

THE MAINSTREAM



S&T Rules, Regulations & Procedures

The Board would like to thank everyone who participated in the amendment process, provided feedback and returned their vote on the amendments to S&T Rules, Regulations, and Procedures document. The special meeting held on March 17th resulted in 43 votes in favor of the amendments and 3 opposed; therefore, the measure passed. The new document can be viewed and downloaded anytime from the pool page of the Hiddenbrook [website](http://www.hiddenbrookhomes.org). Scroll down to view all printable 'membership documents'.



Hiddenbrook Homes Association

www.hiddenbrookhomes.org

1508A Sadlers Wells Drive
Herndon, VA 20170

Property Manager:
Lisa Cornaire

hiddenbrook_homes@hotmail.com

Office Hours:

Tues. & Thurs. 2-5pm or by
appointment

Office: (703) 318-7159

Fax: (703) 437-973

Pool: (703) 437-9736

Mailing address:

PO Box 582, Herndon, VA 20172

Reminder!

The deadline to submit
Hiddenbrook Swim & Tennis
dues **was** April 1st



we will not be
accepting new
clubhouse
rental reservations at this
time. Apologies for any
inconvenience

Attention Swim and Tennis Members:

As a result of the current COVID-19 Pandemic, and the impacts that have resonated across the spectrum of businesses and people's personal lives, the Board would like to share some information with our fellow Swim and Tennis members.

First, our pool management company has informed us that they are moving full speed ahead with the intent to have the pool ready for opening, whenever that may be. They will ultimately be following the guidelines of the Centers for Disease Control and the Local and State Health Departments. They have also informed us that leaving our pool in a winterized state is not an option as warmer weather will start to cause other health related issues and create additional service needs. As a result, the pool needs to be chemically treated, maintained and circulating water through the filters as we enter springtime.

Secondly, our contractual obligations with the pool management company include year-round maintenance and monitoring of our facilities and equipment. For that reason, the club has already incurred and paid expenses this calendar year. Our next incremental payment is scheduled for April and there are other operational expenses that are due now and sequentially throughout the rest of the year. All of these expenditures are calculated based upon the level of dues income from our membership. In light of our budget structure, any significant decline in our income will impact our ability to pay the bills and meet our contractual obligations.

Based on the circumstances we face; it is necessary to keep the April 1st due date in place. That being said, we understand the financial hardships that some of our members may be facing. We will continue to keep this in the forefront of our minds as we work with all of our vendors and assess the path forward. As this situation has been fast paced and rapidly evolving, we will provide more information as necessary.

Thank you.

Pool Eating and Drinking Policy

Although life has been altered by the Coronavirus for now, the HOA Board has been communicating and working with the Pool Management Company for predictions regarding our pool operations this season. They tell us that they are moving forward with summer preparations and are planning to open our pool on time. As you can certainly understand, everything is subject to change during these trying times and we commit to keeping you as informed as possible.

As we prepare for the pool season, there are two changes to note:

First, we will be strictly following the Fairfax County Water Recreation Facilities Ordinance 69.1-3-6.

Section 69.1-3-6. Food Service.

Any person in the process of eating or drinking shall remain in an area designated for the consumption of food and drink. This area shall be at least ten feet from the swimming pool edge and enclosed by a fence or suitable barrier. Glass containers are not permitted in the pool area

Fortunately, we have a nice eating area that is fenced in to meet the county requirement and has many tables as well as huge Funbrella for those needing shade. We also anticipate the added benefit that we will have fewer ants and bees attracted to many areas on the pool deck and around the lounge chairs. **As always, no glass containers are to be brought into any pool areas.**

Secondly, the Hurricanes Swim Team does not plan to operate the Snack Shack for purchasing treats and snacks this season. You may bring your own snacks that can be enjoyed in the designated eating area; however, as mentioned before, no glass containers.

If you have any questions, please send your email to
Hiddenbrook_homes@hotmail.com

Trash and Recycling Changes Effective March 30

Solid waste employees play a critical role in ensuring our community stays healthy as they move from house to house to collect, transport, and dispose of waste. Protecting our workforce during the current public health emergency while ensuring that trash is collected from communities is a delicate balancing act.

Effective Monday, March 30, Fairfax County's Solid Waste Management Program is changing collection requirements for trash and recycling haulers and changing service levels at the county's two disposal sites.

These changes will remain in effect until the public health emergency passes. Additional changes may be announced if the situation worsens in our area.

Changes to Solid Waste Collection Requirements in Fairfax County

These changes apply to all private haulers (90 percent of county) and county collections customers (10 percent).

1. The requirement to collect yard waste is suspended.
2. The 30-day prior notice requirements for change of collection schedule or services is suspended. Collectors must still notify customers and the county as soon as possible if changes in schedule are being made.

Fairfax County Collections Operations

1. Support for community clean-ups is suspended.
2. Bulk/brush and electronic waste collection (no crane service) is suspended.
3. Yard waste collection is suspended.
4. Customers who have been provided with trash carts must set-out waste in those carts only.
5. The creation of new sanitary districts has been suspended.
6. Support for Operation Stream Shield (litter removal program) is suspended.

Residential Drop-off Facilities at I-66 Transfer Station and I-95 Landfill Complex

1. Facilities will open to general public from 8 a.m. to 4 p.m. Administrative buildings are closed.
2. Household hazardous waste and e-waste stations are closed at the I-95 landfill complex. These services remain available at the I-66 transfer station.
3. Commercial Cash (non-residential) receipts are no longer accepted on Sundays. Only receipts from residential customers will be accepted on Sundays.
4. Donation Stations at both locations are closed.

Purple Can Club (Glass Recycling)

1. Collection of glass dropped off at purple, glass-only containers is suspended. Containers will be removed from existing locations throughout Fairfax County.
2. Residents can bring glass to containers at the I-66 transfer station and I-95 landfill complex, or glass can be placed in the trash.

Secure Document Shredding Events

1. Secure document shredding events are postponed until further notice.

Solid waste industry employees are delivering essential sanitation services even as the coronavirus public health emergency worsens. They are on the front line fighting the spread of COVID-19. Managing the removal of potentially contaminated waste from our community is a critical function in the fight to stop the spread of the disease.

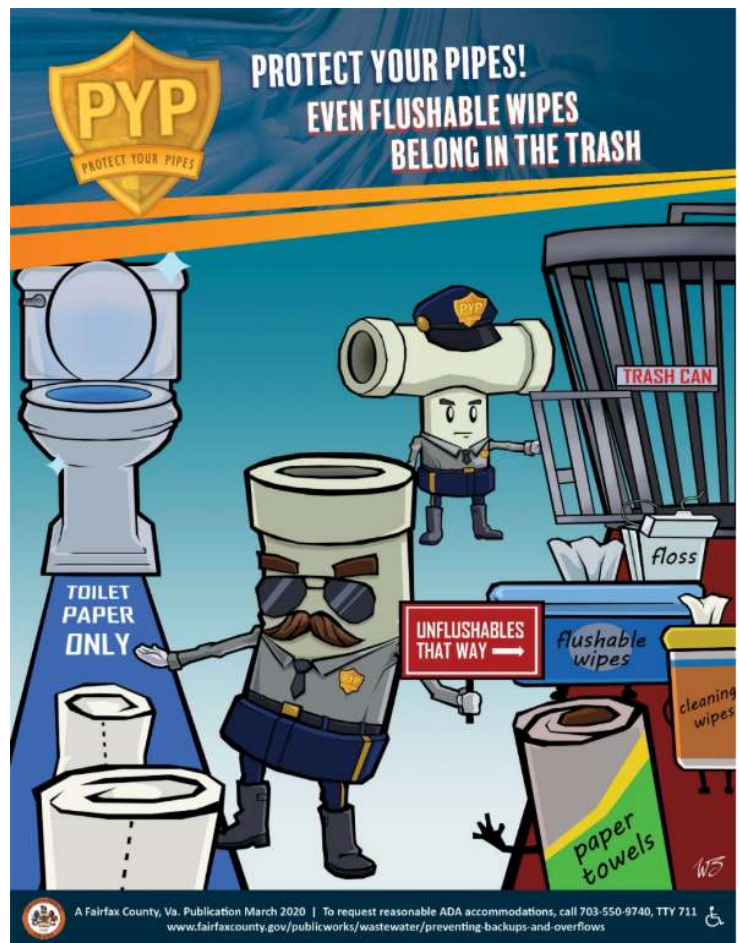
More details can be found on the [Fairfax Government website](#).

Keeping Clean During Covid-19

Keeping yourself and your children clean and virus free is extremely important during the Covid-19 pandemic. Fairfax County says no matter where you live – condo, house or apartment – you can avoid a disgusting sewer backup into your home by not flushing wipes down the toilet. The package may say ‘flushable’ but frequently they are not and will block our wastewater pipe and send all that nasty, dirty stuff right back at ya! Do you really want your toilet to back up into your home? Do you want to spend your hard-earned cash on a plumber? Assuming your answer is “NO!” don’t put anything down the toilet except human waste and toilet paper. That means:

- No wipes of any type
- No paper towels
- No cotton swabs
- No feminine hygiene products
- No dental floss
- No tissue
- Nothing except human waste and toilet paper may be flushed down the toilet

For more information about what not to flush, visit [Preventing Backups and Overflows](https://www.fairfaxcounty.gov/publicworks/wastewater/preventing-backups-and-overflows).



Property Inspections Around the Corner

In late April, members of the Hiddenbrook ARC committee and the property manager will perform an annual covenants inspection of all homes in the community. Each year reminder letters are sent out to those owners whose lot or home have item(s) in need of cleaning, repair/replacement, or other action needed. The intent when performing the inspections is to be fair and reasonable and allow folks time to undertake the necessary upkeep. As the weather gets warmer, there are often things that come up that need some 'spring cleaning'. Please take a look around the exterior of your property and note anything that may require attention. Some of the frequently cited items each year are:

- Dirty/moldy siding that requires cleaning
- Wood trim or shutters in need of repair or paint
- Dead trees or bushes that require removal
- Accumulated junk or other trash that is visible from the street

If you receive a letter and have any questions or need more time to attend to a request, please feel free to contact the property manager.



Neighborly Reminders

- Collection of glass dropped off at purple, glass-only containers is currently **suspended**. Residents can bring glass to containers at the I-66 transfer station and I-95 landfill complex, or glass can be placed in the trash.
- Don't forget that outside changes to any home must get approval from the Architectural Review Committee (ARC). The current guidelines and application are available at www.HiddenbrookHomes.org in the Documents section.



Hiddenbrook Board of Directors

(Meetings are **typically** held on the 3rd Tuesday of every month at 7 p.m. in the clubhouse)

President	Joan Koss	joanekoss@outlook.com
Vice President	Clive Bayliss	clive.bayliss@gmail.com
Secretary	Matt King	mkk121975@hotmail.com
Treasurer	Pam Spencer	pspencer11@cox.net
Director at Large	Kristin Leveto	kjleveto@gmail.com

Hiddenbrook Committee Chairs

Architectural Review (ARC)	Jason Wenrich	stringcheeseephish@yahoo.com
Clubhouse	Pam Spencer	Pspencer9@outlook.com
Communications	Kristin Leveto	Kjleveto@gmail.com
Neighborhood Watch	VACANT	
Pool	Marcel van Vierssen	hbmarcelv@gmail.com
Activities	Julia Zenger	julia.zenger@gmail.com
Swim Team	Robert Yost	hiddenbrookswimteam@gmail.com
Tennis	Tony Roane	tonyroane@gmail.com

If you are interested in joining any of the Hiddenbrook committees, please fill out the 'Committee Interest Form' from the documents page of the www.hiddenbrookhomes.org website and send it in to our property manager, Lisa Cornaire, at hiddenbrook_homes@hotmail.com

If you are interested in receiving a printed copy of our monthly newsletter, please email your request to hiddenbrook_homes@hotmail.com

CLUBHOUSE CALENDAR

April 2020



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

Board Meeting
7pm - 9pm