

# RICHLAND FOREST NEWSLETTER

Richland Forest Homeowners Association

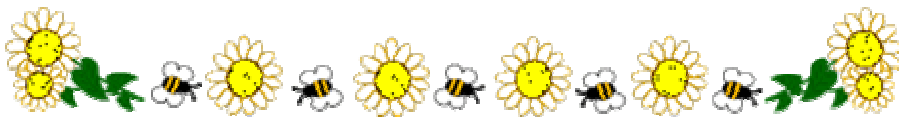
P.O.Box 10133

Fairfax, VA 22038-8008

[www.RichlandForest.com](http://www.RichlandForest.com)

Spring/Summer 2007

---



**Welcome to the Spring/Summer 2007 edition of the newsletter.**

**Board Members:**

Jack Jernigan, President  
Jeffrey Long, Vice President  
Sheila Singleton, Secretary  
Sue Kysela, Treasurer

**Directors:**

Shonnie Dennis  
Natalie Rose  
Pamela Valatka

**Want to make a difference in your community?  
Want to know how to get involved? Come join  
one of the committees. We are looking for  
residents to volunteer to help! Contact one of  
the Committee Chairs below for more  
information!!**

Architectural Control: Sheila Singleton  
Landscape: Pamela Valatka  
Snow Removal: Pamela Valatka  
Developer Closeout: Shonnie Dennis  
Traffic & Parking: Jeffrey Long  
Communications: Natalie Rose

All of this information and more can be found on  
our web site: [www.RichlandForest.com](http://www.RichlandForest.com).

---

**Now that Spring has arrived**, please take some time to look around your property to see if anything is in need of repair or replacement. Most of our houses are about 12 years old now and outdoor light fixtures and mailboxes, among other things, may be starting to show their age. Let's keep our neighborhood looking great!

As many of you know, we receive many newspapers each week. Please pick them up in a timely manner to help keep the neighborhood clean.

---

**Newsletter Misfire**

Over the past few weeks, some of you may have received newsletters for other Homeowner Associations from Koger Management. These newsletters were sent to you by mistake. Koger regrets the error and we have been assured that no Richland Forest Home Owners Association funds were used.

**And...Speaking of Koger....**

You may have noticed in the newspaper that Koger Management has admitted to having an employee (the founder's son) who mishandled funds. We want you to know that there is no evidence that Richland Forest HOA funds were affected, but we

are moving forward with an independent audit to ensure that our accounts are as they should be.

Further, the management of Koger's accounts is being taken over by National Realty Partners (NRP). NRP is also conducting an audit of accounts. Over the next few months, the Board will be working with NRP to ensure that Richland Forest HOA's accounts remain unaffected by problems with Koger.

If you have any questions, please contact the Board at [info@richlandforest.com](mailto:info@richlandforest.com).

Please check the web site for new contact information for Koger Management.  
[www.richlandforest.com](http://www.richlandforest.com)

---

#### **Reminder about Trash:**

Please remember...**All** trash and recycling containers should be stored out of view at all times, except on the evening before and days of trash/recycling collection. A written notification will be mailed to the resident in violation to remedy the violation. Thank you!!

---

#### **More on trash and recycling:**

**Yard waste** pick-up runs from April 1<sup>st</sup> – December 31<sup>st</sup>. During these months, please place yard waste into paper bags. Dirt, rocks or sod will not be collected. Branches can be tied in small bundles and should be no longer than 4 feet in length, 2-3 inches in width.

#### **Recycling:**

Glass bottles and jars  
Plastic, #1 & #2 only  
Metal food and beverage cans  
Paper products: newspaper, magazines, catalogs, mixed paper (office paper, brochures, glossy paper, etc), paper bags

Cardboard: corrugated cardboard & paper board boxes (i.e. cereal boxes, shoe boxes, etc). Boxes do not have to be broken down.

#### **Special or large-item pick-up:**

CSI will recycle numerous metal items (bikes, tire rims, bed frames, etc), or bulk items (dryers, stoves, etc). Please CALL CSI prior to placing on curb to schedule a pick-up: 703.444.3181.

---

#### **Parking & Traffic:**

There continues to be concerns raised around neighbors not stopping at stop signs. Recently the Sterling Sheriff has operated inside our neighborhood (i.e., not just off Augusta) in response to complaints and has issued several citations. The board does not know if this action was prompted by a resident contacting the Sheriff directly, or if the Sheriff's Department was acting on their own. What one resident reported in talking to the officer is that this was an action to tighten up street safety. It has also been observed that the Sheriff's Department has been more actively patrolling our neighborhood streets. Please add that extra 10 to 15 seconds to your commute and obey the traffic laws.

---

#### **Neighborhood Watch:**

The board discussed a neighborhood watch program. This program has taken many forms since colonial times, but has always been effective. The initial research shows that the most effective program will involve coordination with the citizens and the sheriff's office. The mechanics of this program and the level of involvement are currently not well understood by the board, but will be reported as we know the best way to enact such a program to provide a level of safety and security in our community.

---

**Architectural Control:**

A reminder that you need to seek approval from the Architectural Control Committee **PRIOR TO** replacing any window, adding a play yard, adding a deck or fence, etc. Failure to do so may result in sanctions from fines to a block on selling your home until the item has been approved or resolved.

---

**Let Us Hear From You**

Do you have a question, comment or suggestion? The Board encourages any homeowner to responsibly write, e-mail or call any member of the

Board concerning any aspect of Richland Forest. Board members will respond as quickly as they can, but please remember that Board members are all volunteers with jobs and families and so your patience and understanding is greatly appreciated.

All contact information can be located on the web site; general comments can be directed at [info@richlandforest.com](mailto:info@richlandforest.com).

Please check the web site, [www.RichlandForest.com](http://www.RichlandForest.com) for important messages and Board meeting dates and times. All residents are welcome to attend the Board meetings.