

# *CVIII NEWSLETTER*

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Management Office 703-525-5557  
www.colonialvillageiii.com

## *CVIII's Board of Directors for 2011-2012*

CVIII's 2011 annual meeting took place on 10 October 2011. Dennis Gerrity was elected to a three-year term as a member of CVIII's Board of Directors. The five members of CVIII's Board of Directors for 2011-2012 are Dennis Gerrity, Laura Hagg, Kevin Haley, Amanda Hunt, and Larry Poe. Officers of the Board will be elected at the next meeting at which all five members are present. Until then, they will serve in an acting capacity as follows: Kevin Haley, President; Amanda Hunt, Vice President; Larry Poe, Treasurer; Dennis Gerrity, Secretary; and Laura Hagg, Member-at-Large.

## *2012 Infrastructure Projects*

**Chimneys:** Renovation of the chimneys behind 1821 N. Rhodes, 1728 Queens Lane and 1809 Queens Lane will not begin until mid-winter of 2012. Steve Turner of BEC, the structural engineering firm that is managing this project for CVIII, had to amend his RFP for renovations of CVIII's chimneys to reflect the decision of the Design Review Committee (DRC) of the Arlington County Historic Affairs and Landmark Review Board (HALRB) not to support CVIII's request for permission to reduce the height of these chimneys. General Manager, Chuck. Vaughan has told the Board that he expects proposals on this project from masonry contractors to be available for the Board's consideration at its January meeting. Notices will be posted when starting dates and other details have been determined. **Meter Stacks:** Five more meter stacks will be replaced in 2012. This will be the third phase of CVIII's program to replace its meter stacks. This program is based on the recommendations of an electrical engineering firm. Meter stacks are metal boxes mounted on exterior walls that contain the electric meters and main unit circuit breakers for units and common element electrical systems in each building. **Building Entry Doors:** Building entry doors will be replaced at 1721, 1728, 1808, and 1809 Queens because weathering and damage to their jambs prevent them from being closed securely. This project should be completed by the beginning of February.

## *Update on Replacement Windows*

Four window installation companies were asked this past summer to submit proposals for replacement windows that met Arlington County Historic Affairs and Landmark Review Board (HALRB) guidelines for Colonial Village. These proposals would offer discounts based on the number of windows purchased by unit owners who live in the historic sections of Colonial Village. Two of these companies agreed to submit proposals. A proposal for JELD-WEN windows was submitted in November, and a proposal for a Pella window is expected soon. Unfortunately, one window in the JELD-WEN brand proposal did not fully comply with Arlington County's historic guideline. When this issue is resolved and the Pella proposal is received, a committee will select one of these windows as a preferred replacement for existing windows.

## *Stan Kiman Would Like Some Help*

Stan Kiman, our maintenance engineer, has noticed that a dog owner, or a dog walker, has been throwing bags of pet waste on top of the north end of the garage roof, and he is getting very tired of picking up after this person. If you are the guilty party, please stop! If you know who is doing this or see someone doing this, please give Stan or someone in our management office as much information as you can.

### ***Basement Security***

Basement storage rooms throughout Colonial Village were broken into this past summer. Stan Kiman, CVIII's maintenance engineer, has made repairs to all basement entry doors and storage room doors so they close securely. Unfortunately, residents and contractors still leave these doors propped open all hours of the day and night. This poses a security risk, and is a problem that everyone can help with. If you see any of these doors open, please close them.

### ***Landscaping – Replacing CVIII's Elm Trees***

Many of CVIII's Siberian Elms will need to be replaced in the next few years. They are very graceful looking trees, but there is very little left to several of them because their wood is so soft that most of their branches, large and small, have been broken off by wind and snow storms over the years. Arborists have suggested three trees as replacements. One is the Chinese or Lacebark Elm, which has a shape similar to that of the Siberian Elm but has much stronger wood. The second is the Willow Oak, cultivars of which have cylindrical shapes and whose branches pose little or no threat to CVIII's roofs should they be broken off by a storm. The third is the Japanese Zelkova, a vase shaped tree whose branches, like those of the Willow Oak, pose little or no threat to CVIII's roofs. The Siberian Elms, like the Southern Magnolias, are defining landscaping features of CVIII. Choosing a tree to replace these elms will be an important decision for the appearance of the community. If you have comments on the trees mentioned above or a different candidate for a replacement, please email the Board at [colonialvillageiii@hotmail.com](mailto:colonialvillageiii@hotmail.com).

### ***2011 Colonial Village Holiday Party***

The 2011 Colonial Village Holiday Party will be held on Friday, December 9, 2011, between the hours of 6:30 P.M. and 8:30 P.M. in the community room at 1701 N. Troy St. All Colonial Village III owners and residents are welcome.

### ***Paying Assessments***

CVIII's community management firm, Legum & Norman, and the Board ask owners to consider using direct debiting to pay their assessments. This is an option in addition to credit cards, coupons, and on-line bank and bill payer services. You can go to [www.legumnorman.com](http://www.legumnorman.com) for additional information on any of these alternatives. You can also download the appropriate forms to set up direct debiting at this website. You can also contact the management office at 703-525-5557 for assistance.

#### **CVIII's Board of Directors**

Kevin Haley, President  
Amanda Hunt, Vice President  
Larry Poe, Treasurer  
Dennis Gerrity, Secretary  
Laura Hagg, Member at Large

CVIII's website: [www.colonialvillageiii.com](http://www.colonialvillageiii.com)

Email the Board directly at  
[colonialvillageiii@hotmail.com](mailto:colonialvillageiii@hotmail.com)

#### **CVIII's Property Management Office**

Chuck Vaughan, General Manager  
Sonya Rainey, Assistant Manager  
Amanda Bright, Office Administrator  
Stan Kiman, Maintenance Engineer

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Office Hours:  
8:30 A.M. to 5:30 P.M. Monday, Wednesday,  
Thursday;  
8:30 A.M. to 7:00 P.M. on Tuesday  
8:30 A.M. to 1:00 P.M. on Friday