

April
2016

The Hickory Farms Newsletter

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Community Yard Sale (Fall)

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Get Email addresses at

www.hickoryfarms.org

All telephone area

codes are 703-

Hickory Farms Community Association

P.O. Box 2239, Fairfax VA 22031

www.hickoryfarms.org

Please welcome our newest advertisers, Samson Properties and Burke Centre Pet Sitting.

Hickory Farms resident and long-time newsletter advertiser Linda Min have teamed up with Samson Properties. Please contact Ken or Linda for all your real estate needs.

Burke Centre Pet Sitting offers professional pet care, including midday dog walks and overnight care for dogs, cats, and other pets from the comfort of your home. Hickory Farms references available.

Termites swarm this time of the year. See article.

Fairfax County Police is monitoring our streets after receiving complaints about speeding and reckless driving.

The warmer spring weather brings door-to-door solicitors to your home. Be wary. Ask to see their Fairfax County license. See article.

Do you use the community listserv/email service? Please read the revised Rules and Standards of Etiquette for Use of the Hickory Farms Email Service

Does your siding, deck, or driveway need cleaning? We've arranged a group purchase of reasonably-priced pressure washing services.

Join the Hickory Farms email/listserv Group

- Get up-to-the-minute news on neighborhood happenings
- Ask your neighbors to recommend a contractor/repairman
- Locate a lost and found item
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Visit <http://www.hickoryfarms.org/E-mail.htm> -- Click "Join Group"



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How Many Unrelated People May Live in a House in Hickory Farms?

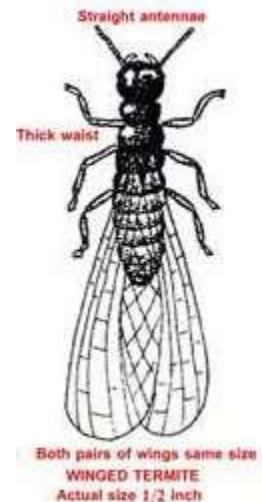
If more than four unrelated individuals live in a house, it is considered a boarding house. It is illegal to operate a boarding/rooming house in Fairfax County, except under very limited circumstances which require a special permit. To report a suspected illegal boarding house, you can call 703-324-1300 or visit <http://www.fairfaxcounty.gov/code/property/overcrowding.htm> Click *Submit Complaint* -> *Submit Complaint to Department of Code Compliance*. The complaint is confidential.

(4)

Have You Seen Me Recently?

During April and May, you may see vast quantities of ½ inch termites swarming around your house, particularly near outside doors. The termite protection that may have been done during construction over 30 years ago is long gone and the termites are now ready to invade your home again. It would be unusual for homes our age to not have been invaded by termites. Consult [Washington Consumers Checkbook](#) magazine (it's a nonprofit organization) – available at the library – to get the names of top rated pest control firms. (The Editor has used Ward - 703-248-3631 – and was very satisfied with their service).

(4)



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***new clients only. Some restrictions may apply.**

Group Purchase of Pressure Washing Services

It's springtime, time to get those grimy algae stains removed from your house siding. Rob Banks of Northern Virginia Pressure Washing Service has offered special pricing to Hickory Farms residents through group purchases in 2011 and 2014 as well as servicing individual homeowners in the intervening years.

I was shocked to hear that some homeowners are paying \$400+ to have their homes pressure-washed. Rob and his crew can pressure wash most HF homes for \$175-225. And, while they are at it, they can clean you deck, driveway, or sidewalk.

Here are a few homeowner tips: I suggest having the crew keep the high pressure water stream away from double pane replacement windows and sliding glass doors. The water pressure can become so strong that it can break the seal between the window panes and, after a few months, the windows may fog up.

Also, some folks still have the original 35-40 year old aluminum siding, which has become oxidized and worn over the years. I know from personal experience that one too many pressure washings can wear the paint down to bare metal. You might replace your old siding with another material or paint the metal, as was done at 10008 Cotton Farm.

Finally, take special care when pressure washing concrete. Too much water pressure can tear up the surface of the concrete, leading to premature failure.

When you contact Northern Virginia Pressure Washing Service, please tell them that you are with Hickory Farms. Contact them at 703-536-8449 or robmelisab@verizon.net

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Vandalism and Theft of Signs in Hickory Farms

Hickory Farms Board of Directors

You know that strip of grass in front of your house between the sidewalk and the street? It's often referred to as the "parkway." Depending upon the neighborhood, the parkway and sidewalk may or may not be included in the square footage of land owned by the homeowner. Most folks that I have spoken with confirm that their property corner iron survey pipes are located about one foot inwards from the sidewalk, which would indicate that the sidewalk and parkway are owned by the Virginia Department of Transportation, not the lot owner. However, regardless of ownership questions, the sidewalk and parkway are legally under the jurisdiction of VDOT, and VDOT's rules and regulations control what homeowners – or anyone for that matter – may do on that property. Under governmental regulations, signs announcing meetings or events - such as the annual HFCA meeting in October or yard sales - are permitted on the parkway. Real estate and yard sale signs are permitted Friday thru Monday only.

Please note that VDOT considers parkway signs to be private property and removal of a sign by anyone other than the sign owner is considered theft. Indeed, when the County makes a sweep and removes real estate signs, they are not discarded but moved to a location where the real estate agents may retrieve their property; thus, there is no theft involved. However, while the County can move a sign, folks like us may not do so.

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Lisa Marfori

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Northern Virginia Team | Main Office Address: 640 Warrior Drive #105 Stephens City, VA 22665

In recent years, someone has both vandalized and stolen HFCA Annual Meeting announcement signs. If that should reoccur, the Board will file a complaint with the police against the thief or thieves and pursue the issue in court.

Someone has also been stealing real estate signs and dumping them in HFCA community property and private yards.

If you have an issue with a sign on a Hickory Farms parkway, please contact the owner of the sign or call the police at its non-emergency number 703-691-2131. It is illegal for you to damage, move, or discard a sign that does not belong to you!

If you see someone tampering with signs in our community, please call the police at its non-emergency number 703-691-2131 and give a description of the person. Don't confront the vandal. They've already committed one crime; we don't want another.

Report a Pothole – Save Your Tires

Call 1-800-367-7623 or visit www.virginiadot.org/travel/citizen.asp (Fairfax County only, not the City of Fairfax)

(4)



Deborah L. Lewis, CFP®, ChFC®, MBA, CPA
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Let me help you protect your family, your income and your future through comprehensive financial planning. Please contact my office if you would like more information about the products and services that we offer. **-Debbie Lewis (Your Hickory Farms Neighbor)**

Deborah L. Lewis, Financial Adviser, offering investment and advisory services through Eagle Strategies LLC, a Registered Investment Adviser. Registered Representative, offering securities through NYLIFE Securities LLC (member FINRA/SIPC), A Licensed Insurance Agency.

Does Your Drinking Water Have a Chlorine Smell?

Each spring - during late March through June - Fairfax Water switches its treatment process from using combined chlorine to free chlorine. You may notice, for a few days, a chlorine taste and odor in your drinking water while free chlorine is utilized. If you are especially sensitive to the taste and odor of chlorine, try keeping an open container of drinking water in your refrigerator. This will enable the chlorine to dissipate, thus reducing the chlorine taste. (4)

Peddlers and Door-to-Door Solicitors – Be Wary

With the warm weather approaching, door-to-door solicitors and peddlers start to make their rounds through the neighborhood.

First of all, remember that if you sign a contract for services at your home, Virginia law gives you a three day “cooling off period during which you may cancel the contract.” Fairfax County requires that peddlers and solicitors receive a photo ID license **before** they solicit door-to-door. This includes firewood sellers, tree workers, home remodeling outfits, magazine subscriptions, etc. They may solicit only between 9 AM and 8 PM, and may not solicit at a residence which posts a “No Peddlers or Solicitors” sign. Peddlers or solicitors must show their license upon request and must leave immediately if you ask them. “My boss has it” or “It’s in the car” are not valid excuses for not having a license. Peddler and Solicitor Licenses

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are issued by Fairfax County. Persons distributing advertising flyers – but are not approaching residents – are not required to have a license.

If you encounter an unlicensed peddler or solicitor, you may report them to the Police non-emergency number at 703-691-2131.

Solicitors, especially magazine sellers, frequently employ out-of-town school-age children to solicit door-to-door. Don't confuse them with your local high school student who is collecting a few dollars for a band fund raiser, for example.

Be especially careful of persons driving vehicles with out-of-state license tags, including "summer transient travelers" from Florida and South Carolina, who may scam you on repair work or walk right into your house while you're doing yard work, and take whatever they can get their hands on. So, keep your doors locked while working in the back yard.

If you feel threatened by or suspicious of any peddler, solicitor, or flyer distribution person, or it just doesn't feel right, call 911 and try to get a vehicle license number to report. (4)

Architectural Control Committee Approvals

None



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This Month's Home Maintenance Checklist

Chimney & Fireplace Cleaning – Have a chimney sweep check and clean the chimney – if you used the chimney during the winter.
Furnace Humidifier Shutdown – Drain and clean the humidifier water pan. Turn off the water supply valve. Work the float arm back and forth to dislodge crud and scrape off any mineral buildup.
Air Conditioner & Heat Pump Spring Checkup – Schedule your spring checkup. Use a hose to spray debris off the outside compressor unit.
Test Smoke Alarms & Carbon Monoxide Detectors – We recommend that you replace smoke detector batteries and don't wait for them to die. Press test buttons on carbon monoxide detectors. Open each unit and vacuum dust that could interfere with operation. Carbon monoxide detector batteries are usually not replaceable by the user; replace the unit when indicated on the unit's instructions. Check the date on each alarm. Most older smoke and carbon monoxide alarms should be replaced after seven years. Replace them with alarms that are guaranteed for ten years.



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Rules and Standards of Etiquette for Use of the Hickory Farms Email Service

On March 16, 2016, the Board of Directors amended these rules and standards which were originally adopted in 2008.

The Hickory Farms Board of Directors ("Board") created the Hickory Farms email service ("listserv").

The Board has adopted the following rules and standards of etiquette for use of the listserv:

1. The purpose of the listserv is to encourage meaningful discussion of community-related topics among homeowners and residents. Participation in the listserv is a privilege and not a right. By subscribing to the listserv, participants agree to these rules and standards of etiquette as implemented and interpreted by the Board.
2. The listserv is the property of the Board. The listserv is maintained, on behalf of the Board, by the volunteer Coordinator ("Coordinator"), who shall be one or more homeowners appointed by the Board. The Coordinator agrees to execute the decisions and directions of the Board as they relate to the listserv. The Board, by majority vote, may remove the Coordinator. When the Coordinator is replaced, he or she is expected to transition to a replacement Coordinator in an orderly fashion.
3. The listserv is for use by Hickory Farms homeowners and residents. Other individuals may be allowed to join, subject to the review of the Coordinator, provided that they supply

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reasonable justification to participate in community-oriented discussions. Memberships by such other individuals expire after one year, at which time the individual must reapply to the Coordinator to continue participation in the listserv.

4. Only those persons who have subscribed to the listserv may send messages to the Hickory Farms listserv email address.

5. Postings that advertise a business or commercial activity (such as real estate sales, contractors seeking clients, etc.) are prohibited. Specifically allowed are postings by student residents who are offering services to their neighbors, such as lawn maintenance, baby sitting, and snow shoveling.

6. Residents may recommend tradesmen or business services, and organize group purchases of products or services. However, neither the Board nor the Coordinator makes any effort to confirm the accuracy of the recommendation, nor to determine whether the recommendation is made in good faith. Neither the Board nor the Coordinator assumes any responsibility for actions of any tradesman or provider of business services. Posting of any recommendation to the listserv does not constitute a recommendation by the Board or the Coordinator.

7. Discussion topics must relate to life in the Hickory Farms community. Other topics, including but not limited to religion, politics, jokes, "spam," and issues of a sexual nature are prohibited. The Coordinator may refuse a posting on his or her belief that it violates these rules and standards of etiquette.

8. Users shall maintain a civil attitude when using the listserv. Messages that include profanity, are harassing, or are abusive, rude, profane, threatening, defamatory, offensive, or illegal, are not permitted and shall not be posted by the Coordinator.

9. Personal disputes, or direct or indirect attacks on individuals (including Hickory Farms officials and the Coordinator), are not permitted on the listserv.

10. However, discussions or criticisms of actions by the Board or the Architectural Control Committee are permitted, provided that they comply with paragraphs 8 and 9.

11. The listserv may be used to campaign for election to the Board. Postings by the candidate as well as his or her supporters are permitted.

12. The Coordinator may limit or prevent access to the listserv by any user who the Coordinator believes is not acting in accord with these rules and standards of etiquette.

13. The Board respects the privacy rights and expectations of members of the Hickory Farms community. It is inappropriate to post communications from outside the listserv without obtaining the express consent of all parties to that communication. However, express consent is not required for communications by public officials acting in their public capacity, nor for communications regarding services for hire. Hickory Farms officials are not public officials.

14. The Board and Coordinator make no representations regarding the privacy of communications on the listserv, and do not have the ability to prevent messages from being forwarded outside the listserv.

15. The Board, by majority vote of those voting, may terminate the listserv.

16. A participant in the listserv may appeal an action taken by the Coordinator to the Board. The appeal must be submitted to and in receipt of the President in writing or via email within ten calendar days of the occurrence of the action that is being appealed. The Board will act on the appeal within 20 calendar days of receipt of the appeal. If no response is forthcoming from the Board within that time period, the appeal may be deemed granted. Any action of an appeal by the Board will be by majority vote of members voting. If the participant's access to the listserv has been suspended by the Coordinator, the suspended user may not access the listserv while the appeal is pending.

17. Suggestions for using the Hickory Farms listserv:

(i) Re-read your posting twice before hitting the send button; your words could be forwarded and live forever. Don't use all capital letters or red font – this is considered shouting.

(ii) Only send a message to the listserv when it contains information that everyone can benefit from. If the message is useful to only one person, change the "Reply to" address to that person only; otherwise, it will be sent to everyone on the list.

(iii) Summarize the topic of the posting on the subject line.

(iv) Be brief.

(v) Be nice, especially to the volunteer Coordinator.

18. Adopted by the Hickory Farms Community Association Board of Directors May 23, 2008; revised by the Board of Directors March 16, 2016

Neighborhood Watch Schedule

Please volunteer for this important activity!! It only takes one three hour shift every three months on a Friday or Saturday evening. Neighborhood Watch has been proven to cut crime! It's also a great way to meet your neighbors! Call Vanessa Franck at 703-483-0730.

Fri	Apr 1	David Froberg	Beverly Froberg
Sat	Apr 2	Jason Zhao	Laura Feng
Fri	Apr 8		
Sat	Apr 9	Wendy Chen	Tony Dong
Fri	Apr 15	John Verheul	Tami Verheul
Sat	Apr 16	Dave Dempster	Dawn Dempster
Fri	Apr 22	Dave Maurer	Sanjeev Munjal
Sat	Apr 23	Brian Roethlisberger	
Fri	Apr 29	Susan Mulliner	Brenton Mulliner
Sat	Apr 30	Ron Arnold	Charles Walters
Fri	May 6	Harry Herchert	Ginny Herchert
Sat	May 7	Rick Loranger	Judy Loranger
Fri	May 12	Jeff Lindsay	Larry Rogers
Sat	May 13	Angel Meza	Jason Meza
Fri	May 19	Eric Maribojoc	Clarisa Dacanay
Sat	May 20	Bob Montgomery	George Rosenkranz
Fri	May 27	John Coyne	Linda Coyne
Sat	May 28	Pete Scala	Rose Scala

Sidewalk Maintenance

The Virginia Department of Transportation owns the streets, sidewalks, curbs, and the grassy “parkway” or “utility strip” areas in between. VDOT relies on us to keep the sidewalks free of mud, snow, bushes, and low-hanging tree branches, and to maintain the grassy area between the street and sidewalk.

- If a neighbor has shrubbery or branches that obstruct the sidewalk for more than a reasonable period of time and the homeowner doesn't respond to a polite request, call VDOT.

- If you see a broken sidewalk or curb, contact VDOT at 800-367-ROAD (7623) or www.virginiadot.org/travel/citizen.asp VDOT will add the item to its database and, if there are enough problems in our community that have been reported and VDOT has the money, they will fix the problem. They have been quick to respond in recent years.
- You must have a VDOT permit to plant a tree on the grassy area between the sidewalk and the curb. (4)

Hickory Farms Real Estate Activity Arlene Da Cruz

Address	Model	Bed rooms	Baths	Listing Price	Sold Price	Seller Subsidy	Days on Market	Status / Date Sold
(1) 4331 Farm House	Colonial	4	2.5	\$530,000			71	Active
(2) 10025 Cotton Farm Rd	Split Level	4	2.5	\$669,000	\$535,000	0	4	Sold 3/25/16
(3) 4282 Country Squire La	Split Foyer	4	3	\$2,500	\$2,500	0	37	Rented 12/21/15

- (1) Freshly painted. Landscaped front and back yards. 1/4 acre flat lot.
 (2) New HVAC, remodeled baths, wood floors, new carpets, walk out basement.
 (3) First time rental - walk out basement.

Information provided by Arlene Da Cruz and Dominic Da Cruz - full service Realtors and Hickory Farms residents. Arlene and Dominic are associated with Weichert Realtors and are also sole proprietors of ADC Property Services, a family-owned Property Management business managing rental properties. Contact Arlene on 571-436-6551 - arlenemyrealtor@gmail.com or adcpropertieservices@gmail.com.

The Birds of Hickory Farms Bob Cosgriff (Cotton Farm)

Other than the big snow storm, this has been a relatively normal winter. This fact is reflected in the 'backyard bird' statistics through the first two months of 2016.

Month ↓	Obs. days	Ave. # of Species	Low Day #	High Day #	Monthly # Species
Jan	23	15	10	20 (2x)	25
Feb	13	14	5	18	3
March	15 *(thru 3/15)	15	10	20	3

The year started off with a bang, with 20 species counted on 1 January. One of the big questions for New Year's Day is which bird will be the first bird of the year. For the three previous years, the "Year Bird" has been as shown:

2013 Downy Woodpecker
2014 Carolina Wren
2015 Slate-colored Junco

In 2016, the first bird sighted was Red-bellied Woodpecker.

This year, we did not see the "winter finches" such as the Purple Finch or Pine Siskin, both of which visited last year. One somewhat unexpected bird was the Eastern Towhee (in the Sparrow family). This bird is in range here during the winter, but is not a common sight. We have had both a male and a female towhee in our yard on several occasions, including right after the big blizzard! Also visiting have been several Eastern Bluebirds. Soon, they will be settling on nesting boxes in the Common Grounds, with first eggs expected in early April. We have had two hawks in the yard, both primarily bird-eating raptors (makes sense), Cooper's Hawk and Sharp-shinned Hawk. I had a glimpse of a larger hawk in January, but not enough to firmly identify it and therefore I did not count it. It was either a Red-shouldered or a Red-tailed Hawk. We have seen all five of the common woodpeckers here: Pileated, Hairy, Red-bellied, Northern Flicker, and Downy, and on more than one occasion, we have seen all five in one day.

A few more species will show up in March (perhaps Eastern Phoebe, Fox Sparrow, or Hermit Thrush), but it won't be until the middle of April onward that the numbers will climb with the arrival of neo-tropical migrants, particularly the warblers. Last year, we counted 52 species by 31 May, the terminal date of the daily yard count. If we are to equal that number this year, 21 additional species have to arrange to stop off at a time when we are here to see them!

There were two other notable sightings in Hickory Farms in March. On the 16th, Richard Dudley (Farm House Lane) saw (and photographed) a Bald Eagle flying over the upper common grounds. This is the third documented eagle for Hickory Farms (2012, 2015, and 2016). That same evening, my wife and I heard, then saw, a Barred Owl by the creek.

Next month, I will have an initial report on our bluebird trail. Per the Virginia Bluebird Society, there has been a two-year downward trend in bluebirds. The most likely reason is the two harsh winters that followed an upsurge in population in the years prior to 2014. This year will be important to see if the bluebirds can rebound somewhat.

As spring approaches, keep your eyes—and your ears—open to the birds around you!

The HF Newsletter is published January, March-May, July, and September-December. E-mail submissions to the Editor by the 25th of the prior month. For past issues and information for advertisers, see www.hickoryfarms.org --Newsletters. The Editor, subject to review by the Board of Directors, may reject or edit any submission. Advertising in this newsletter does not constitute endorsement. The editor is Kirk Randall 703-425-0210 – kirk_randall@hotmail.com