

Leeland Station

Stafford County, VA



In the
KNOW

1st Quarter 2017
January - March

Board Advisory Committee Meetings

The Board Advisory Committee (BAC) meets the **first Tuesday** of the month in the Activities Room of the Leeland Station Clubhouse at 115 Riggs Road. Meetings start promptly at 7:00 PM, that's 1900 hours for all of our military personnel.

Please, make it a point to attend, there's plenty of information shared and we'd **LOVE** to have your input.

2017 Meeting Schedule

April 4 May 2 June 6

July (TBD) August 8 September 5 October 3 November 7
December 5



FirstService Residential is the community management service for Leeland Station. FirstService Residential's website allows you to login and pay dues and use the features, services, and conveniences to ease your experience.

As always, they pledge to be here for you if you have any questions about your property management agent. Feel free to visit them at [FirstService Residential](#), email Leeland Station's property manager, [Katrinea Erb](#), or call their 24/7 Customer Care Center at (703) 385-1133, (540) 891-8677 or (240) 813-2457. FirstService Residential is committed to keeping their promise of making a difference everyday for Leeland Station.

COMMUNITY EVENTS

Event	Date/Location/Times
Spring Yard Sale	May 6/Community/8:00 – 1:00
Pool Opening	May 27/Clubhouse/11:00-8:00
Pool Party	June (TBD)
Dive-In Movie	July & August (TBD)

Board Advisory Committee

The Board Advisory Committee (BAC) was created by the original HOA Board of Directors (BOD). The BAC, which is made up of community home owners, helps the BOD run the Association. The BAC advises the BOD on the will of the community. BAC members are elected by the community for two-year terms at the annual meeting of the Association.

Eric Burch – President, Declarant K. Hovnanian – LSCA

Katerinea Erb – FirstService Residential Association Manager

BAC Members for 2017

Jim Loftus – Chair, Belle Air Village

Phil Herbert – Vice Chair, Leeland Station (West)

Alexandra Zaffram – Rec. Secretary, Leeland Station (West)

Ryan Carlson – Modifications Liaison, Leeland Station (East)

Jason Good – Member at Large, Leeland Station (East)

Deric Palmer – Member at Large, Leeland Station (West)

David Pitts – Member at Large, Belle Air Village

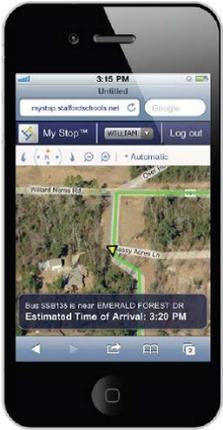
You can contact the BAC at [CONTACT US](#) on the website.

Association Updates

Ground has been broken on sections 6A and 6B, which are the smaller lot properties on the north side of Primmer House Road and opposite Riggs Road. While the clearing of land is necessary to make way for the homes, K. Hovnanian is sure to landscape it in keeping with Leeland Station's aesthetic natural streetscape. There are 52 homes to be built on the site.

The 2017 LSCA Budget (pages 7 & 8) was approved and there are no assessment increases, although the budget costs have increased. These steady assessments are due in part to the additional properties sold and occupied in the community. Currently Leeland Station has 545 homes settled and occupied in the community and another 45 homes projected in 2017.

Stafford County Public Schools Unveils New MY STOP App for Bus Routes



Stafford County Public Schools (SCPS) unveils a new **My Stop** application. This exciting new feature allows parents to see GPS information on the location of their child's bus.

It's a proactive move by the school system to keep parents informed on students' bus location.

There are two ways to access My Stop:

1. The web address is: mystop.staffordschools.net
2. Smart phone users can find an app in the App Store or the Play Store.

Our Stafford Story

A Two-Minute History of Stafford County



This [2 minute video](#) provides a quick introduction to Stafford's 350 years of recorded history. Starting with the native Patowomeck Indians, through the Ferry Farm roots of the America's most iconic leader, George Washington, through the devastation and emancipation of the Civil War. Recovery and restoration in the year's after America's most divisive period. Growth and prosperity have come to Stafford.

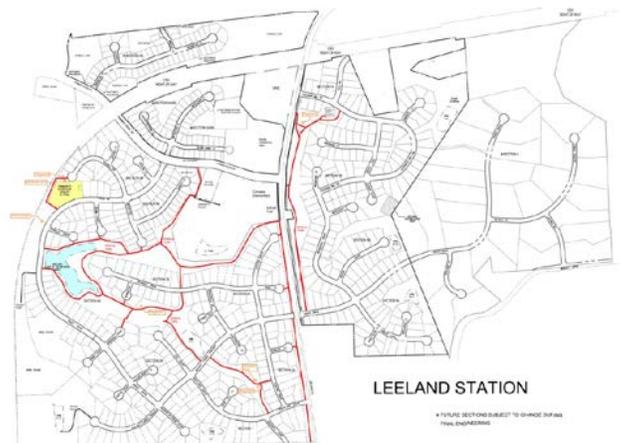
FAQs

A list of Frequently Asked Questions is available on the leelandstation.org website. On it you will find answers to common questions and many community requests and services.

If you have a question and can't find it on the [FAQ](#), click the "[Contact Us](#)" button at the top of the page and send us your question. Who knows, it may actually end up on the FAQ list!

Walking Trails and Amenities

March 5, 2017 – Our trails and amenities are open to all residents and are posted as such. (Click the map to open it)



CLUBHOUSE HOURS

Sunday	CLOSED
Monday	10am – 2pm
Tuesday	4pm – 7pm
Wednesday	CLOSED
Thursday	3pm – 7pm
Friday	CLOSED
Saturday	10am – 2pm*

***Closed every other Saturday Beginning July 4.
Closed Sundays and all Federal Holidays.**

Check our Community Calendar for special holiday hours.

MAINTENANCE REMINDERS

The Association continues to remind homeowners to be certain property maintenance and appearance remains current. Our property management firm, FirstService Residential, continuously tours the community looking for deficiencies and property owners will receive notices if observed. If left in disrepair, penalties may be assessed.

We know this may seem a petty request, but the LSCA is responsible by law to ensure the covenants are adhered to. By doing this, it ultimately benefits us all by helping maintain positive property values. Home maintenance including power-washing the siding, repairing and painting wood trim, porch railings/columns, and mailboxes are important to keep home values up and the overall esthetics of the community. Boats/Recreational Vehicles are prohibited in Leeland Station. This includes on your lot as well as in the street.

Spring is a great time to get out and do some yard work like filling in those pesky bare spots in the yard, fertilizing applying weed control to the grass.

Most home/lot modifications must have approval prior to the commencement of the project. This includes, but not limited to; fencing, deck, patios, walkways, landscaping walls, tree planting, new play equipment installation, etc.

Trash/Recycling Containers: Trash and recycling containers must be stored out of public view on non-trash days. If the containers are stored on the side of the home, they must be screened. Please refer to the guidelines for screening ideas.



The Sheriff's Office is still investigating a burglary at the Belle Air Clubhouse which occurred in the early morning hours of November 19th and numerous vandalisms that targeted Donald Trump supporters in Leeland Station on Election Day.



Burglary Suspect

If you recognize the burglary suspect, please call the Sheriff at (540) 658-4400

The Sheriff also reiterated that larcenies from autos are continuing in the areas surrounding Leeland Station, and yet we remain fortunate, but stresses not to let that fortune guide our security concerns. While focused patrols are on the increase, they urge us to call the Sheriff at "911" if you think a crime is occurring, about to occur, or you see or hear someone or something you don't recognize in our neighborhood. Don't use social media to report a problem. "It doesn't matter which number you call - what's important is that you just call."

The Sheriff's Office left us with this guidance (*links*) to help us all be more vigilant.

[What is Suspicious?](#)

[Stafford County Sheriff Crime Prevention](#)

Leeland Station

**Has many
Children
But none to
Spare
Please
Drive
Carefully**

The Leeland Station Community Association asks, Please,

Slow down; obey all posted speed limits and stop signs.

Be aware of the presence of children, corner properties that may have hidden driveways and other hazards.

This is a neighborhood, not an obstacle course to test your driving skills.

The child you save may be your own!

Thank You!

Leeland Station Community Association

In partnership with

AAA

&

Stafford County Sheriff's Department

Leeland Express



***Registration for the Leeland Express opens April 1! ***

Go Fast, Go Express!

Click [here](#) to be directed to their website.



Pool Opens May 27

The pool opens for the 2017 Summer Season on Saturday, May 27th at 11:00 am.

Be sure to have updated pool passes. The registration forms are available on the community website [here](#).

Pet waste is a significant source of fecal bacteria in Stafford County. When pet waste is left on lawns or on streets, it can wash into nearby streams or be carried by runoff into storm drains.

Storm drains do not connect to treatment facilities! Instead, they drain directly to our streams and eventually the Potomac River and the Chesapeake Bay.



Pet owners must collect their animal's waste so it does not wash into streams or drains.

5 Things you can do to reduce pet waste pollution

1. Always clean up after your pet.
2. Never dispose of pet waste in a storm drain.
3. Pick up and bag waste, place it in the trash.
4. Flush pet waste down the toilet (but not kitty litter or debris).
5. Encourage other pet owners to be responsible.

Only Rain Down the Drain
It's The Law!



Stafford County Department of Public Works
P.O. Box 339
Stafford, Virginia 22555
(540) 658-8830

When Nature Calls, Please Pick Up After Your Pet



KEEP STAFFORD COUNTY
SAFE AND CLEAN!

Stafford County Stormwater Management Program

Pet Waste, Water Quality, and Your Health

Are you risking your health?

When pet waste is left on the ground or disposed of improperly, water quality suffers and your health may be at risk too.

Dog waste contains campylobacteriosis, salmonellosis, e.coli bacteria, roundworm, tuberculosis, gastroenteritis, giardiasis, and cryptosporidiosis.

Children who play outside are at the highest risk of infection from bacteria and parasites found in pet waste.

E. coli is only one bacteria found in pet waste.

Are you polluting our water?

Did you know that many of Stafford County's streams exceed Virginia's standards for fecal coliform bacteria? Pet waste is a significant source of fecal bacteria.

The organic matter in pet waste can also cause algae blooms that block sunlight and kill underwater vegetation. Decaying pet waste uses up dissolved oxygen in the water that fish and other aquatic species rely on to live.



Simply picking up after your pet can significantly reduce health risks and improve water quality.

- 🐾 Bag and place pet waste in the trash or flush it down the toilet.
- 🐾 Never dispose of pet waste in a storm drain.
- 🐾 Encourage other pet owners to be responsible.
- 🐾 Failure to properly dispose of pet waste is a Class 4 misdemeanor and subject to a \$250 fine (County Code §5-36).

Visit these great sites for more information:

Stafford County Website

www.stafford.va.us

Learn More About County Environmental Programs

Northern Virginia Dog Blog

www.northern-virginia-dog-blog.com

Your Source for Canine Information and Fun!

NOVA Clean Water Partners

www.onlyrain.org

Tips on Proper Lawn Care, Auto Maintenance and Pet Waste Disposal

