

Parkfairfax FORUM

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

July 2025
Volume 47, Issue 7

How Much Noise Do You Make?

Noise is an inevitable reality in condominium communities. Because condominium dwellers live in such close proximity, it's essential that we consider the effect noise will have on our neighbors when deciding on floor coverings, where to mount the flat-screen television, or when to knock out a wall.

We—you and your neighbors—all have a right to enjoy our homes in peace and to furnish them as we like. But remember, how you furnish your unit may be a nuisance to your neighbors in theirs.

Hard flooring—wood, ceramic, stone—is fashionable and collects far fewer allergens than carpet, making it very popular. But it can be a problem for the folks downstairs, even if you make an effort to tread lightly or wear soft shoes. Per Parkfairfax by-laws, all upper units, including the stairs, are required to have 80% carpet and padding coverage, with padding being at least 9/16" thick. The kitchen, bathroom(s), and closets are exempt.

Large flat-screen televisions have become more affordable every year, and many of our residents have them. As a suggestion, please try to mount your screen on an interior wall—not a wall you share with a neighbor. Reverberations from wall-mounted televisions can be an annoyance for those on the other side.



How much noise does it take to be a nuisance? One definition says nuisance is a level of disturbance beyond what a reasonable person would find tolerable. But, sometimes the question isn't how much noise we make, but when we make it. You or your neighbor might find the raucous house party or patio party next door entirely tolerable—until about 10 or 11 p.m. A noisy renovation might be intolerable if you're home. Whatever you're planning, consider how others may be affected by noise on a particular day, whether it is happening on a weekday, weekend, or holiday as well as the time of day for your activity.

If you have noisy neighbors, talk to them. They probably have no idea they're disturbing you. Please remember that Parkfairfax is a large community and that residents work different schedules.

The Golden Rule applies here: Treat your neighbors the way you want them to treat you.

Stay Safe in the Water

Swimming is one of the many joys of summer, and we hope you're able to make good use of the association's pool. While we want to make sure all our residents and guests have fun in and around the water, our top priority is safety. Please take note of the association pool rules and follow them to help keep everyone safe.

Pool rules promote safety, but safety is largely up to you: it's important to take precautions and be prepared for emergencies.

- Make sure you, your family, and your guests are proficient and capable swimmers. If you don't, there are plenty of swimming classes for people of all ages.
- Always supervise children while they're around the pool, no matter how well they can swim. It only takes one misstep for someone to get hurt.
- Take note where the reach pole, emergency phone and life preservers are located in the pool area.

See **Water** continued on page 5.

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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.org

BOARD OF DIRECTORS

Scott Mulrooney, President

At-Large Representative

smulrooneyatlarge@parkfairfax.org

Architecture & Planning Board

Term Expires: April 2027

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Ward 5 Representative

ccounihanward5@parkfairfax.org

Activities Committee

Term Expires: April 2028

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Elections Committee &

Landscape Committee

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rothenbergward1@gmail.com

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Term Expires: April 2027

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Term Expires: April 2028

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Transportation &

Land Use Committee

Term Expires: April 2026

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Communications Committee

Term expires: April 2026

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At-Large Representative

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Term Expires: April 2026

Lucille Eddy

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BUC Committee

Term Expires: April 2028

Jim Wicker

At-Large Representative

jwickeratlarge@parkfairfax.org

Recreation Committee

Term Expires: April 2027

COMMITTEE CHAIR CONTACTS

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jafrankdesign@hotmail.com

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cscottknudsen@gmail.com

Recreation Committee

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pfx.lisa.harger@gmail.com

Transportation and

Land Use Committee

Bob Gronenberg

bob2@comcast.net

MAIN OFFICE:

Do not hesitate to contact any management team member for comments, concerns, questions, and complaints.

General Manager

Francisco Foschi, ext. 101

ffoschi@parkfairfax.org

Assistant General Manager

Dana Cross, ext. 104

dcross@parkfairfax.org

Covenants and

Communication Director

Lolita Clark, ext. 102

lclark@parkfairfax.org

USP/Service Coordinator

Guy Andrew, ext. 103

gandrew@parkfairfax.org

Management Assistant

Ben Shimiles, ext. 106

BShimiles@parkfairfax.org

Accounting Coordinator

Tamara Kanouff, ext. 108

accounting@parkfairfax.org

Administrative Assistant

Viante Butler, ext. 100

Admin@parkfairfax.org

Hours:

Monday - Friday: 8 am - 5 pm

2nd Saturday: 9 am - 12 pm

MAINTENANCE OFFICE:

Director of Operations

Alonzo Alexander

AAlexander@parkfairfax.org

Jennifer Jett-Bowling

jjett-bowling@parkfairfax.org

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

Police Officer

Sergeant Derek Santos

Derek.Santos@alexandriava.gov

Barkan Management Co.

8229 Boone Blvd Suite 885

Tysons, VA 22182

(703) 388-1005

To reach all board members and our management team at once, email us at boarddirectors-mgmt@parkfairfax.org.

Meetings begin at 7 p.m. at the Association Office and is also available via Zoom. 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.org.

The Newsletter deadline is the 10th of each month preceding publication month. Email editorial announcements, commercial and classified ads to Lolita Clark, lclark@parkfairfax.org.

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. *It is up to the advertiser to keep track of when the ad expires. You will not receive notice from Parkfairfax that the ad has expired.*

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.

June Board Meeting Highlights

- The Board approved the April 2025 Reserve Expenditures in the amount of \$336,620.13.
- The Board appointed Brian Mullins to the Architecture & Planning Board.
- The Board appointed three owners to the Covenants Committee for a one-year term: Anita Van Breda and Kristine Miller were re-appointed, and Jay Figurski was appointed to his first term.
- The Board approved the 2025 Movie Night Survey provided by the Recreation Committee.

2025 Bike Permits Are Now Due

If you have not obtained a 2025 bike sticker, please fill out the bike application included on page 6 in the newsletter and stop by the office to purchase a new permit. Please affix the new sticker to the post beneath the riding seat so that it is easily visible. After June 1st, any bicycles in any laundry room that do not have current Parkfairfax 2025 decals will be subject to impoundment.

Stored bikes must be in rideable condition and properly stored in the provided bike racks. Please do not take up more than one bike space in storing your bike. Unregistered or improperly stored bikes will be marked as non-compliant for no less than 14 days. If, after 14 days, the bike is still not in compliance, it will be removed and held in locked storage for 60 days. After 60 days, any unclaimed bikes will be disposed of and donated to charity without further notice.

Once a bike has been impounded, retrieving it costs \$100. Registration forms and permit stickers are available from the Association Receptionist at 3360 Gunston Road, on the Parkfairfax website at www.Parkfairfax.org, or by calling 703-998-6315 for more details.



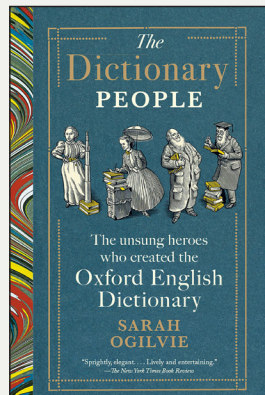
BOOK CLUB

Dictionary People: The Unsung Heroes Who Created the Oxford English Dictionary

by Sarah Ogilvie

Tuesday, July 15, 7 pm

Parkfairfax Community Room (next to the office)



The Oxford English Dictionary is one of mankind's greatest achievements, and yet, curiously, its creators are almost never considered. Who were the people behind this unprecedented book? As Sarah Ogilvie reveals, they include three murderers, a collector of pornography, the daughter of Karl Marx, a president of Yale, a radical suffragette, a vicar who was later found dead in

the cupboard of his chapel, an inventor of the first American subway, a female anti-slavery activist in Philadelphia...and thousands of others.

Of deep transgenerational and broad appeal, a thrilling literary detective story that, for the first time, unravels the mystery of the endlessly fascinating contributors the world over who, for over seventy years, helped to codify the way we read and write and speak. It was the greatest crowdsourcing endeavor in human history, the Wikipedia of its time.

We meet the third Tuesday of every month; everyone is welcome. Light snacks will be available. Please contact Catherine Kitchell at catherinekitchell@gmail.com to be added to the mailing list or for any additional information.



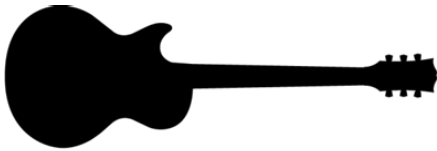
Parkfairfax Activities

Presented by the Parkfairfax Activities Committee

2025 Parkfairfax Upcoming Activities

Mark your calendars now for these exciting events!

Join us for our
Summer Concert Series
at the Coryell Pool
Lawn Space | 6-8PM



Saturday, July 19th
Summer Concert #2
**"Karl Stoll
and the Danger Zone"**
Vintage Rock and Roll

Saturday, August 23rd
Summer Concert #3
**"Whiskey
Before Breakfast Band"**
Irish Instrumental Folk/Bluegrass

Newsflash:

**Parkfairfax Yard Sale Open to
Parkfairfax Artists and
Entrepreneurs Too!**

Join in the variety of items for sale at the
Parkfairfax Yard Sale!



**Saturday
October 18, 2025
8am-12pm**
Set up starts at 7am

Valley Dr. parking lot
near the intersection
Gunston Rd.

Signup info available in early September.

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 Wednesday of every month, starting at 6:30PM at the Parkfairfax Community Room (Mgmt Office), 3360 Gunston Road.

Interested in placing an ad?

Email Lolita Clark at lclark@parkfairfax.org for sizes, prices, and any questions you may have!

Are You Renting Your Home?

If you are renting your home, remember to file a copy of your lease with the Management Office. Association bylaws require the filing of the lease with the Association.

With the new maintenance management software, staff will have the ability in the field to access the system for tenant information. Knowing who is in the unit becomes particularly important in emergency situations where the Association needs to interact with your tenants.

Be sure to share the Association bylaws with your tenants. Your lease should include language that states the tenant(s) will comply with all Association bylaws, rules, and regulations, and have an enforceable clause that enables you, as owner, to take action against tenants who do not comply. The tenants should have knowledge of rules regarding issues such as parking, noise, pets, use of our amenities, and what to do in case of an emergency. Contact the office if you are in need of model lease language.

The Association Bylaws also require that you provide copies of your entry door key (and/or deadbolt keys) for Association access in the event of an emergency or to access the home when permission is granted to do any repair work or USP scheduled work.

We would like you to emphasize to your tenants that there is no charge to them when reporting water leaks on faucets, under cabinetry, or coming in from the neighbor's unit. Unless you specifically tell this to your tenants, we find that tenants are hesitant to call and report water leaks to the Association office because they are afraid of being charged. It is your responsibility as their landlord to convey to them the need to notify the Association office immediately of leaks of any kind.

By being proactive, we can further head off potentially costly and dangerous situations, especially if your unit is above another. Remember that any damage caused to the unit below that originated in your unit will be your responsibility.

We also recommend that your tenants have renters insurance. Again, please do not hesitate to contact the office with any questions. We will be more than happy to help you and your tenants.

2026 Assessments, 4.37% Increase

Beginning June 1, 2025

| Model Name | FY26 | | |
|--------------|----------|---------------|-----------|
| 1A Jackson | \$512.30 | 2B1 Madison | \$645.59 |
| 1B Jefferson | \$555.06 | 2C Washington | \$626.68 |
| 1C Monroe | \$542.12 | 2D Cleveland | \$714.22 |
| 1D Adams | \$505.33 | 3A Van Buren | \$750.03 |
| 1E Garfield | \$525.23 | 3B Harrison | \$787.82 |
| 2A Lincoln | \$605.81 | 3C Coolidge | \$835.58 |
| 2A1 Lincoln | \$629.67 | 4A Roosevelt | \$1007.68 |
| 2B Madison | \$626.68 | | |

Join the Meetings Virtually

Architectural & Planning Board Meeting

Web access: <https://us06web.zoom.us/j/87615605296>

Phone Dial-In: 301-715-8592

Meeting ID: 876 1560 5296 Passcode: 586277

Buildings & Utilities Committee Meeting

Web access: <https://us06web.zoom.us/j/82057874372>

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

Meeting ID: 820 5787 4372 Passcode: 596956

Board of Directors Meeting

Web access: <https://zoom.us/j/95236782815>

Phone Dial-In: 877-853-5247

Meeting ID: 952 3678 2815 Passcode: 389608

Communications Committee Meeting

Web access: <https://us06web.zoom.us/j/83833639396>

Phone Dial-in: 301-715-8592

Meeting ID: 838 3363 9396 Passcode: 215818

Covenants Committee Meeting

Web access: <https://us06web.zoom.us/j/89947324303>

Phone Dial-In: 833-548-0276

Meeting ID: 899 4732 4303 Passcode: 336001

Election Committee Meeting

Web access: <https://us06web.zoom.us/j/81331967290>

Phone Dial-in: 301-715-8592

Meeting ID: 813 3196 7290 Passcode: 293130

Finance Committee Meeting

Web access: <https://us06web.zoom.us/j/96204170334>

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

Meeting ID: 962 0417 0334 Passcode: 586277

Landscape Committee Meeting

Web access: <https://us06web.zoom.us/j/86074068749>

Phone Dial-In: 888-788-0099

Meeting ID: 860 7406 8749 Passcode: 484695

Recreation Committee Meeting

Web access: <https://us06web.zoom.us/j/81198276690>

Phone Dial-in: 301-715-8592

Meeting ID: 811 9827 6690 Passcode: 336001

Water continued from page 1.

- Most importantly, consider learning CPR if you haven't already. This simple life-saving technique could save a life should an accident occur.

There's plenty of fun to be had at the pool and knowing how to stay safe in the water will help make this a great summer. For more safety tips, go to www.poolsafely.gov.

PARKFAIRFAX CONDOMINIUM
3360 Gunston Road
Alexandria, VA 22302
(t) 703-998-6315 www.Parkfairfax.org

ANNUAL BIKE REGISTRATION FORM

Parkfairfax Condominium provides 50 common element laundry rooms throughout the community. There is a bike rack in each laundry room. Resident unit owners and residents are permitted to secure their bikes to the common element bike racks in these common element laundry rooms according to the following terms and conditions:

1. **Registration.** Each bike must be registered annually using this Annual Bike Registration Form ("registration form"). The annual registration fee is \$20.00 per bike, paid by check or money order only. Each year payment must accompany a completed copy of this registration form returned to the Management Office at 3360 Gunston Road, Alexandria, VA 22302.
- You may hand deliver your completed registration form to the Management Office during Management Office open hours and receive your current bike sticker(s) while you wait. You may also either hand deliver your completed registration form to the drop box located to the right of the front door at 3360 Gunston Road or you may mail your completed registration form to the Management Office; in either of these two (2) latter options, allow two (2) weeks for the delivery by mail of your bike stickers good for a respective bike registration year.
2. **Time of Registration.** Any bike secured to a common element bike rack must be registered by July 1st of each new bike registration year. The bike registration year runs from June 1 to May 31. Bike stickers are issued as a part of the bike registration process. Bike stickers for the upcoming bike registration year are available on April 1. Any bike sticker issued prior to April 1 for the then current bike registration year must be updated during the following April or May for the succeeding bike registration year that commences on July 1st.
3. **Bike Stickers.** Affix a current bike sticker to each bike you secure to a bike rack. Each bike sticker should be affixed to the post beneath the riding seat (saddle) so that it is clearly visible. Use of any bike rack is on a space available basis.
4. **Other Rules.** (a) A bike must be secured to a bike rack with a lock or a chain/cable and a lock; otherwise, bike storage in a laundry room is prohibited; (b) gas powered bicycles, mopeds, scooters, etc., are prohibited in laundry rooms and will be removed immediately without prior notice.
5. **Notice.** Parkfairfax is not responsible for damage to bikes or the theft of bikes from common element storage areas.

Resident's Name (please print clearly using ink) _____

Address _____

Phone #s (h) _____ (w) _____

Email _____

Bike #1 Make/Model _____ Color _____

Bike #2 Make/Model _____ Color _____

Bike #3 Make/Model _____ Color _____

Enforcement. The permitted bike rack user subscribed below acknowledges his/her understanding and agreement that the Association enforces bike rack usage by placing a 14-day notice on any bike that does not bear a current bike sticker on or after July 1; by various means the Association will attempt to contact the bike owner 2 weeks prior to the removal of a bike from a laundry room using the information given above by the bike owner. If the bike sticker on such bike is not updated during those 2 weeks, staff will remove the bike from the laundry room and a \$100.00 bike removal fee per bike payable to the Association will be required prior to the return of the bike owner's bike(s). If such bike(s) remain(s) unclaimed for 60 days following removal, the bike(s) will be given to charity.

Waiver. The bike rack user subscribed below hereby agrees to be fully liable for and to waive and release the Association, its Board of Directors, employees, agents and members from any and all injuries, costs, damages, causes of action, claims and any consequential and incidental damages, including attorney's fees arising out of or resulting from any loss, injury including death or damage to person or property which the bike rack user may sustain or cause as a result of or related to the bike owner's use of an Association common element bike rack.

Indemnification. The bike rack user subscribed below hereby agrees to indemnify, defend, reimburse and forever hold harmless the Association, its Board of Directors, employees, agents and members from any and all injuries, costs, damages, causes of action, claims and any consequential and incidental damages, including attorney's fees, arising out of or resulting from any loss, injury including death or damage to person or property which the bike storage area user may sustain or cause as a result of or related to the bike owner's use of an Association common element bike rack.

Agreed to as regarding all the above: Resident's Signature: _____ Date: _____

..... **Office Use Only Below** **Official Use Only Below** **Official Use Only Below** **Official Use Only Below**

Bike #1 _____ Bike #2 _____ Bike #3 _____

Account verified in Buildium : _____ Amount Paid: _____ Check/MO #: _____
Employee Name



JOIN *The Flow*

TOGETHER WE CAN MAKE
PARKFAIRFAX A WATERWISE
COMMUNITY



Smart Choices

If ParkFairfax water use is cut by just 15%, we could save an estimated \$225,000 per year. Continuously running toilets can waste 1,400 gallons or more per day!



Free Services

Free Plumbing Inspections, free Toilet Tune-Ups (formerly \$65), and free labor (\$100+ savings) to repair or replace leaking faucets/toilets.



Parts at Cost

Owners cover the cost of any parts: faucets (\$40+), toilets (\$95+).



SUBMIT YOUR BUILDING REQUEST TODAY!

<https://parkfairfax.managebuilding.com>

Details at: <https://parkfairfax.org/waterwise>

2025 POOL HOURS

Opening Memorial Day Weekend

(Parkfairfax photo access cards are required to enter the pool. If you don't have a card, you may obtain one from the Association Office. Access cards may not be active for accounts with outstanding balances).

| POOL ADDRESS: | MON | TUES | WED | THURS | FRI | SAT | SUN | HOLIDAY HOURS |
|---|---------|----------|--------|---------|----------|----------|----------|---------------|
| Pool A 1117 Martha Custis Drive | 6am-8pm | 12pm-8pm | CLOSED | 6am-8pm | 12pm-8pm | 9am-8pm | 9am-8pm | 10am-8pm |
| Pool B 3715-3717 Lyons Lane | 1pm-8pm | CLOSED | CLOSED | 1pm-8pm | 1pm-8pm | 10am-8pm | 10am-7pm | 10am-8pm |
| Pool C 3314-3316 Coryell Lane | 1pm-8pm | 1pm-8pm | CLOSED | CLOSED | 1pm-8pm | 11am-8pm | 11am-7pm | 10am-8pm |

1. The swimming pools are for the enjoyment of the residents and occupants of Parkfairfax, who have a current facilities pass. The Association accepts no responsibility for any accident of injury in connection with such use or for any loss or damage to personal property.

2. By using the pool, you agree not to hold the Association liable or responsible for any damages or injuries which you might sustain and, furthermore, hereby agree to indemnify, reimburse and hold the Association harmless from any and all costs, expanses, damages, or injuries sustained by you or incurred by the Association as a result of your use of the pool. Pool users agree to be bound by all provisions of the Association, including those related to the use of the pool, and subject to the Association's enforcement authority. All owners, residents, and guests are responsible for their behavior and that of their tenants, residents, occupants, lessees, invitees, children, and guests.

3. A current facilities pass is required to use the pool. The photo ID access card will allow up to 3 guests to be admitted to the pools at no charge. Unaccompanied guests must also present their sponsor's facility pass to gain access to the pool.

4. Lifeguards are in charge of the pool and pool area at all times when the pool and pool area are open and/or operational. All persons using the pool must obey the lifeguards at all times and comply with all instructions, directions, orders, and commands issued by the lifeguards designed to promote the health and safety of the pool users or to enforce compliance with the Association's rules and regulations. Non-compliance with the lifeguards or violation of the Association's rules and regulations shall subject any pool user to immediate ejection from the pool and pool area. There may be other enforcement actions by the Association. The pool is open for use only when the lifeguards are on duty and at their stations. Pool users are to stay clear of the guard stations and should not lounge around the stations or obstruct the guard station or the check-in desk.

5. If you cannot demonstrate to the lifeguards that you can swim, you will not be allowed in water over your head. The lifeguard may test your swimming ability.

6. For safety reasons, children under the age of sixteen (16) years of age must be accompanied by a resident sixteen (16) years of age or older to be admitted to the pools and tennis courts. A children's card (no photograph) shall be required for children between the ages of twelve (12) and sixteen (16). Diaper-aged children must wear plastic pants to be permitted in the pools.
7. You must take a cleansing shower before entering the pool or after using the toilet. No one will be allowed to swim who has a cold, inflamed eye, a cough, an infection, or is wearing bandages. Only swimming suits may be worn in the pool. Cut-off jeans, cotton t-shirts, and similar clothing may not be used.

8. Glass containers and breakable objects are not permitted in the pool areas. Non-alcoholic beverages in non-breakable containers (plastic bottles, cups made from paper, plastic or Styrofoam, or metal cans) in sizes not larger than sixteen ounces (16 oz) will be allowed in the pool area during regular pool hours. Containers for the storage of such beverages (such as portable coolers) are permitted. Intoxicated persons will be denied access to the pool area at all times. No facility to prepare or serve food is allowed on the pool deck.

9. Street shoes are not permitted on the pool deck.

10. No pets will be permitted in the pool or on or within the pool area.

11. Trash must be placed in approved containers. Please keep the pool, deck, and bathhouse areas clean.

12. No running, pushing, dunking, rough play, or profane language will be allowed in the pool area. Standing or sitting on someone's shoulders or spouting water and similar unhygienic actions are not permitted.

13. The use of kickboards, tubes, water wings, balls, or other items will be allowed only if the lifeguard determines that such use will not endanger the users of the pool. Only the lifeguard can make this decision, based on the size and character of the crowd.

14. Sun tan oil is not permitted in the pool. Please use a towel to cover your lounge chair, especially if you are using tanning oils or sunscreens.

15. Anyone who is asked to leave and does not is guilty of trespassing and subject to prosecution.

16. Any person who continues to violate a rule after being warned by a lifeguard is subject to having their facilities pass withheld by the lifeguard and forwarded to the General Manager, who will return it only after the matter of the offending resident is discussed with the General Manager. The rules and regulations of the Association will be enforced by the Manager, violators will be subject the enforcement authority of the Association.

17. Lap lanes are for active swimming only.

CLASSIFIEDS

HOME IMPROVEMENT

Electrical Services, Allegro LLC: Virginia Class A electrical contractor. Electric panels, fans, base-board heaters, recessed lights. Licensed and insured. ALLEGRO LLC 703-314-1287. info@allegrocllc.net.

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 countertops. Free estimates. References available. Over 20 years of experience. Mario Zambrana 703-501-7506 or MZambrana60@yahoo.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 of Parkfairfax experience. Great rates! Morning-Star Plumbing Plus, plumbinghope-plus2@gmail.com, 703-869-7552. Licensed and insured. 10% discount for Veterans and Elderly.

Home Improvement: Kitchen and Bath remodel. Joel Riggs Home Repair LLC. Class A Lic. And Insured. All types of interior repairs. Paint, drywall, tile, and more. Call Joel 703-929-4676.

B & A Housecleaning: Cleaning homes in Fairlington and all areas for 40 years. Excellent references and prices, we provide our own equipment and supplies. For special jobs hourly rates are available. Window cleaning services are provided with an appointment. Call us for a free estimate (703) 501-9007 or email us using bc42happy@gmail.com.

PET & PLANT SERVICES:

THE GARDEN CONTESSA: Three individual 45-minute sessions offered January–March for only \$150—just in time for spring! Learn how to prepare, plant, grow, and care for your garden. References available from our current 2024 students. To book your sessions, call or text Contessa at 703-548-1882.

MISCELLANEOUS

Meditation—Virtual Group and Individual Sessions: Experienced meditation teacher with 16 years of Tibetan training. Teaching meditation for 11 years at George Washington University, Milken Institute, School of Public Health. For more information, email Mimi at mmmalfitano@comcast.net or call or text 703 201 3923.

Private English Tutoring Services: College Essay, AP Prep, Reading Comprehension, Writing, Grammar.

In-Person or Virtual. Retired FCPS English/Journalism Teacher (TJHSST, Falls Church HS). Former journalist, published in *The Washington Post*, *LA Times*, *Salon*, *Billboard*, among others. Parkfairfax Resident. Rochelle L Levy, 703-945-7735. rllevytutoring@gmail.com.

HOMES FOR SALE

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July 2025

| SUNDAY | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|-----------|--|---|--|--|--|---|
| | | 1 BUC Subcommittee Meeting, 7 pm Landscape Committee Meeting, 7 pm | 2 | 3 | 4 Independence Day Office Closed  | 5 |
| 6 | 7 Recreation Committee Meeting, 7 pm TLUC Committee Meeting, 7 pm | 8 The Writers Group, 7 pm Covenants Committee Meeting, 7 pm | 9 Activities Committee Meeting, 6:30pm A&PB Committee Meeting, 7 pm Building and Utility Committee Meeting 7 pm | 10 Finance Committee Meeting, 6:30pm Newsletter Submission Deadline Large Item Pick-Up | 11 | 12 Office open, Walk-Ins Only 9 am – Noon |
| 13 | 14 | 15 Book Club 7 pm | 16 Board Meeting 7 pm | 17 | 18 | 19 |
| 20 | 21 | 22 | 23 | 24 Communications Committee Meeting 7 pm Large Item Pick-Up | 25 | 26 |
| 27 | 28 | 29 | 30 | 31 | 1 | 2 |

Please see "Join the Meeting" section inside for Zoom and call-in details. Please call office if you have any questions, (703) 998-6315.