



May 2018

President's Report

22102 IS TOPS!

Recently, the Washington Post Real Estate section showed some remarkable statistics about the Zip Code Hallcrest is in: namely that our area has the highest median sales price per home in Fairfax County. Our zip code similarly shows the greatest increase in this category (13%) from 2016 to 2017. Much of this clearly is a factor of our location next to the burgeoning development in Tysons as well as the accompanying requirements for expanded infrastructure such as parkland, sidewalks, less impervious surfaces and reduction in surface parking spaces. Of course, on the downside is the increase in traffic, but because of the emphasis on new smart growth principles and other measures resulting from the 40-year plan developed by the Tysons Land Use Task force and its adoption by the Board of Supervisors some 10 years ago, Tysons is transitioning from a collection of retail stores, car dealerships, office space and high priced condos to more of a "downtown." This fact has meant that Tysons has gone from 105,000 jobs and only 17,000 housing units to something more balanced and residential.

Another interesting fact is that the last ten sales here have been to young professional couples. About one third of our residents now are young professional couples, many with small children. This is why your Board of Directors opted for committing the funds to build a small playground – a development applauded by those realtors who market homes here. Currently, this Association has undertaken an outreach to these residents to become more involved in the workings and plans for the community. Another impact is to increase awareness about vehicle speeds here, mostly by improving and adding to speed bumps (widening three of these so cars cannot "end-around" those that don't extend curb to curb.) We added two speed bumps to the very dangerous intersection of Hallcrest Drive and Eldorado Street at the entrance to the cul de sac. We are cautioning drivers to slow down and be especially attuned to small children on bikes, scooters, and skateboards.

continued . . .

Also In This Issue:

SPRING SPRUCE-UP ACTIONS.....	2
INTERNATIONAL COOKOUT	3
PROJECTS – COMPLETED AND PENDING.....	3
NEW CONTRACTOR	3
A REDESIGNED ANNUAL MEETING	3
SIGNS OF SPRING	4/5

Reminders:

Return all trash containers to yards after pick up.

Blue recycling bins should not be left on the front stoop.

Seek AC approval before any changes to home's outside appearance.

Leave outside lights on (front & rear) on at night for security.

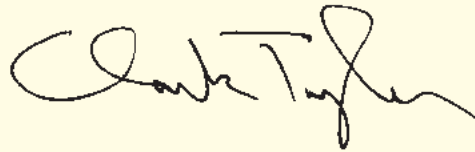
Pick up after your dog.

Get to know your neighbors.

THANKS!

... continued from p. 1

The Board is also working on a long range planning effort to identify projects and services that should be considered and instituted over time. We expect to contact and get ideas from younger residents because they clearly have a different perspective from those of us on Medicare! Yes, we still need the unique knowledge of the history and development of this community, but our leaders must be more inclusive and reflective of changing demographics.



Clark Tyler
President

SPRING SPRUCE-UP ACTIONS

This is the time of year when we concentrate on cleaning, renewing, painting, fixing, etc. The following list details things that both the Association and residents are undertaking to make both our homes and the community look their best.

- Two large dumpsters were filled on Dumpster Day, April 21 – mostly by clearing our closets and utility rooms of those items that cannot be bestowed on our trash collection contractor.
- Windows get cleaned, railings get rust removed, rugs get steamed, air conditioners get checked, unused toys get thrown out.
- Brick walls get power washed, patios get weeded, landscapes get trimmed & pruned.
- Yellow curbs get re-painted, pavement cracks get filled, sidewalks get repaired.
- Volunteers get recruited and encouraged.
- Remodeling efforts get planned for the open house tour on June 10
- The International Cookout gets scheduled for dishes-to-share on June 2
- Architectural Control review of maintenance problems is conducted.
- Sidewalks are checked for trip hazards; drainage problems are identified.
- Trees are sprayed for mites and checked for signs of aging.
- Bird feeders are put away as birds are encouraged to find natural food elsewhere.
- Grills are cleaned and resupplied with fuel; mulch & fertilizer is applied to plants, lawns, & bushes.
- Gardens are planned, planted and weeded.
- New neighbors are identified and welcomed.
- The Annual Meeting gets planned (and changed) to attract more participants.
- Taxes are assessed and paid; budgets are reviewed.
- Elected representatives are reminded who they work for.

INTERNATIONAL COOKOUT

This year's International Cookout will be held in Dibner Park on Saturday, June 2 from 1 until 4 PM. This is when we display our 50 flags representing all the countries of past residents and ask any residents with ties to other countries to provide a special dish to share with neighbors. The Association will provide hamburgers and hotdogs, chips, condiments, cookies and soft drinks, plus some rented banquet tables and chairs. Please pray for clear skies and that our dear friend Mrs. Ke will once again show up with the ever-popular Korean barbeque!!

PROJECTS – COMPLETED AND PENDING

With weather and winds now cooperating the Association has made substantial progress on some needed projects. For instance, the 600-foot retaining wall that separates us from the berm and Route 123 is now secure, thanks to a three-year project to replacing crumbling mortar, removing spalled bricks, cleaning and sealing, this critical structure.

Our four streets have had cracks filled, yellow curbs repainted and we added two needed speed bumps and extended three others, assuring the safety of our children and, hopefully, compliance of vehicles that drive too fast. Contacts with Fairfax County's sidewalk division has assured Hallcrest that the new sidewalk along our side of Route 123 from Great Falls Street up to the McLean Metrorail station will be constructed later this year. Also in the almost completed category is the clearing and chip surfacing of our perimeter path now extending to Chain Bridge Road. Finally, the bare spots around our new playground will be seeded with grass.

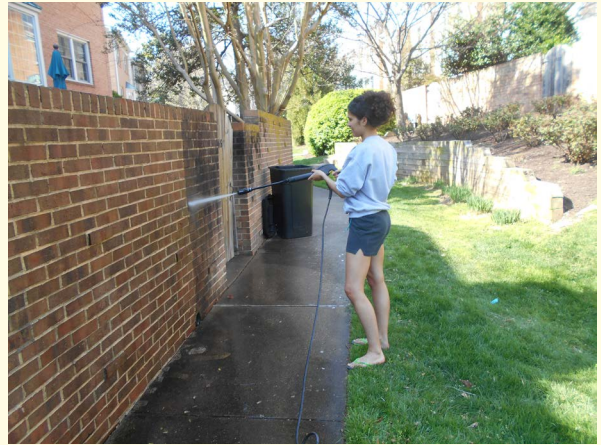
NEW CONTRACTOR

Several residents have inquired about a possible contractor that can replace deteriorated iron railings. The resident at 7325 Eldorado Street used Rick's Iron Works to remove and replace her front railings and was very pleased with the outcome. Rick can be reached at 703-369-5189 or at ricksironworks@netzero.net Please contact the Association if you find a contractor for a specialized job and are pleased with the work and the cost. Also, be reminded of the Remodeling Project Open House tour which will happen this year on Sunday June 10 from 2 to 4 PM. This event, for Hallcrest residents only, has been very popular and inspired others to undertake projects with information on materials, costs, and reliable contractors. We already have 4 participants and can add just 2 more, so call Clark at 703-893-3336 to be included.

A REDESIGNED ANNUAL MEETING

In order to be more convenient for Hallcrest residents with children, the Association will hold its Annual Meeting on an end of week day and provide an adjoining room at the Lewinsville Church with childcare adults and suitable activities so the parents can attend the meeting. More on the details of this later.

Signs of Spring



Camilla power washes her family's patio-surrounding brick wall



One dumpster was filled in just a few hours on Dumpster Day



Hallcrest's perimeter path, parallel to our sound wall is extended to Chain Bridge Road



Our yellow curbs were re-painted by our streets contractor



Our new contact with Davey Tree is Brandon Craft, who is the son of our very first Davey contact, who was born when we first signed with Davey in 1992!



And the happiest sign of all was the gathering and work of 28 volunteers who spent a couple of hours picking up wind-blown branches and limbs, plus peeling vines off many of the trees along the perimeter path. A big THANK YOU to all of these.

Board of Directors

President	M.L. Clark Tyler	7327 Eldorado Street	703-893-3336
Vice President	Claudio Ternieden	7407 Hallcrest Drive	703-501-7871
Alternate	Marie Ternieden	7407 Hallcrest Drive	703-356-1150
Treasurer	Richard Matsko	7400 Hallcrest Drive	703-734-9746
Secretary	John Aranha	7317 Eldorado Street	703-462-9791
Director	Susana Kyrgos	7333 Eldorado Street	571-340-7777
Alternate	Illias Spyrou	7333 Eldorado Street	571-490-1659
Director	Rahul Saddy	7376 Eldorado Street	704-277-2056
Director	Catherine Lincoln	7389 Hallcrest Drive	703-442-7874

**The *Hallcrest Herald*
is Published by**

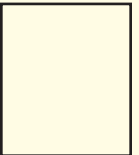
**Hallcrest Heights
Associates, Inc.**
P.O. Box 621
McLean, VA 22101-0621

See our website at:
www.hallcrestheights.org

Layout by Sam Tyler

**The next meeting of the Board will be on
Tuesday, May 8 at 7:30 at 7327 Eldorado Street**

Hallcrest Heights Associates, Inc.
P.O. Box 621
McLean, VA 22101-0621



❖ *Hallcrest Herald* ❖

In This Issue:

PRESIDENT'S REPORT - 22102	1
SPRING SPRUCE-UP ACTIONS	2
INTERNATIONAL COOKOUT	3
PROJECTS – COMPLETED AND PENDING	3
NEW CONTRACTOR	3
A REDESIGNED ANNUAL MEETING	3
SIGNS OF SPRING	4/5