



# Newsletter

Spring 2017

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## Website Update

The community website, [greenemillpreserve.net](http://greenemillpreserve.net), has recently been updated. The website contains information on the following:

- ✓ HOA Board – Contact Information, Minutes & Newsletters and Calendar
- ✓ Community Information – Sentry Management, Services, Governing Documents and Architectural Review & Covenants
- ✓ Amenities – Clubhouse, Pool, Trails and Other Amenities
- ✓ News

**What about Nextdoor?**  
*For those homeowners with Nextdoor accounts, that site will remain active. Nextdoor is a great tool for connecting with other neighborhoods, posting classifieds and getting local recommendations. However, the HOA will not be utilizing Nextdoor as an official means of communication.*

Make sure to Subscribe to the website under **News**. This is where the HOA and/or Sentry Management will post items such as social events, updates to services (such as trash collection or snow removal), meeting updates and other items of interest to homeowners.

## Compressor Station Updates

TransCanada, formerly Columbia Gas, is proposing updates to its facility near Greene Mill Preserve. Our neighbors, Joe Bono and Amy McDougal, have attended meetings with TransCanada and staff from Supervisor Buffington and Delegate Minchew’s respective offices about the proposed project. The upgrades include pressure equalizers that will be contained in a new structure to reduce noise. The project does not include additional compressor equipment, emissions or gas lines. TransCanada has installed carbon filter beds to filter mercaptan from gas when venting its lines for maintenance, or in an emergency, in response to our neighborhood concerns. TransCanada is planning an Open House on **April 19<sup>th</sup>** from 7:00 PM to 9:00 PM at the Clubhouse to share information about their upgrades, answer questions and receive concerns. Please check the **News** section of the website for more information on this Open House as it becomes available.

## Clubhouse

Several updates have been made to Clubhouse rentals:

- ✓ There will be no additional cost for renting the Clubhouse beyond a six hour period and the rental fee will apply to a full day.

*An updated Complaint Resolution was voted on during the last Board of Directors Meeting. It is available on the website and also included with this Newsletter.*

- ✓ There will be an additional cost of \$50.00 to rent the patio during pool season.
- ✓ Loudoun County reexamined the maximum occupancy of the Clubhouse and it has been updated to 175.
- ✓ All updates have been made to the Rental Application, which is on the website under **Amenities**.

## Covenants

Now that warmer weather has arrived, please see below reminder of the most common issues found during inspections last year and helpful hints of how to maintain your property and avoid violations. Additional information can be found under the **Architectural Review & Covenants** section of the website.

- ✓ Paint – mailbox posts, wood trim along roofline and railings
- ✓ Repair – cracks in driveway and masonry
- ✓ Trim – lawn, bushes and trees
- ✓ Clean – exterior siding
- ✓ Remove – trash cans and recycling bins from driveways, garden hoses and other loose objects

*Meet Susan!*  
*Susan Miller is our new Property*  
*Manager at Sentry Management, Inc.*  
*She can be contacted at*  
*smiller@sentrymgt.com.*

## Coming Soon!

Look for our next edition of the newsletter to include information about the 2017 pool season.