

# MONTCLAIRION

Newsletter of the Montclair Property Owners' Association, Inc.

September 2003  
Volume 29,  
Number 9

## SEPTEMBER IS NEW RESIDENT MONTH!

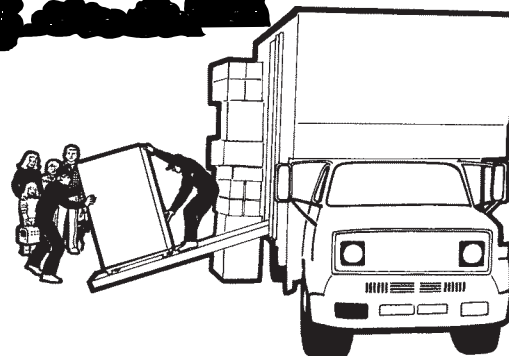


### New Resident Reception

Tuesday, September 30  
7:30 p.m.

MPOA Conference Room

*Details Page 11*



*Montclair, where houses are homes  
and neighbors are friends!*

## INSIDE...

Contact Information -----	2	Playground Committee -----	10
President's Page -----	3	PELT Committee -----	11
MPOA Volunteer Form -----	4	School Information -----	11
Community Events -----	5	New Resident Reception ----	11
PIR Application Form -----	6	History Committee -----	11
Board Briefs -----	7	Scouting News -----	12
Waterway Drive Statistics ---	7	FCE Community Yard Sale -	12
Covenants Committee -----	7	ACTS Thank You -----	12
Let's Talk Trash! -----	7	LVA-PW Workshop -----	13
Access to Forest Park -----	9	Montclair Arts & Crafts Club	13
Sub-Association Committee	9	Become a Volunteer -----	13
Safety and Security -----	9	Monthly Calendars -----	14
Back to School -----	9	Montclairion Information ----	15
Lake Mgmt. Committee -----	10	Classified Connections -----	15
Portrait of Montclair Icon ----	10	Direct Debit Form -----	28
LFMC -----	10		



**Office Address:**

3561 Waterway Drive  
Montclair, VA 22026

**Office Phone:**

**LOCAL** 703/670-6187  
**METRO** 703/690-3188

**Security Line (24 hours):**

703/878-7233

**Volunteer Hotline (24 hour voicemail):**

703/878-0024

**FAX:** 703/670-9620

**Email:** MPOA@montclairva.com

**Home Page:**

www.montclairva.com

**Professional Management Company:**

**Community Management Corporation**

**On-Site Professional Management Team**

**Community Manager, Donald M. Doering**

**email:** dond@montclairva.com

**Administrative Manager, Sherry DiMascio**

**email:** newsletter@montclairva.com

**Security Chief, Steve Fuksa**

**email:** security1@montclairva.com

**Maintenance Chief, Steve Davenport**

**email:** s.davenport@montclairva.com

**Bookkeeper, Debbie Smith**

**email:** bookkeeper@montclairva.com

**Covenants Administrator**

**email:** covenants@montclairva.com

**MPOA Board of Directors**

**President, Janet Gorn (Precinct 2 Rep.)**

703/680-2810

**1st Vice President, Steve McConnell**

703/680-2657

**2nd Vice President, Cynthia Schell**

703/680-7926

**Secretary, Tracy S. Hansen**

703/590-0611

**Parliamentarian, Ken Melson**

703/680-4510

**At-Large Director, Ed Ball**

703/670-4381

**Precinct 3 Representative, Jay Berger**

703/878-3635

**Precinct 4 Representative, Steve Buenaga**

703/680-5317

**Precinct 1 Representative, Deanna Butler**

703/590-6184

**At-Large Director, Janet Shannon**

703/583-0513

**At-Large Director, Doug Taggart**

703/878-1216

**Office of Treasurer**

Michael Cathey

**Board Meetings:** 2nd Wednesday of the month

**Community Services:**

**Animal Control:** 703/792-6465

**Dumfries District Supervisor:**

Maureen Caddigan 703/792-4645

**Mailboxes and Supports- MPOA Approved:**

Bob Petry 703/791-6326

Mailboxes Plus, Inc.-Chip Hunter 703/815-4777

**Montclair Country Club** 703/670-4770

**Mosquito Control** 703/791-7866

**Snow Removal (VDOT)** 703/221-4300

**Southlake Recreation Association** 703/670-2376

**Trash Pick Up:Waste Management**800/969-2069

**Sub-Association Contacts**

**Alexander Square Homeowners Association:**

*Includes Alexander Place and Henderson Lane.*

Richard Miller, President - 703/680-5362

**Northside Townhome Association:** *Includes Bridgeport Drive, Maple Glen Court, Millspring Drive, Oakcrest Court, and Sugar Maple Lane.*

Steve Buenaga, President - 703/680-5317

**Nob Hill Forest Townhome Association:** *Includes Cliffview Drive, Jonathan Court, Kenton Circle, Vals Way, Whisperwood Court, and Windsong Lane.*

Lin Stauffer, Community Manager - 703/670-2376

Catherine Kudrick, President

**Island Homeowners Association:** *Includes Keswick Court, Royal Crescent Court, and Timber Ridge Drive.*

Dick Avrit, President - 703/680-2396

**Southlake Cove Townhome Association:** *Includes Barnacle Place, Beachland Way, Buena Vista Drive, Ebb Tide Court, Lands End Court, Lansdale Place, London Place, Marshlake Lane, Port Washington Court, Sanibel Court, Seal Place, View Point Circle, and Winding Creek Drive.*

Lin Stauffer, Community Manager - 703/670-2376

Robert Kennedy, President

**Southlake Landing Townhome Association:** *Includes Backwater Court, Montview Drive, Saltwater Drive, and Widewater Drive.*

Lin Stauffer, Community Manager - 703/670-2376

Terry Stott, President

**Southlake Recreation Association:**

Lin Stauffer, Community Manager - 703/670-2376

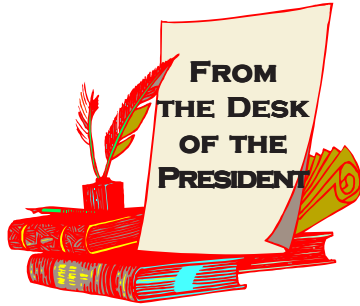
Lisa Motley, Chair

**Water's Edge Townhome Association (WETA):** *Includes Beachwater Court, Inlet Place, Spring Branch Blvd, Streamside Court, and Water's Edge Court.*

Peggy Hudson, President - 703/580-5554 (voice mail)

**Check the monthly calendar for meeting dates and locations.**

## September is New Resident Month



September is **N**ew **R**esident **M**onth. Every year beginning around early spring until fall, Montclair is


bustling with moving in and out activity

It is both a happy time and a sad time.




Happy, because we are welcoming new neighbors and sad, because we must say good-bye to old friends. To welcome New Residents to

their Montclair home,  the MPOA Board of Directors is hosting a New Resident Reception, to

personally introduce you to our  blue-ribbon

community. This year the reception will be on **Tuesday, September 30<sup>th</sup>**, from 7:30 – 9:00 p.m. in the MPOA conference room. Please circle that date on your calendar and plan to attend. We are looking forward to meeting you.

September is **N**ew **B**oard **M**ember time. The MPOA Board of Directors appointed **Mr. Edward**

**Ball** to fill the vacant seat  of Carl Anderson whose term ends in March 2004. Ed previously served on the Board of Directors and will bring valued skills and ready experience to the Board team.

September is also **N**ew **C**ommunity **M**anager time. Ms. Vicky Wingert, our Community Manager for the past two years, is off to new adventures. First

with a stop in California to take a Film Class



Vicky, earlier in her career, was President of her own documentary film company and is looking to that interest once again. We wish her well and will miss her outstanding management and advice.

**Mr. Donald Doering** will be arriving on September 1st to assume the Community Management Corporation (CMC) On-site Community Manager

duties  for the MPOA. Don comes well-

qualified, having spent the last two years as General Manager for the 4,000 acre Property Owners

Association of Hilltops Lakes in Texas.  The

Hilltop Lakes community has an 18-hole golf course, swimming pool, restaurant, five lakes with beaches, 160 miles of privately maintained roads, tennis courts, basketball courts, pavilions, campground, private airport, horse stables and children's playgrounds. We look forward to welcoming him as our Community Manager. Although he liked Hilltops Lakes, his heart lies in Virginia where he previously managed HOAs, and where his son and a lovely 1-1/2 year old granddaughter live.

And, last but not least, in the **S**eptember **N**ew **H**appenings area, the MPOA Board of Directors is

requesting proposals  from professional

management companies for the management of the Montclair Property Owners Association. The Board of Directors will award a contract to the company conforming to the solicitation which it feels to be the most advantageous to the Association, price and other factors considered.

**YOUR MPOA BOARD  
WORKING FOR YOU!**

*Janet Gorn,* 

**MPOA BOARD PRESIDENT**



## MPOA VOLUNTEER FORM



**NAME:** \_\_\_\_\_

**ADDRESS:** \_\_\_\_\_

**HOME PHONE:** \_\_\_\_\_ **WORK PHONE:** \_\_\_\_\_

**EMAIL ADDRESS:** \_\_\_\_\_ **DATE:** \_\_\_\_\_

**SIGN UP ON-LINE AT: [WWW.MONTCLAIRVA.COM](http://WWW.MONTCLAIRVA.COM)**  
**VOLUNTEER HOTLINE: 703/878-0024**

**COMMITTEE INTERESTS:**  One or More Committee Interests

- ☐ **Budget and Finance Committee (BFC):** Prepares the budgets and monitors budget expenditures and annual audit process.
- ☐ **Community Events Committee (CEC):** Sponsors traditional community-wide events, such as Montclair Day, 4<sup>th</sup> of July Celebration, and Oktoberfest, as well as the Easter Egg Hunt, Santa's Visit, the Teen Beach Party, and community concerts.
- ☐ **Covenants Committee (CC):** Strives to preserve the natural beauty of Montclair, maintain and enhance property values and ensure through review of Property Improvement Requests (PIR) that all modifications adhere to the protective covenants.
- ☐ **Election Committee (EC):** Oversees the election process at the annual meeting or any special election meeting and provides recommendations on policies and rules governing the orderly and accurate registration of voters.
- ☐ **Lake Management Committee (LMC):** Oversees and manages the water quality, lake ecology, lake dredging, dam maintenance, and common areas that abut Lake Montclair.
- ☐ **Landscape and Facilities Committee (LMC):** Reviews and makes recommendations to the Board of Directors on all facility development and landscaping within MPOA common areas, other than the lake and dam. Sponsors annual Montclair Beautification Day.
- ☐ **Planning, Environs, Land-Use and Transportation Committee (PELT):** Reviews transportation flow in the community, monitors land-use development in the surrounding environs that can have an impact on Montclair, attends the Board of Supervisors, the Planning Board and other county, state or federal meetings, as appropriate, and advises the Board on positions or actions to take. Sponsors the Montclair Safety Driving Month.
- ☐ **Safety and Security Committee (SSC):** Provides information and recommendations on the overall safety and security operations of the Montclair Security Force, reviews, analyzes, and recommends modifications to the operations and sponsors the Montclair Safety and Security Month.

**THANK YOU FOR VOLUNTEERING TO HELP YOUR COMMUNITY**



**COMMUNITY  
EVENTS  
COMMITTEE (CEC)**

**NEXT MEETING:** Sept. 15, 2003, 7:30 p.m.  
MPOA Conference Room

**Saturday, September 20**

7 - 9 p.m. • Dolphin Beach

**Free Family Concert**

The Heavy Country Band

Bring a blanket, refreshments and the kids and enjoy an evening of family fun at the beach while listening to family music. Bring your neighbors and friends and enjoy the evening.

**Oktoberfest**

**Saturday, October 4 • 2 - 10:30 p.m. • Dolphin Beach**

**Tickets are two for \$1.00**

**Call now to volunteer at this event! • Volunteer Hotline 703/878-0024**

**Schedule of Events**

2-10 p.m. or until sold out - Food, Beverages, Snacks  
2 - 6 p.m. - Amusements, Face Painting  
2 - 6 p.m. or until sold out - Pumpkin Patch  
3:00 p.m. - The Rainbow Company - The Trial of the Big Bad Wolf  
3:30 - 6:30 p.m. - Mr. Jeff's FunFitTastic Activities (30 minute shows)  
4:30 p.m. - Reptiles Alive! show  
5:00 p.m. - Reptiles Alive! show  
6:30-10:30 p.m. - *The Continentals* Band

**Planned Food Offerings**

**4 Tickets**

Bratwurst/Sm. Fries or Hamburger/Sm. Fries or Beer

**3 Tickets**

Bratwurst & Sauerkraut or Hamburger or Hot Dog/Sm.

Fries or Beer

**2 Tickets**

Hot Dog or Lg. Fries or Caramel Apples or Funnel Cake  
or Bottled Water

**1 Ticket**

Soft Pretzel or Popcorn or Soft Drink

**Planned Amusements**

Rockwall - 6 tickets

Obstacle Course - 4 tickets

Pony Ride - 1 ticket

Pumpkin Patch - 1 ticket

Train - 1 ticket

Pumpkin Moon Bounce - Free

Tsunami Slide - Free

Fun House - Free

Face Painting - Free



**The Rainbow Company**

The Trial of the Big Bad Wolf • 3:00 p.m. • Free

The Rainbow Company is a Children's Interactive Theater Group. They provide the costumes, back drops and props...we provide children to act in a play. No auditions, no memorization, only fun!

**Mr. Jeff's FunFitTastic**

3:30 - 4:15 p.m.; 4:15 - 5:00 p.m.;  
5:00 - 5:45 p.m.; and 5:45 - 6:30 p.m.

Each activity period is 2 tickets.

For children ages 5 - 12 years. Join Mr. Jeff's crew for a fun, activity-filled time. Hula hoops, parachutes, limbo sticks, and more. Prizes and giveaways for all!

**Reptiles Alive! Shows**

4:30 p.m. AND 5:00 p.m. • Free

Wildly exciting and educational show that introduces awesome reptiles from all over the world. Featuring a giant python, alligator, African tortoise, Nile monitor lizard and other amazing reptiles.

The events listed on this page are sponsored by the Montclair Property Owners Association (MPOA) and are funded through Association assessments as an amenity to the membership. Members in good standing and their guests are encouraged to attend these events. 2003 (purple) MPOA recreation tags are required. During special events, members may have two (2) guests per lot. To obtain recreation tags, simply stop by the MPOA Office. Events, Times and Prices are subject to change without notification.



September is New Resident Month



## MONTCLAIR PROPERTY OWNERS ASSOCIATION

### Property Improvement Request (PIR) Form

*Please be sure to include all requested data and signatures with this application or it will be considered incomplete.*

Name \_\_\_\_\_ Date \_\_\_\_\_  
Address \_\_\_\_\_ Email \_\_\_\_\_  
Telephone Number(s): Home \_\_\_\_\_ Work \_\_\_\_\_

TYPE OF ALTERATION: ☐ DECK ☐ FENCE ☐ STORM DOOR ☐ COLOR CHANGE  
☐ OTHER (describe) \_\_\_\_\_

Estimated Starting Date \_\_\_\_\_ Estimated Completion Date \_\_\_\_\_

**Attach: (1) Sketch showing style of addition including dimensions and height; (2) Copy of plat showing exact location of addition drawn to scale; (3) Include a paint or stain color sample, if applicable. Consult Architectural Guidelines (can be found at [www.montclairva.com](http://www.montclairva.com)) for further information.**

**DESCRIPTION OF REQUEST:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**NOTE:** When any addition is permitted to be located in an easement area, it is with the understanding that removal may be required in order to perform maintenance in the easement area, and that such additions will not be replaced by the Association, its successors, or assigns.

**If this application is approved, I understand that it is only for what has been indicated hereon, based on the facts presented. I understand that all improvements must be completed within one year from Committee approval, unless specifically stated. Please note that there is a ten (10) day period in which any interested owners may file an appeal with the Architectural Appeals Board. Once this time frame has expired, the Covenants Committee ruling is final.**

All approvals are for conformity with existing architectural conditions within the Community only. Neither the Committee nor any Agent thereof is responsible in any way for defects in any work. **Applicant has sole responsibility for acquiring building permits, engineering, or other professional or technical advice.** Further, each applicant shall be solely responsible for any damage to adjoining properties or persons that may result from the approval herein requested.

The Board, Committee and/or its designees shall have the right to inspect construction periodically. [Association Documents 3.2 and 7.2] In order to vote, the Covenants Committee members must visit the site in question. [Community Guidelines, Article 5, 2.2]

Signature \_\_\_\_\_ Date \_\_\_\_\_

**ACKNOWLEDGEMENT: Signatures are required of abutting/adjacent neighbors. This indicates an awareness of this Property Improvement Request and does not constitute nor indicate approval or disapproval. Contact the MPOA office within five (5) days if you wish to comment on this application.**

Name \_\_\_\_\_ Address \_\_\_\_\_  
Name \_\_\_\_\_ Address \_\_\_\_\_  
Name \_\_\_\_\_ Address \_\_\_\_\_  
Name \_\_\_\_\_ Address \_\_\_\_\_

**For Office Use:**

Date Received: \_\_\_\_\_ Application # \_\_\_\_\_ Violation # \_\_\_\_\_  
Ruling: ☐ Approved ☐ Contingent Approval ☐ Deferred to Board of Directors  
☐ Denied ☐ Tabled ☐ Board Approved Variance  
Date \_\_\_\_\_

Remarks: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



## BOARD BRIEFS

**NEXT MEETING:** Sept 10, 2003, 7:30 p.m.  
MPOA Conference Room


*At the **July 22, 2003 Special Meeting** of the Board of Directors, the Board among other business:*

- Approved the printing of the Montclair map at a cost, minus advertising revenues, not to exceed \$4,850.00;
- Went into Executive Session to discuss contractual issues; and
- Adjourned at 11:00 p.m.

*At the **August 13, 2003 Meeting** of the Board of Directors, the Board among other business:*

- Approved the minutes from the July 9, 2003 meeting and the July 22, 2003 Special Meeting of the Board;
- Received all agenda item reports;
- Approved contract with Spring Green for the Annual Fertilization and Broad Leaf Control Program;
- Received the draft Audit Report as presented;
- Appointed Edward Ball to fill the vacant at-large seat on the MPOA Board of Directors;
- Accepted the proposal to re-format the Architectural Guidelines for a fee not to exceed \$5,000;
- Approved holding a New Resident Coffee at the MPOA Building in September at a cost not to exceed \$1,000;
- Authorized the President of MPOA to write a check out of the operating fund to Morgan Stanley for investment purposes;
- Approved amendment to Article 5 of the Community Guidelines Section 5.4.12 Fences and Privacy Screening to include Black vinyl coated fence liner;
- Went into Executive Session; and
- Adjourned at 9:45 p.m.

## WATERWAY DRIVE TRAFFIC ENFORCEMENT STATISTICS

	Enforcement Hours	Citations	Enhanced \$200 Fines
July 03	10	20	7



## COVENANTS COMMITTEE (CC)

### MEETINGS/DEADLINES:

Sept. 2, 2003, 7 p.m. - PIR deadline 8/26, 5 p.m.  
Sept 16, 2003, 7 p.m. - PIR deadline 9/9, 5 p.m.  
Oct 7, 2003, 7 p.m. - PIR deadline 9/30, 5 p.m.  
All meetings are held in the MPOA Conference Room

## LET'S TALK TRASH!

**Waste Management** has the contract to remove waste and recyclables from Montclair. Montclair residents should call and sign up for their individual billing/service account upon moving into the property. Waste Management can be reached at 1-800-969-2069.

**Customer Service:** If you have the need to contact Waste Management's Customer Service Department to discuss concerns about your waste removal or to set up a large item pick up, please call 1-800-969-2069 OR 540/288-3620. **Very Important: Please identify yourself as a Montclair resident when calling Waste Management.**

### Service Schedule:

#### Mondays

Yard Waste (Mid-March-3rd Monday in January)

Trash

#### Thursdays

Recyclables

(newspapers, bottles, cans, #1 & #2 plastic bottles, jugs)

Trash

Waste Management also provides **Christmas Tree recycling/collection**, seasonally. Hazardous items are not part of regular service.

### Pickup Information:

Trash must be properly secured in tied plastic bags, cans or trash totes, and placed on the curb by 6:00 a.m. on Monday and Thursday mornings (scheduled trash pick up days in Montclair).



*continued on page 8*

## LET'S TALK TRASH!

**Holiday Trash Service:** There will be trash service on all holidays with the exception of those holidays observed by the closing of the Prince William County Landfill. The currently observed holidays are Thanksgiving Day, Christmas Day, and New Year's Day. There will be a make-up day on the Friday following Thanksgiving Day. However, there will be no make-up day following Christmas and New Year's Day. Trash will be picked up on the next scheduled pick-up day following these two holidays.

**Furniture and Other Large, Non-Metal Household Items:** Waste Management will collect all furniture and other large, non-metal household items at no charge on Thursdays (the second pick up day of the week). Ferrous metal/white good items will be picked up from individual residences upon request at a mutually agreed upon time. The fee for such service will be negotiated directly with the resident requesting service. Please call 1-800-969-2069 to arrange. There will be additional fees for the removal of appliances which contain CFCs (refrigerators, dehumidifiers, and freezers).

**Inclement Weather:** Waste Management will not be responsible for the removal of trash from any homes of which the roadways are deemed impassable due to inclement weather. Uncollected trash will be picked up on the next regularly scheduled pick up day.

**Other Materials:** Waste Management will not pick up nor remove rocks, concrete, dirt, sod, tree stumps, paint, motor oil, construction trash, combustibles or toxic materials. They will not pick up items too large or too heavy to be loaded into collection vehicles solely by the refuse collectors.

**Recycling Bins and Trash Toters:** Waste Management will provide recycling bins to all settled lots at no additional charge to the lot owners and/or residents. Toters may be provided to any lot owner and/or resident as an option upon request for an additional \$2.00 per month. Lot owners and/or residents will be responsible for payment of any lost, stolen, or destroyed recycling bins at a rate of \$7.50 per bin and toters at a rate of \$75.00 per toter.

**What goes in the recycle bin at the curb for collection?** Only newspaper, #1 & #2 plastic jugs or bottles, all food and beverage cans, and glass bottles should be placed in the curbside recycle bins. By County ordinance, refuse haulers are required to collect recyclable materials separate from trash at least once a week. Haulers have a variety of ways to collect recyclables such as a separate truck or in bins on the side of the trash truck.

### Helpful Recycling Tips:

- Be sure to rinse the containers and remove caps.
- Do not use plastic bags for bundling newspaper – use paper bags or tie securely with strong twine; bundles should weigh less than 20 lbs. Do not recycle colored & slick inserts, magazines and junk mail.
- Rinse out food residue and remove caps and lids. Do not recycle plate & window glass, pottery, light bulbs, Pyrex and ceramic dishes, scrap metal, pots and pans, foil, or pie tins.
- Christmas trees should have all tinsel, stands and screws removed and be put out on Thursday of the week in which you wish to dispose of the tree.

**What goes in the trash toter at the curb for collection?** Household trash.

**Yard Waste:** All shrubbery, tree limbs, etc should be tied in 3 feet bundles with a diameter of 18 inches or less and weigh no more than 50 lbs. Waste Management will service a 10 bag limit of yard waste each week, to be picked up from the curb on your Thursdays (in season).

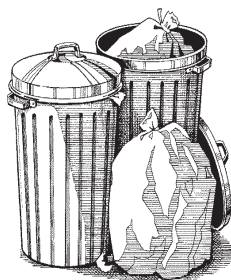
**Boxes:** Boxes should be broken down, flattened and no larger than 3 feet in width and length. Place them at curbside on your service day. Please do not use trash containers.

**Waste Management will not pick up:** oil, paint, dead animals, construction materials, dirt, toxic or flammable items or batteries, packing peanuts that are not secured in bags, tree stumps from trees larger than six inches in diameter, logs from fallen or cut down trees, con-

tainers or bundles weighing more than 50 lbs or longer than 4 feet, and any item that cannot be safely hauled away.

**Waste Management Billing:** Waste Management will invoice each individual lot owner and/or resident on a quarterly billing period. Waste Management offers many convenient payment options: Internet: WM.com; Phone payment; or Mail payment.

**Waste Management Discounts/Credits Available:** Senior citizens may receive a ten percent (10%) discount subject to verification through driver's license or birth certificate. Lot owners and/or residents wishing to pay one year in advance may receive a two percent (2%) discount subject to any increase being retroactive. Lot owners and/or residents must notify Waste Management in advance of any interruption of service to receive a pro-rated credit.





## AD-HOC COMMITTEE ON ACCESS TO FOREST PARK HIGH SCHOOL

An Ad Hoc Committee was formed in February 2003 to look at issues surrounding access to Forest Park High School. Numerous meetings were held to allow input from residents near the High School, as well as members of the community and representatives of the school.

The Ad Hoc Committee had two broad recommendations, with multiple parts:

- To enhance control over access to the path from Olivia Way to the High School grounds by inserting bollards (short posts) at the Olivia Way end of the path and to erect a blunted picket fence, with appropriate screen plantings on both sides of the path.
- To attempt to gain some control over access to the school near the Southlakes Recreation Center by creating a formal path, with natural materials, through MPOA common ground near where an informal path (with no control) currently exists.

Some concerns of Southlakes residents were addressed by the recommendation to approve a Property Improvement Request for a wrought iron fence to be built on the Southlakes property that abuts the MPOA common area. Some Southlakes residents also attended the July MPOA Board meeting at which the recommendations were approved. The Ad Hoc Committee then dissolved.



## SUB-ASSOCIATION COMMITTEE

The Sub-Association Committee has been re-activated, with Fred Rash as chair. The committee currently has members from three Sub-Associations, and is looking for more. The committee would like to meet in September if the majority can agree on a date. If you are a member of a Sub-Association Board, it may be worth your while to participate in this committee which will discuss, among other Sub-Association issues, the possibility of lowering fees for Sub-Association members through merger with MPOA or other means.

If you are interested in joining this committee, please go online to [www.montclairva.com](http://www.montclairva.com) and sign up using the volunteer form or fill out the form found in the *Montclairion* on page 4.



## SAFETY AND SECURITY COMMITTEE (SSC)

### BACK TO SCHOOL

September is here and with it comes the anticipation of the start of the school year. Our neighborhood is busily preparing for this annual rite-of-passage.

#### Tips For Parents:

- Make sure your child gets enough rest.
- If your child is entering school for the first time, make a practice run that follows the same route your child will take. Take your child to visit the school and teachers so that you both will feel more comfortable. Also, take that first morning off work so that you can see them off to school personally.
- When buying school supplies, let your child choose at least one item, if not more.
- Get to know your child's teachers, principal, coaches and other instructors.
- Encourage good study habits.
- Find out who your child's classmates and friends are, and get to know their parents.
- Make sure your child is physically prepared for school.
- Learn and practice safety measures.
- Always reward a positive effort, attitude and good grades.
- Communicate with your child on a daily basis.

#### Tips for Kids:

- Arrive at school bus stop at least five minutes before the bus arrives.
- Stay out of the street and avoid horseplay.
- Cross the street at least 10 feet (or 10 giant steps) in front of the bus.
- Walk in a single file line when boarding the bus.
- Remove loose drawstrings or ties on clothing and book bags.
- Remain seated at all times and keep the aisles clear.
- Do not throw objects.
- Keep head and arms inside the bus at all times.
- Do not shout or distract the driver unnecessarily.

#### Pedestrian Safety:

Pedestrian injuries are the second leading cause of unintentional injury-related death among children ages 5 to 14. Go over pedestrian safety with your children in relation to them going to and coming home from school.



**LAKE  
MANAGEMENT  
COMMITTEE (LMC)**

**NEXT MEETING:** Sept 23, 2003, 7:30 p.m.  
MPOA Conference Room

**PORTRAIT OF A  
MONTCLAIR ICON**

A new portrait graces the lobby of the Montclair Property Owner's Association building – that of a local icon, the Lake Montclair swan. Community manager Vicky Wingert said that when the MPOA decided to have a painting commissioned for the building, they wanted it to encapsulate what Montclair stands for. In coming to their decision, Board Members found that a common theme in their thoughts about the community was the fact that Montclair is a bird sanctuary and that our local wildlife is important to the community. Thus, a painting of the swan was an obvious choice.

Selecting the artist for the painting was also an easy decision, as Montclair is home to renowned wildlife artist Raymond Bell. Mr. Bell was born in Knoxville, Tennessee and learned a love of nature in the Great Smoky Mountains near his home. He served as for fourteen years as pastor of a Presbyterian Church in Fairfax County. He is a self-taught artist who has won over 100 awards in his 30-year career. Mr. Bell has exhibited in wildlife shows throughout the East Coast, has been featured in three different shows at the National Wildlife Federation Gallery, and was commissioned by the Virginia Recreation and Park Society to do the first in a series of limited edition prints of Virginia's State Parks. A 14-year resident of Montclair, Mr. Bell says he and his wife "have enjoyed viewing the swan both from our front windows and from our canoe on the lake." He felt the profile view he chose for the painting emphasized the swan's natural grace, and adds, "In selecting the setting for her pose, I wanted a background scene that would make it clear this is Montclair's swan. The dolphin sculpture on Dolphin Beach seemed the ideal background symbol to make clear to the viewer that this is our swan."

While known affectionately to many Montclair residents as "Miss Trumpeter," the Lake Montclair swan is actually a tundra swan. Both species are native to

North America, but trumpeter swans are no longer found in the eastern U.S. Their straight necks and black bills distinguish both species from the orange-billed European mute swan, which is expanding its range in the Chesapeake Bay region. Tundra swans breed on the arctic tundra of Canada and Alaska, and winter in our area. "Miss Trumpeter," however, became a permanent resident – and local icon – several years ago after being rendered flightless when attacked by a dog.

Please stop by the MPOA building to admire the new portrait!

*Aimee Delach, MPOA Resident*



**LANDSCAPE AND  
FACILITIES  
MANAGEMENT  
COMMITTEE (LFMC)**



**NEXT MEETING:** Sept 18, 2003, 7:30 p.m.  
MPOA Conference Room

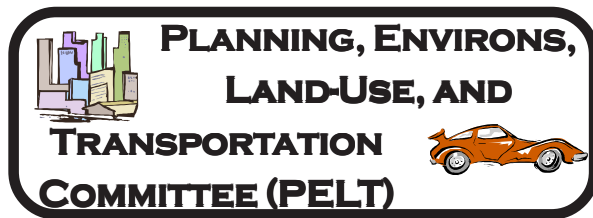
**AD HOC PLAYGROUND  
COMMITTEE MEETING**

**WEDNESDAY,  
SEPTEMBER 24  
7:30 P.M.**

**TOPIC:  
RENOVATION OR  
REPLACEMENT OF KID'S  
DOMINION**

**JOIN THE COMMITTEE AND  
MAKE A DIFFERENCE**

**EVERYONE WELCOME!**



**NEXT MEETING:** Sept 3, 2003, 7:30 p.m.  
MPOA Conference Room

**School Information Announced:** The first day of the 184-day school year for Prince William County students will be Tuesday, September 2. The school division will observe the Veterans' Day holiday on November 11; Martin Luther King's birthday holiday on January 19 and the Memorial Day holiday on May 31. The Thanksgiving break is scheduled for November 27 and 28, the winter break is scheduled for Monday, December 22, through Friday, January 2, and the spring break is scheduled for April 5 through April 12. School officials have informed parents and the public that April 5, 6, and 7 may be used as snow make-up days. The last day of school will be June 17, 2004.

Students will not attend school on teachers' workdays, which are scheduled for November 4, January 26, April 2, and June 18. (April 2 and June 18 may be used as snow make-up days, if necessary.) Elementary school students will attend a half-day of school on November 5, November 10 and January 27, parent-teacher conference days.

**School bus transportation** is provided for students who live more than a mile away from the school in which they are enrolled or who require transportation because of handicapping conditions. Bus schedules are published in local papers prior to the beginning of each school year. Parents with questions about the location or times of bus stops may call the school or transportation department at 703/368-0176 for special needs schools and 703/445-1240 for eastern area schools.

**Student enrollment** for the 2003-2004 school year is projected at 62,389. The School Board holds regular meetings at 6:15 p.m. on the first and fourth Wednesdays of each month during the school year. All regular **School Board meetings** are open to the public and are televised on Comcast Communications, Channel 3. Time is allotted for citizens to speak on agenda items or other school matters. Anyone who wishes to speak must call the School Board office at 703/791-8705 or email [pwcsclerk@pwcs.edu](mailto:pwcsclerk@pwcs.edu) by 12 Noon on the day of the meeting. For a recorded list of scheduled School Board meetings, citizens may call 703/791-2776.

## NEW RESIDENT RECEPTION

*Sponsored by the  
MPOA Board of Directors*

**Tuesday, September 30 • 7:30 p.m.  
MPOA Building Conference Room  
3561 Waterway Drive, Montclair**

**RSVP by September 29, 2003  
703/878-0024**

Please feel free to come and  
learn about your community at  
a reception in your honor.



## HISTORY COMMITTEE

### COMMEMORATIVE QUILT ON DISPLAY IN MPOA BUILDING LOBBY

Have you ever wondered about the beautiful quilt that is on display in the lobby of the MPOA Building? That quilt has been hanging the lobby since 2000. Its construction was commissioned by the Association in commemoration of Montclair's 30th Anniversary celebration.

Candy Hollingsworth and Susan Jacobs, residents of Montclair and members of Cabin Branch Quilters, volunteered to design and make a quilt to commemorate Montclair's 30th Anniversary. Each part of the quilt has special meaning. The quilt is done in the Amish tradition, using black and jewel-toned fabrics. The lone star design in the center symbolizes the community's special qualities. The cardinal in the right hand corner signifies the abundant wildlife and the bird sanctuary status of Montclair. The flowers and vines on the two borders symbolize the lush vegetation. The people across the top represent all the wonderful friends the quilters have made in Montclair. The quilt has been hand quilted in contrasting thread. Take a moment to look at this quilt the next time you visit the MPOA building.

*Information for this article taken from a prior article published in the February 2000 issue of The Montclairion.*

## Scouting News



### Troop 35 News

This month, Troop 35 spent a week at Camp Powhatan in the Blue Ridge Mountains. Many scouts selected the merit badge program, and earned a wide variety of merit badges, from swimming to horsemanship.

Another group selected the New River Adventure program and spent the week rappelling, white water rafting, white water canoeing, hiking, and mountaineering.

The last program was Brownsea Island, an adventure designed to introduce new scouts to the fun of and skills for scouting.

As you can see, this was another exciting month for Troop 35. Feel free to learn more about us at our website, [www.troop35Dumfries.org](http://www.troop35Dumfries.org).

### Pack 1189 News

Pack 1189 will be holding its annual Join Scouting Night at 7 pm on **Wednesday, September 17th** in the Pattie Elementary School Gym. This event is open to all boys in grades one through five regardless of which school they attend.

For twenty years, Pack 1189 has given the boys of Montclair and the surrounding area a place to grow and develop into responsible young men while having a lot of fun in the process! Cub Scouting is a year-round program that is fun for the entire family. If you are interested in learning more about Pack 1189 and Cub Scouting, please attend this event or call Dave Legge, Committee Chairman at (703) 878-2780 or Jim Shotwell, Cubmaster at (703) 878-1425.

*Dave Legge, Pack 1189 Committee Chairman*

## Community Yard Sale

### Montclair Community Yard Sale

**Saturday, September 27**

**8 a.m. - 1 p.m. • Henderson Elementary**

**Contact: Diana Bell 703/670-7696**

The bi-annual Montclair Community Yard Sale, sponsored by the F.C.E. (formerly Montclair Extension Homemakers Club) will be held on **Saturday, September 27** in the parking lot of Henderson Elementary School from 8 a.m. – 1 p.m. The rain date is Sunday, September 28.

There are 70 spaces for participating sellers. The only charge is a space fee of \$15.00. Space assignments are given in the order phone calls are received. Reservations will be accepted beginning September 8, 8:30 a.m. NO RESERVATIONS will be taken before this time. A non-refundable deposit of \$8.00 is required and must be submitted by September 17. Cancellations must be received by September 19, at which time those on the waiting list will be notified.

For reservations, call Diana Bell at 703/670-7696. Space rental for the sale of food is not permitted. However, donuts, coffee, hot dogs, and soft drinks will be available at the food booth operated by the F.C.E. Club.

The F.C.E. Club is a non-profit organization affiliated with Virginia Family and Community Education Service. All funds raised from the sale of spaces and food are donated to local charities.

*Jean Swanson*

## Action in the Community

### Thank You

Action in the Community (ACTS) would like to thank the Montclair Humanitarian Society for the bountiful food collection they organized in Montclair. Our shelves were bare and it was becoming difficult to fill healthy food bags.

I would like to especially thank **Star Osmond** for her efforts transporting the food to our food pantry in Dumfries and for helping to stock the shelves. Your generous donations have helped feed hungry families, who are burdened through the summer months when the children are out of school and have no access to the school breakfasts and lunches.

*Frances Harris, ACTS Emergency Assistance Program Director*



## Literacy Volunteers of America - Prince William

### LVA-PW Basic Literacy Tutor Training Workshop

The Literacy Volunteers of America - Prince William County (LVA-PW) will conduct a Basic Literacy Tutor Training Workshop at the Dr. A. J. Ferlazzo Building, (County Building near Cardinal Drive and Route 1 at 15941 Donald Curtis Drive) in Woodbridge, VA. The Workshop sessions are **from 9 a.m. until 3 p.m. on Saturday, September 20, 2003, and 9 a.m. until 1 p.m. on Saturday, September 27.** Both days are required.

The Workshop will train participants in several techniques of tutoring adults in basic literacy. No previous experience is necessary. A \$30.00 Workshop fee covers textbook and materials. Registration is requested by Friday, September 12, 2003.

To become a volunteer tutor, please call LVA-PW at 703-670-5702, or Barbara Ball, Workshop Coordinator, at 703-670-4381. Your time and effort can change a life!

*Linda Christie, LVA-PW Office Manager*

## Montclair Arts and Crafts Club

The Montclair Arts and Crafts Club will begin its new 2003-2004 year with its membership meeting **Monday, September 22, 2003 at Pattie Elementary School at 7:30 pm.** We usually meet the third Monday of each month, but due to Pattie's Open House, we will meet the fourth Monday in September. Our membership dues are \$20.00.

The Montclair Arts and Crafts Club is a non-profit, social and civic organization. Our goal is to have fun-filled monthly social meetings to learn about arts and crafts. Many of our members are gifted and enjoy volunteering their talents so we can complete a craft and take it home the same night. We also sponsor a Fall craft show in November and a Spring craft show to provide funds for our annual Children's Art Show in February and the middle and high school art scholarships awarded each spring.

Please plan on joining us! If you enjoy working with some great people and enjoy doing a craft once a month, Montclair Arts and Crafts Club is the one to check out! We welcome new members! If you have any questions, please do not hesitate to call either Audrey Kowalski at (703)878-0850 or Sue Benyo at (703)878-9136.

## Dumfries Triangle Volunteer Fire Department - Become a Volunteer!

Within Prince William County, there are over twenty Fire and Rescue stations staffed entirely by professionals – some paid, but **mostly volunteers**. These professionals are dedicated to the public safety, health and well-being of the residents and visitors of Prince William County.

As a volunteer at either Dumfries Triangle Station 3 Fire, or Montclair Station 17, you can gain the knowledge necessary to provide critical life saving techniques, firefighting and rescue skills as well as become part of "AN AMERICAN TRADITION," which dates back to the beginning of recorded history.

All volunteer firefighters in the Dumfries Triangle Volunteer Fire Department (D.T.V.F.D.) stations are provided, free of charge, a complete set of personal protective gear, uniforms, and all the basic training needed to begin operating as a life saving member of the community.

If you do not want to be a firefighter, there is a volunteer position available for you, too, as an **Associate Member**. Personal medical insurance coverage is provided for all volunteers while on duty and the organization participates in a Volunteer Retirement Program in which volunteers are fully vested after five years of service. In addition, Prince William County currently provides a free County sticker and a 90% discount on the personal property taxes for one (1) vehicle owned by any active volunteer member of a fire and/or rescue department who provides at least 30 hours service monthly.



**Firefighter Training Includes:** Firefighter Levels 1, 2 and instructor; Emergency Medical Technician; Driver Operator – Class "A" Pumper and Aerial Ladder; Special Operations – Heavy Tactical Rescue, Water Rescue, and Confined Space; and Rope Rescue – Levels 1, 2 and 3.

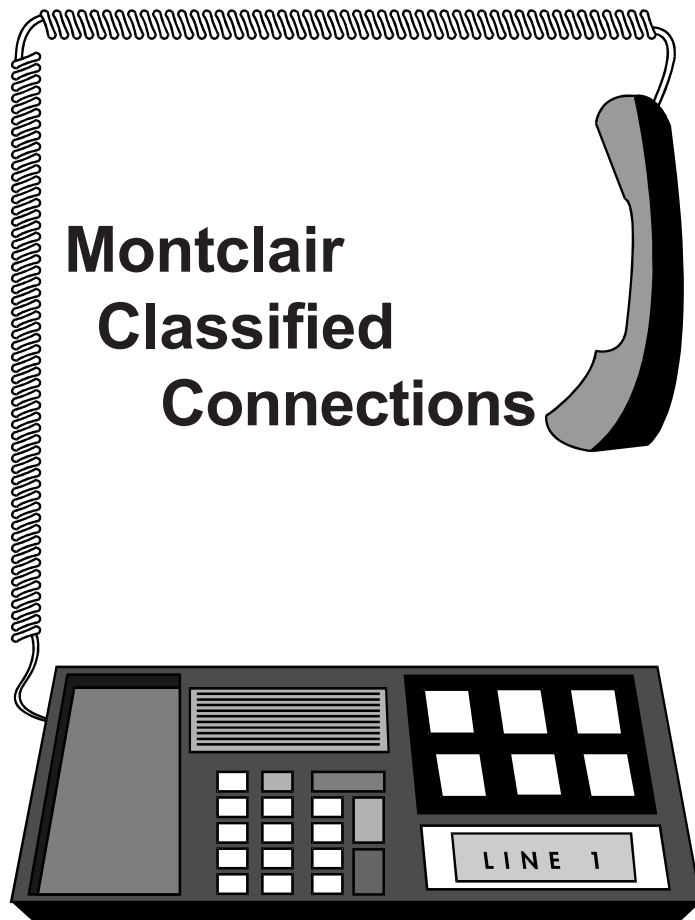
**Associate Member Training** is available for CPR and First Aid.

**Minimum Qualifications for all training:** 18 years or older; Good health and physical condition; and sound moral character. Note: Criminal and DMV Checks are required for all applicants and complete physicals are required for Operational Members. (cost paid by DTVFD)

Please **contact** either Station 3 at 703/221-4242 **OR** the Membership Secretary, Lynn Hoffman at 703/477-6516, [lhoffman@dtvfd.itgo.com](mailto:lhoffman@dtvfd.itgo.com).



September is New Resident Month							
Montclair Community Calendar SEPTEMBER 2003	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		<b>1</b>  Monthly Installment  <i>Labor Day - MPOA Offices closed</i>	<b>2</b> 7 PM CC Mtg. 7 PM Southlake Recreation Association/SRC	<b>3</b> 7:30 PM PELT Committee Mtg.	<b>4</b>	<b>5</b> 5 PM October Montclairion Deadline	<b>6</b>
	<b>7</b>	<b>8</b> 7:30 PM Southlake Cove THA Mtg/SRC	<b>9</b> 5 PM PIR Deadline for 9/16 Mtg. 7:30 PM Southlake Landing THA Mtg/SRC	<b>10</b> 7:30 PM Board of Directors Mtg.	<b>11</b> 7:30 PM Island Homes Mtg. 7:30 PM Nob Hill Forest THA/SRC	<b>12</b>	<b>13</b>
	<b>14</b>	<b>15</b> 7:30 PM CEC Mtg.	<b>16</b> 7 PM CC Mtg.	<b>17</b> 7:30 PM Lakefront Property Owners Forum	<b>18</b> 7:30 PM LFMC Mtg.	<b>19</b>	<b>20</b> 7 PM Family Concert: Heavy Country Band / Dolphin Beach
	<b>21</b>	<b>22</b>	<b>23</b> 7:30 PM LMC Mtg.	<b>24</b> 7:30 PM Ad Hoc Playground Committee Mtg.	<b>25</b>	<b>26</b>	<b>27</b>
	<b>28</b>	<b>29</b>	<b>30</b> 5 PM PIR Deadline for 10/7 Mtg.				
Montclair Community Calendar OCTOBER 2003	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	<b>KEY:</b> CC - Covenants Committee CEC - Community Events Committee LFMC - Landscape & Facilities Mgmt Comm. LMC - Lake Management Committee PELT - Planning, Environs, Land Use and Transportation Committee PIR - Property Improvement Request SRC - Southlake Recreation Center WETA - Water's Edge Townhome Ass'n			<b>1</b>  Monthly Installment 7:30 PM PELT Committee Mtg.	<b>2</b> 7 PM Safety and Security Committee Mtg.	<b>3</b>	<b>4</b> 2 PM Oktoberfest/ Dolphin Beach
	<b>5</b>	<b>6</b> 9AM November Montclairion Deadline	<b>7</b> 7 PM CC Mtg. 7 PM Southlake Recreation Association/SRC	<b>8</b> 7:30 PM Board of Directors Mtg.	<b>9</b> 7:30 PM Island Homes HOA Mtg. 7:30 PM Nob Hill Forest THA Mtg/ SRC	<b>10</b>	<b>11</b>
	<b>12</b>	<b>13</b> 7:30 PM Southlake Cove THA Mtg/SRC  <i>Columbus Day - MPOA Offices closed</i>	<b>14</b> 5 PM PIR Deadline for 10/21 CC Mtg. 7:30 PM Southlake Landing THA Mtg. SRC	<b>15</b> 7:30 PM WETA Mtg.	<b>16</b> 7:30 PM LFMC Mtg.	<b>17</b>	<b>18</b>
	<b>19</b>	<b>20</b> 7:30 PM CEC Mtg.	<b>21</b> 7 PM CC Mtg.	<b>22</b>	<b>23</b> 7:30 PM LMC Mtg.	<b>24</b>	<b>25</b>
	<b>26</b>	<b>27</b>	<b>28</b> 5 PM PIR Deadline for 11/4 CC Mtg.	<b>29</b>	<b>30</b>		



## MONTCLAIRION

*Published monthly by MPOA, Inc.*

**Policy:** Items for publication should be submitted to MPOA by the 5th of the month prior to publication. Articles submitted for publication must be typed or legibly handwritten, dated and signed with the author's phone number. Publication of ads and articles is subject to space availability. The *Montclairion* reserves the right to edit or postpone printing certain items. The MPOA has the final approval on all items submitted for publication. **Advertisers are not endorsed by the MPOA nor by the *Montclairion*.**

**Display ads:** Full, 1/2, 1/4, and 1/8 page sizes are available. For information on rates and space availability, contact Sherry DiMascio at 703/670-6187.

**Classified ads:** MPOA Residents: \$6.00 (up to 20 words)/Non-MPOA Residents: \$8.25 (up to 20 words). 30¢ per word over 20 words. Deliver or mail ads to MPOA by the 5<sup>th</sup> of the month prior for ad to appear in the following month's issue. Payment must be included with ad at time ad is submitted. E-mailed ads will not be accepted. **October deadline is September 5, 2003, 5 p.m.**

### UPCOMING MONTCLAIRION DEADLINES

Issue	Deadline Date	Issue	Deadline Date
October 2003	Sept. 5, 2003, 5 p.m.	February 2004	Jan. 5, 2004, 5 p.m.
November 2003	Oct. 6, 2003, 9 a.m.	March 2004	Feb. 5, 2004, 5 p.m.
December 2003	Nov. 5, 2003, 5 p.m.	April 2004	Mar. 5, 2004, 5 p.m.
January 2004	Dec. 5, 2003, 5 p.m.	May 2004	Apr. 5, 2004, 5 p.m.

All submissions are subject to space availability and approval of *Montclairion* Advisory Committee review.

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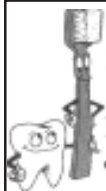
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**SMALL FISHING BOAT,** to be used on Lakes, to seat 4 people. Please call 703/898-2757.

### MISCELLANEOUS

**CASH BUY: LABELLA KIDS BOUTIQUE** - We buy and sell kids clothes, toys, movies, and kids furniture. Call 703/494-4273.

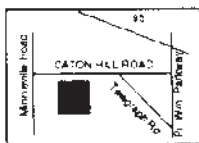
## WOODBIDGE ANIMAL HOSPITAL

*New State of the Art Facility  
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- EMERGENCIES
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[www.woodbridgeanimalhospital.net](http://www.woodbridgeanimalhospital.net)



*Sheri Folley*

*Allen*

**703-366-4457**

sherifolleyallen@aol.com



*"In each and every effort, I strive to do what's best for you."*

- Ability to listen
- Understanding of needs & wants
- Compassion & sensitivity
- Knowledge of area & real estate arena
- Honesty & integrity
- Professionalism

*"Sheri is a hardworking, knowledgeable, diligent, patient, caring and positive person willing to go the extra mile for her clients."*

Dana & Willie Catoe

## Fall Season Workshop

The Halls of Southlake will come Alive with the Performance of Dance, Theatre and Music.

A 12-Week Semester Session for  
\$144.00 Per Student

A Once in a Lifetime Opportunity.

Hold the Date!  
September 15, 2003  
When Fall Classes  
Begin

Sign Up Is Required  
48 Hours Before Class  
Vandora's Dance,  
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**Special Bonus**

Purchase a 6/12 mo. pass  
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Value Coupon Booklet

## Dale City Recreation Center...

Where Everybody Fits In!

Customer Appreciation Week  
September 13th - 19th

No Initiation Fees

**15% OFF ★**

on 6/12 month Fitness Passes!

Purchase a 6/12 month Fitness Pass Saturday  
September 13 and receive a Free Gift

### We have:

- Great service at a reasonable price
- Friendly welcoming atmosphere
- Nautilus Fitness Circuit
- 25 station cardiovascular wing
- Lap swim/Open swim/Spa
- Basketball Gym

### More Choices!

### Our Premium Pass Includes...

- Discounts on classes / programs
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- Free tot programs
- Teen weight orientation

**For information call 703-670-7112 ext 221**



**BEST  
FITNESS  
VALUE  
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CHECK  
US OUT!**

PRINCE  
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COUNTY  
PARK  
AUTHORITY

## DIRECT DEBIT PAYMENT AUTHORIZATION AGREEMENT

### DIRECT DEBIT PAYMENT SERVICES CONDITIONS AND TERMS:

This enrollment form must be received at Community Management Corporation (CMC) by the tenth day of the month preceding the month you wish to start direct debit. You will be notified if the direct debit process for your account was not satisfactory. CMC will request the transfer of direct debit funds once a month. Chevy Chase Bank (or other depository determined by CMC) will be authorized to debit funds from my checking account for deposit into the Association's account on the third business day of the month. The amount debited from my account will equal the current regular monthly assessment and may include parking and special assessment if applicable. I recognize that there may be other charges but direct debit will not include additional fees, handling charges, etc. I am completely responsible for notifying CMC in writing, by the tenth day of the preceding month, of any changes to my account (i.e., change of bank, change of account numbers, resale). Failure to notify CMC by the tenth day of the preceding month may result in funds being withdrawn in the following month. Any charges caused by this debiting and failure to notify CMC will be the sole responsibility of the homeowner. If I have two insufficient fund (NSF) returns I will be ineligible to continue in the direct debit payment program. If a direct debit is not honored by my bank, I will be responsible for making up that payment (including NSF charges) by check. If a bank charge is incurred as a result of a returned direct debit, the charge will be added to my account. If I change banks or accounts more than twice a year, I may not continue in the direct debit program. My association assessment account must currently have a zero balance.

I (We) authorize Community Management Corporation to initiate debit entries to my (our) checking account as indicated below and the financial institution listed below to debit same account.

Financial Institution: \_\_\_\_\_ Checking Account #: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_

This authorization is to remain in full force and effect until CMC receives written notification from me (us) of its termination.

Name: \_\_\_\_\_ Name: \_\_\_\_\_

Signature: \_\_\_\_\_ Signature: \_\_\_\_\_

Phone: \_\_\_\_\_ Phone: \_\_\_\_\_

Social Security #: \_\_\_\_\_ Social Security #: \_\_\_\_\_

Date: \_\_\_\_\_ Date: \_\_\_\_\_

Association Name: Montclair Property Owners Association Association Owner Account: \_\_\_\_\_

Please return this completed form with a **voided check** to:

Community Management Corporation, 12701 Fair Lakes Circle, Suite 400, PO Box 10821, Chantilly, Virginia 20153-0821

# MONTCLAIRION

Montclair Property Owners Association  
3561 Waterway Drive  
Montclair, VA 22026

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