

FEBRUARY 2026

BROADLANDS

Our Neck of the Woods

Official Newsletter of the Broadlands Homeowners Association

Happy Valentine's Day

- Sign up for Trivia Night, February 6th!
- The HOA offices will be closed on February 16th for Presidents Day.



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Board of Directors Upcoming Virtual Meeting Tuesday, February 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 January 20th Virtual Meeting Highlights

- Approved the minutes of the December 9, 2025 Board Meeting
- Discussed a request for reserved parking spaces
- Denied a modification appeal for privacy lattice
- Appointed William Kolster, Jason Pualoa, and Sarah Gerstein to the 2026 Annual Meeting Elections Committee
- Approved the 2024 draft audit
- Approved the execution of the bond release letter for Section 23
- Approved the playground safety inspection proposal from Playground Patrol
- Approved the Van Metre 5-kilometer run race agreement for April 11, 2026
- Held hearings and assessed charges for outstanding violations
- Partially approved two violation charge waiver requests

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.

FEBRUARY

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1	2 Groundhog Day	3	4	5	6 Trivia Night 6:30 pm (doors open at 6:00pm) - CC	7
8 Super Bowl	9 National Pizza Day	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 Darwin Day	13	14 Valentine's Day
15	16 Presidents Day HOA Offices Closed for Presidents Day	17 Mardi Gras	18 Ash Wednesday Ramadan (Begins) Modification Subcommittee Meeting 7:00pm - Virtual	19	20 National Love Your Pet Day	21
22 Washington's Birthday	23	24	25 Modification Subcommittee Submissions Due 12:00pm	26	27	28
						

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

A New Year, A Strong Community

As we move into what is traditionally the snowiest month of the year, I hope you're all staying warm. February brings a mix of winter's chill, but the promise of spring just around the corner. It's a wonderful time to celebrate community and reflect on the year ahead. Below are a few updates and reminders to keep in mind:

1. Winter Weather Preparedness

February weather can be unpredictable, with the potential for snow, ice, and bitter temperatures. HOA and VDOT snow removal contractors remain on standby to keep our roads clear.

To help them work efficiently, please remember:

- Park only in designated areas.
- Homeowners are responsible for clearing their own driveways and walkways.
- Check on neighbors who may need assistance.

For helpful reminders on preparing for storms and best practices for clearing your property safely, please review the snow removal reminders on page 15.

2. Maintenance Updates

We regularly inspect common areas to ensure they remain safe and well maintained. However, unexpected issues can arise between inspections. If you notice anything such as fallen branches, leaning signs, lighting outages, or damaged equipment, please notify the HOA office so we can address it promptly. You may have noticed that we've redesigned our website to make it more user friendly and to improve access to staff and resources. You can now conveniently submit common area maintenance requests online at broadlandshoa.org/maintenance-request.

3. Planning Ahead for Spring

By February, we are already well underway with preparations for spring projects—and many of you may be doing the same. If you're considering exterior home improvements, now is an ideal time to:

- Review our architectural guidelines – most exterior approvals require an application.
- Submit your applications early for timely approval
- Plan ahead for contractor scheduling.

Working together helps keep our neighborhood beautiful, consistent, and harmonious.

4. Friendly Reminders

• Trash and Recycling:

Please place containers out no earlier than the evening before pickup and store them promptly afterward.

Be sure your trash is secured—wind and animals can scatter debris into common areas, and cleanup costs ultimately come from homeowner assessments.

• Pet Courtesy:

Please clean up after your pets and keep them leashed at all times while in the community. We have 90 pet waste stations in the community. Please utilize the bags and dispose of them in the trash.

5. Get Involved

Volunteering is one of the most meaningful ways to contribute to the place you call home. When residents engage in their community, it strengthens neighbor connections, improves quality of life, and builds a shared sense of pride.

Whether you're interested in, serving on a committee, assisting with events, participating in cleanups, or sharing a skill or expertise, your involvement truly makes a difference.

A strong and vibrant community begins with engaged residents. To learn more or find a committee that interests you, visit broadlandshoa.org/committees.

Your feedback and participation are always appreciated. Whether you have suggestions for community improvements or questions about HOA policies, my door is always open. Let's make February a month of collaboration and progress as we continue building a welcoming and connected community.

Wishing you all a warm and wonderful month ahead!

Sarah

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

BROADLANDS



TRIVIA NIGHT

FEELING SMART? JOIN US FOR A NIGHT OF TRIVIA

FRIDAY, FEBRUARY 6TH - 6:00-8:00PM
BROADLANDS COMMUNITY CENTER
43004 WAXPOOL RD

\$15 PER TICKET. A NON REFUNDABLE TICKET
COMES WITH REFRESHMENTS AND A NON-
ALCOHOLIC BEVERAGE



GROUP MAXIMUM OF 6 PEOPLE
PRIZES FOR THE TOP 3 WINNERS
ALL AGES ARE WELCOMED

QUIZ!

BROADLANDS RESIDENTS AND THEIR GUEST ONLY

Please Tie Down Your Trash on Windy Days

Please be sure to bind newspapers with twine or place loose papers in paper bags before setting out at your curb. Weigh down your bottles, plastics and cans by placing heavier recyclables on top. Ensure that the lid of your trash can is tightly secured. Put smaller lightweight bags of trash together in a larger heavyweight bag. Don't put trash out early and PLEASE no loose "peanuts" or other packing materials. Lastly, if the trash does blow over, or you see a bin out of place, please pick it up even if it isn't yours. Your HOA assessment provides for curbside trash removal. *There is no budgeted amount for litter removal.* The Association relies on the homeowners to keep their neighborhoods free of litter and their assessments reasonable.

Be a Good Neighbor

When using a snow blower, please blow your driveway snow onto your own lawn. Do not blow onto your neighbor's property, the street, or the sidewalk. Thank you.

March Bingo Night

Get Ready for our Harry Potter themed Bingo Night on March 13th, 6:00pm-8:00pm! Our last bingo night was a blast! Pull out your favorite Harry Potter themed attire and get ready for an evening of fun.

The cost is \$7.00 which includes admission, a slice of pizza and non-alcoholic beverage. Please register at firstserviceresidential.myeventscenter.com/broadlands. We hope you can join us!

Spring Eggstravaganza

Mark your calendars! The Easter Bunny is coming to the HOA Office Building on March 28th from 10:00am-12:00pm.

There will be activities for the kids, a food truck and plenty of easter eggs hidden around the property.



Notice to Southern Walk Residents:

Please note that **Southern Walk** is a separate HOA from Broadlands, and Broadlands HOA staff cannot assist with inquiries related to Southern Walk or Verizon services. Please use the following contacts for all Southern Walk HOA and Verizon-related inquiries:

- FirstService Residential (for assessment questions): Submit a request at Support Services at <https://eastsupport.fsresidential.com/> or call 800-870-0010.
- Connect Portal: Update contact info, view financial and governing documents, and access the meeting calendar at <https://southernwalk.connectresident.com>.
- Verizon (for transition to retail services): 800-837-4966

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Don't Toss It - Donate It! Broadlands Tween Helps Bridge the Digital Divide

Submitted by: Jill Robins

Got an old laptop or tablet gathering dust? Put it to good use by donating it to KindWorks, a local 501(c)(3) nonprofit that refurbishes gently used devices through a group of dedicated volunteers and gives them away — free of charge — to people in need. Right here in Broadlands, one middle schooler is proving that age is no barrier to making an impact. Over the past year, this tech-savvy tween has refurbished more than 60 computers, combining his love of technology with a mission to help others.

"I've always loved tech and was lucky to find KindWorks," he says. "I'm helping to collect more devices so we can support more people in our community." KindWorks launched its Digital Empowerment Initiative in 2020 and has since distributed more than 2,000 laptops and tablets. Each device is securely wiped, upgraded with a fresh operating system, and loaded with free productivity software before being given — entirely free — to someone who needs it. These devices help college students attend classes, job seekers complete training, and others learn English.

"Every donated device helps reduce e-waste and transforms a life," says Megan Columbus, KindWorks Digital Empowerment Co-chair.

If you have a working laptop or tablet (under 10 years old) that still powers on, you can drop it off between Feb 1 - 28 in the bin located inside the HOA Office at 21907

Claiborne Parkway during normal business hours, or contact the local volunteer at jkindworks@gmail.com to make drop-off arrangements. Let's follow this local student's lead — your old device could power someone's future!

Bulk donations from organizations are also welcome — recent donors include Georgetown University, CVENT, and Origin. Please email digital@DoKindWorks.org to discuss bulk donations. KindWorks accepts laptops, laptop power adapters, and laptop sleeves/cases (no desktops, cell phones, monitors, or other peripherals).





Have old laptops, iPads or tablets sitting around?



Broadlands Community Outreach is excited to partner with a local volunteer with KindWorks, a local nonprofit organization, to collect used computers during the month of February. These computers will be refurbished and distributed at no cost to low-income students, families, and individuals in our community. This initiative aims to increase access to services, enhance digital literacy, and reduce the amount of electronics sent to landfills. Remember to ask your workplace and friends about donating their old computers as they upgrade to new ones!

DONATION REQUIREMENTS

- ✓ Laptops and tablets only please
- ✓ All devices must power on
- ✓ Screens must be in-tact with no cracks
- ✓ Laptops should be newer than 2015
- ✓ Please do not remove hard drives
- ✓ PCs can be Windows 8, Windows 10, or Windows 11
- ✓ All types of MacBooks are accepted
- ✗ No desktops, keyboards, printers or other peripherals are needed

Local KindWorks volunteers will wipe computers clean of files and settings, add necessary hardware or peripherals, and install current operating systems and free software. They have refurbished and donated over 2,000 computers in recent years.



Drop-Off Details

When: Drop off anytime during the month of February 2026.

Where: The bin located inside the HOA office at 21907 Claiborne Parkway during normal business hours. Or contact jkindworks@gmail.com to make drop-off arrangements.

Questions: Contact the local volunteer at jkindworks@gmail.com or Julie with Broadlands Community Outreach at julie@broadlandshoa.com. For corporate donations, contact digital@dokindworks.org.

MORE INFO

- If you prefer to clean your computer prior to donating, please follow these tips: www.consumerreports.org/electronics-computers/computers/how-to-wipe-a-computer-clean-of-personal-data-a5849951358/.
- Before donating an iPad, be sure to remove it from your iCloud (and FindMyPhone app): [support.apple.com/en-gb/guide/icloud/mmdc23b125f6/icloud?](https://support.apple.com/en-gb/guide/icloud/mmdc23b125f6/icloud?cid=apple-support-en-gb-gb)
- KindWorks is a 501(c)(3) nonprofit organization and Individuals and companies that donate a computer can print off a tax deductible receipt for in-kind donations. Visit dokindworks.org.

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Preventing Carbon Monoxide Poisoning Sourced from CDC.org

Carbon monoxide, or CO, is a poisonous gas that can be particularly dangerous because it is colorless and odorless. Headache, nausea, dizziness and even permanent brain damage or death can occur. Hundreds of people die each year from accidental CO poisoning, many of them while using portable generators during severe weather.

A byproduct of burning fuels such as gasoline, propane, kerosene, natural gas, oil, wood or coal, carbon monoxide is emitted from internal combustion made by engines, like those that power lawn mowers, portable generators, cars, power washers and many household appliances such as furnaces, ranges, fireplaces, water heaters and room heaters.

To prevent CO poisoning in your home, be sure to take the following precautions:

- Educate your family about the causes of CO poisoning and how to prevent exposure to this deadly gas.
- Do not use portable generators indoors, including in garages, carports, storage sheds and the like, even with doors and windows open. CO can quickly build to lethal levels in even partially enclosed spaces.
- Do not place pressure washer engines indoors, and, when using pressure washers outdoors, keep engines away from open windows, doors or vents during use, as CO can seep inside through the openings.
- Hire qualified professionals to install new furnaces and appliances and to inspect and service your HVAC system, chimneys and flues.
- Never service fuel-burning appliances without proper knowledge, skills and tools. Always refer to the owners' manual when performing minor adjustments or performing maintenance on fuel-burning equipment.
- Never use portable fuel-burning camping equipment or burn charcoal indoors.
- Never leave a car running in a garage, even with the garage door open.
- Never use your gas oven or clothes dryer to heat your home.
- Never operate unvented fuel-burning appliances in any room where people are sleeping.
- Do not cover the bottom of natural gas or propane ovens with aluminum foil. Doing so blocks the air flow through the appliance and can produce CO.
- Install CO detectors throughout your home, especially in hallways near sleeping areas, and follow the manufacturers' instructions for testing and replacing. Keep detectors unobstructed by furniture or draperies.

For additional details about how to prevent CO poisoning, visit the Consumer Product Safety Commission's website at www.cpsc.gov or the website for the National Institute for Occupational Safety and Health of the Centers for Disease Control at www.cdc.gov.

Patriot Disposal Trash, Recycling, and Yard Waste Collection Schedule

Trash, Recycling, and Yard Waste Collection:

- Place containers 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, 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 Containers Notice:

- *If trash containers 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.*

Exterior Modifications

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 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.* Applications must be submitted by noon on the Wednesday before the meeting by emailing them to 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. *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 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.



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, 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.



Modifications Subcommittee Submission and Meeting Dates

Submission Deadline By Noon	Meeting Date
February 11th.....	February 18th
February 25th.....	March 4th
March 11th	March 18th
March 25th	April 1st
April 8th.....	April 15th

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

February Covenants Corner

As we begin 2026, I want to take a moment to express that although the Covenants team may occasionally feel like a nuisance, our purpose is quite the opposite. Our role is to support homeowners and help maintain the standards that keep our community attractive, well-kept, and enjoyable for everyone.

What may seem minor or insignificant to one resident may be very important to another. Ultimately, the appearance of each individual property contributes to the overall appearance and value of the entire community.

We want everyone to understand that we treat all residents fairly and consistently. We do not single out or target any homeowner. Our goal is simply to ensure that the guidelines are upheld. We encourage you to take a moment to look at your home as we do:

- If something needs to be repaired, please repair it.
- If an item should be stored out of open view, please store it appropriately.

And always keep the community guidelines—and your neighbors—in mind.

Thank you for your continued cooperation and commitment to keeping our community a place we can all be proud of.

During the month of February, we will be focusing on homes with holiday decorations still on display: Santas, his prancing reindeer, smiling snowmen, and all the lovely green wreaths. We all enjoyed the beautiful show but now it is time to pack up the decorations, sit back and enjoy your holiday memories. All holiday decorations should be removed by February 1st.

Finally, be sure to secure your trash. All boxes should be flattened and tied together. Put garbage bags in your totes to keep animals from tearing open the bags and ensure that the lid of your trash container is tightly secured. If a trash container does blow over, or you see a bin out of place, please pick it up even if it is not yours, and place it out of the way. Our community relies on our homeowners to keep their neighborhood free from litter.

Please know that we are here for you. You can call us concerning any Covenants issues that bother you in the community, perhaps we can help. We can be reached from 9:00am to 5:00pm, Monday thru Friday at 703-520-9903. If by chance we cannot answer, please leave a message so that we may call you back as soon as possible.

Sincerely wishing you and your family a very healthy and happy new year.

Your Covenants Team

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

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Association, Inc.

SNOW REMOVAL GUIDELINES

- The primary objective is to make the private streets and sidewalks reasonably safe and passable within a reasonable timeframe after the end of snowfall. Residents should be aware that during and after the storm, streets, trails, and sidewalks may be snow-covered and/or icy.
- Snow removal will generally commence after two inches (2") of snow has accumulated on paved surfaces, or at the discretion of the Association. Crews will follow an assigned route throughout the community, clearing the roadways as they go, then moving on to the next area. They will return to check for any additional snow, ice accumulation, or wind-related issues, and make further passes as conditions dictate.
- Please allow 12 hours after the storm ends for every 2" of snow accumulation for the roads to be cleared or re-cleared. If you are essential personnel or are required to be available for work around the clock, please make prior arrangements or park on a VDOT-maintained street.
- Ice melt may be applied at the discretion of the Association, depending on weather conditions.
- Snow removal equipment contracted by the Association will maintain a minimum of thirty-six inches (36") of clearance from all parking spaces.
- To allow for optimal snow clearing, vehicles should be parked in a garage, driveway, or parking space during expected inclement weather. Failure to do so will result in a less efficient snow removal process. Vehicles parked curbside could become stuck due to snow deflecting off plows. If this occurs due to an unmoved vehicle, the owner will be responsible for clearing the area.
- Snowplow operators push the snow off the roadway in smooth, continuous passes, which may result in snow being deposited in gutters and on road shoulders and occasionally blocking driveways. Homeowners should be aware that if they clear snow from driveway entrances or parking spaces before the street or parking lot is plowed, the snow may be unintentionally pushed back into the driveway or parking space. In such cases, neither the Association nor the snow removal contractor is responsible for clearing deflected snow. It is the responsibility of the resident to clear this snow. To minimize this issue, we recommend shoveling snow to the right of your driveway (as you face the road), which can reduce the amount of snow pushed back in front of your driveway.
- Snow should never be deposited onto streets, sidewalks, parking spaces, or parking lot islands. If shoveling or using a snow blower, deposit the snow onto grass-covered areas. The Association is not responsible for the removal of snow piled in the street, in parking spaces, or on the sidewalk by residents or a contractor hired by residents.
- The contractor will make efforts to clear the areas around the Association-owned cluster mailboxes in the townhome areas so that mail delivery and pick-up can occur after the streets and paths have been addressed.
- The association will plow/treat asphalt trails along major roadways such as Claiborne Parkway, Truro Parish Drive, Waxpool Road, and Demott Drive. Generally, the association does not plow asphalt trails that are not located along these main roadways.
- The wooded trails remain shaded much of the time, which means they are prone to persistent icy conditions regardless of treatment. Applying resources to these trails is not an effective use of homeowner funds. The use of trails, especially in winter conditions, is at the user's own risk. Snow and ice can change rapidly due to temperature fluctuations, wind, and lack of sunlight, so users should use caution when traveling in these areas.
- Both during and after a storm, even plowed/treated streets, trails, and sidewalks may still be snow-covered and/or icy. Conditions can change rapidly due to temperature fluctuations, wind, and lack of sunlight. Travelers should always use caution and proceed at their own risk.
- Please yield to plow trucks and other snow removal equipment. Obey equipment signage, such as "stay back 100ft". It is important to give plow trucks and equipment operators ample space to safely maneuver and perform their work.
- Broadlands Association is not responsible for removing the snow from sidewalks adjacent to townhomes or single-family homes. Snow removal from these sidewalks, and from driveways, driveway aprons, and walkways, is the sole responsibility of the resident.
- According to (Chapter 1022 of the Loudoun County Codified Ordinances, the owner/occupant of a property that has a public sidewalk adjoining or touching the property in front, rear, or either side is required to clear or treat that sidewalk for snow and ice within 6 hours of a snowfall (by 12:00 pm noon for overnight snowfall). Residents of properties abutting common areas (i.e., along Ellzey Drive) are also responsible for clearing those sidewalks. The County Department of Building and Development is responsible for the enforcement of this ordinance.

Our snow removal efforts focus on maintaining clear drive lanes on HOA-owned streets for safe access in the community. Contractors do not clear snow to the curb, and the HOA is not responsible for clearing common area parking spaces or areas next to parked vehicles—this is the responsibility of the vehicle owners. While we strive for effective snow management, we cannot control freeze-thaw cycles or remove all snow and ice. Clearing the main paths is our priority, but navigating winter conditions is ultimately up to individual drivers and pedestrians.

During a snow event, the best way to reach the staff is by email at info@broadlandshoa.com. Staff will monitor the inbox throughout the event to relay important information to contractors. Please note that responses to email inquiries may be delayed due to the high volume of activity during inclement weather.

21907 Claiborne Parkway • Broadlands, Virginia 20148 • 703-729-9704 • info@broadlandshoa.com

Loudoun County Sheriff's Office (LCSO) - Crime Dashboard

Stay Informed with the New Crime Dashboard

From the Loudoun County Sheriff's Office



Knowing what is happening in your neighborhood is one of the best ways to stay safe and connected. To make that easier, the Loudoun County Sheriff's Office (LCSO) has launched an online Crime Dashboard that provides easy access to detailed crime data for your community and all of Loudoun County.

Updated daily, the dashboard is simple to use, and its goal is clear: to help you be better-informed about your surroundings.

Easy Access at Your Fingertips

The dashboard is free and available to anyone at sheriff.loudoun.gov/crimesdashboard. It works on desktop computers, tablets, and smartphones.

What the Crime Dashboard Offers

The dashboard provides a map-based view of incidents reported to the LCSO, along with a searchable breakdown of categories such as theft, vandalism, burglary, assault, and more. You can filter the information by date range, day and time, geographic area, or type of crime, victim or suspect. For example, if your HOA is considering new safety measures such as

lighting, cameras, or neighborhood watch efforts, you can use the dashboard to see what types of issues have been reported nearby.

Why It Matters for HOA Communities

Many residents already share updates through community boards, emails, or social media groups. While those platforms are useful, they sometimes rely on secondhand information. The Crime Dashboard provides unfiltered information directly from official reports received by the LCSO.

That means HOA leaders and residents can:

- Spot trends – Notice if there has been a rise in car break-ins, package thefts, or other crimes in your neighborhood.
- Support community initiatives – Use real data to guide neighborhood watch groups or HOA safety committees.
- Stay proactive – Know when it is time to remind neighbors about simple prevention tips, such as locking vehicles or securing deliveries.
- Build confidence – You now have daily access to accurate, relevant and timely information.

A Tool for Awareness, Not Alarm

While an isolated incident can feel unsettling, the Crime Dashboard shows that crime in Loudoun County remains comparatively low. In 2025 alone, serious crime is down about 13 percent from the previous year, and Loudoun continues to be one of the safest major counties in the nation.

Working Together for Safer Communities

The LCSO recognizes that safety is about partnership. Tools like the Crime Dashboard are designed to strengthen the connection between deputies and residents. When neighbors stay informed, they are better equipped to look out for one another. Whether it is reporting suspicious activity, reminding a neighbor to lock a car door, or simply feeling more confident about local safety, awareness makes a difference.

Take a Look Today

If you have not already, explore the LCSO Crime Dashboard and see what is happening around you. Share it with a neighbor, your HOA board or neighborhood watch group, or anyone else interested in community safety. The more informed we all are, the stronger and safer our communities will be.

Visit: sheriff.loudoun.gov/crimesdashboard for more information



TERRACYCLE

TerraCycle's mission is Eliminating the Idea of Waste® by partnering with businesses, government groups, and individuals worldwide to keep trash out of landfills and reduce incineration.

TERRACYCLE PROGRAM

We are excited to announce the launch of a free community recycling program through TerraCycle! This program provides a solution for recycling hard-to-recycle items and aims to reduce the amount of waste sent to landfills. Overconsumption and a throwaway culture have contributed to a global waste crisis. While many complex materials can technically be recycled, most are not cost-effective to recycle. As a result, waste accumulates in landfills, polluting our planet, while new materials are extracted from the earth to create new products.

What can I recycle through this program?

No need to clean the packaging, but please remove as much leftover product as you can.

Toothpaste tubes/brushes

Recycle all brands of oral care products and packaging

- ✓ Toothpaste tubes and caps
- ✓ Toothbrushes (non-electric)
- ✓ Toothpaste cartons
- ✓ Toothbrush outer packaging
- ✓ Floss containers



Electric toothbrushes, battery toothbrushes, and/or their parts are not accepted for recycling through the program.

Fabric care products

Tide, Gain, Downy, Bounce, NDB, and Deft packaging accepted

- ✓ Flexible packages for fabric care products
- ✓ Detergent rigid plastic tubs and lids
- ✓ Bottles and triggers for laundry products
- ✓ Tide to go pens



Accepted

- ✓ Tide tubs and lids
- ✓ NBD: fabric care packaging
- ✓ NBD: fabric care packaging
- ✓ NBD: bottles and triggers
- ✓ Downy pouches
- ✓ Gain tubs and lids
- ✓ Tide fabric care packaging
- ✓ Tide pouches

Unaccepted

- ✗ Fabric care packaging from other brands
- ✗ Full products
- ✗ Hazardous materials

Where do I drop off?

The drop off bins are located in a shed behind the Administrative Office located at 21907 Claiborne Parkway. Look for the shed on the tennis court side, adjacent to the trash corral. The bins are specifically labeled – please put your items into the correct bin and close the lids when you have dropped off your items.

This recycling program will be run and maintained by community members. If you are interested in volunteering, please reach out to BroadlandsTerracycle@gmail.com.



Teen volunteers can earn service hours by checking drop-off bins, tidying the area, boxing items, labeling boxes, and taking them to the post office.

A decorative header featuring a fan of five playing cards (Ace of Hearts, King of Clubs, Queen of Diamonds, Jack of Spades, and 10 of Hearts) and several colorful casino chips (red, green, and purple) scattered around them.

Briar Woods Athletic Boosters

CASINO
Night

*ROLL THE DICE FOR A
GOOD CAUSE!*

FRIDAY, FEBRUARY 20TH
7:00 - 11:00 PM

BELMONT COUNTRY CLUB

MORE INFO & TO REGISTER:



OR VISIT: WWW.BWBOOSTERS.ORG/EVENTS/CASINO-NIGHT



The New Ag School

Sourced from <https://www.newagschool.org/about-nas>

In today's increasingly urbanized society, many individuals aren't exposed to the meaningful work of simple gardening, farming, raising animals, or other agri-business activities. In fact, a substantial portion of young Americans are not being "handed down" the traditions of an agriculture based economy, which are vital to our economy.

The New Ag School (NAS) is working to change that in Loudoun County. NAS is an innovative hands-on program dedicated to raising up leaders who understand, appreciate and can do the work needed to support agribusiness today and into the future here.

NAS provides exposure to authentic farm industry, as well as an introduction of what it takes to run a business – whether a winery, bed and breakfast, or farm.

Education through Mentoring

A mentor farmer employs and trains our future agribusiness leaders. Working side-by-side with their mentor, mentees come away with a greater appreciation for all that farmers and rural business owners accomplish for themselves, their businesses, and the larger community. With dedicated first-hand training and insight, mentees acquire a wealth of knowledge and an invaluable skill set that can be applied to many different agricultural settings.

Through NAS, they truly have the opportunity to be the future agribusiness leaders of Loudoun County.

Our Mission

The New Ag School (NAS) seeks to develop a workforce that can meet the needs of the shared economy of Loudoun County. Specifically, NAS Focuses on agribusiness education particularly in the areas of farming, value added process and hospitality.

NAS recognizes and celebrates the following advantages to an agriculture-based economy:

- exposure to locally grown food
- reconnection to nature
- preservation of open space for others to enjoy
- exposure to how agribusiness, farms and agri-tourism provide value to Loudoun County

NAS is dedicated to training individuals to be equipped, skilled and passionate about working the land and relating with consumers as a career.

We are also committed to the continuous training of our trainers.

Program participants become competent stewards who embody the culture of sustainability through their experience in the learning program.

Join The New Ag School

At The New Ag School, we welcome volunteers who share our passion for agribusiness education. Join us in our mission to develop a workforce that can meet the needs of the shared economy of Loudoun County. Contact us to learn more about volunteer opportunities at <https://www.newagschool.org/think-outside>.

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.

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 ashburnjuggling.wixsite.com/site for the next scheduled meeting. Questions? email info@ashburnjuggling.club.

ASHBURN TOASTMASTERS

Are you interested in improving your public speaking and leadership skills? We meet in the Broadlands Community Center, 43004 Waxpool Road, on the second and fourth Wednesdays of the month at 7:15pm. Guests are welcome. For more info, contact our VP of Membership at vpm-703053@toastmastersclubs.org or visit our website at ashburn.toastmastersclubs.org. No holiday meetings.

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 or call Sara Carlin at 703-723-3000.

BROADLANDS CONSERVATION LANDSCAPE COMMITTEE

We are 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.

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. *This month's Events Committee will meet on February 11th.* Meetings are virtual unless otherwise noted. For more info and the Zoom link, email Crystal Boswell, events manager, at events@broadlandshoa.com.

BROADLANDS LIVE! COMMITTEE

The Broadlands Live Committee will start planning this year's concerts soon. To ensure these concerts are a success, the Committee relies greatly on volunteers. For volunteer opportunities, reach out to Jason at BroadlandsLive@broadlandshoa.com.

BROAD RUN DEMOCRATS

We are a group of like-minded, civically engaged neighbors who care about our community. We meet on the last Monday of the month. For more information, email Cory Brunet at 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>) meets at Eagle Ridge MS; Cub

Scout Pack 1483 (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.

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.

GIRL SCOUTS

Girl Scouts provides leadership training through STEM, outdoor experiences, skills badges, community service and entrepreneurship. For more information, please visit girlscouts.org.

GRIEFSHARE 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.

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 information, please contact momsclub.ashburn@gmail.com.

MOMS IN PRAYER – BRIAR WOODS

Broadlands Christian moms are invited to join us to pray for our children and our local schools. We meet in person every other Friday at 8:00am. Contact Becky for more information at 505-225-2451 or go to momsinprayer.org.

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

Join us for many different activities including service, conservation, politics and community. Lots of different projects on the agenda. For more information please email 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.



Frozen Pipes

Sourced From: Loudoun Water, loudounwater.org/residential-customers/frozen-pipes

When the weather turns colder, water expands as it freezes and this can put tremendous stress on whatever is containing it, including metal or plastic pipes. Usually, pipes that freeze are exposed to severe cold weather, like outdoor hose bibs, and water supply pipes in unheated interior areas like basements, garages, or kitchen cabinets. To keep meters from freezing during extreme cold snaps, it is important to have a constant flow of water going through the meter.

During significant cold snaps, follow these tips:

- To prevent your pipes from freezing, allow a faucet to trickle cold water. The faucet you choose should be the one that is the greatest distance from your main water shutoff valve and at the highest point in your home. This is especially important if your property has experienced frozen meters in the past.
- Open the cabinets beneath any place with a water supply, such as the kitchen and bathroom sinks. This will allow warm air to circulate. (Remove any toxic substances first if there are small children or pets in the home.)
- If your pipes freeze, never thaw a pipe with an open flame. Use warm water to soak towels, then wrap the towels around the frozen pipes.

If you recently had your meter thawed by a Loudoun Water staff member, please take care to prevent your meter from refreezing by following the above tips.

Here are a few preventive measures that can help you when temperatures dip below freezing:

- Whether you're at home or away traveling, keep your thermostat set no lower than 55F. Travelers will often make the mistake of turning their thermostats off thinking it will save on their heating bill when in reality, they'll come home to frozen pipes.
- Shut off and drain the pipes leading to your outside faucets and/or hose bibs so no water is left to freeze, expand and

cause a leak in these lines.

- Keep doors and windows to the outside tightly closed.
- Insulate pipes in any unheated or drafty areas. Hardware and plumbing supply stores carry insulation to keep pipes from freezing.
- Seal all leaks in crawl spaces and basements.
- Know where your main shutoff valve is and label it. Minimize the potential for water damage by ensuring that everyone in the household knows how to shut off the water in case of an emergency.

Freezing pipes are one of the most expensive risks homeowners face. Know the location of your main water shutoff valve. Minimize the potential of water damage by ensuring that everyone in the house knows how to shut off the water in an emergency. To help with this, Loudoun Water has a printable label, loudounwater.org/sites/default/files/Main%20Shut-Off%20Tag.pdf, that you can attach for easy identification.

As the weather remains colder, remember the importance of preventing frozen pipes and meters. If you suspect a frozen pipe or meter, you can contact Loudoun Water one of several ways:

- Call 571-291-7880 during regular business hours.
- Call our after-hours emergency number at 571-291-7878.
- If you are unable to get through, fill out a Contact Us online form, loudounwater.org/content/contact-us, on our website.

We ask that you do not attempt to open your own meter crock as this can damage your meter and result in fines. Also, if a Loudoun Water staff member has been dispatched to your property to work on your meter, please do not approach them for their safety. If you have any questions, please call our Customer Relations team at 571-291-7880 and they can answer your questions.

Ask Dr. Mike

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

Dr. Mike,

Our son is 7 years old. His teacher contacted us to discuss the school doing an evaluation on him since he is having attention problems, hyperactivity and behavior problems, and language learning problems in the classroom. She also said that he seems to get anxious socially with the other kids often. She suggested that he may be dyslexic given his struggles with reading and writing, and she said the evaluation they do would identify that if he is. My husband and I are hesitant to have our son evaluated because we don't want to label him in the school system. We also recognize that if he does have real learning difficulties they should be addressed. Our neighbor had their son evaluated privately a while back and got a lot out of that, so we know that's an alternative to having it done at the school. We'd appreciate your thoughts.

Concerned Parents in Loudoun

Dear Concerned Parents in Loudoun,

Thank you for reaching out and sharing your concerns about your son. It's always difficult for parents to hear that their child is struggling in school, but your openness to understanding what's happening is the most important first step toward helping him.

From what you've described, his teacher has noticed a combination of concerns—difficulty learning new language based material, staying focused, and managing his behavior in class, along with signs of anxiety in social situations. She's also raised the possibility of dyslexia because he's mixing things up when reading and writing, and she's recommended testing. These observations are valuable because teachers often see children in structured settings where academic and social demands can highlight patterns that might not appear as clearly at home. It's understandable that you're hesitant to have your son labeled at such a young age. Many parents share that concern. Labels can feel limiting, but early evaluation doesn't have to define him—it simply helps you understand how he learns, where he struggles, and what supports might make school a better fit. The goal is not to place him in a box but to uncover information that can guide more personalized strategies for his growth.

There are a few possible reasons behind the challenges his teacher observed. Dyslexia is one, particularly if he's reversing letters, struggling to sound out words, or finding reading unusually difficult for his age. Another possibility is ADHD, which often shows up as inattention, hyperactivity, or impulsivity, all of which can affect academic

performance and behavior. Anxiety can also play a role, especially if he seems nervous in social situations or reluctant to engage with peers. Sometimes, these challenges overlap—children may have a combination of learning, attention, and emotional factors that interact with one another in the classroom.

The best next step is to gather more information rather than making quick assumptions. Begin by discussing your concerns with the school. Most school systems have procedures for educational evaluations, and teachers, counselors, or school psychologists can help you understand what supports are available. You may also wish to talk with your pediatrician, who can rule out any medical factors and provide referrals for specialists if needed. A private neuropsychological evaluation is often the most comprehensive way to understand what's going on. This type of assessment looks at a child's intellectual abilities, language and processing skills, attention, memory, academic achievement, and emotional functioning. It provides a clear picture of your son's unique strengths and challenges, along with concrete recommendations for home and school.

In the meantime, keep providing structure and reassurance at home. Children are especially sensitive to how adults respond to their struggles. Knowing that you believe in him will help reduce anxiety and boost his confidence. Stay in close communication with his teacher so you can monitor progress and adjust support if needed.

If anxiety or attention issues seem to be significant, therapy can also be helpful. Cognitive Behavioral Therapy (CBT), in particular, is effective for children who experience worry, difficulty focusing, or frustration related to school. It teaches coping and problem-solving skills that strengthen emotional regulation and self-esteem.

You're right to want to approach this thoughtfully and at a pace that feels right for your family. Whether you choose to begin evaluations now or wait a bit while continuing to observe, remain open to information as it comes. Understanding the "why" behind your son's challenges will empower you to advocate effectively and ensure he receives the right support—both academically and emotionally. Early insight often leads to the most positive outcomes, and your care and attentiveness are already laying that foundation for him.

Warm regards,
Dr. Mike.

Loudoun County Master Gardeners Presents Its 15th Annual Gardening Symposium

Saturday, March 21, 2026

9:00am - 3:00pm

Academies of Loudoun
42075 Loudoun Academy Drive
Leesburg, Virginia

Please join the VCE Loudoun Master Gardeners for their 15th annual gardening symposium, "Plant Nurture Grow" on March 21, 2026, 9:00am-3:00pm, at the Academies of Loudoun campus in Leesburg, Virginia.

Four prominent speakers will share their knowledge and inspire us as we start preparing our gardens for the spring and subsequent growing seasons:

- Dr. Holly Scoggins, Retired Professor Virginia Tech, will discuss "Success with Self-Sowing Annuals and Perennials"

- John Magee, President/Landscape Designer, Magee Design of Middleburg, Virginia will present "Let's Talk About This"

- Kathy Jentz, Garden Communicator, Author of Urban Gardener, Ground Revolution, Editor of Washington Calendar will discuss "Groundcovers: Great Alternatives to Turf Grass"

- Thomas Rainer, Landscape Architect, Teacher, Author will present "The Ecologically Abundant Garden: Practical Strategies for Resilient Home Landscapes"

For more information, and to register, visit <https://www.loudouncountymastergardeners.org/events/annual-symposium/>.

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
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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 - Resident Support Services (RSS)	
Customer Care Team	1-800-870-0010
Verizon Retail Center	1-800-837-4966
SWHOA FiOs Contract General Information.....	SWHOAB.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/MUSIC/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.

MINTONS ACADEMY OF MUSIC STUDIO:

Looking to bring more music into your home this winter? Mintons Academy of Music offers year-round private lessons in piano, guitar, voice, drums, strings, woodwinds, and more. Our instructors work with students of all ages and skill levels—from beginners to advanced performers. Visit MintonsMusic.com to explore our newest updates, view our programs, and schedule your first lesson. *Mintons Academy of Music Building musicians, one note at a time since 2002.*

HOME SERVICES

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.

MARKETPLACE/PROFESSIONAL SERVICES

CPA SERVICES:

Broadlands resident and CPA offering personalized tax preparation and planning. Local, reliable, year-round support. Let's simplify your taxes and maximize savings. Email broadlandscpa@gmail.com for a free consultation.

MARY KAY:

Love Your Skin This Valentine's Day. Show your skin some love with *Mary Kay TimeWise® Moisture Renewing Gel Mask*. This luxurious, hydrating mask pampers your skin, leaving it feeling soft, smooth, and rejuvenated. Treat yourself or someone special to radiant, glowing skin! For a complimentary skincare session or samples, contact Deborah Leben at 703-217-4583, deborahlebenmk@gmail.com or visit 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.

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.
2. Classified ads are limited to 40 words maximum and the text should be emailed to ads@broadlandshoa.com.
3. Payments can be made on our website at 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 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 or online at broadlandshoa.org/stay-connected.

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 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.

Volunteer Day

February 21, 2026

Please join us on Saturday,
February 21st from
9:00am - 12:00pm

Banshee Reeks Nature Preserve is seeking volunteers to help with ongoing projects at the Preserve. Projects that we are working on include:

- Invasive plant species removal
- Planting and caring for native plants
- Trail maintenance
- Habitat restoration

This is a great way to learn about these topics while helping Loudoun County's only Nature Preserve.

Gloves and tools will be provided. *Participants should wear long sleeves, long pants, and close-toed shoes, a hat, Insect repellent sunscreen. Please bring water and a snack.*

Please note that volunteers must be 18 years of age or older or accompanied by a parent or guardian. These tasks may not be suitable for young children.

GROUPS: We love when groups get involved! Please make sure that everyone in your group registers separately to volunteer!

Please commit to the opportunities you sign up for. If you cannot make it, please unregister as soon as possible. Multiple no-shows may result in account inactivation. We ask that you respect the time and effort of our team and fellow volunteers by avoiding last-minute unregistering.

Light Up Loudoun is the official volunteer program of PRCS dedicated to strengthening our community through meaningful service. We aim to enhance our parks, programs, and neighborhoods by connecting passionate volunteers with impactful opportunities.

Meeting Location:

Banshee Reeks Nature Preserve Visitor's Center
21085 The Woods Road

To sign-up, visit <https://www.loudoun.gov/6266/Volunteer>

Questions? Reach out to Jessica Humm at jessica.humm@loudoun.gov or 571-680-3397

Broadlands Community Info

BROADLANDS ASSOCIATION, INC. ADMINISTRATIVE OFFICE:

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

Website: broadlandshoa.org

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

General Mailbox: info@broadlandshoa.com

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

ASSESSMENT INFORMATION OFFICE

FirstService Residential: Payments and Resale Docs

Assessments: 800-870-0010 Fax: 703-591-5785

fsresidential.com ♦ 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

Covenants Manager:

Suzan Rodano ♦ covenants@broadlandshoa.com

Modifications and Resale Manager:

Robin Crews ♦ rcrews@broadlandshoa.com

Modifications and Resale Assistant & Pool Registrar:

Amy Streater ♦ amy@broadlandshoa.com

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Stassa Collins ♦ stassacollins@broadlandshoa.com

Newsletter Editor:

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Aquatics Director and Community Outreach Coordinator:

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Events Manager:

Crystal Boswell ♦ events@broadlandshoa.com

Receptionist & Community Center Rentals:

Joanne Hang ♦ joannehang@broadlandshoa.com

BOARD OF DIRECTORS

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Secretary/Treasurer: Robert Webb ♦ rew222@gmail.com, 410-245-2632

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COMMITTEES

Broadlands Live Concerts:

Jason Pualoa ♦ broadlandslive@broadlandshoa.com

Conservation Landscaping Committee: Jennifer Crane ♦

BroadlandsWildlifeHabitats@gmail.com

Events: Crystal Boswell ♦ events@broadlandshoa.com

Modifications: Robin Crews ♦ rcrews@broadlandshoa.com

Swim Team: broadlandsswimteam.org

Technology: Dawne Holz ♦ deholz@icloud.com

Racquet Sports: BroadlandsTennis@gmail.com

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Newsletter Advertising Rates and Sizes

COLOR DISPLAY ADS

Size & Location • Rates are per issue

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

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	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):

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• Half Page	\$450	\$425	\$400
Horizontal: 7.66" wide x 5.00" tall			
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):

• Quarter Page Horizontal Banner	\$275	\$250	\$240
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 or 703-818-2700. You may also visit broadlandshoa.org/newsletter.
- Email camera ready ad in PDF format to 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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