

Maple Pointe Home Owners Association

“Welcome to our new residents and Hello to our neighbors”

MAPLE POINTE HOMEOWNERS ASSOCIATION BOARD

Board of Directors

Emad Rayan, President	571-228-5374
Kateesha Manderson, Co-President	703-899-4028
Saima Din, Vice President	703-608-6255
Esperanza Guerrero, Secretary	571-527-8052
Jonita Green, Treasurer	571-409-0746
Bianca Ojeda, Treasurer	703-944-7874

Officers/Architectural Committee

Hariram Bhandari	703-459-4922
Geza Szabo	571-315-9954
William Homer	703-850-9399
Sandra Owens	703-895-3782
Comfort Asisemah	703-953-5733
Brenda Patron	703-618-3826

REGULATING

The external design and appearance of Maple Pointe HOA property and improvements in such a manner to preserve and enhance property values. Style and uniformity are considered very important when it comes to HOA. HOA requires all homeowners within the community to keep a certain appearance and remain looking uniform and pleasing. It's vital that you understand your HOA's Policy Rules and Regulations Guidelines so that you avoid any unpleasant situation or extra costs associated with not following HOA's Policy Rules and Regulations Guidelines. A homeowner's association (HOA) is an organization in a subdivision, planned community, that makes and enforces rules for the properties and residents. **Those who purchase property within an HOA's jurisdiction automatically become members and are required to pay dues, known as HOA fees.**

REMINDERS HOA DUE'S

The Homeowners Association dues are \$64.00, and payments are due on the 1st of each month. If you pay after the **15th of the month**, you will receive a late notice. Late fees are \$ 15.00. If you pay through your bank's bill pay, please use your lot number as your account number. If you do not use your bank's bill pay, please consider setting this up as it will give you peace of mind.

TRASH CANS

Maple Pointe Homeowners Association requires all residents to place their address on the trash can and recycle bins. **Do not put out trash cans or recycling bins until 6:00pm the night before trash is picked up**. Please, help our community by not littering and placing trash bags in your trash can for pick up the day of pick up as stated in the By-laws.

- Every homeowner must have a Patriot Trash Cans & Recycle Bins – NO EXCEPTION.
- Every homeowner must have their house number on Trash Cans & Recycle Bins – NO EXCEPTION.
- Trash bags must always be stored in the Trash Cans, not on the ground. NO EXCEPTIONS!
- Trash Cans & Recycle Bins should be placed out for pick-up after 6pm the night before Pick-up – NO EXCEPTION.
- If you have a Trash Can other than Patriot. You must call Patriot ASAP to get a Patriot Trash Can.
- **Residents may contact PATRIOT DISPOSAL FOR ONE ADDITIONAL TRASH CAN FOR A FEE OF \$6.00 PER MONTH.**

EXTERIOR FRONT DOOR LIGHTING

Every home was built with dusk to dawn front door lighting and **without a light switch for security reasons**. **Front door lights should be always working to help light the community and for safety reasons.**

- Every homeowner must have their front exterior lighting working, for the safety of the community.
- Every homeowner's exterior light must be working in order to deter criminals and for a well-lighted community. If your exterior front door lighting is not working. Please, have this fixed. **(You can purchase a new sensor at Home Depot or Lowes if your sensor is not working or changing the light bulb).**

Any questions or concerns please Email: Manager@maplepointehoa.com

Visit our Website: <https://Maplepointehoa.com/>



Prince William County operates two dump sites in our area and is free to residence living in Prince William County.

BALLS FORD ROAD COMPOST FACILITY

The **Balls Ford Road Compost Facility** is located at [13000 Balls Ford Road](#) in Manassas on Balls Ford Road, between Wellington Road and Route 234.
Phone 703-792-8477 (TTY:711).

Residents:

Monday-Friday: 6 a.m. to 6 p.m.

Saturday & Sunday: 8 a.m. to 5 p.m.

Holidays:

- 6 a.m. to 2 p.m. - Memorial Day, Labor Day, and Christmas Eve
- Closed - New Year's Day, Independence Day, Thanksgiving Day, and Christmas Day
- Other holidays: Normal hours

LANDFILL

The **Prince William County Sanitary Landfill** is located at [14811 Dumfries Road, Manassas, VA](#), phone 703-792-5750 (TTY:711). The **Landfill Office** is open Monday-Friday from 8 a.m. to 5 p.m.

Residents:

Monday-Saturday: 6 a.m. to 6 p.m. (New hours beginning October 30, 2021: Monday - Friday, 6 a.m. to 6 p.m.)

Sunday: 8 a.m. to 5 p.m. (New hours beginning October 30, 2021: Saturday & Sunday 8 a.m. to 5 p.m.)

Holidays:

- 6 a.m. to 2 p.m. - Memorial Day, Labor Day, and Christmas Eve
- Closed - New Year's Day, Independence Day, Thanksgiving Day, and Christmas Day
- Other holidays: Normal hours

SHRUBBERY/TREES

- All trees and shrubbery with 2 feet or more must be approved by the HOA.
- Front and back lawns must be maintained.
- Grass must not exceed six inches in height.
- Trees must be trimmed and 7 feet of clearance from sidewalk.
- All bushes must be trimmed.
- All garden mosaics and/or garden and mow structures are not permitted.

LAWN & GARDEN

Fall is approaching, please, make sure to regularly rake and pick up all leaves in your area.

- **Rake or Mulch** – Whatever you do, don't leave leaves on your grass during the fall. Leaves create a mess, trap moisture which causes bacterium to grow, breed perfect homes for insects, and can even provide shelter for vermin.
- **Mow and Trim** – November is a great time for a final mow and shrub trimming. This gets your yard ready for spring. Be sure to trim your lawn short. This allows the weaker winter sun to reach the crown of the grass, which will help keep things healthy and ready for the next growing season.

YARD WASTE - Beginning October 2021, residents, businesses, and landscapers in Prince William County will be required to separate yard waste from the regular trash for disposal. For curbside collection, yard waste must be placed in **compostable paper yard waste bags or loose in a personal container labeled "Yard Waste."** [Labels are available at the Prince William County Landfill and the Balls Ford Road Compost Facility; however, self-made labels are also acceptable.](#)

PEST CONTROL - Many neighbors have noticed rats in the common area and in their backyard. This is a result of tall grass, unkept yards, spilled bird seeds and accessible trash. You can help protect the health of are neighbors and the appearance of our community by making sure all your trash is placed inside your trash can and not left on the common grounds. All homeowners are provided a Trash Bin and Recycle Bin.