**CHESTERFIELD MEWS**

 ***NEWS***

**Winter 2013**

**Annual Meeting Set for April 30**

 The next phase of the Mews grounds refurbishment and maintenance plan, and the establishment of a Grounds Working Group in the community, highlight this year’s annual meeting April 30 at Fairfax Baptist Church (please note that this is a new location). Registration begins at 7 p.m. and the meeting will run from 7:30 to 9.

 Treasurer Bruce Pincus will present the fiscal year 2014 budget at the meeting. Also on the meeting agenda is the election of four members of the board of directors. The members with expiring terms are Nancy Minter‚ Gordon Silcox‚ Jo Ann Andren, and Brian Saal. Nomination forms will be distributed to all homes. Filling any vacant board seats that occur is a primary concern of the board in order to ensure diverse community representation and sharing the modest workload to make the time requirements manageable for each board member. Anyone interested is urged to nominate themselves.

**Spring Inspections**

GHA, our management company, will be conducting annual inspections in April, designed to ensure that all homes comply with ACC guidelines. They will specifically be checking out paint, to be sure all units have paint in good condition and the proper color; courtyards, to be see that all are in good repair; fences, to ascertain that none is leaning, fallen, or painted or stained; front doorways, to check that no toys, bikes, or tools are stored there; and the rears of homes to certify that no private items, such as flower pots, furniture, or grills, are stored there. If you know you have any of these items now in violation, please do move them to avoid being cited. For more details, please see the ACC guidelines on the CMCA webpage: www.inthemews.com

**If You Want to Install Solar Paneling…** …you may be in luck. According to state law 67-701,

community associations in Virginia generally may not prohibit a homeowner from installing or using a solar energy collection device on their property. A community association may, however, establish reasonable restrictions concerning the size and placement of solar devices or restrict the installation of solar devices on common areas within the development served by the community association.
 In the context of this law, a solar energy device is a system "manufactured and sold for the sole purpose of facilitating the collection and beneficial use of solar energy, including passive heating panels or building components and solar photovoltaic apparatus."

 The link to the state law is below and is posted on the homepage of www.inthemews.com. The architectural control committee is currently working on CMCA guidelines for solar panels. These guidelines will be published by the summer.

Please contact board president Bob Parker or any member of the ACC for more details.

<http://leg1.state.va.us/cgi-bin/legp504.exe?000+cod+67-701>

**Still Looking for an ACC Member**

The board of directors is still recruiting a Mews homeowner to fill an opening on the ACC. This volunteer will join two others to form the committee, as established by the official Mews covenants. The members of this committee are responsible for interpreting and implementing the covenants that relate to the architectural and aesthetic integrity of the community—painting, exterior maintenance and repairs, fences, and general appearance. The committee must pre-approve any major projects to be undertaken and ensures that any findings on annual inspections, as conducted by the management company, are brought into compliance in a timely manner.

If you are interested in learning more or applying for this vacancy, please send an e-mail either to Bob Parker or through the “Contact Us” feature of inthemews.com.

***Odds and Ends . . .***

**Annual friendly trash collection and recycling reminders.** Spring is now upon us.The Mews’s trash contractor, AAA, will pick up yard waste on Wednesdays between March 1 and December 24. The waste should be put out after 6 p.m. Tuesday and no later than 6 the next morning. Only yard waste placed in clear plastic bags is accepted. Small piles of brush should be tied with twine and may not exceed 4 feet in length or 50 pounds in weight. On a similar note, pleasecollect your recycle bins and trash cans on the day of collection. Leaving such items out for several days does little to enhance the general appearance of the neighborhood.

**Real estate prices still trending upward.** The As-is and potential short sales on Colchester Brook notwithstanding, sale prices remain on an upward trend in the Mews. The newly-renovated house on Guysborough sold for the highest price seen in the Mews in several years! The outlook for 2013 remains positive.

**Watch for those potholes.** With spring trying to make its entrance, the hopefully warmer weather may result in potholes. If you see a pothole on a public road and wish to report it, contact VDOT by using their online work request at

<http://www.virginiadot.org/travel/citizen.asp>

 or by phone at 1-800-FOR-ROAD.

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| **2013 Real Estate Activity** | **Address** | **Original List Price** | **Sold Price** | **Days on Market** | **Model** | **Type of Sale** | **Status** |
| 3141 Guysborough | $448,900  | $440,000  | 10 | B | Standard Sale | Sold (14 February 2013) |
| 3177 Colchester Brook | $348,000  | $331,000  | 19 | C | REO/Bank Owned | Sold (30 January 2013) |
| 3177 Colchester Brook | $367,500  | $367,500  | 0 | C | Standard Sale | Sold (11 March 2013) |
| 3156 Colchester Brook | $400,000  |   | 0 | B | Potential Short Sale | Under Contract (contingent until 30 June 2013) |

*Source:* Ginny Howden, Long & Foster Realtors

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| **CONTACT INFORMATION**For information and contact with the boardvisit our community website: www.inthemews.com **BOARD OF DIRECTORS OTHER** |
| **Bob Parker**President3187 Readsborough(703) 698-9141.**Nancy Minter** Vice PresidentArchitectural Control3137 Eakin Park(703) 280-4996**Gordon Silcox**Secretary3159 Colchester Brook(703) 280-1041 | **Bruce Pincus**TreasurerEmergency parking liaison3155 Colchester Brook(703) 280-2944**Margaret** **Kerr–McKown**3145 Guysborough(703) 280-1311 **Jo Ann Andren**Grounds liaison3160 Readsborough(703) 560-2198 | **Kevin Noca**WebsiteNewsletteraMewsments keys3159 Readsborough (703) 472-6959noca514@cox.net**Brian Saal**3135 Guysborough (703) 609-4994 **Ross Bankson**3169 Eakin Park(703) 280-5065  | **Special Trash Pickup**(703) 818-8222**Police** (nonemergency), **Animal Control** (703) 691-2131**Management Company:****Gates, Hudson** **Associates**3020 Hamaker CourtFairfax VA 22031(703) 752-8300Camellia FriesPortfolio Manager(703) 750-8300 ext 706**County Supervisor** Linda Q. Smyth (703) 560-6946 |

*The Chesterfield Mews Community Association provides this newsletter for informational purposes only. It is not officially endorsed by cmca. For official guidance, please refer to the official records of the association, maintained by the secretary.*