



The Glen Echo

Newsletter of Fairlington Glen

October 2011

Getting Things Done in the Glen

If you spot a maintenance problem for which the Glen is responsible or see a tree on Glen property that is downed or unsafe, please contact *both*: (1) Terry McGuire of Cardinal Management, at t.mcguire@cardinalmanagementgroup.com, or 703-565-5012; and (2) the Glen's on-site staff at fairling-tonglen3m@verizon.net or 703-820-9567. Terry has overall responsibility for determining, subject to Board policy, how and when your problem will be solved; but our on-site crew will usually be familiar enough with your type of problem to be able to get to work right away without first checking with Terry, so you should contact them along with Cardinal Management.

Reminder

Yard waste from your patio — whether from a garden or from your trees — should not be placed in the common area outside your patio. It must be bagged and placed in front of your unit for pickup with the regular trash. If tree limbs are involved, the trash contractor will not pick them up, and you or your contractor will have to dispose of them.

Please contact maintenance staff first, not Board members. Board members are charged with establishing the *general policies and direction of the Glen*, not with managing day-to-day operations. Contact Board members, or attend a Board meeting, if you believe that staff has not adequately addressed your problem or if you want to propose changes in the general direction or policies of the Glen.

If you want to have a healthy tree planted, removed, or trimmed, or to find out about tending your own flower beds, please contact the Landscape Committee, chair Amanda Deringer at aderinger@gds.org. Landscaping requests may be made twice a year in writing prior to the landscape walkthroughs. Walkthroughs are typically on a Saturday morning in late August and early-to-mid April each year and are announced on the web site and in the *Glen Echo*. Landscape request forms can be found on the website and must be submitted prior to the walkthrough. We consider each request with an eye to maintaining the health and (*continued next page ...*)

Check Ongoing Master
Calendar of Glen Events

Do you have something that you would like to put in the *Glen Echo*? If so, please e-mail Maynard Dixon at MaynardDixon@verizon.net.

The *Glen Echo* is published online on the Glen's web site, at <http://www.fairlington.org/glennewsletters.htm>

To be notified by e-mail when the latest edition is published, with a link to the newsletter, give us your e-mail address by signing-up for Glen Alerts via the Glen's web site. Your e-mail address will be used only for official Glen business.

beauty of our landscaping and can not meet all requests.

Finally, the Contact List attached to this newsletter provides contact information about Court Representatives, coordinators, and committee chairs — knowledgeable persons who can advise you about things like variances, pool operations, this newsletter, the tennis courts, and Glen finances. Printing-out the Contact List page and leaving it in a handy place will help you to get things done.

Glen Annual Meeting Scheduled

The annual meeting for Fairlington Glen has been set for Wednesday, **November 9, 2011**, 7:30 PM, at the Fairlington Community Center, 3308 S. Stafford Street.

Important documents pertaining to the annual meeting were attached to the September newsletter, which is available on the Glen's web site at <http://www.fairlington.org/glennewsletters.htm>. In early October, the same material will be mailed to owners, along with (1) Board member candidate profiles, (2) instructions for how to vote online, and (3) proxy materials, to be mailed-back if you want to vote by proxy.

Voting online is easy and efficient, so we encourage resident to be alert to the early October voting instructions and to use online voting if you do not want to attend the annual meeting and vote in person.

Parking in the Glen

With some numbering glitches soon to be taken care of, soon all 16 parking lots in the Glen will be repaired, sealed, and striped, with two courts most in need receiving 2 inches of asphalt overlay. We thought this a good time to remind you of the Glen's parking policy.

There are 375 total parking spots in the Glen, with 352 assigned to the 352 housing units, 2 assigned to staff, and 21 unassigned. These 21 spaces are spread throughout the Glen and represent possible parking for friends, family, and contractors who come to visit, stay, or work in our community. They are also available to any Glen resident, in any court, on a first-come, first-served basis.

Good neighbor policy suggests that one should share the use of unassigned spots among all potential users, as one does with street parking. We urge you to do this.

So that all may be aware of the unassigned spots, which are marked with a "U" after the number, we are providing the locations of the 21 spots.

Court 2: Unnumbered space between 139 and 140	Court 11: 357
Court 4: 201, 204, 205, 206, 207, 208	Court 13: 403
Court 5: 226, 227, 228	Court 14: 415, 417
Court 7: 255, 256, 261, 268, 271	Court 16: 462, 467

The full text of the Glen's parking policy can be found on pp. 29 and 30 of the Handbook, which is on our website at <http://www.fairlington.org/GlenHandbook2011Revised.pdf>.

Reminder

The Glen's next Board meeting is set for Tuesday, October 11, 2011. The agenda is generally available on the Sunday before the meeting and will be posted on the bulletin Board at the pool.

What Insurance Is Needed In Fairlington Glen?

In light of the recent heavy rains, which have caused some basement flooding, residents would be well advised to review their insurance policies and the discussion of the Glen's master insurance policy in the Handbook, which is available on the Glen's web site at <http://www.fairlington.org/GlenHandbook2011Revised.pdf>. Please note that the Glen's current master insurance policy has a higher deductible for flood damage (\$10,000) than for other types of damage (\$5,000).

Thanks to All Who Helped

It is a truism that a condominium association cannot function well without strong volunteer participation. The work accomplished this summer proved that point once again. The Board thanks those who took the lead in many projects.

Will Smith handled renovation of the Glen's four tennis courts, from developing specs to coordinating work and assuring that everything was done as planned by Bishop's Tennis and Expert Fence. The single court received an asphalt overlay. The renovated courts at Stafford St. have a new fence and a new synthetic surface with a cushioned based (Nova Pro'Bounce). It is easy on the hips, maintenance costs are minimized, there is no cracking of the surface, and the surface is enviro-friendly. We standardized all four courts to two-tone blue green. Feedback from those who have played on the Stafford St. courts is very positive.

Pat Murray handled repairs to the basketball court after the pole at one end came down. New poles, backboards, and nets were purchased by Pat and installed by Proffit Bros. Modest repairs were also made to the surface, and the court was restriped, with the addition of Hopscotch and Four Square for children.

Jay Yianilos is coordinating the replacement of B-building mailboxes with larger ones to better accommodate mail in the 23 apartment buildings. He led a group of B-building co-owners in selecting the mailboxes and coordinating their installation by Mid-Atlantic Mailboxes. It has turned out to be quite a job not only because our buildings were solidly built but also because they hide occasional "leftovers" (such as abandoned electrical boxes) from conversion to condos in the 1970's. B-building residents are enjoying their new mailboxes.

Finally, **everyone in the Glen** deserves thanks for accepting the inconveniences connected to repairing, sealing, and striping parking lots throughout the Glen. This is the first time that all 16 courts have been done at the same time.

The Board also thanks **Terry McGuire** and **Wanda Ramos** of Cardinal Management Group, Inc., for their on-going role in working with both Glen volunteers and contractors. In addition to those above, contractors include Walls, installing four half-roofs in Courts 4 and 7, and NOVA, who painted Courts 9 through 12.

A strong thanks to **Paula Mathews and her team** for another wonderful year at the pool, whose functioning under Curl Swim and the pool committee goes so smoothly we sometimes forget the amount of work involved. The closing pool party and dog swim signal the end of the summer, but not the end of wine tastings, which continue under **Kearsley Walsh** well into the fall. Send her an e-mail at krrrww@comcast.net if you'd like to be added to the e-mail notification group.

Taking Care of Business

At its September 13, 2011 meeting, the Board took care of the following important matters:

Landscape. The Board authorized the Landscape Committee to expend about \$14,000, the remaining amount in the 2011 budget account, to implement the results of the August landscape walk-through.

Insurance. The Board approved a contract for \$58,633 for insurance.

Transfer Fees. Based on policy reasons and on advice of counsel, the Board declined to consider the adoption of transfer fees that would be charged to buyers of Glen units at closing as a contribution to replacement reserves.

Good News On 2010 Audit

We are pleased to report that Fairlington Glen's final audit for 2010 shows a surplus of \$23,468 rather than the deficit of \$13,198 we published in the May Glen Echo. This resulted from additional insurance receipts from the 2010 winter storms. Our contingency reserves, combined with budget surpluses over the last four years, came to more than the 10 to 20 percent of assessments that our auditors recommend for such re-serves. As a result, the Board at its August 9 meeting transferred \$80,000 to replacement reserves, strengthening those reserves.

Community Meetings On Proposed Lifestyle Safeway

Safeway is proposing to replace its current store across from Fairlington Glen with a "life style" Safeway that will have parking at ground level and a significantly enlarged store above, containing expanded offerings, a café, and other changes. Glen residents should be aware of the following meetings at which this proposed change will be discussed and your input will be welcomed—

- October 6 Alexandria Community Meeting, 7 pm, Sister Cities Conference Room 1101, First Floor, City Hall, Alexandria.
- November 1 Alexandria Planning Commission
- November 9 Fairlington Citizens Association, 7 pm, FCC
- November 12 Alexandria City Council (if recommended by the Planning Commission)

Please attend these meetings if you would like to participate in the process. Additional information about the proposed changes can be found on the Alexandria government website at www.alexandriava.us under the Planning and Zoning department. Look for "King St. Safeway" to find the Concept Site Plan, Preliminary Plan Submission, minutes of previous community meetings, and architectural photos.

Bus Service Changes Affecting Fairlington

Mary Hynes, Arlington County's representative to the WMATA (Metro) board, would like to make the Fairlington community aware that there will be a public hearing to discuss proposed route adjustments to bus routes 25A, 25C, and 22A. The meeting will take place at the Fairlington Community Center on Thursday, October 13th in room 134. The open house begins at 6:00 pm followed by the public hearing at 6:30 pm.

Fairlington Glen Contact List (Rev. August 2011)

BOARD OF DIRECTORS: Meets second Tuesday of the month

President	Kathy Clatanoff	4172 S 36th	703-578-4959	kclatanoff@hotmail.com
Vice President	Ray Alexander	4320 S 35th	804-678-8936	rayalexanderjr@comcast.net
Treasurer	Margaret Windus	3525B S Stafford	703-379-1718	bowindus@verizon.net
Secretary	Jonathan Rolbin		202-579-6084	jrolbin@gmail.com
At Large	Amanda Deringer	3535 S Utah	703-671-9626	aderinger@gds.org

COURT REPRESENTATIVES GROUP (CRG): Meets as called

Chairperson	Carol Goodloe	4343 S 36th	703-379-7260	cagoodloe@comcast.net
Secretary	Sandy Heaton	4138 S 36th	703-820-2058	sandyheaton@comcast.net
1 (27 units)				
2 (26)	David Atwood	3541 S Stafford	703-933-0184	david_atwood@hotmail.com
3 (27)	Hal Vorhies	3563 S Stafford	703-820-2505	halvorhies@earthlink.net
4 (23)				
5 (17)				
6 (24)	Vicky Mason	4132 S 36th	703-671-6640	vamason@earthlink.net
7 (16)	John Phillips		703-931-2678	
8 (16)	John Phillips		703-931-2678	
9 (22)	Ed McGonagle	3523 S Utah	703-578-3056	edfmcgo@gmail.com
10 (25)	Carol Goodloe	4343 S 36th	703-379-7260	cagoodloe@comcast.net
11 (22)	Bill McShea	3592 S Stafford	703-820-4529	bunandbill@comcast.net
12 (22)	Robert Wilson	3576 S Stafford	703-578-4972	tunaan@verizon.net
13 (23)	Charles Robbins	3534 S Stafford	703-998-6815	charles_robbins@hotmail.com
14 (14)	Ellen McDermott	4206 S 35 th	703-575-7864	ellenmcdermott@yahoo.com
15 (36)	Alison Trimble	4280 S 35 th	703-931-7096	alison@comcast.net
16 (12)	Maynard Dixon	4316 S 35th	703-379-9786	maynarddixon@verizon.net

Other Coordinators and Committee Chairs:

Basketball	Patrick Murray	4144 S 36th	703-931-7178	pgmurray@att.net
Finance	Margaret Windus	3525B S Stafford	703-379-1718	bowindus@verizon.net
Glen Echo	Maynard Dixon	4316 S 35 th	703-379-9786	maynarddixon@verizon.net
Handbook	Jocelyne Corderot	3525A S Stafford	703-933-0956	jocorderot@yahoo.com
Landscape	Amanda Deringer	3535 S Utah	703-671-9626	aderinger@gds.org
Maintenance	Robert Wilson	3576 S Stafford	703-578-4972	tunaan@verizon.net
Pool	Paula Mathews		703-379-5132	bethanypaula@aol.com
Security	Dean Montanye	4312 S 35th	703-379-6801	combatdean@gmail.com
Tennis	Will Smith	3525 S Utah	703-578-1076	willregina@verizon.net
Variance	Greg Lukmire	4234 S 35th	703-578-4844	glukmire@verizon.net
Yahoo	Alison Trimble	4280 S 35 th	703-931-7096	alison@comcast.net

María Castro and Nelson Ordoñez Staff 703-820-9567 fairlingtonglen3m@verizon.net

Terry McGuire, Cardinal Management Agent 703-565-5012 t.mcguire@cardinalmanagementgroup.com

EMERGENCY NUMBER (after business hours and on weekends and holidays) **866-370-2989**

October 2011

Sun	Mon	Tue	Wed	Thu	Fri	Sat
						1
2	3	4	5	6 Alexandria Community Meeting on Lifestyle Safeway 700 pm	7	8
9	10	11 Glen Board 7:00 PM FCC	12	13 Metro Bus service hearing 6:00 FCC	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

November 2011

Sun	Mon	Tue	Wed	Thu	Fri	Sat
		1 Alexandria Planning Commission meets on Lifestyle Safeway	2	3	4	5
6	7	8 Glen Board 7:00 PM FCC	9 Glen Annual Meeting 7:30 pm FCC FCA meets on Lifestyle Safeway 7:00 pm at FCC	10	11	12 Alexandria City Council meets on Lifestyle Safeway?
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

December 2011

Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1	2	3
4	5	6	7	8	9	10
11	12	13 Glen Board 7:00 PM FCC	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31