

Winter Hill Newsletter

W Broad Street, Gundry Drive, S Virginia Ave,
James Street and W Annandale Road

Website
www.winterhillfc.com

Board Members and Contact Information

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Opt-in to receive WH Official Communications

Do you receive emails from us? The Board uses the "WH Official Communications" email distribution list to send information to the community. If you do not receive emails from this group, contact Daina Lieberman. (Note - There is no reply option for this email distro list.)

Susan O'Neil - Portfolio Manager, Gates Hudson

Please contact Susan at SONeil@ghacm.com or 703-752-8300 x720 with any GH-related questions. If you don't get a response within a day or two, contact her again as she might be at a property.

WHCA Board Meeting Schedule

September 28 at 7pm

October 26

November 30

<https://us06web.zoom.us/j/84143230711?pwd=K3dMWnFFWldFdXh2dJkaU1YYVVSUT09>

Meeting ID: 841 4323 0711
Passcode: 621700

Upcoming meetings will include a discussion with the City Planner regarding traffic calming at W Annandale and Gundry Dr and a discussion with the City's Environmental Sustainability Coordinator.

ANNUAL INSPECTIONS FORTHCOMING

Gates Hudson will perform exterior inspections of townhomes in mid September. This is the perfect time to assess whether your home needs repair or cleaning.

In between inspection periods, check the Architectural Control Guidelines for info regarding property upkeep. Refer to the current guidelines on the community guidelines section of the Winter Hill website and in Vantaca within the Documents tab.

VOLUNTEERS REQUESTED for two short-term committees: Updating the Architectural Control Guidelines and to Consider How Winter Hill Can Accommodate EV charging

We are looking for volunteers to serve on two short-term committees. One will review the 2018 Architectural Control Guidelines and suggest updates (e.g., the process for submitting requests, expanding the approved colors list, clarifying other details). If you would like to participate, please contact the HOA Board. The current version is available within the Documents folder on the Vantaca owner portal and at winterhillfc.com under Community Guidelines.

The second group will meet to research and consider how Winter Hill can accommodate the increased use of electric vehicle (EV) charging in the future.

July 2023 Town Hall

We did not receive a quorum for our annual meeting; however we had a lively and informative discussion. Topics included a recap of actions taken in 2023, the 2023 community Reserve Study, and the 2024 Budget, and matters raised by the community, including potential treatment for clover/weeds in the community, safety/security measures for parking lots and common areas.



Safety Corner

The WHCA Board of Directors completed a community walkthrough earlier this year to address security and safety concerns within the neighborhood. Some of these areas have been addressed, while others are in work or will be in the coming weeks.

- Streetlights
- Cracked sidewalks and steps
- Dimly lit areas
- Walkways that need pavers and/or attention from Pro Grounds

If you have additional items, please flag those for the board.

WINTER HILL WEBSITE

Did you know that our website has a ton of info!?!?

- ACC, Parking, and Pool Guidelines, Volunteer sign-up, and more!

Don't see what you need or see something out of date? Let us know and we will add it!

www.winterhillfc.com

Tree Walkthrough

Members of the Board will conduct a tree walkthrough with Davey Tree on **Sep 7th** to determine any pruning requirements. If you would like to note any trees of concern or request pruning for private trees, please reach out to the board prior to the walkthrough.

Social Events

Stay tuned for more information about the **Annual Halloween Parade**, which we hope to expand this year!

City Engagement

The Board continues to monitor multiple developments in the City, to include the Quinn and Homestretch Proposal. The Board provided a letter and verbal feedback to the City Council and will continue to voice concerns surrounding massing/height of the building, orientation on Maple Ave, and future development of Virginia Village. In addition to the City Council's website, here is a good way to stay informed about issues in the Little City - <https://fallschurchpulse.org/>

Interested in providing newsletter content?

Do you have a community story to share? Information that may benefit your fellow residents? Please contact the Board with your suggestions.

How to Submit Requests for Exterior Repairs and Improvements

Please use Vantaca (Gates Hudson portal) for approval to perform exterior work, including fences and landscaping, as set forth in the Architectural Control Guidelines (2018). This allows for better record keeping than email. To submit a request:

1. Log onto Vantaca portal: <https://portal.ghacm.com/>
2. Complete a standard form, to include providing details about the work and contractor, and acknowledge checks with the City - i.e., fences and decks.

Upon receipt, Gates Hudson will review the request for completeness and alignment with the guidelines. Then, the Board will review the request and vote. If approved, the work proceeds.

Coffee & Donuts

Catch up with neighbors and meet the board members over coffee and a donut. The next gathering will be Saturday, September 9 from 9am-10am at the entrance to Lot J.



Are Your HOA Dues Up To Date?

Owners: This is a reminder to check Vantaca to confirm you are paying HOA dues in the correct amount. ACH is the preferred payment method to ensure there are no missed or under-payments. Please contact Susan O'Neil and Kayla Vaughan with any questions about you balance or payment method.

Please continue to share feedback in our community survey!

Access at this link or the QR code, below.

https://docs.google.com/forms/d/1qmWLDDtHY8kM6MXZPgmAP3o-VOLu344Q2EF38Lnv7PU/edit?usp=sharing_eil_dm&ts=60e7ba10



Trach/Recycling/Dumping

*Per the Community Guidelines, please keep trash cans inside personal fences to mitigate the risk of rodents and persons using the cans as public trash.. We have seen recent issues in Lot K and elsewhere.

*Do not include bags in recycling cans. Yard waste must be in specific yard waste bags with a yellow sticker that can be obtained from City Hall or Browns Hardware.

*If your can was not emptied, then report a missed pickup to the City.