

JUNE 2025

# BROADLANDS

*Official Newsletter of the Broadlands Homeowners Association*



*Happy Father's Day and  
Congratulations to Our Graduates,  
We are So Proud of You!*

**Broadlands Summer Kickoff Event,  
June 21st, pg 26**

*Our Neck of the Woods*



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# BROADLANDS



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## Board of Directors Upcoming Virtual Meeting Tuesday, June 10th - 6:00pm

### Board Meetings Information

Monthly meetings are generally held on the second Tuesday of the month at 6:00pm. Residents are welcome to observe the public portion of meetings and to address the Board during the 'Homeowner Forum' section of the meeting. Check website for login details.

## Board of Directors May 20th Virtual Meeting Highlights

- Appointed officers to the following positions: Eric Bazerghi as President, Dawne Holz as Vice President, and Bob Webb as Secretary/Treasurer
- Approved the minutes of the April 8, 2025 Board Meeting, as amended
- Appointed Sean Burgess, John Horner, Cliff Keirce, and Bob Webb to the Covenants Committee
- Approved the Aquatic Facilities Use Agreement with Machine Aquatics for use of the pool
- Approved the Aquatic Facilities Use Agreement with National Capital Swim Club for use of the pool
- Approved the Aquatic Facilities Use Agreement with ODSL for use of the pool
- Approved the Aquatic Facilities Use Agreement with Pava Swim Club for use of the pool
- Approved the contract addendum from FirstService Residential
- Approved an In-Home Business Application for an art class studio
- Approved a playground repair and safety refurbishment proposal from Playground Patrol
- Approved a turf renovation pricing proposal from HLS
- Approved pool access to a resident on a payment plan
- Held ten hearings and assessed violation charges for outstanding violations

*These highlights are a summary only. To obtain copies of approved minutes, log into your account on FirstService Residential Connect. Owner access to the site is by registration at <https://broadlands.connectresident.com>. Owners will need to enter their account number, which can be found on their monthly coupon stubs.*

## JUNE

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1 World Milk Day	2	3 World Bicycle Day	4 Global Running Day Modification Subcommittee Meeting 7:00pm - Virtual	5	6 Trivia Night 6:30 pm (doors open at 6:00pm) - CC	7
8 World Oceans Day	9	10 Newsletter Submissions Due - 12:00pm HOA Board Meeting 6:00pm - Virtual	11 Modification Subcommittee Submissions Due 12:00pm Events Committee Meeting 8:00pm - Virtual	12 Float Night 5:00pm - SW	13 LCPS last day of school	14 Flag Day National Bourbon Day
15 Father's Day	16	17	18 Modification Subcommittee Meeting 7:00pm - Virtual	19 Juneteenth HOA Offices Closed for Juneteenth	20 National Flip Flop Day Summer Kickoff 3:00pm - AO	21 Summer Solstice (Summer Begins) International Yoga Day
22 United Nations Public Service Day	23 Tech Committee Meeting 6:00pm - HOA Admin Office Southern Walk HOA Meeting 7:00pm - Virtual	24	25 Modification Subcommittee Submissions Due 12:00pm	26 Float Night 5:00pm - SW	27	28
29 International Day of the Tropics	30					

Key: AO=HOA Administrative Office; CC=Community Center; SW=Southern Walk Pool; SB=Summerbrooke Pool

# Welcome New Board Members & Thank You for a Successful Annual Meeting!

The twenty-eighth Annual Meeting of the Membership was held virtually on Wednesday, May 13th. We're thrilled to announce and extend our heartfelt congratulations to Sean Burgess, Cliff Keirce, and Bob Webb on their election to the Board of Directors. Serving on the Board can be both challenging and time-consuming, but it is also deeply rewarding. Our dedicated board members generously volunteer many hours each month to make thoughtful decisions that positively shape our community and enhance the lives of our residents.

A sincere thank you to all who attended the virtual Annual Meeting and to those who submitted proxies—your participation allowed us to exceed the 10% quorum requirement, reaching over 15% participation.

If you've never attended a Board Meeting, we warmly invite you to join us and see firsthand how this multi-million dollar organization is run. Meetings are typically held on the second Tuesday of each month at 6:00pm and are currently conducted virtually via Zoom—making it easier than ever to attend from the comfort of your home, your car, the gym, or even your child's soccer game! Agendas are shared in advance through our website and social media pages to help you stay informed. Meeting minutes are recorded and, once approved, are available on your FSRConnect homeowner portal or by written request. We also publish a brief summary in this newsletter each month to ensure transparency and keep our membership informed.

Our Board meetings are open to all residents and are widely announced through this magazine, our website, the marquee message board, and weekly email updates. We hope to see you at an upcoming meeting!

We're also actively seeking volunteers, especially for our Events Committees. Volunteers are vital to keeping our events thriving without increasing assessments for additional staffing. If you're interested in giving back to the community and having fun while doing it, please reach out—your help truly makes a difference.

As we embrace the warmer weather, it's time to dive into summer fun! Our three community pools are now open for the season. Come cool off, relax, and enjoy time with family and neighbors.

In addition to our pools, remember to take advantage of the many other community amenities available to you: playgrounds, tennis/pickleball courts, basketball courts, fitness center, and an extensive trail network—perfect for a walk, jog, or bike ride.

Here's to a safe, active, and enjoyable summer for all. We look forward to seeing you around the neighborhood and at an upcoming Board meeting!

## Sarah

Sarah Gerstein, CMCA, AMS, LSM, PCAM  
General Manager







# Harry Potter Trivia Night

Feeling Smart? Join us  
for a Night of Trivia

**Friday, June 6**

**6 PM-8 PM**

**Community Center**

**\$15 PER  
TICKET**

A non refundable Ticket  
comes with refreshments  
and a non-alcoholic  
beverage.

Group  
maximum of 6  
people

All ages are  
welcomed

Prizes for the top  
3 winners



**9<sup>3/4</sup>**

Broadlands Residents  
and their guest only



## Street Play: Legal and Safety Concerns

*Public roadways are not playgrounds for kids to play in. It is not only illegal but also unsafe. We have received increased complaints of children playing in the streets. Please keep your kids safe by having them play somewhere other than the streets. See Virginia State Code: § 46.2-932 below.*

### VIRGINIA STATE CODE: § 46.2-932

Playing on highways; use of toy vehicle on highways, persons riding bicycles, electric personal assistive mobility devices, electric power-assisted bicycles, mopeds, etc., not to attach to vehicles; exception. "Highway" means the entire width between the boundary lines of every way or place open to the use of the public for purposes of vehicular travel.

A. No person shall play on a highway, other than on the sidewalks thereof, within a city or town or on any part of a highway outside the limits of a city or town designated by the Commissioner of Highways exclusively for vehicular travel. No person shall use any toy vehicle on the roadway of any highway that (i) has a speed limit greater than 25 miles per hour, (ii) has more than two travel lanes, or (iii) is located outside a residence district as defined in § 46.2-100. The governing bodies of counties, cities, and towns may designate areas on highways under their control where play is permitted and may impose reasonable restrictions on play on such highways. Persons using such devices, except bicycles, electric personal assistive mobility devices, electric power-assisted bicycles, mopeds, and motorcycles, shall keep as near as safely practicable to the far right side or edge of the right traffic lane so that they will be proceeding in the same direction as other traffic. No person riding on any bicycle, electric personal assistive mobility device, electric power-assisted bicycle, moped, roller skates, skateboards or other devices on wheels or runners, shall attach the same or himself to any vehicle on a highway.

B. Notwithstanding the provisions of subsection A of this section, the governing body of Arlington County may by ordinance permit the use of devices on wheels or runners on highways under such county's control, subject to such limitations and conditions as the governing body may deem necessary and reasonable.

## Broadlands Live is Right Around the Corner!

Broadlands Live is opening up this season on Friday, August 1st. Additional concert dates are September 5th and October 3rd. These outdoor concerts provide a perfect opportunity for attendees to come, grab a bite to eat and enjoy some great music.

The bands selected will appeal to residents of all ages. Local food and dessert trucks will be onsite selling their delectable delights.

Broadlands Live concerts are BYOB. If you choose to consume alcohol you must present your ID—NO EXCEPTIONS and stay in the designated alcohol area due to ABC regulations.

Look for more information in future newsletters or visit the HOA website, [broadlandshoa.org/broadlands-live](http://broadlandshoa.org/broadlands-live) or email [broadlandslive@broadlandhoa.com](mailto:broadlandslive@broadlandhoa.com).

## Discontinuation of Forums Site Effective June 1st

We are excited to announce a series of upcoming improvements to our website, all designed to enhance the overall experience for our valued community members. We will be transitioning to a new website platform in a fully supported capacity without the need for volunteers.

With this transition, the forums will no longer be supported. The administration and maintenance of the forums have relied on the ongoing support of volunteers; however, we no longer have the resources necessary for effective monitoring and technological oversight. Member participation has also declined, which has impacted its utility. As we've seen a growing shift toward social media engagement, we have made the decision to discontinue the forums section of our website effective June 1, 2025.

We understand that many homeowners value having a space to connect and share with one another. The committee believes that social media platforms can offer similar opportunities for community engagement and discussion, while also reducing the community's overall technology footprint.

If you wish to engage with the board directly, you may find their contact information at [www.broadlandshoa.org/contact-us/bhoa-board](http://www.broadlandshoa.org/contact-us/bhoa-board). Furthermore, attending board meetings is another excellent opportunity for communication and engagement with the Board. We are committed to ensuring that your voice is heard and that you have various avenues to connect with us.

Should you have any further questions or need assistance, you may contact the HOA staff at 703-729-9704 or [info@broadlandshoa.com](mailto:info@broadlandshoa.com).





## Father's Day Activities

**Sourced from: Event Brite and Washington Family**

Father's Day is right around the corner. For Father's Day this year, consider activities like a brunch cruise, a visit to a local family-friendly brewery, distillery, winery; attend a baseball game, hiking in a local state park, or a fun outing like kayaking, fishing, canoeing or exploring historical sites.

**Here are more options to think about:**

### Outdoor Adventures:

- **Brunch Cruise:** Enjoy a scenic brunch cruise along the Potomac River.
- **Hiking or Bike Ride:** Explore Rock Creek Park or the Capital Crescent Trail.
- **Go Boating:** Rent an electric cruiser and explore the waters of the Potomac.
- **Explore a Brewery:** Many breweries in Northern Virginia offer tours and tastings.

### Sports and Games:

- **Washington Nationals Game:** Catch a game at Nationals Park.
- **Pinstripes Bowling & Bocce:** Enjoy a fun evening of bowling and bocce ball.
- **Pickleball:** Play a game of pickleball at one of our courts.
- **A day of golf:** Play a round of golf at any one of the local courses.

### Historical and Cultural Experiences:

- **Tour a Historic Home:** Visit Mount Vernon, George Washington's estate. Monticello is a great day trip too!
- **Explore the Smithsonian Museums:** Many museums offer special Father's Day activities.

### Relaxing and Dining:

- **Fine Dining:** Enjoy a special meal at one of the many excellent restaurants in the area.
- **Craft Beer Tasting:** Many local breweries offer tours and tastings.
- **Distillery Tastings:** Many local distilleries offer tours and tastings.
- **Visit a Winery:** Enjoy a beautiful view while sipping a glass of local wine and snacking on sharables.

### Unique Experiences:

- **Boeing 737 Flight Simulator:** Experience the thrill of piloting a Boeing 737.
- **iFly Indoor Skydiving:** Try indoor skydiving at iFly in Ashburn.
- **Deep Sea Fishing:** Take your father deep sea fishing for the day.



**JUNE 12 • JUNE 26**

**JULY 10 • JULY 24**

**Southern Walk Pool • 5:00 pm – 9:00 pm**

**2025  
Thursday's**

# **Float Night**

**Bring your floats  
and join us for games,  
music & float night fun!**

**Flot the night away  
listening to sounds  
from DJ Troy.**

**Hungry?  
Chick-fil-A sandwiches  
& Bruster's ice cream  
are available for  
purchase -  
cash & cards accepted.**

**Float Nights are free to Broadlands Pool members & their guests.  
A valid pool pass is required for entry.**

**Broadlands Pool Management reserves the right to restrict the use of water blasters, squirt guns, and certain types of toys, including pool balls—only beach balls are permitted. Management also reserves the right to request the removal of floats that are too large or may pose a safety threat, as well as limit the number of floats allowed in the pool at any given time.**





## Pet Safety Tips for Hot Weather Conditions

Sourced From: [meetmarcell.com](http://meetmarcell.com)

*As summer approaches, hot weather can be dangerous for your four-legged friends.*

As summer approaches, outdoor activities and adventures can be some of the best ways to bond with your four-legged friends. However, there are factors to consider when outdoors, especially if you live in a hot climate to ensure your pet stays safe from extreme heat.

As the gardening season approaches, be aware of the pesticides and fertilizers used at home, or those that your pet comes in contact with. Many ingredients used in these gardening treatments can be toxic if ingested. By keeping pets off of freshly-treated grass and out of gardens, you can prevent the risk altogether. If you have fertilizer or other landscaping treatments, store them out of reach from your pets. If you do suspect your pet ingested toxic materials of any kind, do not hesitate to contact your veterinarian, or call the ASPCA Poison Control Center at (888) 426-4435.

Sunscreen and bug spray can be effective for humans, however, never apply these sprays on animals. Because of your pet's tendencies to use their sense of taste to explore different substances, you could be putting them at risk of ingesting toxic

ingredients. Ask your veterinarian to recommend one that will work with your pet.

Providing water is a must when taking your pets on an outdoor adventure. Just as you stay hydrated while spending time outside, it is just as important for your pet. A portable water bottle or water dish is a perfect solution for on-the-go hydration.

Be mindful of the weather when planning an outdoor adventure for you and your pet. Extreme temperatures can cause your pet to overheat. During the hot summer months, consider taking your pet for long walks or hikes during the cooler hours of the day, morning and evenings.

When pets overheat, they will pant excessively, begin to drool, have reddened gums, or even collapse. Knowing these symptoms is important if your pet is experiencing heatstroke, in which you should move your pet to a cool place and provide them with water. Animals with flat faces are much more susceptible to overheating because of their short snouts. They are unable to pant as effectively as other breeds, making them at high risk for heatstroke.



## Parking Reminders

All residents and visitors shall observe and abide by the Broadlands Association, Inc. Parking Regulations and those of State and Loudoun County authorities. Vehicles parked in violation of any such regulations may be towed at the owner's sole risk and expense.

The following are frequently observed violations:

- Parking within 15 feet of a fire hydrant.
- Parking within 10 feet on either side of a mailbox.
- Parking within 20 feet of the intersection of curb lines or, if none, within 15 feet of the intersection of property lines at an intersection.
- Parking along a yellow curb or no parking sign area.
- Vehicles with invalid or expired registration/tags/ inspections.
- Out-of-state vehicles parked, garaged or stored in Loudoun County for 30 days that are not registered with Loudoun County.
- Junk or derelict vehicles (i.e. flat tire, missing wheels, doors, wrecked or smashed body parts, etc.).
- Commercial or recreational vehicles (trucks, campers, boats, etc.) parked in open view.
- Displaying "For Sale" sign on the vehicle on any private streets, roadways or common area.

## Please Keep Common Areas Clean

Under Article 8, Section 8.2: (e) of the Declarations "No person shall place or cause or permit anything to be placed on or in any of the Common Area. Nothing shall be altered or constructed in or removed from the Common Area..."

- Please do not leave any personal items or items not intended by the HOA in the common areas. Our landscapers have been directed to remove and discard debris of all kinds from the common areas including forts. If any items are removed by the HOA, they cannot be recovered.
- Additionally, do not discard any yard debris in the common areas such as leaves, branches, grass clippings, etc. You will be responsible to remove any yard debris if placed in the common area.
- Do not dump rubbish, waste matter, refuse, garbage, trash, dead animals or other debris of every kind and description. You will be responsible to remove any debris if placed in the common area.

## Speed Limit Concerns

Speeding on residential streets has been an on-going concern in Broadlands. Please note that the maximum speed limit in residential communities is 25 MPH.

If you have speeding concerns, please contact the LCSO non-emergency number 703-777-1021 regarding speeding in your community. You can also visit <https://lfportal.loudoun.gov/Forms/TrafficComplaint> to file online traffic complaints.



## Patriot Disposal Trash, Recycling, and Yard Waste Collection Schedule

### Trash, Recycling, and Yard Waste Collection:

- Place totes out the night before collection day after 6:00pm or before 6:00am the day of pick up.
- Containers should be out of sight by 9:00am on the day following collection.

### Trash Collection:

- Trash pick up days are Mondays and Thursdays.

### Recycling Collection:

- Recycling pick up day is Thursdays.
- Recyclable materials can be co-mingled.
- Plastic bags CANNOT be recycled.
- Scrap metal – Please call Patriot Disposal to set pick-up day 1-703-257-7100: i.e. foil, pie tins, trays, pots and pans, small car parts, grills, bicycles, swings, etc.

### Yard Waste Collection:

- Yard Waste Collection occurs on Mondays from March 1st through December 24th.
- During January & February, yard debris (leaves, grass clippings, brush) may be mixed with trash. Yard waste may not be mixed with recycling.
- Grass clippings and leaves must be set out for pickup in lawn paper bags or in a bin.
- Brush must be less than 4 inches in diameter, cut into 4 foot lengths, and tied in small bundles or bagged.
- Food waste mixed in with yard waste will be accepted, as it can be composted.

### Special/Bulk Pick-ups:

- Please contact Patriot Disposal, 1-703-257-7100 or [customerservice@patriotdisposalservices.com](mailto:customerservice@patriotdisposalservices.com), to arrange pickup of special and/or bulk items.
- Special items will be collected weekly. Some items may incur an additional charge.
- Special items include appliances, mid to large furniture and other large items.

### Trash Totes/Cans Notice:

- If trash totes/cans are stored in public view outside of these times, you may receive violation notices and, if it continues, you may be called to a Hearing before the Board of Directors.

# Modifications Information

Per Article 7, Section 7.5 (a) Additions, Alterations, or Improvements by the Owners - "No person shall make any addition, alteration, or improvement in or to any Lot or any portion of the Property... which is visible from the exterior of the Lot or such portion of the Property, without the prior written consent of the Covenants Committee."

If you are unsure if approval is required for your project, contact Robin Crews, Modifications/ Resale Manager at [rcrews@broadlandshoa.com](mailto:rcrews@broadlandshoa.com) or 703-520-9902. The Committee meets virtually at 7:00pm on the first and third Wednesdays of the month March-October and the third week of the month November-February. *If you wish to attend a meeting, contact Robin Crew, [rcrews@broadlandshoa.com](mailto:rcrews@broadlandshoa.com).* Applications must be submitted by noon on the Wednesday before the meeting by emailing them to [rcrews@broadlandshoa.com](mailto:rcrews@broadlandshoa.com) or delivering them to the HOA Office drop box at 21907 Claiborne Parkway.

Please review the Design Guidelines and submission requirements at [broadlandshoa.org/design-guidelines](http://broadlandshoa.org/design-guidelines). Failure to include all required information will delay review of your application. Once the Committee has reached a decision, the results will be delivered via email. If an email address is not provided, results will be mailed. Emails will be sent from [no-reply@smartwebs365.com](mailto:no-reply@smartwebs365.com) should you wish to add this email address to your contact list to ensure prompt delivery. Please check your inbox and junk/spam folders or contact the HOA office at 703-520-9902 if you have not received your results within 10 days following the meeting.



## Modifications Subcommittee Submission and Meeting Dates

Submission Deadline By Noon	Meeting Date
May 28th .....	June 4th
June 11th .....	June 18th
June 25th .....	July 2nd
July 9th .....	July 16th
July 30th .....	August 6th

*Only applications with complete documentation received by the deadline will be reviewed at the next subcommittee meeting*

## Are You Selling Your Home?

Save yourself time and aggravation by ensuring you have approved applications for all exterior changes or additions made on your property before listing your home. Walk around your home and look for any maintenance violations such as siding repair, exterior trim maintenance, deck/fence repair, fresh coat of paint or stain maintenance, mailbox unit repair, removal of any mildew, screen window repair or roof repair. Refer to your property plat to locate your property lines because you may have accidentally placed something in the common area that will need to be removed before settlement.

**When you sell your home, you are required to request a resale disclosure package for the buyer.**

Once the request has been executed, it notifies the HOA to come to your property to perform a resale inspection. The inspectors will look for any structures that have not been approved by the Modifications Subcommittee, that are not in compliance, and for maintenance violations. The results of the resale inspection are embedded in the resale disclosure package that is provided for the buyer. It is the seller's responsibility to rectify all violations found on the property before settlement of the home. If any violations are not rectified before settlement, then the new owner will be responsible.

There are submission procedures on the HOA website, [broadlandshoa.org](http://broadlandshoa.org), to help guide you through the application process. Please refer to the online Design Guidelines for detailed information.

The Design Guidelines provide a framework to maintain design quality and encourage consistency throughout the community. If you have any questions about architectural modifications or your resale inspection results, please contact Modifications and Resale Manager Robin Crews at 703-520-9902 or [rcrews@broadlandshoa.com](mailto:rcrews@broadlandshoa.com).





## Covenants Corner

Now is the perfect time to freshen up your home and garden, and it's wonderful to see so many of you diving into your cleaning and maintenance projects! Everywhere you look, there's a flurry of activity with ladders reaching high, power washers buzzing, painters adding fresh coats, roofers hard at work, maintenance crews scurrying about, and lawn services busy at work. Your efforts are certainly paying off, making our community look vibrant and welcoming. As we are entering into a new season, we do have one more friendly reminder to keep in mind.

Currently, we are inspecting lawns and landscaping. It seems the grass and weeds are already racing to grow, so please try to keep them in check. While it may be a bit demanding, regular mowing, edging, and trimming around beds and sidewalks, as well as removing dead bushes, trees, and any unwanted grass or weeds from your beds, makes an immense difference. If your summer plans include a vacation, be sure to arrange for someone to take care of your lawn. After all, as we like to say, "Your lawn does not go on vacation!" Keeping up with these tasks not only enhances the beauty of your individual property but also contributes to the overall charm of Broadlands. We truly appreciate your hard work and cooperation, which contribute significantly to making our community a wonderful place to live.

To support you in your efforts, please review the adjacent Home Checklist. We hope it will serve as a helpful tool throughout the summer, offering guidance for your home maintenance endeavors. Should you have questions or require assistance with any repairs, please do not hesitate to reach out to us via phone or email. We're here to help! Thank you once again for your dedication and for making Broadlands such a special community. Keep up the great work, and enjoy the beauty of the season!

For any questions or to request a repair extension, please contact us at [covenants@broadlandshoa.com](mailto:covenants@broadlandshoa.com) or [suzanrodano@broadlandshoa.com](mailto:suzanrodano@broadlandshoa.com), or call Suzan Rodano, Covenants Manager, at (703) 520-9903.

## HOME CHECKLIST

### Clean and Keep Free of Mildew/Build-Up:

- ☐ Siding
- ☐ Basement walk-ups and surrounding areas
- ☐ Front stairs and sidewalks
- ☐ Decks, fences, sheds

### Damaged Exterior Trim/Rotting Wood

- ☐ Trim around doors, windows, garage & corners
- ☐ Roof line (fascia and rake boards) trim and wrap
- ☐ Soffits are properly secured
- ☐ Windows (dormer, bay, etc.)
- ☐ Bump-out areas
- ☐ Porches, decks, sheds
- ☐ Mailbox post

### Fresh Coat of Paint/Stain

*A fresh coat should be uniform and consistent in appearance. Application is required for color changes or new stains.*

- ☐ Trim (exterior trim should have a consistent color throughout)
- ☐ Shutters, front doors, railings
- ☐ Fences, sheds, trash enclosures
- ☐ Mailbox post

### Repair & Replace

- ☐ Falling/damaged lattice on decks and fences
- ☐ Fence/gate repairs such as warped, cracked, missing, and peeled (splintered) boards, including top rails

### Home Exterior

- ☐ Missing shutters
- ☐ Loose siding or wrapped trim
- ☐ Crooked, missing, and broken light fixtures
- ☐ Damaged mailboxes (i.e. rusted, missing flags)
- ☐ Trash and recycling containers stored out of sight
- ☐ Garage doors in good condition (i.e. no dents/broken panels)

### Landscaping

- ☐ Neat appearance of the lawn, free of weeds, and edged
- ☐ Landscape beds free of weeds, fresh mulch applied (no red)
- ☐ Bags of mulch, dirt, etc. properly stored out of view
- ☐ Remove dead bushes and trees (may need approval)

### Exterior Modifications

*The following items require approval from the Modifications Subcommittee before starting these projects. This list includes common projects but is **not a complete list** of all projects needing approval:*

- ☐ Decks, fences, sheds, trash enclosures
- ☐ Paint/stain color changes
- ☐ Addition of storm/screen doors
- ☐ Play equipment, including trampolines and basketball goals
- ☐ Changes to light fixtures – if style/color/size are not the same as the originally installed fixtures
- ☐ Patios, walkways, retaining walls, pools
- ☐ Addition of lattice/privacy screens and change in building materials

# SWHOA May News

## Next Board of Directors Meeting:

### June 23, 2025

### 7:00pm - Virtual

#### 2025 MONTHLY ASSESSMENT: \$20.00

Please be sure to login to your ClickPay account to confirm your payment has been updated to the new assessment amount to avoid overpaying. ***If you pay by paper check, money order, or online bill pay through your bank, you will be required to update your payments to the following address:***

**Southern Walk at Broadlands HOA**  
**c/o FirstService Residential**

**PO Box 30403**

**Tampa, FL 33630-3403**

Owners can find a copy of the approved 2025 budget on the Connect Resident Portal, <https://southernwalk.connectresident.com/>

## BOARD OF DIRECTORS

### General Inquiries

Laura Marshall, Property Manager - [info@swhoab.com](mailto:info@swhoab.com)

### President

Shashi Aadipudi - [president@swhoab.com](mailto:president@swhoab.com)

### Vice President

B. Shekar Setty - [vicepresident@swhoab.com](mailto:vicepresident@swhoab.com)

### Treasurer

Michael Simpson - [treasurer@swhoab.com](mailto:treasurer@swhoab.com)

### Secretary

Dinesh Jadhav - [secretary@swhoab.com](mailto:secretary@swhoab.com)

### Director

Nafis Chowdhury - [chowdhury.nafis@gmail.com](mailto:chowdhury.nafis@gmail.com)

### Director

Anil Yeddu - [yeddu@yahoo.com](mailto:yeddu@yahoo.com)

### Director

Jayesh Amdekar - [jayamdekar@gmail.com](mailto:jayamdekar@gmail.com)

## Dog Owner Etiquette

*As a responsible dog owner, it's important to manage your pet's behavior and follow certain rules of etiquette to ensure that you and your furry friend(s) are courteous members of the community. Following these guidelines can help you maintain good relationships with your neighbors and keep your dog safe and happy.*

### AS A RESPONSIBLE DOG OWNER...

#### SCOOP THE POOP

It is important to remember to always scoop the poop and properly dispose of it. Not only is it the courteous thing to do for your community, but it also helps keep public spaces clean and safe for everyone. So the next time you take your dog for a walk, be sure to bring along a bag or use one of our many Mutt Mitt stations to pick up and properly dispose of your pet's waste.

#### CALM YOUR BARK

It is important to be mindful of your pet's barking. Excessive barking can be a nuisance to your neighbors and disrupt the peace of the community. Avoid leaving them alone for extended periods as this can lead to boredom and excessive barking. If your dog does bark, be sure to address the issue promptly and consider using a bark collar or try seeking professional help if necessary. Remember, being a considerate dog owner means being mindful of your dog's impact on others.

#### DON'T UNLEASH THE HOUNDS

It is important to keep your dog on a leash when in public spaces. This not only ensures their safety but also the safety of others around them. Always keep your dog on a leash while walking them in public areas such as parks, sidewalks, or trails. Also, make sure to choose the right leash length for your dog's size and strength. Remember, keeping your dog on a leash is not only a matter of following the rules and a safe practice but also a matter of being courteous to others.

#### R-E-S-P-E-C-T

It is important to respect people who do not like dogs or are afraid of them. Even if you believe that your dog is friendly and harmless, not everyone may feel comfortable around them. It is important to be mindful of other people's feelings and avoid bringing your dog too close to them. If someone expresses their discomfort or fear around your dog, it is best to keep your dog at a safe distance or move away from them altogether. Remember, being a considerate dog owner means being respectful of others, even if they do not share your love for dogs.





*Cheeku Chadha*

Congratulations Cheeku for graduating BS(IT) with flying colors, with your hardwork & resilience! So proud of you. Blessings- Mom, Nani, Nanu, Mamu

***Dream  
Big, Work  
Hard, Stay  
Focused  
and  
Surround  
Yourself  
with Good  
People.***



*Gracel Kanku*

Gracel - we are so proud of you! Continue to blaze a trail with finance studies at Old Dominion University!

***To accomplish  
great things,  
we must not  
only act, but  
also dream,  
not only  
plan, but  
also believe.  
- Anatole  
France***



*Kate McKee*

Kate, we are endlessly proud of you. Congratulations on your JMU acceptance and being named a Gold Scholar. We can't wait to watch you shine!

***Behind you, all  
your memories.  
Before you, all your  
dreams.  
Around you,  
all who love you.  
Within you, all you  
need.***



*Evan Morse*

Congratulations to Evan for graduating an all-A student at both Briar Woods and the Academies. Now onto Physics at GMU: keep growing and shining!



*Hanna Sanchez*

Congratulations, Hanna! We are so proud of you and excited for what comes next. We love you! Mom, Dad, Your Sisters

## Blue Envelope Program: Improving Interactions Between Law Enforcement and Drivers with Communication Challenges

The Loudoun County Sheriff's Office (LCSO) is proud to announce the launch of an innovative initiative designed to enhance safety and understanding during traffic stops. The Blue Envelope Program supports individuals with communication differences, including those with autism, intellectual disabilities, or other conditions, by fostering more effective and respectful interactions with law enforcement during high-stress situations.

Traffic stops can be uncomfortable for anyone, but for individuals with communication challenges, they can be particularly overwhelming. Flashing lights, unexpected interactions, and direct questioning may trigger anxiety, making it difficult to communicate. The Blue Envelope Program is specifically designed to help in these situations.

The program offers a simple but effective tool: a distinctive blue envelope that provides two key benefits. First, it offers a single place for drivers to keep important documents, such as a copy of their license, registration, insurance, and optional communication cards, to help reduce stress during a stop. Second, it serves as a clear signal to law enforcement personnel that the driver may need additional time, patience, or alternative communication methods.

The envelope also includes easy-to-follow instructions to help guide both the driver and the officer through the interaction. LCSO deputies are receiving specialized training to recognize the blue envelope and adjust their approach accordingly. This training emphasizes patience, clear communication, and an understanding of how various conditions may affect how individuals express or receive information.

Blue envelopes are available free of charge at LCSO Headquarters, all LCSO stations, the Leesburg Police Department, Middleburg Police Department, Purcellville Police Department, and the Arc of Loudoun. No identification or paperwork is required; just ask.

Sheriff Chapman stated, "The Blue Envelope Program exemplifies our dedication to serving all members of our community with dignity and respect. By improving communication during traffic stops, we can ensure better outcomes for both our deputies and the citizens we serve."

The Blue Envelope Program is gaining traction in communities across the country. In Virginia, a bill has been introduced in the General Assembly to expand the initiative statewide. Loudoun County is proud to be one of the first localities to offer the program, which is a collaborative effort between LCSO, other local law enforcement agencies, and community partners, including GAM Printing, which generously produced the envelopes at no cost.

## Crossroads UMC is Hosting a New Race!

Join us Saturday, June 21st at 8:00am for the inaugural Flip Flop 5K & 2K Run/Walk. All proceeds from the race will support Crossroads initiatives that reach into the local community. Such



programs address a range of needs such as food insecurity among school age children, immigration support for neighbors who live and work in our community, and adolescent mental health services. Crossroads partners with local schools and other nonprofits to broaden awareness of these issues and to provide direct services. Your participation in the Flip Flop 5K & 2K will make a difference in our community. To sign-up or volunteer, visit <https://runsignup.com/Race/VA/Ashburn/FlipFlop5kEvent>

## Briar Woods Athletic Boosters 2025 Annual Golf Tournament

**Date:** Monday, June 23, 2025, Check-in at 8:15am, shotgun start at 9:00am

**Location:** Brambleton Golf Course

**Contact:** Michael Benson @ [michael.benson@lcps.org](mailto:michael.benson@lcps.org)

**Registration:** \$125/person

**Registration includes:**

- Golf
- Lunch
- 2 Drink Tickets
- 2 Mulligans
- 2 Raffle Tickets (over \$5000 worth of prizes available)

**Sponsorships Available for:**

- Hole
- Lunch
- Drink Cart

**Website URL:**

<https://www.bwboosters.org/events/golf-tournament>



## AVFRD News

- **June 8th - Pancake Breakfast**, 8:00am-12:00 (noon); - come out with family and friends and enjoy a great breakfast while supporting Ashburn Volunteer Fire Department. (Founders Hall, Station 6, 20688 Ashburn Road!

**Save the Date: October 5th – Open House**





## Blue Chip Brings in New Site Director

Submitted by Jason Wnuk

Blue Chip is pleased to introduce Broadlands' new Site Director, Alex Angiolillo. Alex was born and raised in Loudoun County and is very familiar with the Northern Virginia tennis scene. He brings a wealth of experience working both in both public racquets programs as well as HOA/private setting racquets programs.

Alex is eager to develop a top notch, vibrant and expansive tennis/pickleball program offering at Broadlands. More info and questions? Reach out to Alex, [Aangiolillo@bluechipsportsmanagement.com](mailto:Aangiolillo@bluechipsportsmanagement.com).

### Summer Programming is Here at Blue Chip!

Get ready for an action-packed summer with exciting options for both juniors and adults.

#### Tennis Programs:

- Junior Summer Tennis & Sports Camps: Monday–Friday, 9am–1pm
- Evening Junior Classes
- Adult Drills & Practices
- Social Events & Private Lessons for all ages

#### Pickleball Programs:

- From Learn-to-Play Clinics to Advanced Play Options

- Junior Pickleball Clinics
- Summer Pickleball League

Whether you're picking up a racquet for the first time or sharpening your competitive edge, we have something for everyone.

Don't miss out—register today on Court Reserve! Questions? We're here to help—just reach out! [Broadlands@bluechiptennis.net](mailto:Broadlands@bluechiptennis.net), 202-792-2860 or <https://app.courtreserve.com/Online/Portal/Index/9662>



# 2025 SNEAKER DRIVE

DONATIONS ACCEPTED

June  
&  
July



**COLLECTION BINS ARE LOCATED AT ALL 3 POOLS**

**ALL STYLES OF FOOTWEAR, INCLUDING NEW, GENTLY USED, USED AND UNWEARABLE SHOES, SNEAKERS, RUBBER SOCCER CLEATS AND RUBBER BASEBALL CLEATS**

***This sneaker drive supports groups committed to giving back to the community. By donating your gently used sneakers, you are not only reducing waste but also providing essential footwear to those in need.***

**QUESTIONS?**  
**JULIE@BROADLANDSHOA.COM**





# BROADLANDS POOL HOURS

**Pool Season Runs May 24<sup>th</sup> through September 1<sup>st</sup>**

2025 POOL HOURS	SUMMERBROOKE 21580 Demott Dr 703-724-9818	COMMUNITY 43008 Waxpool Rd 703-724-7830	SOUTHERN WALK 43081 Village Dr 571-223-1331
<b>During School Hours (May 24-Jun 13)</b>			
Saturday – Sunday	10:00am – 8:00pm	11:00am – 8:00pm	12:00pm – 8:00pm
Monday – Friday	10:00am – 8:00pm	closed	4:00pm – 8:00pm
Memorial Day - Monday (May 26)	10:00am – 8:00pm	11:00am – 8:00pm	12:00pm – 8:00pm

<b>Summertime Hours (Jun 14-Aug 20)</b>			
Saturday – Sunday	10:00am – 8:00pm	11:00am – 8:00pm	12:00pm – 8:00pm
Monday – Friday	10:00am – 8:00pm	11:00am – 8:00pm	12:00pm – 8:00pm
Lap Swim (Monday – Friday only)	n/a	5:00am – 8:00am	n/a

<b>During School Hours (Aug 21-Sep 1)</b>			
Saturday – Sunday	10:00am – 8:00pm	11:00am – 8:00pm	12:00pm – 8:00pm
Monday – Friday	10:00am – 8:00pm	closed	4:00pm – 8:00pm
Labor Day- Monday (Sep 1)	10:00am – 8:00pm	11:00am – 8:00pm	12:00pm – 8:00pm

## Special Events Affecting General Pool Hours

- **Sat, Jun 7** — Home Meet, 6:00am, SW Pool (time trials)
- **Thu, Jun 12** — Float Night, 5:00pm-9:00pm, SW Pool
- **Sat, Jun 14** — Home Meet, 6:00am, SW Pool
- **Sat, Jun 21** — Home Meet, 6:00am, SW Pool
- **Thu, Jun 26** — Float Night, 5:00pm-9:00pm, SW Pool
- **Wed, Jul 2** — Home Meet, 4:00pm, SW Pool CLOSED at 4pm
- **Wed, Jul 9** — Home Meet, 4:00pm, SW Pool CLOSED at 4pm
- **Thu, Jul 10** — Float Night, 5:00pm-9:00pm, SW Pool
- **Sat Jul 12** — Home Meet, 6:00am, SW Pool
- **Thu, Jul 24** — Float Night, 5:00pm-9:00pm, SW Pool
- **Sat, Aug 23** — Middle School Pool Party 6:30pm-9:00pm, SW Pool



## Hosting A Pool Party?



For approval to host a pool party at any of our pools, members are required to fill out a Pool Party Request Form at least 5 days before the event to meet staffing needs. If you wish to rent the Rec Pool at the Community Pool, you must complete an application and submit payment. For details, contact Julie at [pools@broadlandshoa.com](mailto:pools@broadlandshoa.com). Please note that pools and decks are not reservable (other than the Rec Pool area), and approval for parties is granted on a first-come, first-served basis, subject to factors such as occupancy, availability, and staffing. Pool parties are NOT permitted on the last day of school, during holidays, or on any holiday weekend. Pool Management reserves the right to restrict access at their discretion.

**For pool rules and additional information, visit [broadlandshoa.org/pool](http://broadlandshoa.org/pool)**

# TURN DRIVE TIME INTO DOWN TIME.

Tame traffic with a carpool or vanpool.

Calm your commute by using a carpool, vanpool, transit, or an alternate form of transportation to get to work or school. By sharing rides, you lower the stress of driving, save on parking and gas money, and do the environment a favor. And if you need to get home for an unexpected emergency, you'll be able to with the Guaranteed Ride Home program. Jump into the 'pool today! For more information, check out [loudoun.gov/commute](http://loudoun.gov/commute).

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# The Pros and Cons of Reconnecting with an Old Friend

Submitted By: Dr. Michael Oberschneider, Founder and Director of Ashburn Psychological and Psychiatric Services

Have you ever felt a mixture of excitement, anxiety, and nostalgia as you contemplate reconnecting with an old friend? Life has a curious way of moving us along separate paths, often gently guiding once close friendships into later, distant memories. But for many, there comes a time in life when we find ourselves wondering about those we've left behind, feeling drawn by the warmth of a shared history.

Imagine sitting across a café table from someone who once knew your hopes, dreams and secrets. In that moment, you could experience an undeniable comfort that comes from being with someone special who has been a part of your previous chapters. Your old friend at that table could offer a profound sense of belonging and connection, serving as a bridge between your past and present. Remembering shared laughter, adventures, and even challenges could awaken a deep nostalgia, reminding you of the unique bond you once had.

But many friendships come with an expiration date, and sitting at that table with your old friend could also be disappointing or upsetting; the reconnection may not live up to your expectations.

So, before you reach out to that old friend who's been on your mind, I recommend that you think through the pros and cons of doing so.

## The Pros...

- Old friends often share a wealth of memories and experiences that can bring a sense of nostalgia and comfort. Revisiting those moments can remind you of who you were and how far you've come.
- There's often a unique bond with old friends that's hard to replicate. Reconnecting can reignite that deep, familiar connection, offering a sense of belonging and understanding.
- Life can be unpredictable, and having an old friend back in your corner can expand your support system. Sometimes, reconnecting happens just when you both need it most.
- Seeing how an old friend has grown and changed can be inspiring, and hearing their perspective on life (alongside your shared past) might offer valuable insights.
- Rebuilding a bond with an old friend can bring unexpected joy and laughter. It can be an opportunity to share new experiences while honoring the old ones.
- If the friendship drifted apart for a specific reason, reconnecting could provide a chance to address unresolved feelings or misunderstandings, leading to closure or renewed strength in your relationship.

## The Cons...

- If your friendship ended on a very negative note or involved difficult unresolved issues, reconnecting might

bring back too much old pain for one or both of you.

- People change over time, and if you've grown apart in values, interests, or lifestyles, you might find it hard to reestablish a meaningful connection.
- If the friendship you once had was unhealthy or involved patterns like manipulation, judgment, alcohol or substance abuse or negativity, it may be best to move forward without rekindling those dynamics.
- You might want to consider your bandwidth to reconnect, as your current priorities might make it difficult to invest the time and energy needed to rebuild an old friendship.
- Sometimes the idea of reconnecting can be more romanticized than the reality, and rekindling things might not live up to expectations.

What's the best way to reconnect?

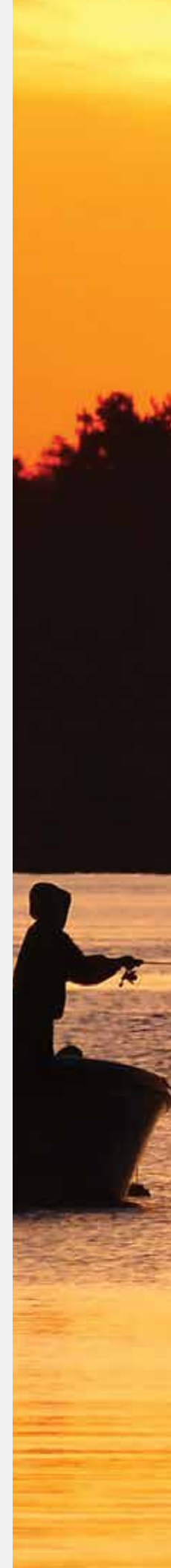
- Reflecting on your intentions to reach out to an old friend is important. Take a moment to explore your reasons for wanting to reconnect deeply. Understanding your motivations can help clarify your expectations and reduce anxiety about the process.
- If you decide to reconnect, perhaps it's best to begin with a simple, heartfelt message expressing your genuine desire to reconnect. Acknowledge the time apart gracefully, emphasizing your interest in their well-being rather than immediately diving into past complexities.
- Be truthful about your emotions and the reasons behind reaching out. Authenticity encourages reciprocal openness and creates a solid foundation for rebuilding trust.
- Be prepared emotionally. Having clear and defined communication and emotional boundaries to protect your well-being before reconnecting is a good idea.
- Keep in mind that high school reunions, college reunions, or other sorts of planned group gatherings can be a less direct and safer way to reconnect with an old friend.

Remember, reaching out to an old friend can leave you vulnerable, risking rejection or disappointment if your feelings aren't reciprocated. Acknowledging and preparing for this potential outcome can soften its emotional impact.

In closing, reconnecting with an old friend can be meaningful, blending nostalgia, vulnerability, and profound emotional growth. It can be a wonderful decision in so many ways. However, it can certainly also be risky, so knowing your motivations in advance and preparing yourself is important.

*"The joy of meeting an old friend is unmatched, like finding a piece of your heart you didn't know was missing."*

~Unknown





# 2025 SWIM LESSONS

Learning to swim helps prevent water emergencies and reduces the risk of drowning.

PROUDLY OFFERING SWIM LESSONS SINCE 2008!



## GROUP LESSONS

### NEMOS

Build confidence & safety in water

### SEA TURTLES

Fundamental water skills

### DOLPHINS

Stroke development

### SHARKS

Stroke improvement & refinement

8 LESSONS: \$150

## PRIVATE LESSONS

### BOOK AN INSTRUCTOR

One on one lessons or;  
Up to 4 kids with similar skills & age

8 LESSONS: \$360

## PROGRAM DETAILS

- ▲ Session start dates: 06.16 / 06.30 / 07.14 / 07.28 / 08.11  
—Registration deadline is 1 week before session starts
- ▲ Each session is composed of 8 lessons, taught over 2 weeks
- ▲ Group lessons consist of 3–5 participants, some may differ
- ▲ Pre-session at some locations starts on 06.02
- ▲ Registration and payments via our website only



REGISTER AT  
[HIGHSIERRAPOOLS.COM](https://highsierrapools.com)



## Children Accessing the Fitness Center

The HOA has received numerous reports from residents and verified through security camera footage that **underage children are entering the fitness center without adult supervision**. This often occurs when they **wait outside the facility and follow authorized users in by grabbing the door before it fully latches**.

To ensure the safety of all residents—and based on guidance from the **equipment manufacturer**, as well as recommendations from **legal counsel and our insurance providers** to limit the Association's liability exposure—please be reminded of the following access policies:

- **Children ages 13 to 17** may only use the facility *when accompanied by an adult household member* and must be **registered users**. They are **not permitted to possess a fob or use Bluetooth access**.
- **Children 12 and under are not allowed to enter the facility under any circumstances.**

We urge parents to discuss the seriousness of safety concerns and the legal consequences of unauthorized access and trespassing. Understanding and respecting these rules is vital to ensure the well-being of residents and the integrity of our shared facilities. All users must ensure the door fully closes and latches when entering or exiting the fitness center to maintain security for patrons and equipment. Additionally, **please close and lock all windows** when leaving, as there have been incidents of unauthorized entry through damaged screens.

Thank you for your attention and cooperation.



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# Broadlands Area Clubs and Groups

Includes **Broadlands** and surrounding **Ashburn** area clubs and groups. To be included on this list or if your club has an announcement or an event you would like published, please email [Newsletter@broadlandshoa.com](mailto:Newsletter@broadlandshoa.com).

## ASHBURN JUGGLERS

The Ashburn Juggling Society meets monthly at the Ashburn Library from 7:00pm-9:00pm. Meetings are open to jugglers of all skill levels and ages. We can teach anyone! The monthly meeting dates vary. Visit [www.ashburnjuggling.club](http://www.ashburnjuggling.club) for the next scheduled meeting. Questions? email [info@ashburnjuggling.club](mailto:info@ashburnjuggling.club).

## ASHBURN TOASTMASTERS

Holding Online Meetings. Please contact our VP of Membership, [vpm-703053@toastmastersclubs.org](mailto:vpm-703053@toastmastersclubs.org), for the URL to join our meetings. Check our website, [ashburn.toastmastersclubs.org](http://ashburn.toastmastersclubs.org) for meetings calendar.

## BRAMBLETON LADIES GOLF LEAGUE

This 18-hole ladies' league is open to women golfers of all levels. We play on Monday mornings April - October at Brambleton Golf Course. You may choose to walk or ride. Starting Tee Times: April-May 8:30am / June-July-Aug 8:00am / Sept-Oct 8:30am. Sign up at [brambletonladiesgolf.org](http://brambletonladiesgolf.org) or call Sara Carlin at 703-723-3000.

## BROADLANDS CONSERVATION LANDSCAPE COMMITTEE

The Broadlands Conservation Landscape Committee is responsible for maintaining Broadlands' engagement in the National Wildlife Federation's Community Habitats Program. Join us to learn how you can help wildlife in and around Broadlands by contributing to greater biodiversity. Help us build a beautiful and more resilient future. Email [BroadlandsWildlifeHabitats@gmail.com](mailto:BroadlandsWildlifeHabitats@gmail.com).

## BROADLANDS EVENTS COMMITTEE

Broadlands has many events throughout the year that need volunteers. All you need to do is show up and be ready to have fun! Plus, volunteering is a great way to get to know your neighbors. *The next meeting will be on June 11th at 8:00pm.* Meetings are virtual unless otherwise noted. For more info and the Zoom link, email Crystal Boswell, events manager, at [events@broadlandshoa.com](mailto:events@broadlandshoa.com).

## BROADLANDS LIVE! COMMITTEE

The Broadlands Live Committee busily planning the 2025 Summer Concert series. The concert dates this year are August 1st, September 5th and October 3rd. In order to ensure the concert series' success, the Committee relies greatly on volunteers. Reach out to Jason at [BroadlandsLive@broadlandshoa.com](mailto:BroadlandsLive@broadlandshoa.com) for volunteer opportunities.

## BROAD RUN DEMOCRATS

We are a group of like-minded, civically engaged neighbors who care about our community. Some of the things we do are: write postcards supporting candidates and voting, discuss current Loudoun County issues, promote candidates via various methods. We meet on the last Monday of the month. For more information, email Cory Brunet at [cbrunet2@yahoo.com](mailto:cbrunet2@yahoo.com).

## CUB SCOUTS & SCOUTS BSA

The Cub Scout program is designed for children grades KG-5, and Scouts BSA from grades 6-12. Troop 2970 (<http://troop2970.com>) meets at Our Saviors Way Lutheran; Troop 1154 (<https://>

[ashburntroop1154.trooptrack.com](http://ashburntroop1154.trooptrack.com)) meets at Eagle Ridge MS; Cub Scout Pack 1483 ([Pack1483.org](http://Pack1483.org)) meets at Hillside ES and serves the following elementary schools: Hillside, Mill Run, Waxpool & Moorefield Stn. To learn more about us, please visit: [BeAScout.org](http://BeAScout.org).

## EASTERN LOUDOUN 4-H CLUB

We are a local community club for kids ages 5 - 18. We offer a variety of activities throughout the year including special interest projects and community service events. Join the club to learn new skills, meet new friends, and have fun. Members attend monthly meetings in Ashburn, and we look forward to welcoming new families! Visit <https://easternloudoun4h.wixsite.com/club> or email [loudoun4hleaders@gmail.com](mailto:loudoun4hleaders@gmail.com).

## GIRL SCOUTS

Girl Scouts provides leadership training through STEM, outdoor experiences, skills badges, community service and entrepreneurship. For more information, please visit [girlscouts.org](http://girlscouts.org).

## GRIEF SHARE SEMINAR/SUPPORT GROUP

GriefShare recovery seminar and support group meets at Our Savior's Way Lutheran Church in Broadlands on Monday nights. For more info, please call Beth Anton at 703-470-8821 or visit [griefshare.org](http://griefshare.org).

## MOMS CLUB OF ASHBURN

MOMS Club stands for Moms Offering Moms Support. Ashburn resident moms who organize events for us and our young kids. For more info, please contact Kirsten Barger at [miller.kir@gmail.com](mailto:miller.kir@gmail.com) or [ashburnmomsclub@yahoo.com](mailto:ashburnmomsclub@yahoo.com).

## MOMS IN PRAYER – BRIAR WOODS

Briar Woods moms are invited to join us to pray for our children and staff at our high school. We currently meet in person Friday mornings at 7:30am, and online once a month Mondays at 8:00pm. Please contact Becky for more information at 505-225-2451.

## PRE-TEEN AND TEEN ASPERGER'S SOCIAL SKILLS GROUP

Run by Dr. Michael Oberschneider and Dr. Douglas Lipp. Group members work on coping and social skills development with Dr. Oberschneider. Dr. Lipp runs a parent group simultaneously that addresses various topics on parenting children and teens with Asperger's disorder. For more info, we invite you to call the practice at 703-723-2999.

## REPUBLICANS FOR A BETTER WORLD

Come join us for many different activities including service, conservation, politics and community. Lots of different projects on the agenda - something for everyone. For more information please email [especial417@gmail.com](mailto:especial417@gmail.com).

## VENTURING – TEEN GROUP FOR ADVENTURE SEEKERS

Crew 2970 is new to Broadlands. Venturing is a different kind of Scouting America program geared towards boys and girls 14-21 years of age. The program develops leadership, citizenship and character through a youth-led program which allows them to plan and execute their own adventures and activities. For more info on our upcoming activities, please contact Thomas.Price3@verizon.net or visit: [BeAScout.org](http://BeAScout.org).





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# Broadlands Summer Kickoff

**Saturday, June 21, 2025**

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cotton candy, bouncy house, DJ and  
more!**







## Brambleton Library Programs

### Crafter's Choice Book Club

**Location:** Meeting Room B

**Date and Time:** Monday, June 2nd

**Time:** 6:30pm - 7:30pm

**Age Group:** Adults

**Description:** Read any book related to this month's theme, "Roll With It." At book club, we'll chat about what we read while practicing paper quilling. We suggest reading a book where wheeled transportation is important to the storyline (e.g. bike race, roller derby, car trip). Need book recommendations? Find out more at [library.loudoun.gov/calendar](http://library.loudoun.gov/calendar).

### DIY Art: Paint a Birdhouse

**Location:** Meeting Room A

**Date:** Sunday, June 12th

**Time:** 7:00pm-8:00pm

**Age Group:** High School|Adults

**Description:** Transform a wooden birdhouse with paint.

### Meet a Therapy Dog

**Location:** Meeting Room A

**Date:** Sunday, June 22nd

**Time:** 2:00pm-3:00pm

**Age Group:** Adults

**Description:** Adults are invited to relax with therapy dogs from Heeling House, make dog toys to donate, and learn about the services Heeling House provides.

### The Once-Upon-A-Time Magic Show

**Location:** Childrens Program Room

**Date:** Sunday, June 24th

**Time:** 6:30pm-7:30pm

**Age Groups:** Middle School | High School | Elementary | Birth - Age 5 | Adult |

**Description:** A spellbinding mix of fairy tales and magic. Watch stories come to life before your eyes! Presented by Dean Alan, the Wizard of Reading.

Step into a world where fairy tales come to life, and magic isn't just a story—it's real! The Once-Upon-A-Time Magic Show is a spellbinding adventure filled with wonder, whimsy, and a touch of happily-ever-after. From enchanted illusions to storybook surprises, this show proves that a little magic can make any tale unforgettable!

## In Case You Need a Hand . . .

### NON-EMERGENCY

Ashburn Fire.....	703-729-0006
Dominion Virginia Power .....	888-667-3000
Fire Marshall .....	703-777-0333
Loudoun County Sheriff.....	703-777-1021
Loudoun Water (customer service) .....	571-291-7880
Loudoun Water (after hours) .....	571-291-7878
Poison Control .....	800-222-1222
State Police .....	703-771-2533
Washington Gas .....	703-750-1000

### BROADLANDS COMMUNITY

Mailbox (Main Street Mailboxes) .....	571-379-8454
---------------------------------------	--------------

#### Snow Removal:

VDOT Streets .....	703-383-8368
HOA Streets .....	703-729-9704
Towing (Battlefield Towing) .....	703-378-0059
Trash Pickup (Patriot Disposal) .....	703-257-7100

#### Southern Walk HOA – Verizon FiOs Gigabit Internet Contract:

Billing – Laura Marshall, FirstService Residential, laura.marshall@fsresidential.com .....	571-234-5475
Verizon Activation (SWHOA Only) .....	1-800-501-1172
Verizon FiOS Bulk Technical Support 24x7 .....	1-888-553-1555
SWHOA FiOS Contract General Information.....	SWHOA.COM

### PUBLIC INFORMATION

Animal Control/Shelter.....	703-777-0406
Building Permits & Dev.....	703-777-0220
County Landfill .....	703-771-5500
DMV (VA).....	800-435-5137
Health Department.....	703-777-0236
Library (Ashburn).....	703-737-8100
Loudoun Transit.....	703-771-5665
Loudoun Hospital .....	703-858-6000
Miss Utility.....	800-552-7001
Metro.....	202-637-7000
Parks and Recreation .....	703-777-0343
Loudoun County Commuter Services.....	703-771-5665
Road Conditions .....	800-367-7623
School Board.....	571-252-1000
Street Signs/Storm Drains.....	703-771-5666
VDOT .....	703-383-8368
Van Metre Homes .....	703-348-5800
Wildlife Hotline (local) .....	703-440-0800

### SCHOOLS -BROADLANDS

Briar Woods High School .....	703-957-4400
Eagle Ridge Middle School.....	571-252-2140
Hillside Elementary School .....	571-252-2170
Mill Run Elementary School .....	571-252-2160

## EDUCATION/TUTORING

### MATH RESCUE 911:

We offer tutoring in Pre-algebra, Algebra I & II, Geometry, Trigonometry, Pre-Calculus, and Calculus. We also offer SAT and ACT prep. Tutor at your home or the library. May also do sessions on Zoom. Reasonable rates. Call or text Vincent Chu at (571) 379-3074; email is vchu\_911@yahoo.com.

## INSTRUCTION

### MUSIC LESSONS:

Discover music lessons for all ages and skill levels on various instruments. Register today with certified instructors. Mintons Academy of Music, a trusted institution in Loudoun County for 25 years. Contact the studio at 703-723-1154 or visit [www.mintonsmusic.com/private-lessons](http://www.mintonsmusic.com/private-lessons).

## HOME SERVICES

### BROADLANDS HANDYMAN SPECIALIST:

Broadlands resident since 1999 with a Class A License and insurance. Everything from those dreaded and never-ending honey-do lists, to projects and much, much more. Including installation and repair of Roofing, Siding, Fencing, and Gutter Cleaning. Free estimates. Please contact Mike at P&M General Contracting: 703-862-0415 or email [Mike.Rosario@verizon.net](mailto:Mike.Rosario@verizon.net).

### HANDYMAN SERVICES:

For repairs in your home. Small jobs and odds & ends. Plumbing, electrical, water heater replacement, bathrooms, and more...Free estimates. Call 571-426-2126.

### TOTAL LAWN RENOVATION:

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## MARKETPLACE/

### PROFESSIONAL SERVICES

### MARY KAY:

Revive your summer glow! Keep your skin radiant all summer long with Mary Kay Naturally® Exfoliating Powder. Gently buff away dull skin for a brighter, smoother complexion. Pair it with Mary Kay Naturally® Nourishing Oil for a dewy, hydrated look. For a complimentary skincare session or samples, contact Deborah Leben at 703-217-4583, [deborahlebenmk@gmail.com](mailto:deborahlebenmk@gmail.com) or visit [marykay.com/dleben](http://marykay.com/dleben).

## REAL ESTATE

### PRIVATE OFFICES FOR RENT:

Broadlands/Ashburn. One Page Lease. Month-to-Month or Longer. \$300 to \$495 per Month. One Month Security Deposit Required. Landlord is an Associate Real Estate Broker in Virginia. Contact Lonnie Stock at 703-201-8579 or [llsre@aol.com](mailto:llsre@aol.com).



# BROADLANDS

## HOW TO PLACE A CLASSIFIED AD

1. Submit a completed Classified Insertion Order Form which can be found on our website at [broadlandshoa.org/newsletter](http://broadlandshoa.org/newsletter).
2. Classified ads are limited to 40 words maximum and the text should be emailed to [ads@broadlandshoa.com](mailto:ads@broadlandshoa.com).
3. Payments can be made on our website at [broadlandshoa.org/newsletter](http://broadlandshoa.org/newsletter) by selecting Classifieds and using the Buy Now button, OR a check made payable to Broadlands Association, Inc. can be submitted to 21907 Claiborne Parkway, Broadlands, VA 20148.
4. DEADLINE: Form, ad and payment must be received by the 5th of the preceding month (i.e. Jan 5th for inclusion in Feb's issue).

### MONTHLY RATES:

- **Resident Rates** - \$15.00 per ad (*For Sale ads are free for Residents only*)
- **Non-Resident Rates** - \$25.00 per ad

No cancellations are permitted after the deadline. For more information, contact Stassa Collins at [stassacollins@broadlandshoa.com](mailto:stassacollins@broadlandshoa.com) or 703-729-9714.

*Please Note: Advertisers in the Broadlands Newsletter are not endorsed, supported or vetted by the Homeowner's Association, the Board of Directors or HOA Management. All advertisements are subject to approval of Broadlands Association, Inc. which reserves the right to reject or cancel any ad at any time.*

## Broadlands Blast

Interested in getting up to date community news in between monthly newsletters? Sign up for our e-bulletin, the Broadlands Blast, online at [broadlandshoa.org](http://broadlandshoa.org) in the upper right corner on our website.

## Broadlandshoa.org

The Broadlands website gives you access anytime to find answers to most of your questions. Updates and reminders are posted to the main page as well.

## Go Paperless

Go Paperless and Opt Out of hard copies of this monthly newsletter. If you would like to receive electronic copies only of this newsletter, please email [OptOut@broadlandshoa.com](mailto:OptOut@broadlandshoa.com) and be sure to include your property address. You will no longer be mailed a hard copy, but will be emailed a link to the online version. This option saves money and valuable natural resources such as trees. We encourage all residents to enroll in paperless newsletters.

## Broadlands Community Info

### BROADLANDS ASSOCIATION, INC. ADMINISTRATIVE OFFICE:

21907 Claiborne Parkway  
Broadlands, Virginia 20148  
Main: 703-729-9704

**Website:** [broadlandshoa.org](http://broadlandshoa.org)

**STAN AI, 24x7 assistance, text:** 877-390-2462

**General Mailbox:** [info@broadlandshoa.com](mailto:info@broadlandshoa.com)

**HOA Office Hours:** Monday-Friday 9:00am to 5:00pm.

### ASSESSMENT INFORMATION OFFICE

**FirstService Residential: Payments and Resale Docs**

Assessments: 703-385-1133 Fax: 703-591-5785

[fsresidential.com](http://fsresidential.com) ♦ [ar.help@fsresidential.com](mailto:ar.help@fsresidential.com)

**Mail Payments To:**

FirstService Residential P.O. Box 30403 Tampa, FL 33630-3403

### BROADLANDS ASSOCIATION STAFF & CONTRACTORS

**General Manager:** Sarah Gerstein ♦ [sarah@broadlandshoa.com](mailto:sarah@broadlandshoa.com)

**Covenants Manager:**

Suzan Rodano ♦ [covenants@broadlandshoa.com](mailto:covenants@broadlandshoa.com)

**Modifications and Resale Manager:**

Robin Crews ♦ [rcrews@broadlandshoa.com](mailto:rcrews@broadlandshoa.com)

**Modifications and Resale Assistant & Pool Registrar:**

Amy Streater ♦ [amy@broadlandshoa.com](mailto:amy@broadlandshoa.com)

**Director of Resident Services:**

Stassa Collins ♦ [stassacollins@broadlandshoa.com](mailto:stassacollins@broadlandshoa.com)

**Newsletter Editor:**

Natalie Ihanainen ♦ [Newsletter@broadlandshoa.com](mailto:Newsletter@broadlandshoa.com)

**Aquatics Director and Community Outreach Coordinator:**

Julie Holstein ♦ [julie@broadlandshoa.com](mailto:julie@broadlandshoa.com)

**Events Manager:**

Crystal Boswell ♦ [events@broadlandshoa.com](mailto:events@broadlandshoa.com)

**Receptionist & Community Center Rentals:**

Joanne Hang ♦ [joannehang@broadlandshoa.com](mailto:joannehang@broadlandshoa.com)

### BOARD OF DIRECTORS

**President:** Eric Bazerghi ♦ [eric@thehouse.net](mailto:eric@thehouse.net), 571-207-6505

**Vice President:** Dawne Holz ♦ [holz.d@icloud.com](mailto:holz.d@icloud.com), 703-362-6727

**Secretary/Treasurer:** Robert Webb ♦ [rew222@gmail.com](mailto:rew222@gmail.com), 410-245-2632

**Directors:**

Sean Burgess ♦ 240-397-0697

Andre Deazle ♦ 646-729-5973

Kay Dillon ♦ 703-405-4750

John Horner ♦ 703-723-2333

Cliff Keirce ♦ 703-729-7320

William Kolster ♦ 703-858-2459

### COMMITTEES

**Broadlands Live Concerts:**

Jason Pualoa ♦ [broadlandslive@broadlandshoa.com](mailto:broadlandslive@broadlandshoa.com)

**Conservation Landscaping Committee:** Jennifer Crane ♦

[BroadlandsWildlifeHabitats@gmail.com](mailto:BroadlandsWildlifeHabitats@gmail.com)

**Events:** Crystal Boswell ♦ [events@broadlandshoa.com](mailto:events@broadlandshoa.com)

**Modifications:** Robin Crews ♦ [rcrews@broadlandshoa.com](mailto:rcrews@broadlandshoa.com)

**Swim Team:** [broadlandsswimteam.org](http://broadlandsswimteam.org)

**Technology:** Dawne Holz ♦ [deholz@icloud.com](mailto:deholz@icloud.com)

**Racquet Sports:** [BroadlandsTennis@gmail.com](mailto:BroadlandsTennis@gmail.com)

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# BROADLANDS

## Newsletter Advertising Rates and Sizes

### COLOR DISPLAY ADS

Size & Location • Rates are per issue

All ads will be full color (if provided in color)

#### INSIDE PLACEMENTS:

	PRICE Month to Month	PRICE 6+ Months Prepaid Discount	PRICE 12+ Months Prepaid Discount
• Eighth Page (3.75" wide x 2.41" tall).....	\$125	\$100	\$75
• Quarter Page (3.75" wide x 5.00" tall) .....	\$225	\$215	\$200
• Half Page.....	\$430	\$400	\$375
Horizontal: 7.66" wide x 5.00" tall			
Vertical: 3.75" wide x 10.16" tall			
• Full Page.....	\$1000	\$900	\$850
7.66" wide x 10.16" tall			

#### INSIDE COVER PLACEMENTS (Contact for Availability):

• Quarter Page (3.75" wide x 5.00" tall) .....	\$250	\$225	\$210
• Half Page.....	\$450	\$425	\$400
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Vertical: 3.75" wide x 10.16" tall			
• Full Page.....	\$1050	\$950	\$900
7.66" wide x 10.16" tall			

#### OUTSIDE COVER PLACEMENTS (Contact for Availability):

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7.66" wide x 2.75" tall			
• Quarter Page (3.75" wide x 5.00" tall) .....	\$275	\$250	\$240
• Half Page.....	\$475	\$455	\$435
Horizontal: 7.66" wide x 5.00" tall			
• Full Page.....	\$1050	\$950	\$900
7.66" wide x 7.50" tall or 8.50" wide x 8.25" tall			

### SUBMISSION INFORMATION FOR DISPLAY ADVERTISERS

- For inquiries, please contact Jeff Walter via email at [jwalter@e-gcg.com](mailto:jwalter@e-gcg.com) or 703-818-2700. You may also visit [broadlandshoa.org/newsletter](http://broadlandshoa.org/newsletter)
- Email camera ready ad in PDF format to [jwalter@e-gcg.com](mailto:jwalter@e-gcg.com). Ad must be in the specs shown above.
- Make payment on our website by clicking on the Buy Now button to use a credit card or your Paypal account. Checks should be made payable and mailed to Broadlands Association, Inc.
- Ad, Payment and Insertion Order Form are DUE by the 1st of the month prior to the month of publication to guarantee insertion. Example: Total submission requirements due January 1st for placement in February's issue.
- Newsletter is printed in full color. Rates shown are monthly. No cancellations after the initial deadline are permitted.







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The Curious Incident of the Dog in the Night-Time

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# BROADLANDS

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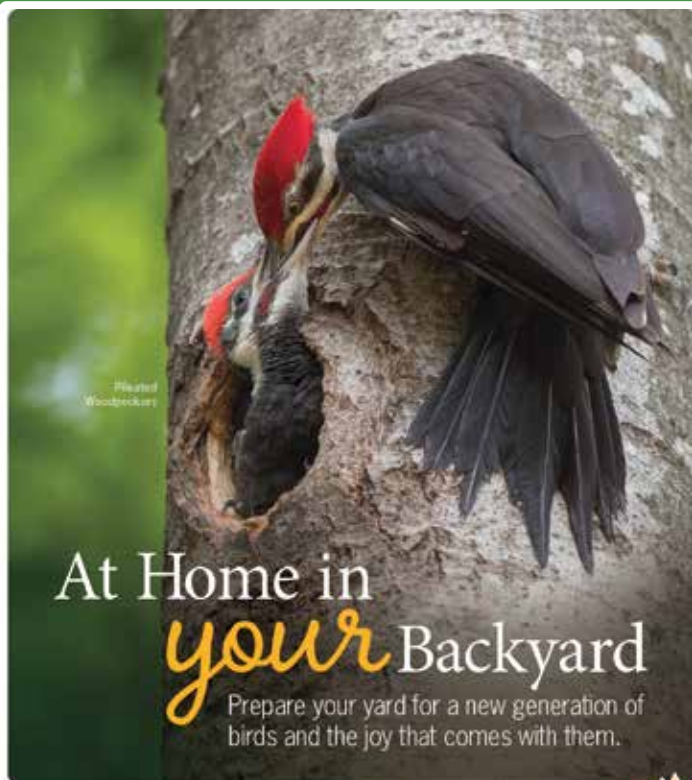
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