



Strasburg Station Owners' Association
 P.O. Box 494
 Strasburg, Virginia 22657

December 9, 2022

Holiday Greetings from your Architectural Control Committee!

'Tis the season to be jolly and decorations in Strasburg Station are going up quickly and are looking great!

There has been no snow yet, but we are so fortunate that one of our neighbors is the professional responsible for snow removal in Strasburg Station. Thanks **Ricky Crawford!!!** Our snow removal is done very quickly but remember, you are responsible for the sidewalks in front of your house. Fortunately, we live in Strasburg Station and several of our neighbors volunteer to help...shoveling and using their handy snow blowers to expedite the process for others. "Neighbor labor" is such a great gift!!!

Yes, we are so blessed to live in such an amazing neighborhood where people care about their homes and their neighbors. Recently, our wonderful and caring President, **Rich Luety**, dropped by and provided all of us with an "Emergency Information" ICE Card to fill out, complete with pen, magnets, and Velcro. Please fill yours out and apply to your refrigerator. Once again, I say...**FILL THEM OUT & PLACE ON YOUR FRIDGE!** Do not wait! Several residents unexpectedly fell ill or worse and our EMTs, police, and neighbors had no information on who to contact, etc. when every minute counted. It is heartbreaking for your neighbors to not know who or how to contact family/friends when something goes horribly wrong. This can happen to anyone regardless of age. Our neighborhood has provided you with this simple tool to help avert confusion. Thank you Rich!

ICE IN CASE OF EMERGENCY

PERSONAL INFORMATION

Full Name: _____
 DOB: _____
 Allergies: _____
 Medication: _____
 Pets/Environment: _____
 Current Medications: _____
 Current Health Conditions: _____
 Recent Surgeries: _____

Circle Blood Type: O+ O- A+ A- B+ B- AB+ AB-

MEDICAL & EMERGENCY CONTACTS

Primary Physician: _____
 Physician: _____
 Contact 1: _____
 Contact 2: _____
 Power of Attorney: _____

INSURANCE INFORMATION

Also, if you have **pets**, indicate those on your ICE card along with names of those who could step in to assist in their care in your incapacity. **AND...please give a key to your house to one of your neighbors.** This is also very important! You can put it in a combo key safe if that makes you feel more comfortable.



Before After

Concrete driveway repair options: I walk throughout our neighborhood a lot and noticed an amazing fix to concrete driveway fissures, spalling, cracks, and other deterioration: **resurfacing**. This was recently done at 115 Maynard Lane by **Steve and Kay Witt**. Go by and look. The resurfacing process can be done only in warmer weather so start planning and saving up if you think this might be right for

you. The man who did their work (**Jose Montoya 703-618-5423**) quoted \$1600, though each job will entail different requirements. There are other companies providing concrete resurfacing. Google "concrete resurfacing" in Strasburg area. Several companies pop up. Resurfacing is long-lasting but getting a good color match requires care and testing.

Another issue that can be solved more easily involving just some patient waiting is a surprisingly quick "fix" for blackened driveways, sidewalks, and stained exterior brick walls. This was recommended at our annual meeting, and I concur. It is a spray on nontoxic transparent spray available at Lowes, Home Depot, and Amazon (free delivery to if you have Prime) called "Wet and Forget" for outdoor applications. You simply spray it on (a hand pump-operated sprayer helps), saturate the surface on cool sunny day, and leave it. No power washing! Over four to six months the black fades away. A small miracle! Check out the driveway and sidewalks at 51 Maynard Lane to see how successful this process has been.

The following information regards other guidelines from our Architectural Control Committee. It's a repeat of information shared earlier but important to remember when planning any upgrades or repairs on the outside of your homes. There is easy access to this information online on our Strasburg Station Website but if you don't have access to this, I will be happy to provide you with a hard copy. Just call or text me at 302-288-6423.

Your ACC is charged with maintaining "architectural harmony" in Strasburg Station. This is why you moved to our type of neighborhood. Odd and unsightly things – fixtures or colors which can be visually jarring - should not happen at the house next door to you. Adherence to our rules and regulations keeps the neighborhood looking beautiful, architecturally cohesive, and desirable. It is what you signed up for when you moved to Strasburg Station and agreed with the covenants.

In that regard, the outsides of your homes must stay within the guidelines as listed and explained in the document entitled **Declaration of Covenants and Restrictions for Strasburg Station**. Anything permanently affixed to the outside of your home must be pre-approved. This includes getting approval for such things as awnings, decks, railings, porch additions, as well as standard like-for-like replacement of roofing shingles, mailboxes, outside lighting, privacy fences, front and storm doors, concrete sidewalk and driveway expansion as well as any other structural additions or changes to your property. Application forms to be filled out requesting approval for this are conveniently found on our website or may be obtained via email or in person from several ACC members.

When requests are submitted, the ACC makes every effort to work with you so no one should worry that our committee is too strict or overbearing. Since I have been chairman of the ACC, we have never rejected a reasonable proposal. AND...MORE GOOD NEWS: The applications for changes to properties that residents submit are usually returned within 2 days. So please submit your requests when you are making plans...before items are purchased and/or contracts are signed. Pre-approval is so important to the final success of your project.

Once again, you may find applications on our website (strasburgstationhoa.com) or you may pick one up from me or Burl Baker (addresses and phone numbers listed below or on our HOA website).

For your convenience there are two more lists online or with this letter.

1. Companies and professionals that our neighbors have found satisfactory in the past. This list is not an endorsement, and it is not meant to rule out any other experts you may wish to use.

2. Preferred and pre-approved replacement materials that closely match the original fixtures/materials used by the builder. However, this does not mean you cannot choose other, higher quality products as long as you have them pre-approved by the committee.

SUGGESTIONS WELCOMED: As always, we encourage people to contact any ACC member or director with ideas to enhance our community.

Thank you for your support in keeping Strasburg Station the beautiful welcoming community it has always been.

Warm wishes for a blessed Holiday Season,



Sue Mariotti,
ACC Chair,
159 Ruth Court or use cloverms1@gmail.com

Your Architectural Control Committee:

Sue Mariotti, Chair, 159 Ruth Court, 302-388-6423, cloverms1@gmail.com
Burl Baker, 98 Ruth Court, 304-886-4898
Ed Mills, 27 Maynard Lane, 540-465-1478
Liz Bancroft, 51 Maynard Lane, 703-403-4529
Scott Tucker, 49 Ruth Ct. 540-233-3246

For a copy of our Covenants and Restrictions, please contact Strasburg Station HOA Secretary:

Charlotte Turnmeyer
148 Ruth Ct.
540-935-7375
email: cturnmeyer@yahoo.com



For your convenience, the QR scan code at left takes you quickly to the HOA website. Scan with camera on cellphone or tablet to open a browser to the login page for the Strasburg Station website where you can access all ACC forms and Preferred Standards, as well as news, events, board member list, minutes, treasurer's reports, covenants and restrictions, a list of homeowners, recommended services and suppliers, bylaws, town and county links, museums, and other important notices or places.