

Leeland Station Community Association

FAQs

Q: Where can I find information regarding a modification to the exterior of my home, or property?

A: LSCA's *Architectural Improvement and Exterior Maintenance Guidelines* can be found on the [Leeland Station](#) website under [Homeowner Documents](#) and additional information on the architectural review process can be found under [Modification Committee](#) section on the website.

Q: Will a cross walk or stop light be installed on Leeland Road?

A: The VA Department of Transportation completed installation of a traffic signal in late 2015 at the intersection of Leeland and Primmer House Roads. Presently VDOT has no plan to install additional traffic control devices but does review traffic patterns periodically.

Q: How do I pay my HOA bill?

A: You can pay your quarterly HOA bill at FirstService Residential's [ClickPay](#) website or stop by the Leeland Station Belle Aire Clubhouse at 115 Riggs Road during operational hours.

Q: What are the Leeland Station Clubhouse hours?

A: Check out the [Community Calendar](#) on the [Leeland Station](#) website for up-to-date hours, or find additional information under the section [Clubhouse Hours/Rental](#) for current clubhouse hours.

Q: What amenities are available in the Leeland Station Clubhouse?

A: The Clubhouse has a small fitness center available to residents while the Clubhouse attendant is on-site during operational hours. You must complete a release-waiver prior to using the fitness center. There is a kitchenette available for catered events. It does not have cooking amenities. The deck overlooks the Leeland Station Community Pool, which is also available for rental during the summer season.

Q: How do I rent the Leeland Station Clubhouse?

A: You can review a copy of LSCA's *Clubhouse Rental Standard Operating Procedures* on the [Leeland Station](#) website under [Clubhouse Hours/Rental](#) to determine an applicable rental status. Completed rental agreement forms located on [Clubhouse Hours/Rental](#), should be e-mail it to Katrinea Erb at katrinea.erb@FSResidential.com. Only residents at least 21 years of age and in good standing are permitted to rent the clubhouse.

Q: When does the Leeland Station Pool open?

A: The Leeland Station Pool opens on Memorial Day weekend and closes on Labor Day. The pool is open seven (7) days a week, weather permitting. Check out the [Community Calendar](#) on the [Leeland Station](#) website, or find additional information under [Community Pool Hours/Rental](#).

Q: How do I obtain my annual Pool Passes and/or Guest Passes?

A: Information and required forms for obtaining new pool passes, or renewing existing pool passes can be found on the [Leeland Station](#) website under [Community Pool Hours/Rental](#). Pool registration forms submitted within the applicable deadline will be available for pick-up during clubhouse hours, which can be found on the [Leeland Station](#) website under [Clubhouse Hours/Rental](#). Additional clubhouse hours will be added to the current schedule during the summer to support resident pass pick-up.

Residents are issued two (2) guest passes. Additional guests will only be admitted via use of a Leeland Station Ten Punch Guest Card. Residents planning to bring more than ten (10) guests a day must notify the On-Duty Lifeguard Manager at least two (2) days in advance.

Pool Passes and Ten Punch Guest Cards are only available for pick-up/purchase at community clubhouse hours during normal scheduled hours. LIFEGUARDS WILL NOT BE ISSUING POOL OR GUEST PASSES AND RESIDENTS WITHOUT THE PROPER PASSES WILL NOT BE ADMITTED ENTRY TO THE POOL.

Q: How do I rent the Leeland Station Pool?

A: Information on pool rental can be found on the [Leeland Station](#) website under [Community Pool Hours/Rentals](#). You can also download the pool rental agreement in the [Community Forms](#) section of the website and e-mail it to katrinea.erb@FSResidential.com. Only residents at least 18 years of age and in good standing are permitted to rent the community pool.

Q: What are the rules for pool closures?

A: It is the determination of the On-Duty Lifeguard Manager to close at the sound of thunder and or appearance of lightning and shall remain closed until forty-five (45) minutes after the last sound of thunder or appearance of lightning. The On-Duty manager may also close the pool if water visibility is reduced so the lifeguards cannot reasonably see the bottom of the pool, until visibility issue is resolved. Residents and their guest will be asked to depart the pool enclosure as determined/directed by lifeguards.

The pool may also be closed on days where the air temperature is 69 degrees or lower and cloudy conditions prevail, or inclement weather.

The pool may be closed at any time due to breakdown, operational difficulties and force majeure as determined/declared by lifeguard manager.

If the pool not re-open or open until 6:00 pm on any given day, it shall remain closed for the balance of the day.

Pool closures will be posted at the pool front gates.

Q: How often is the Leeland Station Swim Team allowed to use the pool during the summer?

A: The swim team will conduct practice for one-week (Monday – Thursday) at the beginning of the season for two (2) hours starting at 6:00 pm. The entry side and baby pool sections of the pool are still open to residents and their guest during these four (4) days.

The pool will be closed for public swim three (3) days during the pool season at 4:00 pm for RSL swim meets. The pool will remain open to community residents who wish to join meet spectators and/or purchase concessions. Dates for meets once determined will be published on the [Leeland Station](#)

website, at pool front gate and on [Leeland Station Facebook Page](#).

All remaining swim team practices are held during non-pool hours and do not affect the community's use of this amenity during the summer.

Q: What amenities will be built in Leeland Station East?

A: KHovnanian installed the Tot Lot Playground at the north trail access to Leeland Station East as indicated in the site plans and completed the trail along Leeland Road.

Q: Can an outside resident use our amenities?

A: Yes, invited guests of Leeland Station residents are free to use Leeland Station's amenities provided they are with the resident or a guest in their home. A limited number of pool passes are also made available to non-resident families and swim team members (Capped at 50 families). Swim team members and their families have priority at obtaining pool passes. The Leeland Station Clubhouse may not be rented by non-residents. Non-residents who are otherwise un-invited or accompanied guests of Leeland Station residents may not use Leeland Station amenities. Such use is considered trespassing and prosecutable under Commonwealth of Virginia Statutes.

Q: Can we fish the ponds on Leeland Station Property?

A: Yes, Leeland Station residents and their guests are free to fish the ponds located within Leeland Station. We only ask that anglers catch and release the fish because the ponds are not regularly stocked and are done so privately. Non-residents who are otherwise un-invited or accompanied guests of Leeland Station residents may not fish Leeland Station ponds. Such use is considered trespassing and prosecutable under Commonwealth of Virginia Statutes.

Q: Who plows Leeland Station's Streets?

A: The Virginia Department of Transportation is responsible for plowing "dedicated" state owned streets within the boundaries of Leeland Station. The streets are those that have been turned over to VDOT for maintenance and care. Generally, VDOT concentrates their efforts on primary and secondary streets and only after those streets are passable will they enter neighborhood "tertiary" streets to plow.

They do not concern themselves with plow wash, which is that snow that accumulates on the roadway edges. That means driveways will inevitably be plowed in, and residents should be prepared to clear that snow in order to access private driveways.

Leeland Station contracts privately for snow removal for common and Association owned amenities. The Association does not clear the basketball or tennis courts of snow as it could damage the coating surface.

The developer in Leeland Station, K. Hovnanian is responsible for plowing those streets in newly developed properties which have not been dedicated to VDOT right-of-way.

Click here for more information on [VDOT](#).

Q: How do I contact Leeland Station Management?

A: You can contact Leeland Station BOD at [Contact Us](#) on the [Leeland Station](#) website or email Katrinea Erb directly at Katrinea.Erb@fsresidential.com. You can also speak directly with the Board of Directors at the monthly business meeting held the first Tuesday of each month at the Belle Air Clubhouse.