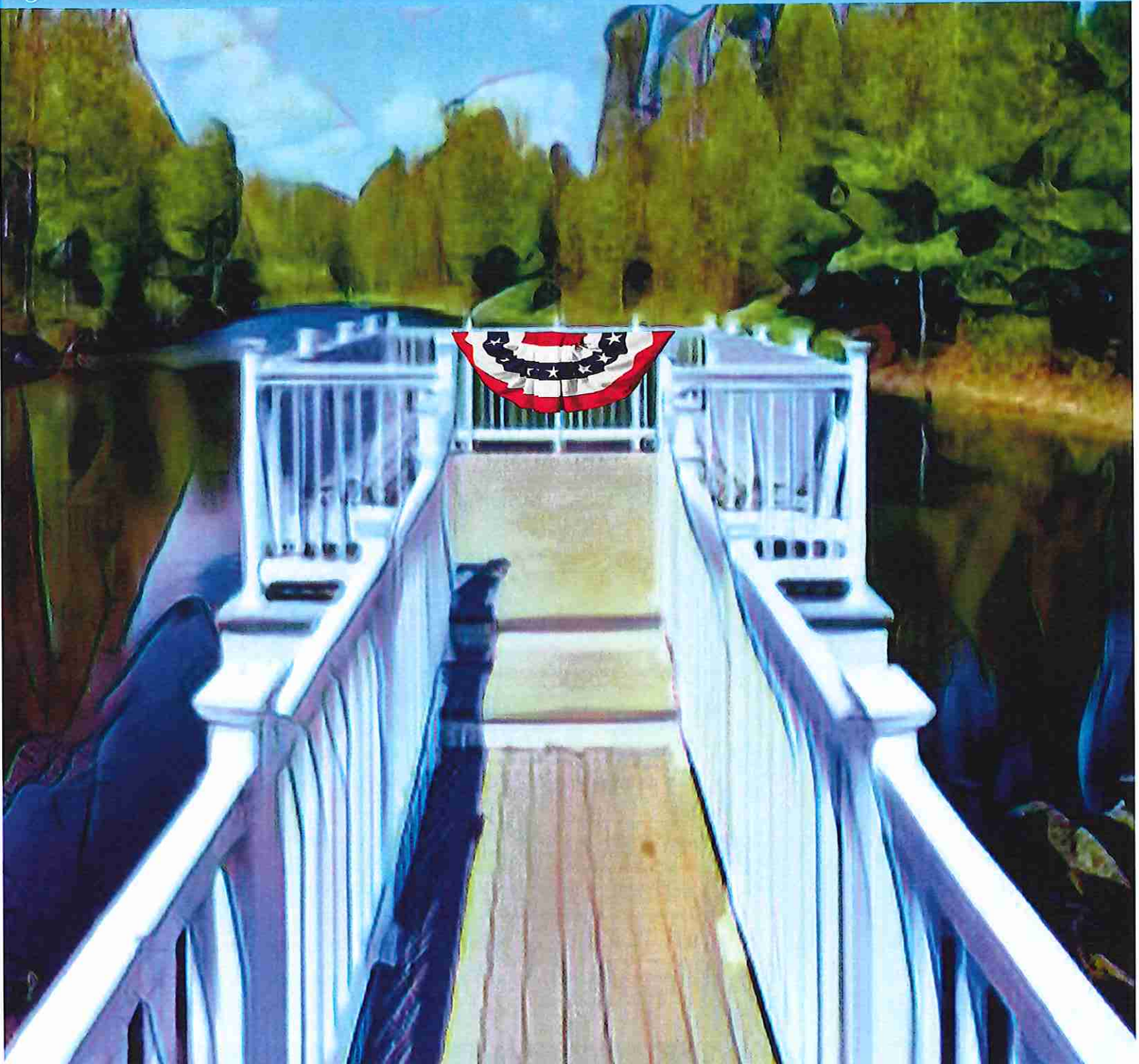


LAKE MANASSAS CONNECTION

OFFICIAL PUBLICATION OF THE LAKE MANASSAS RESIDENTIAL OWNERS ASSOCIATION

SUMMER 2020

VOLUME 16, ISSUE 3



LAKE MANASSAS CONNECTION

Official Publication of
The Lake Manassas Residential Owners Association
Volume 16, Issue 3

14900 Turtle Point Drive - Gainesville, VA 20155
www.lmroa.com

Send your emails to: concerns@lmroa.com

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703.753.7745 Fax 703.753.1886

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kjackson@cmc-management.com

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AN IMPORTANT MESSAGE RESIDENTS!



In coordination with Stonewall Golf Club the Association has been warning residents that Stonewall Golf Club while a public golf course is Private Property. Any activity on the golf course property except by golfers registered at the Club to play golf is considered trespassing. Residents, to include children and young adults, that play on the golf course (as if it is their backyard) - in the fairways, in the sand traps or on the greens particularly while golfers are playing golf on the course is prohibited and very dangerous.

The Association's past reminders to Residents and in some cases visiting friends and neighbors have been futile and ignored. Recently the golf course has been experiencing a significant increase of abuse/misuse to include damage to the greens from vandalism. For example, stealing flags from greens and in some cases greens have been painted with graffiti and vehicles have been driving over the greens at night and causing serious damage. Recently children have been observed riding their bicycles on the green while parents/adults are practicing on the putting green - an unauthorized practice. Putting greens are the most sacred part of a golf course and the expense to maintain a green is tremendous. However to re-build a damaged putting green costs thousands of dollars not to mention the lost income the Club would experience if their putting greens were destroyed and unavailable for play. As Residents we must absolutely be more respectful of this property. After all, Stonewall Golf Course is one the principal reasons our Community is considered to be a Premier Community in Prince William County.

Residents continue to walk/run and walk pets on the golf course paths at all hours of the day. These paths are part of the course, therefore, Private Property and off-limits. This also pertains to parents taking children for rides in strollers and or rides in resident-owned golf carts. In some instances our residents are conducting these activities on the paths in the morning when the Golf Course's Maintenance Staff are cutting fairway grass and preparing greens and sand traps for the day's play. The Staff are experienced in using the machinery and equipment to maintain these areas but needs to focus on operating the equipment and not be surprised by an unexpected visitor on the cart paths of the course. It is strongly suggested that walker/joggers, dog-walkers, and parents with children in strollers use the Community's streets/sidewalks as well as the Lake Manassas Trail System for these activities. A map showing the Community's trail system can be found on page 25.

One of the Course's biggest challenges is to keep Residents (friends and neighbors) from fishing in ponds on the Golf Course property and or inlets from Lake Manassas that extend into Stonewall Golf Course property. All of the ponds and inlets are obviously off-limits to fishing. Fishing is simply not authorized anywhere on the course. As an alternative the Association recommends that fishermen take advantage of the two ponds on the Lake Manassas Property that allows fishing from a dock. Those locations can be found on the same Lake Manassas Trail System map found on page 25.

Patrolling the golf course is difficult for the Golf Course Staff because they have other responsibilities in managing the Course. Instead in an effort to enforce the "Private Property" and "No Trespassing" policy the Course is considering the hiring of a police patrol to assist them in preventing further vandalism and issuing warnings/tickets/fines to persons trespassing on private property. This is not their desire or the desire of the Association but activities that jeopardize their Golf Course business and the Community are critical to the Course's livelihood and cannot be ignored.

One final thought - Residents are reminded that Stonewall Golf Club is in no way responsible for accidents, damage or personal injury to individuals who are on the golf course property without authorization. While no serious injuries have been reported to date, this reminder serves to strongly encourage residents to find other locations or venues for their activities except the authorized play of golf on the course after checking-in at the Club. The Association is asking Residents to abide by the rules and to respect Stonewall Golf Course's status - Private Property.

LAKE MANASSAS

CORNER

The purpose of the "Corner" is to provide the Community's Residents with information pertaining to the ongoing efforts of the Lake Manassas Association (LMA) Board. The LMROA is a member of that Board and based on recent meetings and other informational exchanges the information below is our representative's attempt to keep the Community abreast of the LMA Board's activities and actions.

SHOPPES AT STONEWALL – At this time the Management Company at the Shoppes does not have a solid date for the Old Navy opening. On the other hand the Woodhouse Day Spa has targeted a late summer opening – the July/August time frame.

COMMERCIAL SIGN ON ROUTE 29/BALTUSROL BLVD – The commercial sign and landscaping for the Commercial Sign for the business facilities located along Baltusrol Blvd has been completed. Tying in the irrigation system for the landscape materials is all that is remaining and should be completed soon.

LANDSCAPING PLAN ON BALTUSROL BLVD – A large area of the Landscape Plan on Baltusrol Blvd has been completed. Several more phases are scheduled for completion in the fall of 2020 with the remaining phases scheduled for completion in the spring of 2021.

OTTER CREEK SECURITY IMPROVEMENTS – The installation of fencing and a gate to the entrance to Otter Creek has been completed. This should improve the security in the area tremendously.

BATHYMETRIC STUDIES – Virginia Wetlands has completed the field work and pond measurements for the first phase of the Bathymetric Study. A written analysis will be submitted for this phase and will serve as a baseline for future studies.

PEDESTRIAN CROSSWALK AT STONEWALL GATE – LMA has the action to stripe a pedestrian crosswalk and complete a curb cut-out just east of the Stonewall Gate. This action should provide pedestrians a safer crossing of Turtle Point and access to and from the Shoppes at Stonewall (Wegmans, Dicks and other businesses). The action should be completed by August.

LMA Budget for FYE June 2021 – LMA Budget for FYE 2021 was approved.

If you have any questions please don't hesitate to contact Joe Greenlee, LMROA Member to the LMA Board.

GATEKEY VISITOR ACCESS SYSTEM

The GateKey visitor access system is a convenient and user-friendly tool intended for homeowners to be able to add visitors whenever they like. Please enter your guest names into GateKey prior to their visit (or as a permanent guest) so they can easily gain access through the gates upon arrival.

If on occasion you are unable to access your account and have an IMMEDIATE need to add a visitor to your account please call the gatehouse to notify the attendant.

Baltusrol Gatehouse: 703-754-9465

Stonewall Gatehouse: 703-754-9951

While site office staff can answer questions about GateKey and provide assistance from time to time, they are not always available to add visitors to your list. Please do not leave voicemail requests at the office or gatehouse as we cannot ensure messages will be retrieved in time to make an entry on your GateKey account.

MANAGEMENT REPORT



By Michelle Wingo,
Community Manager

As we all adjust to restrictions placed on us due to the COVID-19/Coronavirus Pandemic I hope this issue of the *Lake Manassas Connection* finds you well.

Our world has changed drastically in recent months with the Virus causing us to alter how we work, learn, play, and even perform ordinary day-to-day tasks while protecting ourselves and others. As we enter in to the various "phases" of the Governors "Safer at Home" mandates, we look forward to less restrictions and brighter days ahead.

And speaking of brighter days ahead...we would like to recognize recent graduates in the community as we offer a special tribute to them on pages 16 and 17 of this issue of *The Lake Manassas Connection*. Congratulations to students and parents as well as to others celebrating milestones during this uniquely prohibitive time. We hope you are/were able to mark your momentous occasions through social distance or virtual celebrations.

While the pool typically opens over the Memorial Day weekend, unfortunately that too fell victim to the Pandemic. With restrictions put in place by the Governor of Virginia under various mandates, many Association Boards, including the LMROA, were left in a quandary as they navigated through uncharted territory. That said, as of this writing, the pool remains closed. Any updates or decisions made about pool opening will be sent to residents via blast email.

If you do not currently receive blast email notifications from the Association please register at www.lmroa.com so you can be added to our email mailing list.

Michelle

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Use your hopes to unfold each night
Rejoice in the struggle, stay sane
There's always sunshine after rain"*

~Soulla Christodoulou,
Sunshine After Rain: A Collection Of Poetry



Karen Jackson
Covenants Administrator

Comprehensive inspections throughout the community are almost completed. Thank you to all those homeowners that have worked quickly to correct any violations found. Lake Manassas is a beautiful community and ensuring that the covenants are enforced keeps it looking beautiful and helps to protect your property values.

So far this year almost half of properties have some type of violation, the majority for mailboxes and posts. Mailboxes are the first thing you see and they generally take the brunt of the winter weather. The remaining violations pertain to lawn and minor property maintenance.

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MODIFICATIONS & CONSTRUCTION



Diane Boyle, Chair

During the spring and summer, the MCC typically sees the volume of applications submitted for review increase. If you are considering any alteration or improvement to the exterior of your home, you must first gain

approval from the MCC. Meetings are typically held the second Monday of each month. Modification applications are best to be filed at least **one week** prior to a scheduled meeting but must be submitted four days in advance in order to ensure the committee has time to examine them and schedule any needed property inspections in advance. **Applications not one week prior to the meeting date will not be reviewed until the following month/meeting.**

It is important to note if you are in the process of selling your residence, association resale documents involve an inspection of your property to inform the buyer that all exterior modifications have been approved and conform to the design guidelines. It is in your best interest to submit an application for those changes which you have completed without Modifications Committee approval. Any modification not approved by the MCC will be cited as a violation and may complicate the sale of the property. The application is available on the community website as well as at the onsite office. Michelle can assist you with any questions you may have with the process.

In addition to reviewing homeowner applications for exterior modifications, the committee conducts monthly common area inspections between March and November and provides a written report to the board that includes recommended replacements/improvements. The most recent inspection resulted in recommendations for dead/dying tree removals, plant revisions in various areas as well as replacements for dying shrubs.

If there are areas of concern to you regarding common areas, please contact the site office so that an inspection by management and/or the MCC can be arranged.

The MCC generally meets on the second Monday of the month at 5:00 PM at the site office located at the Swim and Tennis Center on Turtle Point Drive. Occasionally the meeting date is rescheduled due to members' availability, so please check with Michelle or the community website ticker or calendar at www.lmroa.com.

Diane, Barbara, Pam and Sara

COVENANTS



Ron Allen, Chair

Summer has arrived, and looking around the Community you see the great job that residents did this Spring by weeding, trimming, fertilizing, adding plants, and mulching. This help keep our Community beautiful.

You also see trash, recycle and yard waste being set out on the curb before the pick-up date; trash and recycle containers not being stored properly; vehicles parked on the street; vehicles parked directly across the street from one another; and vehicles parked directly across from neighbors' driveways. These are all in violation of our covenants.

TRASH, RECYCLE, AND YARD WASTE:

- Cannot be set out on the curb any sooner than the evening before collection (generally after 6 p.m.) -- including yard waste left by a landscaping company.
- Trash and recycling are picked-up on Mondays.
- Trash and yard waste are picked-up on Thursdays. While in the past yard debris might have been picked up on an occasional Monday, this is no longer the case. Due to the Pandemic trash volume has increased enormously and we have been advised by our service provider, American Disposal, that yard debris collection will be on Thursday only.
- Trash and recycle containers must be stored so they are not visible from the street or neighboring property.

PARKING:

- The Parking Policy states vehicles cannot be parked on the street unless they meet an exemption set forth in the Policy.
- Vehicles cannot be parked directly across the street from one another.
- Vehicles cannot be parked directly across from a neighbor's driveway.
- If you have a need for short-term, temporary street parking you must contact the site office; vehicles parked in the street without appropriate parking passes displayed on the dash board are subject to violation.

Please be a good neighbor - help keep our Community looking beautiful and safe!

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COMMITTEE SWIM & TENNIS



John Short
Chair

The Association contracted with Virginia Pools again this year to manage our pool facilities, however due to the COVID-19 Pandemic, the pool was unable to open as planned over Memorial Day weekend. Preparations and pool maintenance are currently underway; blast email updates will be sent as to the status of the opening and Phase restrictions put in place by the Governor of Virginia.

Work has begun on an outdoor shower station on the pool deck. This shower station is being constructed as part of the first phase of committee recommended renovations at the Swim and Tennis Center.

We hope you and your family are safe and enjoying your summer.

John, Bev, Cole, John and Grete



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REAL ESTATE IN LAKE MANASSAS

SALES

THE PAST 180 DAYS AT A GLANCE

ADDRESS	SOLD PRICE	DOM*	YEAR BUILT
7982 Bonnie Briar Loop	\$ 555,777	36	1992
8020 Amsterdam Court	\$ 605,000	81	2000
8000 Amsterdam Court	\$ 630,000	17	2001
15525 Tuxedo Lane	\$ 685,000	170	2005
8201 Roxborough Loop	\$ 705,000	147	2001
8010 Amsterdam Court	\$ 721,000	4	2001
7991 Bonnie Briar Loop	\$ 730,000	306	1997
14924 Alpine Bay Loop	\$ 750,000	188	2000
8358 Sapphire Lakes Court	\$ 825,000	41	2008
15872 Spyglass Hill Loop	\$ 902,000	87	2004
15698 Spyglass Hill Loop	\$ 976,000	5	2003
8330 Roxborough Loop	\$ 980,000	35	2002

CURRENT LISTING & PROPERTIES UNDER CONTRACT

ADDRESS	LIST PRICE	YEAR BUILT
8039 Arcadian Shore	\$ 589,900	1997
8518 Link Hills Loop	\$1,085,000	2006
8006 Kamehameha Place	\$ 519,900	2001
8219 Roxborough Loop	\$ 749,999	2002

Information provided on the MLS is believed to be accurate, however may not be all inclusive and should not be relied upon without verification.

*DOM means "Number of days on Market"

LAKE MANASSAS ROA COMMITTEE MEMBER ROSTER

Check calendar at LMROA.com for up-to-date meeting dates and times

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Rex Luzader, Chair
Robert Glista
Gary Seyster
Helena Veltsistas

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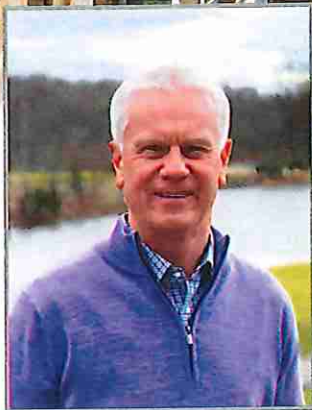


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Harry is a resident of Lake Manassas

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By Gary Huebner, PGA ~ General Manager

In the last edition of this publication, I wrote about the strong positive momentum we were enjoying in the Brass Cannon restaurant and the exciting plans we were ready to roll out for Spring/Summer at Stonewall. At that point, none of us knew that we were about to have our lives and daily habits turned upside down by a worldwide pandemic that has completely changed the way we think, act and live. Wow – these have been and are interesting times – to put it mildly!

Fortunately, golf courses in Virginia were never closed, and we've been enjoying extraordinary levels of play since people are staying home and there are very few other activities vying for a piece of our personal time. Certainly, we've adjusted our style and level of personal service, but our golf course has been kept in great condition and record numbers of golfers have been enjoying the opportunity to be out on the courses across the region.

The Food & Beverage side of our business has been a different story, with the event business coming to a screeching halt and restaurants being limited to carry-out only for the past two-plus months. We feel fortunate to have had F&B business coming in from the on-course outlets and to have support from our Lake Manassas neighbors with carry-out orders during this time! However, we sure miss seeing folks enjoying our fabulous food and drinks in the Brass Cannon and on the Terrace! At the time of this writing, we are entering "Phase One" of the Virginia business re-opening plan. That means the Terrace is opening for dining at 50% of its capacity. Operationally, we will continue to adjust our services and offerings under the guidance of the Governor, the VDH and the CDC as we move through the next phases.

What will the "new normal" be like, and how will that feel? There are countless opinions on this, and each one has validity because the guidelines and safety protocols seem to be ever-changing, and we're all dealing with unprecedented situations and making decisions based on "best guess scenarios."

As we continue into summer and beyond, and we all try to get back to enjoying social time with friends and family, we hope you'll find time to enjoy all that Stonewall has to offer! In that regard, there are a few things that we can assure you of:

- Our golf course is undoubtedly one of the very best in the region, and it continues to be kept and presented in great playing condition!
- Our food (please come in soon to try the all-new menu creations by Chef Sandy Freeman) is as good as it gets, and you'll be hard pressed to find better anywhere in the area!
- Our team, whether on the Golf side or F&B, is ready to welcome you with smiles (though they're behind face coverings at the moment) and a hospitality-based service culture to help you enjoy your time with us!

We will be updating and expanding our hours of operation as the re-opening evolves, and we will publish those on our website, on Facebook and with on-site signage. Following us on Facebook is a great way to stay up to date on daily features and happenings, especially for the Brass Cannon activities and offerings!

As always, we'd love the opportunity to host your next celebration, event or meeting at Stonewall, and we'll do so within all mandated safety protocols for your comfort. Please reach out to Samantha (Sam) Bishop at sbishop@stonewallgolfclub.com to reserve your date!

We look forward to seeing you soon!



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Men's Senior Golf League - Fall Season - 2020

Are you still interested in joining the Stonewall Golf Club Men's Senior Golf League? It is not too late! Due to COVID-19 the 2020 Season was modified and started late. Instead of a single 27-week Season the Season has been divided into two 11-week seasons - Summer Season and Fall Season. The season was divided to allow those golfers that wanted to play in the League to begin in August after the environment is safer. The Summer Season began on May 20, 2020 and will end July 29, 2020 and unfortunately too late to join this Season of the League. However, it is not too late to join the Fall Season that will begin on August 5, 2020 and end October 14, 2020.

The League is open to any golfer age 55 years and older with an established USGA Handicap Index. The League provides golfers an opportunity to play regularly while increasing golfing skills, building camaraderie with League members, having fun, and occasionally - participating in spirited competition! Golfers are not required to play every Wednesday but play only when their schedule permits. The League registration/membership fee for the Fall Season is \$37.50. On play days/dates golfers will pay \$49.00 to play and includes range balls and a cart. Cannon Club Members pay only \$45.00 and Annual Members at Stonewall are not required to pay-to-play.

Each Wednesday's tee-off is a "shotgun" start beginning at 8:30 AM. Most play dates are "Open Play" however the League will conduct a competitive event and "Play for Prizes" at least once each month except October. At the end of the Fall Season the League will play its traditional The Rowe Cup using a Ryder Cup format with competing Teams.

Golfers are divided into Four Flights based on skill determined by index/handicap. In October at the end of the Season the League will present awards to golfers in each flight for each Season - Summer and Fall - in a number of categories. To qualify for some of the Season's Awards a golfer must complete and post at least 7 individual 18-hole scores in the League on the Stonewall Golf Course.

Golfers will have the opportunity to choose to play League rounds from the Combo Tee, a combination/mix of White and Red Tee locations. From the Combo Tee the par is 72; the course yardage is 5877 yards and shorter than the White Tee yardage which is 6191 yards yet longer than the Red Tee yardage which is 5681 yards. The holes have been handicapped based on the Combo Tee Course rating and slope.

If you are interested in joining the Fall League please complete the form below and drop it off along with a check made out to **Joe Greenlee** in the Stonewall Golf Pro Shop by **July 29, 2020**. You can also mail your form and check to Joe Greenlee, 8294 Roxborough Loop, Gainesville, VA 20155. Be sure to indicate the Preferred Tee that you want to play. Also if you don't have a Handicap Index, contact Kyle Backers, PGA Pro, at the Stonewall Golf Course at 703.753.5101 for assistance.

If you have immediate questions before signing up please contact Joe Greenlee (armygreen766@comcast.net) at 703.597.9524. Thank you!

REGISTRATION FORM

(PLEASE PRINT CLEARLY and BE SURE YOUR INFORMATION IS ACCURATE)

Name: _____

Address: _____

Phone: _____ Email: _____

GHIN# _____ USGA Handicap Index: _____

Golf Facility Where Your Handicap Is Registered: _____

Preferred Tee (Check One): ☐ White ☐ Combo ☐ Red ☐ Gold



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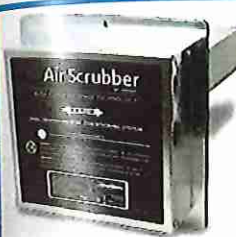
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MEGAN
MAXSON

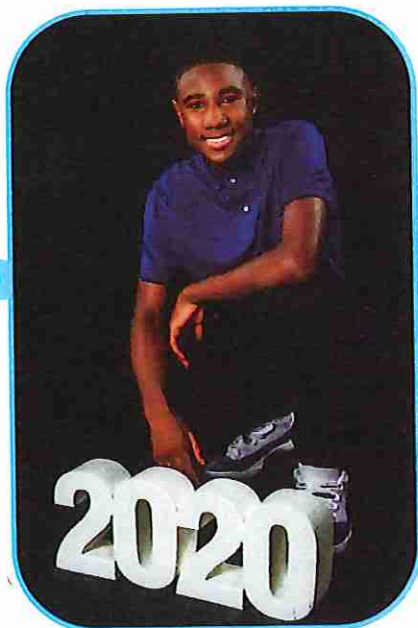


Megan graduated UVA with a double major in Archeology and Medieval History. We are very proud of her. ~ Jeff and Annie Maxson

CLASS of



CONGRAT



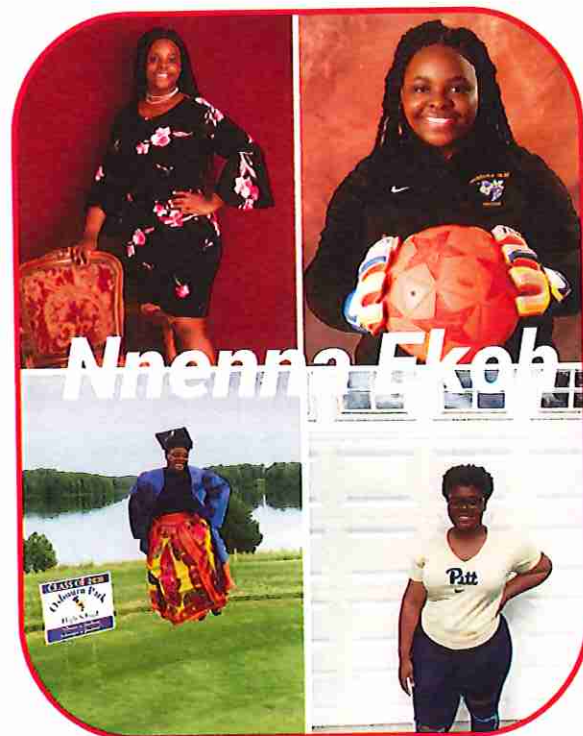
Sherric is a graduate of Patriot High School. He will be attending Virginia Tech, majoring in Engineering.

SHERRIC NELSON, JR.



ZOREE
SOLEIL JONES

Zoree is graduate of Patriot High School. Zoree is very excited to begin her freshman year at Harvard College this fall.



Nnenna Ekeh

NNENNA EKOI

Nnenna graduated from Osbourn Park High School, Biotechnology Program. Nnenna will be attending University of Pittsburgh in the Fall studying Bioengineering with a Pre-Med track.

Thank you to all who submitted their photos and information for the opportunity to celebrate with you!

STEPHEN VEROSKO

Stephen graduated from Patriot High. He will be attending Wilkes University in the Fall, where he'll be studying Computer Engineering and Swimming for Colonels!



HALEY MANSFIELD



Haley is a 2020 graduate of Patriot High School. She will attend Richard Bland College of William and Mary in the fall.

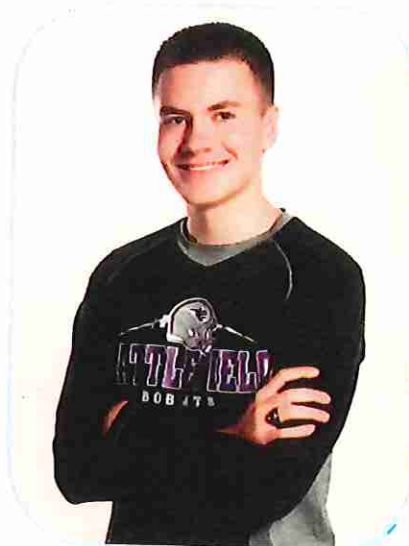
Her parents, Dick and Bet and brother, Chuck, are very proud of all her many accomplishments.

CHANISE EGBUE

Chanise is a 2020 graduate of Osbourn Park In Manassas. She participated in the Biotech program there and played varsity soccer her 4 years at Osbourn Park and was named First Team All District for 2019 season. Chanise has a passion for photography and was recently awarded the General Manager's award by Prince William County Service Authority where her work will be displayed. Chanise plans to attend North Carolina A&T where she will study Chemistry.



Nicholas will be attending Virginia Tech, School of Engineering, on a 4 Year Air Force ROTC Scholarship majoring in Aerospace Engineering. He is a 2020 Battlefield High School graduate.

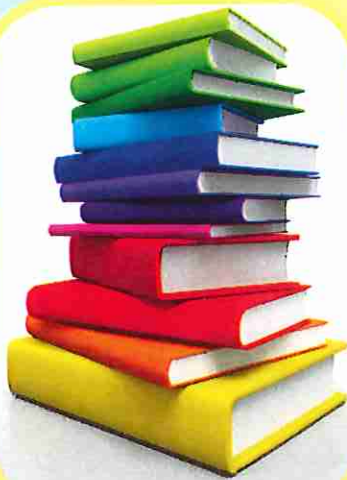


NICHOLAS DOMINIQUE.

COVID-19... WHAT WE DID ...

*In the middle
of difficulty,
lies opportunity*

With homeschooling and
an office commute down
the hall - juggling kids and
work - I miss traffic!



Family Meals again ...
and all helped
prepare them!

"Do not judge me by my successes,
judge me by how many times
I fell down and got back up again."
~ Nelson Mandela

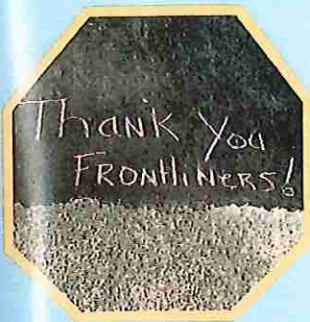


WHAT WE LEARNED ...

My family learned how to play the board
games I have had stored for years



I stopped feeling entitled
and instead blessed and so
very grateful... for family,
neighbors, friends and most
especially those who serve
and those who volunteer!
My life will be fuller... this
pandemic changed me.



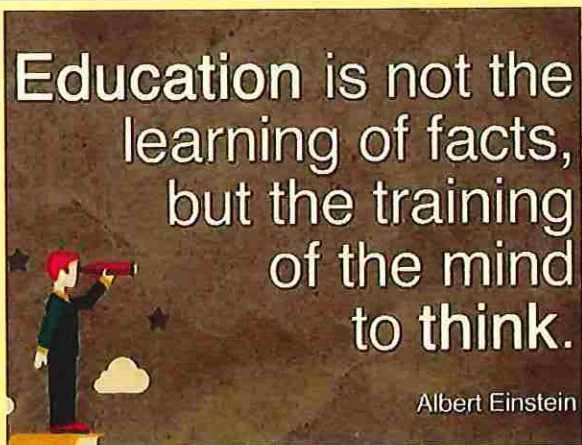
Social Distancing...
not just for us humans.



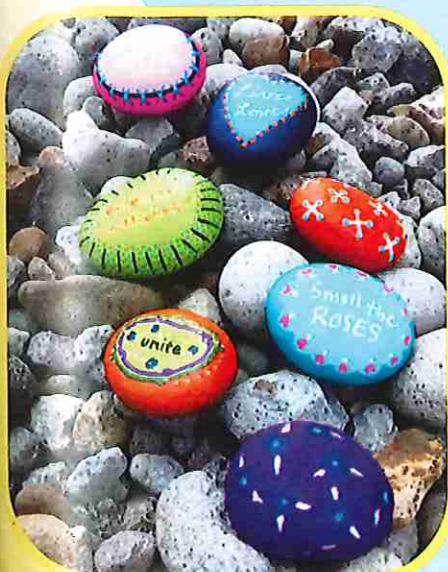
I miss school
and NEVER thought
I would ever say that!



I learned to be grateful
for the small things ...
for the things I have
always taken for granted



I actually walked
the grounds of
beautiful
Lake Manassas
and saw things
I never knew
existed.



WHAT RESIDENTS HAD TO SAY...

News From The Sheriff's Office

Wants You To Know About **COVID-19 SCAMS**

As a result of COVID-19, individuals and groups may try to use your compassion or fear of the virus against you.



TREATMENT SCAM

Scammers are offering to sell fake cures, vaccines, and advice on unproven treatments for COVID-19.



SUPPLY SCAM

Scammers call, email, or place ads saying they have medical products in stock.



PROVIDER SCAM

Scammers are contacting people pretending to be doctors and hospitals that have treated a friend or relative for COVID-19 & demanding payment for that treatment.



CHARITY SCAM

Scammers are soliciting donations for individuals, groups, and areas affected by COVID-19. Only donate to a reputable organization.



PHISHING SCAM

Scammers posing as health authorities from the CDC & WHO and sending phishing emails designed to trick recipients into downloading malware or providing personal identifying and financial information.



APP SCAM

Scammers are also creating and manipulating mobile apps designed to track the spread of COVID-19 to insert malware that will compromise users' devices and personal information.



INVESTMENT SCAM

Scammers are offering online promotions to get you to buy stock - claiming that the products or services of publically traded companies can prevent, detect, or cure COVID-19, and that the stock of these companies will dramatically increase in value as a result.

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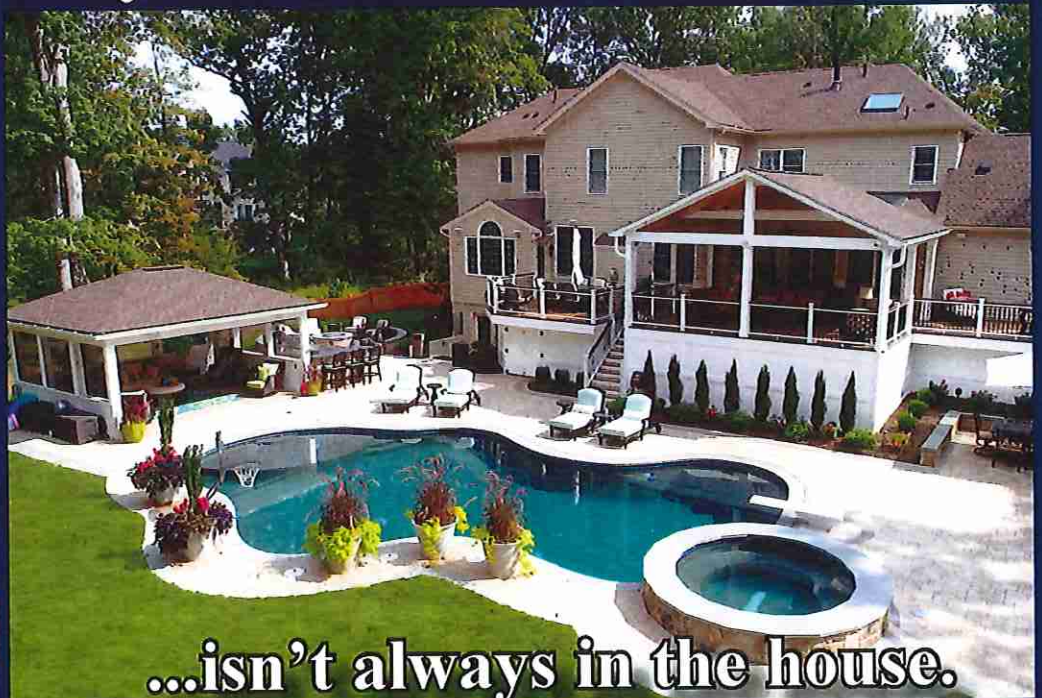
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TRASH AND RECYCLING

New Rules from
Prince William County -
Together We Make A
Difference!

Please recycle only the items below:



✓ PLASTICS

Recycle plastics #1 – #7. Look on the bottom of containers for the number inside the recycling arrows.



✓ METAL CANS, ALUMINUM FOIL, ALUMINUM FOIL PANS

Recycle all food and beverage metal cans — steel, tin, bi-metal and aluminum.



✓ CARDBOARD, NEWSPAPER AND MAGAZINES

Recycle newspaper inserts, catalogs, paperback books, phone books and brochures.



✓ PAPER FOOD CONTAINERS

Recycle juice boxes, egg, ice cream and milk cartons, and cereal and pasta boxes.



✓ PAPER

Recycle envelopes, office paper, junk mail, greeting cards and file folders. Shredded paper should be put in a paper bag.

Do not recycle:

Plastic bags
Plastic food wrappers
Plastic without numbers
Greasy food containers
Food or liquid waste
Yard waste
Construction debris
Scrap metal
Hazardous waste
Electronics
Cables or batteries
Diapers
Tissue
Bio-hazardous waste
Light bulbs
Ceramics
Dishes or mirrors
Hoses
Toys
Clothes
Shoes
Tools
Plastic straws
Polystyrene foam
To-go lids
Holiday decorations
Hardback books

Glass is no longer accepted in your curbside recycling cart for Prince William County.

Customers are encouraged to reuse glass containers, bring them to one of the purple bins located throughout the County, or place them in regular trash for collection. Please visit publicworks/recycling-trash/glass or www.pwcgov.org/recycling for more information.



ITEMS THAT ARE BAGGED OR BUNDLED ARE NOT TO EXCEED 50 LBS!

Tree Limbs or Brush

These should be bundled with rope or twine. Limbs can be no longer than 4ft in length and 3in thick in diameter.

We will collect up to 10 bundles of brush per customer per pickup.

Grass Clippings and Leaves

Please place in rolled-up biodegradable bags **OR** un-bagged in a personal container clearly marked as "Yard Waste".

We will collect up to 10 bags per customer per pickup.

Trash and Recycling Toters

It is important to keep your toters 3ft apart and 10ft from any obstacles such as mailboxes, cars, lamp posts, or power lines.

THESE ITEMS ARE NOT ACCEPTED!



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Community Calendars:

Lake Manassas Community Clubs

July

- 3: Site Office Closed
- 13: MCC Meeting 5pm
- 15: CSVAC Meeting 5pm
- 20: Covenants Meeting 6pm

August

- 10: MCC Meeting 5pm
- 17: Covenants Meeting 6pm
- 20: LMROA Board Meeting
(tentative) 6pm

September

- 7: Office Closed
- 15: MCC Meeting 5pm
- 16: CSVAC Meeting 5pm
- 21: Covenants Meeting 6pm
- 24: LMROA Annual Meeting
(tentative) 7pm



Book Club



Photo Fun



I am a Lake Manassas resident interested in gathering together fun, creative women who like doing mixed media art, art journaling, gel printing, watercolor, or other media for a monthly sharing of ideas and projects. We might also have workshop sessions.

Contact: **Linda Johnston**
swindon53@gmail.com or 703.926.4229

This interesting club meets once every 2 weeks and is a great way to get to know others in the community while sharing impressions on a variety of reading materials. New members are encouraged to attend!!! Try us out — and enjoy some great conversations about books and some other things.

Contact: **Deanna - 202.909.3824**
deanna.mae.trotter@gmail.com

This group meets at 10am - 2pm and/or 7pm - 11pm on the 2nd Friday of each month at Helen's home. Feel free to bring a snack or drink to share. Please RSVP.

Contact: **Helen Watt - 703.743.5499**
hwattmemories@gmail.com

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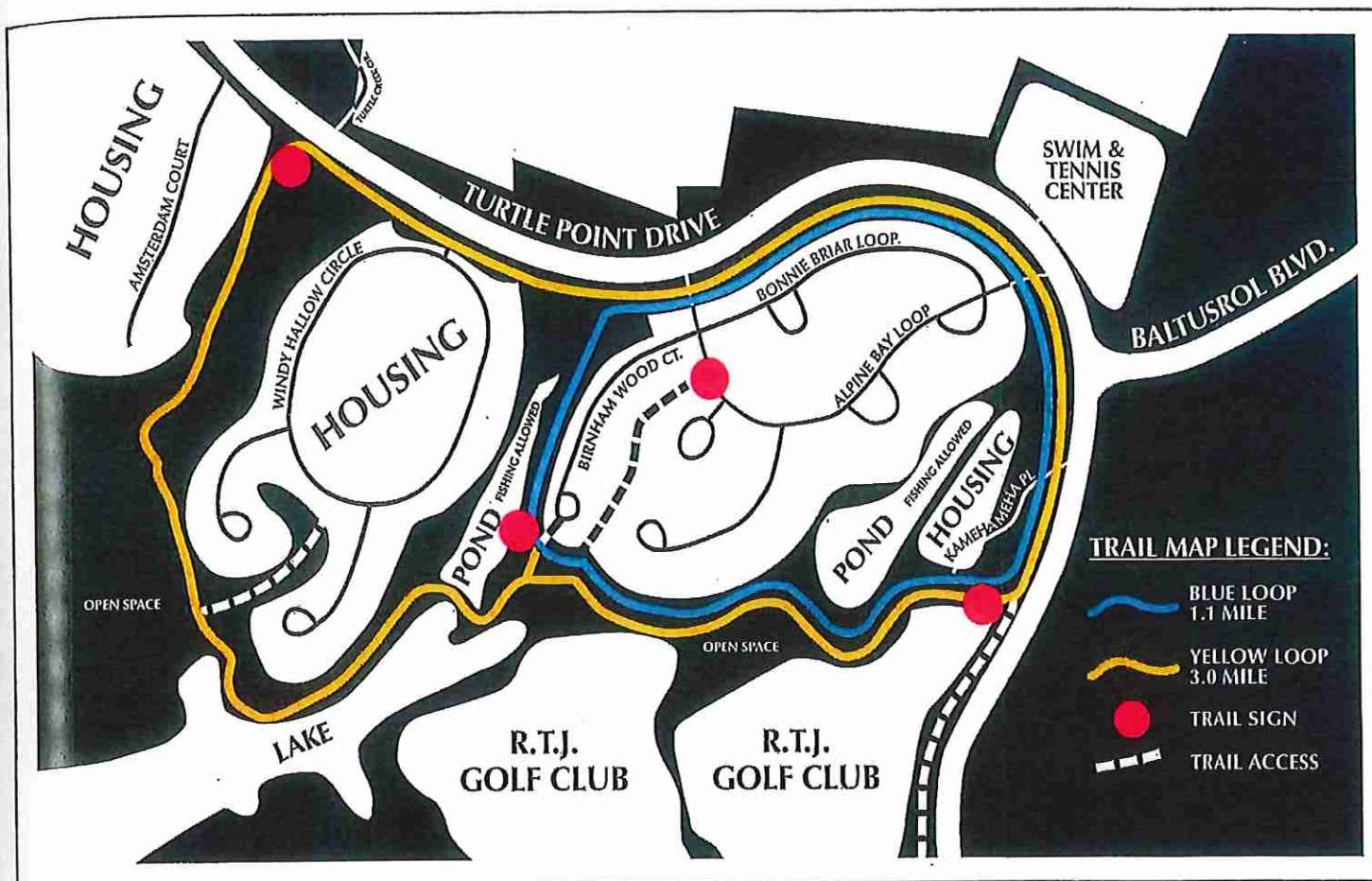
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Fishing is permitted on two ponds (behind Kamehameha Place and beyond Birnham Wood Court) on the Eastern Peninsula as indicated on the trail map. Both locations offer a dock with bench seating and beautiful views.



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- Difficulty Driving
- Unkempt Appearance
- Loss of Interest in Activities
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COVENANTS INSPECTIONS: While we understand that there are some aspects of property maintenance that cannot be attended to various times of the year (especially painting and landscaping), and in certain weather conditions, please do your best to keep your property maintained according to LMROA guidelines. If you are issued a violation notice and need an extension of time to complete repairs, please contact the on-site office by calling 703.753.7745.

The LMROA Community Handbook contains useful information covering Design Guidelines, Use Restrictions, Property Maintenance Standards and Enforcement Procedures. Please be sure to correct any violations that may exist on your property. If you need a copy of the most current Lake Manassas Handbook, please let us know and we will provide a copy to you at your request. Following is just a sample of a few important inspection items that need to be continuously maintained:

Mailboxes. Approved box color for the old style mailbox is hunter green and the post color is white or color matched to your existing post. If you need to replace your mailbox, contact Main Street Mailboxes at 703.753.5521. Please feel free to call the on-site management office with any questions at 703.753.7745.

Yards and Lawns. Lawn maintenance items such as weed/crab grass control, dead trees and shrubs and edging as well as replenishing the mulch in your beds need to be continued throughout the year. Please do not leave grass clippings on the sidewalk and/or street.

Home Exteriors. Look at your home and inspect for peeling and blistering paint and rotted wood, staining and green algae. Please power wash and repaint all affected surfaces.

Play equipment. Outdoor play equipment must be approved by the Modifications and Construction Committee. Please obtain your approval before making any purchases. Remember, maintaining your property on a regular basis not only ensures that the standards of the community are preserved, but eliminates the need for violation notices, hearings and possible fines.



COMMUNITY SAFETY: Please drive slowly and use caution as you drive through the community keeping an eye out for pedestrians and children. Observe yield, stop and speed limit signs; remind your children about the dangers of running and playing in the street and ask them to move out of the way of approaching vehicles.

Prince William County Police make frequent random visits within Lake Manassas and will take appropriate action to address speeding, running stop signs, use of unauthorized motorized vehicles and vandalism. Please obey stop signs and yield signs while driving in the community. You may notice our new electronic speed detection sign placed in various locations throughout the community. This will enable us to best identify areas where speeding occurs. To supplement regular police patrols, the Board is utilizing the County's Off Duty Police Patrol Program to patrol our streets, which is a "pay for" service. Please obey the laws of the road.

While incidences of vandalism or concerns about suspicious persons/activities are occasionally reported to us, **Prince William County Police should also be notified.** While we can pass your concerns onto our patrol officers, the association can not file a police report on behalf of residents.

STREET PARKING: We understand that over the holidays, or when you are receiving guests, parking in the street may be necessary. It seems, however, that the issue of vehicles parked in the street on a regular basis is becoming a problem.

When you moved into the community, you were provided with documents containing the covenants, conditions and restrictions for the LMROA. The guidelines state that there is no street parking permitted without prior authorization of management. **If you have room in your driveway then you should not have cars parked in the street.** Understandably, for those who have multiple vehicles, rearranging cars to accommodate those who live in your home can be a nuisance, however, the parking rule was put in place to keep as many vehicles as possible off the roads for the safety and aesthetics of the community. If you or your guests require temporary street parking, please contact the on-site office in advance. If you continually disregard the parking regulations, you may be called to a hearing before the Covenants Committee and also fined \$50 for each infraction.

TRASH: Our trash removal service is provided by American Disposal. Trash is collected weekly on Mondays and Thursdays, with recycling on Mondays and yard debris removal on Thursdays. A special pick up service is available for a fee (white goods, construction debris, etc.), but must be scheduled in advance. Please call American Disposal 703.368.0500 for details and scheduling. Reminder - please be sure not to set your trash out any sooner than the evening before collection (approximately 6 pm); trash cans and containers must be stored out of sight prior to sunrise the day after collection. This includes trash left by a landscaping company. When trash is put out a day or two before pick-up, the overall effect presents an unsightly appearance in our lovely neighborhood. On windy days, trash is easily blown down the street making the street and the community unsightly. Be a good neighbor and tie it down and please be sure to cover all trash. While we understand that trash bags at the curb, may be necessary from time to time, it is recommended that you use the can provided by American Disposal. This will eliminate any trash/debris scattered by birds and wildlife.

For information on special pickups and restrictions please go to www.americandisposal.com.

LEASING A COMMUNITY PROPERTY: All leases must be a minimum of 12 months in duration. A copy of the lease must be submitted to the management office before the tenant moves in. Without a copy of the lease, your tenants will not be issued vehicle decals, transponders or pool passes. Please have your tenants stop by the on-site office to pick up a copy of the Lake Manassas Homeowners Handbook and Welcome Package. Remember, tenants are subject to the same residential requirements as all homeowners however, you as the owner, are still responsible for your property. LMROA will contact you as the homeowner for any reconciliation, as needed. **Short term leases and Airbnb's are not permitted in the Lake Manassas community.**

COURTEOUS NEIGHBORS: Please do not walk on private property which includes residents' lawns and the golf course. Please keep children and animals off the golf course. Golfers retrieving golf balls are allowed to walk in the resident's yards that back up on the golf course.

Noise Ordinance Times: The Prince William County noise ordinance is Monday through Friday from 10 pm until 6 am and on Saturday, Sunday and Holidays from 10 pm until 9 am. If you were to contact the police regarding what you consider to be an inappropriate time for unusually loud noises, they will come out and investigate. But first, speak to your neighbors to explain that the noise is disturbing to you.

Complaints: The on-site office regularly receives complaints on a variety of topics that most recently include:

- Cigarette butts and gum are both unsightly and hazardous to pets when disposed of improperly on the street and/or on private property;

- Dogs barking and biting; Pets off leash and/or roaming and defecating on private property;
- Neighbor's lawns not mowed or weeded properly;
- Grass clippings not removed from street/sidewalk
- Speeding and vehicles running stop signs;
- RV's and/or boats brought into the community and left overnight and/or parked dangerously in the street, on sidewalks or trails.

Management will address these issues as they arise, however some issues are best resolved neighbor to neighbor. We thank you in advance for following the County laws as well as the community rules and being a considerate neighbor.

GATED ENTRANCES & BARRIER ARMS: The safety of those entering the community is of utmost importance at barrier arms and gates. The Post Orders for the community, which are the rules/restrictions provided by LMROA to Allied/SOS Security gate attendants to follow state:



- Bicycles will not be processed through vehicle lanes and should not gain access under gate arms for safety reasons. Barrier arms will not be opened for non-motorized vehicles.

Unless you are in a motorized-vehicle, you should enter the community using the sidewalk or trails that flank each entry. Gate attendants have been instructed to not open barrier arms for anyone who is not in a vehicle. This includes pedestrians, bicyclists, skaters, etc. Some gate attendants have experienced harassment, belittlement and arguments when implementing restrictions from the Post Orders. This will not be tolerated, and anyone attempting to lift or tamper with barrier arms or enter underneath will be reported to Prince William County Police.

If you notice damage to a barrier arm or gate please report it immediately to management or one of the gate attendants. For your safety, please DO NOT attempt to repair a barrier arm.

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Electric Dominion VA Power	888.366.4357
Main Street Mailboxes	571.379.8454
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Water/Sewer (PW County)	703.335.7900

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Fire or Police (Emergency Only)	911
VA State Police	800.572.2260
Prince William County-PWC Police	703.792.6500
PWC Alleged Crime or Incident Report	703.792.5123
Fire Dept - Gainesville	703.792.5004
Gas - Columbia of Virginia	800.543.8911
24-Hour Emergency	800.544.5606
Novant Health Haymarket Medical Center	571.261.3250
Novant Health/Prince William Medical Ctr	703.369.8000
Emergency Room Manassas	703.369.8337
Emergency Services (Haymarket)	571.261.3400
POISON Natl Capital Poison Center	800.222.1222

PRINCE WILLIAM COUNTY

Area Agency on Aging	703.792.6400
Alcohol & Drug Abuse	
Emergency Services Program	703.792.7800
Animal Control - Shelter/Dog Tags	703.792.6465
Evenings/Weekends	703.792.6500
Assessments Property /Tax Payments	703.792.6710
Real Estate Assessments	703.792.6780
Adult or Child Abuse & Neglect	703.792.4200
After 5 pm and on Weekends	703.792.6500
Prince William County Govt Information	703.792.6000
Substance Abuse	703.792.7800
Election & Voter Information	703.792.6470
Department of Parks & Recreation	703.792.7060
Park Authority	703.792.7275
Recycling	703.792.4670
Library Administration	703.792.6100
Licenses / Auto/Business	703.792.6710
Mental Health Emergency Services	703.792.7800
Miss Utility	800.552.7001
Schools Prince William Public	703.791.7200
Sheriff Non-Emergency & Info	703.792.6070
Social Services	703.792.7500
Tourism & Visitors Bureau	703.396.7130
Transportation Department	703.792.6825
Metro Customer Info	202.637.7000
OmniRide Commuter bus/ride	703.730.6664
Virginia Railway Express (VRE)	703.684.1001
Virginia Department of Transportation	703.366.1900
Verizon	800.483.3000
Zoning Administration	703.792.6830

Lake Manassas Residential Owners'
Association
14900 Turtle Point Drive
Gainesville, VA 20155

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Dearest Friends:

This recent pandemic will remain with all of us in many ways. And there are positives that have come from it. A gathering of family, for many a slowing down and for all perhaps a genuine examination of our priorities.

You are reading this publication because you want information on your community management, neighbors, activities, local businesses. But *The Lake Manassas Connection* is so much more. It is a yearbook of sorts.

Within these pages we honored our graduates who hoped to have an opportunity to walk the halls or campus of their school once more before heading off into the future.

We know so many of you want to help others who are suffering, especially local business. *The Lake Manassas Connection* has been published for almost a decade now, and at no cost to the community, because of the support of local practices, service and retail businesses. **They need us now.** They are where you go for support for our schools, teams, churches ... they support our local tax base, care for us and give us the perfect things to do with our free time. Please consider all those you cherish regularly for your business (and the people who support this publication even in the midst of this pandemic). Many have made accommodations to get through this period in time - and are just waiting for YOUR call.

Thank you most sincerely to the healthcare workers and first responders for your dedication and for all that you do for the community.

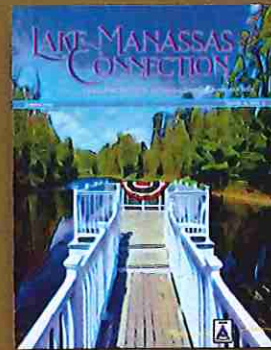
And thank you to all who shared your talents, information, photos and more ... to make this issue one we hope to save for years to come. TOGETHER... WE ARE BETTER.

Warmly,

MaryPat Imlah

Lake Manassas Connection Publisher

DEADLINE



FOR THE FALL 2020 ISSUE: SEPTEMBER 1

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In The Future