurance policy. You might need additional protection depending on where you live. Make sure your policies are up to date. Contact your insurance provider annually to review and update your insurance policy.
- Keep a readily available list of 24-hour contact information for each of your insurance providers.
- Find out if your possessions are insured for the actual cash value or the replacement cost. Actual cash value is the amount it would take to repair or replace your home and possessions after depreciation, while replacement cost is the amount it would take to repair or replace your home or possessions without deducting for depreciation. Speak with your insurance provider to determine whether purchasing replacement coverage is worth the cost.

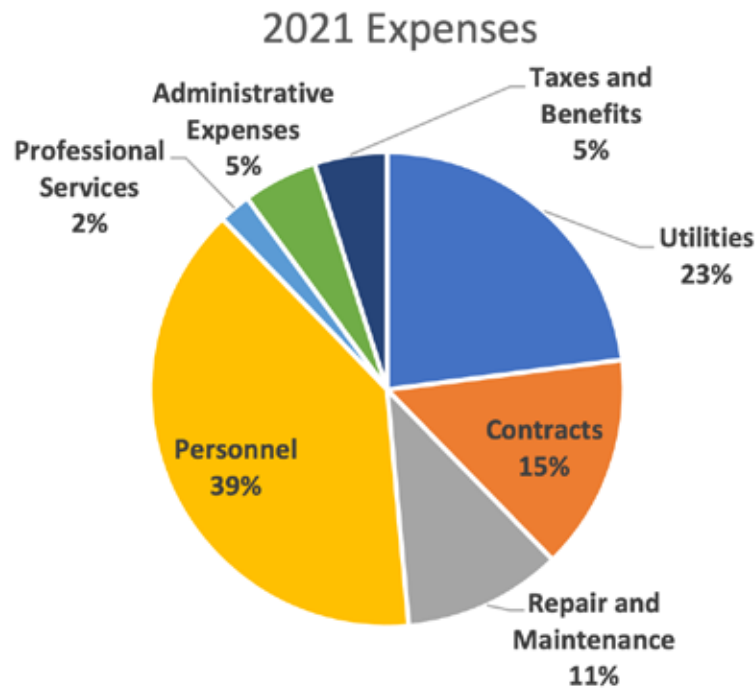
What does your condo fee cover?

By Julie Reynes

Do you remember when your condo fees rose over 10 percent in one year? If so, you have been in Parkfairfax since 2011 when our finances were not as solid as they are today. There are some financial challenges ahead, however.

The Board commissions a study of our reserves every five years. The latest study, finished in 2020, shows we need to begin setting aside more in the future for the amounts needed to maintain our beautiful structures.

The newly formed Finance Committee is studying this issue. There is no reason for concern yet. We are looking at multiple alternatives and have come to no conclusions.



'Manager's Corner' continued from page 4.

- Speak with your insurance provider to find out if your policy covers additional living expenses for a temporary residence if you are unable to live in your home due to damage from a disaster.
- Appraise your home periodically to make sure your insurance policy reflects home improvements or renovations. Contact your insurance provider to update your policy.

For more information, visit www.InsureUonline.org

To opt-in for a hard copy newsletter please reach out to Ra'Chelle Carey at rcarey@parkfairfax.info.

However, so you may be part of the discussion, the Committee would like to start educating owners on the condo fee and what it covers. There are additional income sources in addition to the fees. However, these are small in value.

Below you see the break-out of actual expenses for the 2021 fiscal year (June 2020–May 2021). Expenses totaled \$6.6 million in 2021.

Personnel is the largest expense for Parkfairfax. Our outstanding office, management and repair staff deserve to be well compensated for their hard work.

Lawyers, auditors and Barkan, our condo fee management company, comprise **professional services**.

Administrative expenses include activity expenses such as new gym equipment, printing (which will not continue as we move to an online newsletter) and office supplies. 5% is very low for an association.

Taxes and benefits go with the personnel costs and are the employer side of these expenses.

Utilities includes electricity, water and gas. The water and gas expenses are for the whole complex so condo owners do not need to cover these.

Trash, exterminators, grounds, the pools, and snow removal comprise **contracts** with outside organizations to support the Parkfairfax crew.

Finally, **repairs and maintenance** includes trees, supplies, plumbing, paint and vehicle maintenance.

Though we have not experienced high condo increases recently, looking back through 1995 shows an average annual increase of 4.7%. More soon as the Finance Committee progresses.

SEPTEMBER USP SPECIALS



Door Hardware & Locks

Knocker, Mail slot, Peep hole & Mortise lock—LH: \$350.00

Knocker, Mail slot, Peep hole & Mortise lock—RH: \$325.00

Hardware w/ Deadbolt: \$389.00

Hardware Only: \$182.00

Mortise Lock Only—LH: \$166.00

Mortise Lock Only—RH: \$146.00

Dead Bolt Only: \$84.00

Parkfairfax Activities

Presented by the Parkfairfax Activities Committee

2021 Parkfairfax Upcoming Activities

Annual Doggie Dip



Saturday, September 18th, 2021

10:00am - 12:00pm
Lane Pool

Dogs must be current with vaccinations and well socialized among groups of dogs**

- **No children allowed in the pool**
- **Please ensure your dog enjoys being in water**
- **Please use expandable leashes**

Canceled due to lifeguard shortage!

Newsflash: Parkfairfax Yard Sale Open to Parkfairfax Artists and Entrepreneurs Too!

Join in the variety of items for sale at the Parkfairfax Yard Sale! Sign up for a space/ table to sell new items, used items, or creative items!



**Saturday
September 18th, 2021
8am-12pm**
Set up starts at 7am

Valley Dr. parking lot
near the intersection
Gunston Rd.

\$10 per space/6 ft table

Space/table sign up is via reservation payable via Venmo (Maria-Smith-318) or cash dropped off at 3438 Gunston Road. NO REFUNDS. For more information, please contact: E: smria21@hotmail.com / T: 703-731-2649

Fall Celebration



Saturday
October 16th, 2021
1pm-4pm

Island formerly known as Spruce



- Cider!
- Music!
- Doggie Halloween Costume Contest!

Upcoming Activities:

- Saturday, November 6, 2021
Wine and Cheese – 5-7PM
- December 2021
Holiday Decorating Contest (date/time TBD)
- December 2021
Jingle Mingle with Santa (date/time TBD)

The above events are hosted by the Parkfairfax Activities Committee. If you would like to join the Activities Committee, please attend the Activities Committee meeting held the first Tuesday of every month, starting at 6:30PM at the Parkfairfax Party Room (Mgmt Office), 3360 Gunston Road.

Newcomers Guide to Parkfairfax— *(And a Reference for the Rest of Us)*

Welcome to Parkfairfax, a community in a park!

A few facts

There are 1,684 units on 132 acres. The community began as rental units constructed to meet World War II civilian housing needs. In 1978, Parkfairfax was converted to a condominium.

Amenities

- 3 swimming pools (Martha Custis Dr., Lyons Lane, Coryell Lane)
- 2 volleyball courts
- Basketball court (Valley Dr.)
- 7 tennis courts
- Exercise facility (1411 Martha Custis Drive)
- Tot lots (throughout the community in common areas)
- Party room (in the Management Office)
- Car wash (in Maintenance Yard)
- Laundry rooms (throughout the community)
- Woodland trails

A Little Terminology

Parkfairfax is divided into units and Common Elements.

Condos are units. All areas outside the units are Common Elements. These include the land, building structures and the utility infrastructure.

Some elements are designated as Limited Common Elements for the exclusive use of individual unit owners. These include patios (the area extending 20 feet to the rear of ground floor units), attics and assigned storage spaces.

Common Elements are maintained by the Association and Limited Common Elements are generally maintained by the resident.

Rules

Parkfairfax is governed by Administrative and Policy Resolutions. A complete listing of all resolutions can be found in the association office or on the Parkfairfax website: www.parkfairfax.info.

Repairs and Renovations

Big changes such as adding a patio or removing a wall require approval of the Covenants Committee. You must complete a covenants application (found on the website) and submit it to the committee. Association staff and committee members will review your application and vote on it. (Note: Some changes also require City permits.)

Pets

Clean up after your pet and dispose of waste at your unit or in the pet waste receptacles found throughout Parkfairfax. Put dogs and cats on a leash when outdoors.

Register dogs and cats at the Management Office and get a city license at the Vola Lawson Animal Shelter, 4101 Eisenhower Ave.

One pet per unit unless you petition the Board for additional pets.

Parking

There are no reserved parking places in Parkfairfax.

Lyons Lane, Holmes Lane, Coryell Lane, and Fitzgerald Lane are Parkfairfax property and considered Common Elements, as are the small off-street parking cul-de-sacs. You may park in any space available, but the following applies:

Limit of one car or truck per unit on Common Elements.

No RV, commercial vehicle (except on a temporary basis), boat or trailer parking is allowed anywhere in Parkfairfax.

Gardens and Patios

Major planting and landscaping projects need approval of the Covenants Committee.

Residents may plant an area up to 10 feet on the side and in front of their units provided the planting doesn't cross a sidewalk.

Landscape crews maintain the Common Elements, trim plants and remove leaves from unit areas unless the area is marked with yellow stakes which are available from the office.

Placing these stakes around your garden indicates that you will do all landscape maintenance including mulching, fertilizing, raking leaves and pruning.

Sheds, excessive outdoor furniture, indoor furniture, and trash cans are not permitted at any time.

Patio furniture and potted plants are allowed on stoops, breezeways, and patios.

Trash Pick-Up

Trash is collected Monday through Saturday.

Put trash out by 7 a.m. on day of pick-up.

Recyclables are collected Wednesday. Do not use plastic bags for recyclables and do not put glass in recyclables.

Missed the pick-up? Take trash or recyclables to the Maintenance Yard. Deposit in appropriate dumpster.

Carpet

Carpeting or rugs with padding must be placed on floors in units located over other units. (Kitchens, bathrooms, and closets are excluded from this requirement.)

Carpets or rugs alone do not adequately insulate against sound transmission, they require padding.

Jute and/or horsehair floor coverings do not insulate against sound transmission and are not acceptable floor coverings by themselves.

Northern Alexandria
Native Plant Sale

Saturday, October 2
9AM to 2PM

*Largest native plant sale
in the D.C. Metro Area!*
12+ vendors from 3 states

1701 N. Quaker Ln. parking lot
Alexandria, Virginia 22302

(571) 232-0375

www.NorthernAlexandriaNativePlantSale.org

DASH to Launch New Bus Network, Go Fare-Free on September 5

For Immediate Release: August 12, 2021

The Alexandria Transit Company, DASH, has announced it will launch its bus service overhaul, the New DASH Network, and the start of free service, beginning September 5.

“We are excited to launch our highly-anticipated New DASH Network, while going fare free at the same time,” said DASH CEO and General Manager Josh Baker. “These changes enable us to provide service that not only meets the current needs of our community with more frequent service, improved access to transit, and an overall improved customer experience, but will also continue to serve the City of Alexandria as mobility needs evolve in the future.”

The New DASH Network, the first comprehensive redesign of the existing DASH bus service network since its establishment in 1984, will provide more frequent service to more people across Alexandria. The network changes include implementation of frequent, all-day service on major transit corridors across the City in Old Town, Arlandria, Potomac Yard, Parkfairfax, the West End and the King Street corridor. These improvements mean buses will run every 15 minutes or less, throughout the day, seven days per week. The service and route changes are designed to meet current and future transit ridership demand and encourage more people to use transit. Nearly 60,000 additional Alexandria residents will gain access to high-frequency service, and the number of low-income residents with access to frequent transit will improve from 29% to over 72%.

The network launch is the first phase of the larger Alexandria Transit Vision Plan, which seeks to create an even more inclusive, accessible, and useful transit system by 2030. The network is the result of a two-year partnership between the City of Alexandria and DASH to engage with the community, plan, design, and implement the new network.

In addition to the network improvements, DASH will operate completely fare free starting September 5. The change in fare policy was made possible when the Alexandria City Council granted DASH a \$1.5 million subsidy increase in its Fiscal Year 2022 budget. It is estimated that making transit free for everyone could expand ridership by an estimated 23%, bring riders back to transit following the COVID-19 pandemic, help achieve the City’s environmental goals and benefit Alexandria’s lower-income residents. Because ridership has been depressed due to the pandemic, the initial cost to implement this change is dramatically reduced.

“Public transit is a vital part of any community, and DASH’s new network with more frequent service in more parts of the City will improve upon the safe and reliable service that so many residents depend on,” said Mayor Justin Wilson.

In preparation for free fares, DASH will discontinue sales of DASH Passes on all platforms, including the DASH Bus app, no later than Friday, August 13. All 31-Day Flex Passes or 4-Hour Passes purchased on the DASH Bus App will expire on September 4, 2021. DASH will not refund unused or partially used passes and passengers should plan to use them by September 4. DASH customers who are enrolled in the WMATA SmartBenefits program should make sure to adjust their Smart-Benefit allocations prior to their employer’s monthly deadline.

Visit dashbus.com/fares for more information about fare changes, deadlines for purchasing passes or tickets, and other programs affected by this policy change, or visit dashbus.com/newnetwork to learn more about the New DASH Network. Information is provided in Spanish and Amharic.



Bike inspections were conducted in August 2021 and all bikes without current 2021 bike decals or that were improperly stored (not secured in the provided bike racks) were tagged. The tag gives a 30-day deadline for compliance. Owners of the non-compliant bikes received notifications asking them to renew their bike decals.

During the last week of September, any bikes found in violation will be removed to a secure location in the Parkfairfax maintenance yard for a period of no less than 60 days. There is a \$70 fee to retrieve an impounded bike and bikes may only be retrieved during Association working hours. Those bikes which are not claimed will be given to a charitable organization.

If you haven’t done so already, please stop by the main office to purchase your bike decal today. The cost of each bike decal is \$10.00.

CLASSIFIEDS

HEALTH & WELLNESS

King Street Chiropractic Wellness Center offers gentle chiropractic care as well as massage, personal training, and nutrition. With a personalized treatment plan, our goal is to keep you pain free and moving confidently at every stage of life. *Feel Younger. Be Healthier.* Call 703.578.1900 for a wellness consultation.
www.kingstreetwellness.com

NAMASTE: Looking to learn Yoga? Increase your yoga skills? Practice yoga at home with tailored asanas? And/or how to meditate? Call Francisca 703-399-4532. www.facebook.com/warriorsevenyoga. www.warriorsevenyoga.com. Licensed and insured.

YOGA: Outdoors, Sept 18-30, Saturdays at 6 am. Hatha/Gentle Yoga for beginners. Location: The Triangle at Preston /Valley Drive. This class will provide reduction of stress, less tension, improve circulation and relaxation. You will learn breathe, stretch, balance and pose/form. All are Welcome. Contact Penny via txt or phone at 703-548-1882. Licensed and Insured. First two classes are FREE.

HOME IMPROVEMENT

Chelsea Paint and Paper: Professional Painting and Wallpaper—Clean, neat, reliable. 25 years' experience. Painting, plastering, wallpaper hanging and removal. Licensed, bonded and insured. References available. Free Estimates. Contact Steve Chute at 571-216-9338 cell or 703-912-1450 landline.

DLC Electrical Contractors, LLC: Doing all phases of electrical. Panel box upgrades, installation of new circuits, electrical, plumbing and venting for washer & dryer installations, kitchen & bathroom remodeling. For a free estimate call 703-477-8935, godsblessing4me@gmail.com.

Home Remodeling and Repairs: From floor to ceiling, we update and

remodel kitchens, bathrooms or any room. Also provide handyman services to include plaster, paint, plumbing, tile and more. More than 20 years Parkfairfax experience. Great rates! Morning-Star Plumbing Plus, plumbinghopeplus2@gmail.com, 703-869-7552. Licensed and insured. 10% discount for Veterans and Elderly.

Hunters Home Improvement: Interior Painting and Plastering/Color Specialist. All carpentry, framing windows, crown molding and new closets for extra storage. Refinishing Hardwood Floors—Repairs—2 coats poli. Update of A/C & Heating Units. Oversee all jobs—38 years Parkfairfax Specialist. We care about doing a great job! 10% off on all jobs. Kathleen Hunter, 703-618-1967.

Kitchen and Bath Remodel: Home Improvement, Kitchen and Bath remodel, Interior Painting, Tile, Flooring, Carpentry, Drywall and more! Va. Class A lic., Insured. Reliable, Great References, 25 years local expertise! Joel Riggs Home Repair Services 703-929-4676.

Kitchen and Bathroom Remodeling: Class A Virginia Contractor. Allegro LLC 703-314-1287. info@allegroLLC.net, www.allegroLLC.net.

Latworks – Carpentry and Handy Work: 28 years of experience, 20 years at Parkfairfax. Experienced in trim, moldings, cabinets, doors, locks, attic stairs, interior and exterior repairs, and installations. Free estimates. Call Lat Jones at 202-270-6854.

Mario's Home Improvement: Licensed Class A. Interior painting. Drywall and plaster repairs. Wallpaper removal, carpentry, electrical panel. Ceramic tile, complete kitchen and bath remodeling, granite counter tops. Free estimates. References available. Over 20 years of experience. Mario Zambrana 703-501-7506 or MZambrana60@yahoo.com.

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Witt Construction: Kitchens, baths, built-in cabinetry and design consultation. Licensed/Insured. 703-626-6429. garywitt44@gmail.com.

HOME ORGANIZING: Free Consultation. RheaOrganized Offers in-person or virtual home organization services. From Kitchen pantries to bedroom closets and anything in between. Contact Shelby Mills, atshelby@rehaorganized.me, (540) 834-7034.

HOUSE CLEANING

B&A CLEANING SERVICES: 26 years' experience and owner operated. References available, Special SPRING rates. We bring our own supplies and equipment. For free estimate call 703-501-9007 or email, bc42happy@gmail.com.

Flor's House Cleaning Service: Great references! Cleans many of the homes in Parkfairfax! Brings own supplies. Great rates! Fast service! Please call 703-582-3844. Highly recommended!

House Cleaning Services: With more than 20 years' experience. Resident at Parkfairfax since 2008. We are family owned. Please contact us at (703) 200-6861 Johanna and Mauricio, dulahu@msn.com.

Jada's Cleaning LLC: Reliable, experienced, and good references. Weekly, bi-weekly, monthly, occasionally, move in/out, windows and offices. Other services: carpets steams cleaned. Call us for free estimates 571-643-8371 or mjadaservices@aol.com.

PET & PLANT SERVICES

THE GARDEN CONTESSA, former owner of Contessa's in DelRay is offering September, October and November appointments. Bed cleanup/amend your beds with fresh soil. We trim bushes and edge beds. Post-bloom is the perfect

time to divide/relocate perennials, redesign your beds. Perennial Garden Bed Design/our professional specialty. Planter /pot prep available. COVID safety/masked/gloved. FREE, consultation, txt 703-548-1882. References/photos available. Gardening is our passion. We do it all, large or small. ContessasHome@gmail.com.

Back to work? Need a dog walker? ALX Dog Walker currently has openings for midday dog walks! With over 8 years of experience, we are ready to car for your pet. Follow us on Instagram @ALXDogWalkers, email us at ALXDogWalkers@gmail.com or call 850-398-0498.

MISCELLANEOUS/ SERVICES

Need a Babysitter? Experienced American Red Cross certified babysitter available! Call or text Eva a Parkfairfax Resident at 571-645-1340.

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Parkfairfax Parents Group: All Parkfairfax parents are invited to join the Facebook group for Parkfairfax parents! facebook.com/groups/parkfairfaxparents/ Share Information on best local doctors, kids events, and child care solutions.

REFINANCE YOUR MORTGAGE NOW while interest rates are at all-time lows. Savings can be substantial. Some options are to lower your payment, change the term/length of the mortgage, consolidate debt, or change from an ARM to a fixed rate mortgage. Contact this experienced loan officer for a free consultation. Rita Povich, Fairway Asset Corporation, NMLS License #322033. rpovich@facloan.com (703) 819-7372 (cell).

REAL ESTATE SERVICES

Concierge Service: When we meet with you to implement our plan to take you from "I'm thinking of selling my Parkfairfax condo" to "I'm moving next month" rest assured: we've got your back. Need repairs or painting or staging? We consider our contractor, painter, plumber and decorator as part of our team. Text or email and we'll tell you the whole story. Deborah Hrouda | Associate Broker | Coldwell Banker Realty | 202.527.1314 | deborah.hrouda@cbrealty.com

Ready. Set. Sell: The first 10 days on the market are critical. Every buyer who has been stalking Parkfairfax will be curious to check if yours is the dream house they've been searching for. When we prepare informative material for your property...we tell a story that from the first digital image and word will draw the right buyer to your front door. Text or email and we'll tell you the whole story. Deborah Hrouda | Associate Broker | Coldwell Banker Realty | 202.527.1314 | deborah.hrouda@cbrealty.com

Effective Marketing: We're aware of some marketing plans that boast 18 or even 24 steps. Because we care more about results than activities, our approach to selling Parkfairfax condos focuses on three aspects of marketing: range, reach and influence. Text or email and we'll tell you the whole story. Deborah Hrouda | Associate Broker | Coldwell Banker Realty | 202.527.1314 | deborah.hrouda@cbrealty.com

Utmost Discretion: We know selling a home can be stressful. Just the thought of strangers roaming through your cupboards and closets can make a private person cringe. We understand and we tailor your Parkfairfax marketing plan to be as accommodating as possible. Discretion is in our professional DNA. Text or email and we'll tell you the whole story. Deborah Hrouda | Associate Broker | Coldwell Banker Realty | 202.527.1314 | deborah.hrouda@cbrealty.com

Choosing an Agent: When you are ready to hire a real estate agent to help you sell your Parkfairfax condo, who would you call? A friend? A neighbor? The agent your work colleague used in Bethesda? Should you interview all three? It's a big decision. Text or email and we'll tell you the whole story. Deborah Hrouda | Associate Broker | Coldwell Banker Realty | 202.527.1314 | deborah.hrouda@cbrealty.com

REAL ESTATE FOR SALE

3456 Martha Custis Dr.: Stroll up flowered sidewalk to your tree house 1 bedroom flooded with sunshine. Updated kitchen with excess cabinet space. Washer/dryer, dishwasher, replacement windows. Gleaming hardwoods, carpeted bedroom. RE/MAX Allegiance, The johnANDjohn TEAM, 703-802-9723. www.Parkfairfax.com.

1314 Martha Custis Dr.: Park at your door, stroll out back door to your private patio. Refinished hardwoods, completely renovated kitchen, washer/dryer, dishwasher, replacement windows. RE/MAX Allegiance, The johnANDjohn TEAM, 703-820-9723. www.Parkfairfax.com.

3719 Gunston Rd.: Faces green courtyard in front and endless parkland is the view from your deck/patio. Opened kitchen with exposed brick. 2 bedroom/2 level. No one above or below you. Park in inlet parking area. Easy stroll to pedestrian bridge to Shirlington. RE/MAX Allegiance, The johnANDjohn TEAM, 703-820-9723. www.Parkfairfax.com.

REAL ESTATE FOR RENT

Martha Custis Dr.: Sunny 1 bedroom Monroe for rent. Hardwoods, washer, dryer, dishwasher, ceiling fans, tons of closet space. Beautiful views and minimal noise, no one on sides or above! Email ParkfairfaxCondo4Rent@gmail.com.

4162 S Four Mile Run Dr.: #304, Arlington VA 22204 - West Villages of Shirlington. Like new, 851 Square Feet of hardwood floors. Enormous bathroom and walk-in

closet. Open kitchen with granite counter tops. HUGE storage room on another floor, parking sticker for parking lot. Pet ok with deposit. 703-820-9723. www.Parkfairfax.com.

1565 Mt. Eagle Pl.: Stroll down pampered walkway to your 2 bedroom/2 level townhouse with CENTRAL AIR CONDITIONING. Washer/dryer, dishwasher, replaced windows. Gleaming hardwoods. RE/MAX Allegiance, The johnANDjohn TEAM, 703-820-9723. www.Parkfairfax.com

3623 Gunston Rd.: Parkfairfax's largest 1 bedroom treehouse. Secluded location. Park on Gunston or Valley. Sunlight streams from all 4 sides. New kitchen with white cabinets, stainless steel appliances, granite countertops, refurbished bathroom. So many closets plus attic for storage. RE/MAX Allegiance, The johnANDjohn TEAM, 703-820-9723. www.Parkfairfax.com.

1569 Mt. Eagle Place: Madison Model, 2 bedrooms, 2 levels, 930 square feet. Renovated open plan kitchen with cherry cabinets,

high-end stainless steel appliances including dishwasher and built-in microwave. Updated windows and refinished hardwood parquet floors. Central air conditioning and heat. Upstairs: completely renovated bathroom, washer and dryer, ceiling fans, and extra closets. No pets. No smoking. Landlord pays condo fee. Email elizabeth.martineau@comcast.net 703-519-7423.

3 bedroom Van Buren Model: Renovated private quiet patio. Replacement windows. W/D and DW. Park at front door. Well maintained. Anne Martone, McEnerney Assoc. Annemartone@yahoo.com. 571-213-3991. Jason Surbey 703-7312-8610.

2 Bedroom Madison, end unit: Lots of light, upgraded kitchen. Available October 1, \$1900 + elec. One month rent deposit required. Jack, 703-425-1477. Leave a message.

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Associate Broker

CDPE, SRES

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VA—got equity in
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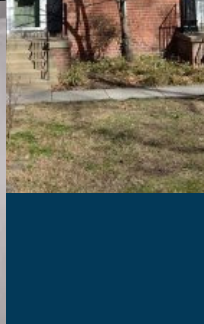
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 Alexandria Clerk of Circuit Court Greg Parks
 VA Senate Majority Leader Richard L. Saslaw
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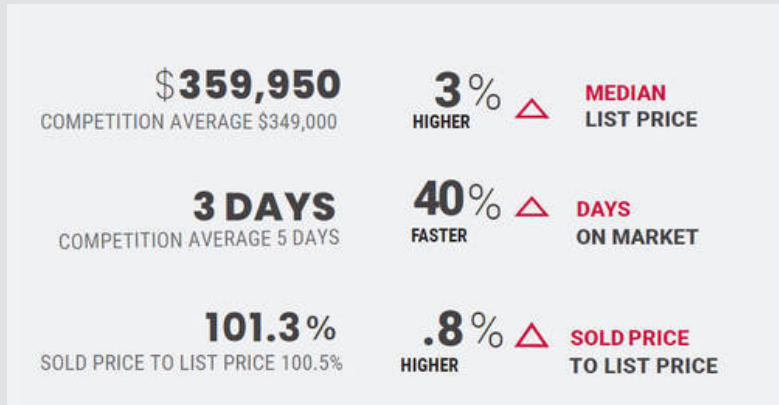
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SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
			1	2	3 Office Closing at 1 pm	4
5	6 Labor Day Office Closed	7 Finance Committee Meeting, 6:30 pm Landscape Committee Meeting, 7 pm	8 A&PB Committee Meeting 7:30 pm	9 Transportation & Land Use Committee Meeting, 7 pm Large Item Pick-Up	10 Newsletter Submission Deadline	11 Office open 9 am – 12 pm
12	13	14 Covenants Committee Meeting, 7 pm	15 Board Meeting 7 pm	16	17	18 Yard Sale 8am – 12pm
19	20	21 Book Club 7 pm	22	23 Large Item Pick-Up	24	25
26	27	28 Building and Utility Committee Meeting, 7 pm	29	30	1	2
3	4	5	6	7	8	9