

# Villages of Piedmont I

APR-JUN 2025

[www.villagesofpiedmont.us](http://www.villagesofpiedmont.us)

Welcome to the Villages of Piedmont I Newsletter!  
Your source for community updates, important  
announcements, and neighborhood happenings!

**Meet Your Board of Directors!**  
Your dedicated team working to  
make our community a  
wonderful place to live:

**Ben Pearson - President**

**Amanda Murphy - Vice President**

**Pat Johnson - Secretary**

**Robert Young - Treasurer**

**Christina Martin - Director**

★ Thank you for being a valued  
part of our community! Stay  
tuned for more updates,  
upcoming events, and  
community highlights in the next  
edition of our newsletter.

✉ Got community news or  
feedback? We'd love to hear  
from you!

**Barbara Smith**

**Community Manager, Villages  
of Piedmont I**

☎ Phone: 571-248-6630

📠 Fax: 571-248-6647

✉ Email:

[barbara.smith@pmpbiz.com](mailto:barbara.smith@pmpbiz.com)

🏢 Office Hours: Monday -  
Friday, 8:00 AM - 4:30 PM

**Property Management People,  
Inc. 92 Thomas Johnson Dr.,  
Suite 170**

**Frederick, MD 21702**

☎ 1-800-336-8009

**Stay Connected!** 🔔 Sign up for  
VOP Email Alerts: Register

Here 📅 Check the Community  
Calendar: View Events 📱

**Download the MokoApp:**

**Available on Google Play &  
App Store – search "Villages of  
Piedmont I"**

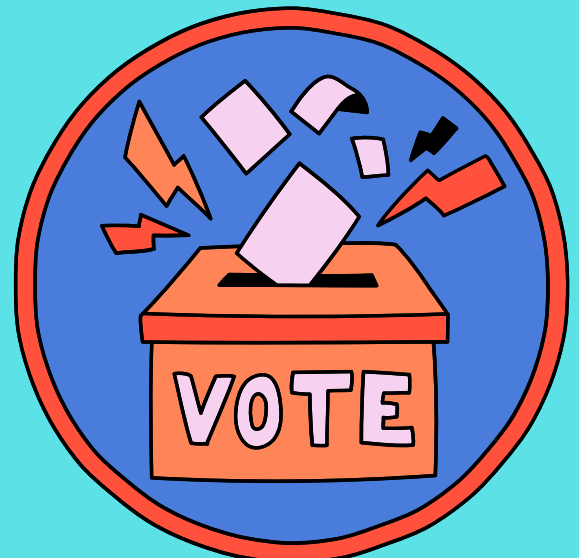
## Message from the President!

Welcome to Spring! This season brings new growth to the natural beauty of our community and also allows us to start on those projects that you got a chance to think about and plan over the Winter. The HOA is in the middle of refreshing the Townhouse area with the concrete repairs and upcoming road paving. We will also be resurfacing/repainting the tennis courts. If you want to refresh some of your property, make sure you review the community documents and put in the architectural change request to the management in time to get it approved so you don't have any delays.

Our committees have been doing a great job providing their time to volunteer on the Covenants Committee, the Social Committee, and the ad hoc Townhouse Parking Committee. Covenants updated our Design and Maintenance Standards at the beginning of the year, Social had some fun events over the past few months and is planning on our Summer Kick-off at the beginning of the summer season. We are still looking for Grounds Committee members to make sure we are keeping up with any other community projects and maintenance. We will also have new board members soon. The annual election is coming up so keep an eye out for the voting email.

Have a great Spring!

**VOLUNTEERS**  
*NEEDED*



# Calling for volunteers! Join our HOA Board of Directors!

As we prepare for our 2025 Annual meeting this April, we are seeking passionate and dedicated members of our community to step forward and volunteer for the HOA Board of Directors. Two vacant positions will be available, offering an excellent opportunity to make a meaningful impact on the future of our neighborhood.

Serving on the board allows you to:

- Collaborate with fellow homeowners to guide important decisions.
- Help maintain and enhance the quality of life in our community
- Represent the interest of your neighbors and ensure the smooth operation of HOA responsibilities.

If you're interested in contributing your time and skills to strengthen our community, we encourage you to apply! Stay tuned for more details on how to submit your application for nomination. Together we can build a stronger community! Your voice matters!



# Save the Date: Community-Wide Spring Yard Sale!

Get ready to declutter, discover treasures, and connect with your neighbors! 

Mark your calendars for our Community-Wide Spring Yard Sale:

 **Date: Saturday, May 3, 2025**

 **Time: 8:00 a.m. to 2:00 p.m.**

 **Rain-Date: Sunday, May 4, 2025**

This is a perfect opportunity to give your gently used items a new home and find great deals while exploring our beautiful neighborhood. Stay tuned for more details as the date approaches.

## Temporary Yard Sale Signs.

If you plan to participate in our Community-Wide Yard sale, you may put up temporary signs (include your address) Friday evening, the day before the event. Don't forget to take down your signs by the evening of May 3rd!



# ANNOUNCING THE YARD OF THE MONTH CONTEST!



Starting May 2025, the newly established **“Yard of the Month”** program will be implemented to recognize the efforts of residents within Villages of Piedmont I Homeowner’s Association, whether they are Homeowners or Tenants, who demonstrate a clear and consistent desire to maintain or improve their property above normal expectations.

The VOP I Board and Management would like to give you the recognition you deserve for creating a beautiful, well-kept yard. This is a great way to maintain property values and make the neighborhood beautiful. For the months of **May through October**, a Single-Family Home and a Townhome will be voted on for “Yard of the Month.”

## **Ideal candidates for “Yard of the Month” should:**

- Be well-groomed (yards should be mowed, sidewalks should be edged and flower beds should be free of weeds)
- Trees and shrubs trimmed and pruned
- Be attractive, neat, and pleasing to the eye (Ex: green lawn, variety of plants, landscape lighting, overall landscape design, etc.)
- Have buildings, fences, porches, and patios in good condition
- Be free of litter, junk, and debris

## **Winners will:**

- Win a \$75 Home Depot Gift Card
- Have their yard featured in the newsletter
- Have the option to display the HOA’s “Yard of the Month” garden flag in their yard for 30 days (returnable to the main office after 30 days)

## **Rules:**

- You cannot win more than once per year (once you have won a “Yard of the Month” award, you are not eligible to win again until the following year)
- A house with a “For Sale” sign is not eligible
- The Owner must be in good standing
- The yard must be free of litter, junk, and debris

## Nomination and Voting Process

Each month, residents will have a chance to nominate their favorite single-family and townhouse yard that they feel best meets the criteria for “Yard of the Month.” Management will also submit nominations for yards that best meet the criteria for the contest. Residents will then be able to complete online voting for the top single-family home and top townhouse from the list of nominations each month.



### ***To submit a nomination:***

1. Email [barbara.smith@pmpbiz.com](mailto:barbara.smith@pmpbiz.com) with the subject line “Yard of the Month Nomination”
2. Include the address you’d like to nominate in your message (homeowners can self-nominate)
3. Attach a recent photo
4. Optionally explain why you are nominating the yard
5. Include your name and address

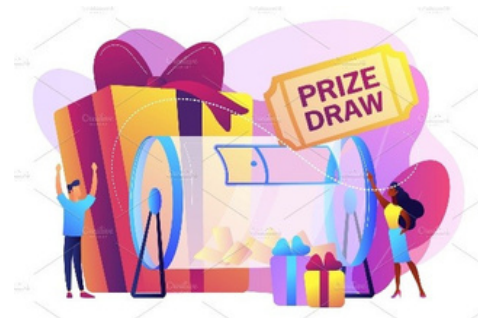
Nominations received before the 15th of the month will be included in that month’s contest and nominations received after the 15th will be included in the following month’s competition.

### ***To vote for a winner:***

Watch for the email blast on the 16th of each month that will announce that voting is now open to pick a townhouse winner and a single family home winner

Cast your vote for your favorite Single-Family Home and Townhome yard by the last day of each month (each household can cast one vote for each category) **Prize for Voting Participation!**

Each month, residents who voted for “Yard of the Month” will be entered to win a \$100 gift card drawn at the end of October.



## Community Reminder on Architectural Modifications

**REMINDER:** Before you begin any exterior modification project, whether it be landscaping, hardscaping, or changes or additions to your home exterior, an application must be submitted to the main office for review by the Covenants Committee.

**Submitting an Architectural Modification Application:** Consult the **2025 Design and Maintenance Standards (DMS)** to determine what is allowed and how to apply. Go to the Village of Piedmont I Website (<https://www.villagesofpiedmont.us/>) under Design and Maintenance Standards to access the 2025 DMS and the form fillable application form. Consult page 8 of the DMS to make sure you include all the necessary information in your application. Submit your completed application to Barbara at the main office.

**Timeline:** Make sure you submit your complete application at least one week prior to Covenants' monthly meeting (the 3rd Thursday of the month). Submitting the application early allows the committee to review the application and request any additional information before their meeting. This will ensure the committee has everything needed to get you a speedy answer and on your way to beautifying your exterior. You are always welcome to attend the meeting where your application will be under review.

**Starting Your Project:** You may begin work on your project once you have received approval notification. If you need to make changes to your project along the way, notify the Covenants Committee that you would like them to approve any necessary revisions.

**Don't forget to vote for Yard of the Month!** Voting for the Yard of the Month will open the 16th of each month (Starting in May). Vote for a Single-Family and a Townhome winner. Each month that you vote will enter your name to win a \$100 gift card to be drawn in October! **See the previous page for contest details.**



## **Join our Covenants Committee-Members needed!**

**The Covenants Committee is seeking new members to join us in maintaining and enhancing the standards of our community. If you are interested in becoming part of this vital committee, The requirements for membership are:**

- 1. Understand and use the Association documents and Design and Maintenance Standards, as well as applicable ordinances for Prince William County, to review, discuss and approve/deny architectural applications.**
- 2. Able to check emails on a weekly basis to review architectural applications to ensure applications are complete prior to monthly Covenants' meetings where applications are discussed.**
- 3. Able to meet monthly to review, discuss and approve/deny architectural applications and to discuss information needed by the Board of Directors for consideration of any rule, regulations, and policies related to our Declarations of Covenants**
- 4. Review the Design and Maintenance Standards annually and submit recommended changes to the Board of Directors**

**Joining the Covenants Committee is an excellent way to contribute to the community and ensure our standards are upheld!**

**If you have any interest or have any questions, please email Barbara Smith at [barbara.smith@pmpbiz.com](mailto:barbara.smith@pmpbiz.com) or call the VOPI office at 571 248 6630**



## **Grounds Committee Volunteers Needed!**

Are you passionate about maintaining the beauty and functionality of our community's common areas? Do you want to have a direct impact on decisions regarding our grounds, amenities and community services? If so, we invite you to join our Grounds Committee! As a member of the Grounds Committee, you'll have the opportunity to participate in the decision-making process for essential community services and amenities, help ensure that our common areas remain safe, attractive and well maintained, collaborate with fellow residents and the Board of Directors to prioritize community needs and improvements. If you're interested in joining the committee, please send your request to [barbara.smith@pmpbiz.com](mailto:barbara.smith@pmpbiz.com) or call 571 248 6630.





# Fun Events for April

If interested in any of these events, please go to  
<https://www.eventbrite.com/b/va--haymarket/holiday/easter/> to register.

## Easter Cookie Decorating Class

Sat, Apr 12 • 12:00 PM

Historic District, 9436 Center Point Lane, Manassas, VA 20110, USA

## SPRING GALA EVENT 2025

Fri, Apr 25 • 7:00 PM

Dominion Valley Country Club



## Easter Basket Buttercream Cake Decorating Class

Sat, Apr 19 • 3:00 PM

Fran's Cake & Candy Supplies

## Bunny Brunch

Sun, Apr 6 • 10:00 AM

The American Legion Post 293

## VOPI Annual Meeting

Wednesday, April 23, 2025 at 7:00 PM

VOPI Clubhouse



## Shamrocks & Smarts: St. Paddy's Day Trivia Night a Hit!

On March 8, 2025, our community came alive with laughter, friendly competition, and plenty of green as 25 neighbors gathered for our St. Patrick's Day Trivia Night! Hosted by the Social Committee, the event offered a fun-filled evening packed with brain-teasing questions, festive food, and adult beverages to keep the spirits high.

Residents put their knowledge to the test in themed trivia rounds covering everything from Irish history to pop culture. The winners didn't just earn bragging rights—they also took home gift cards as prizes! Thanks to the creativity and effort of the Social Committee, the event was a huge success. Whether you came for the trivia, the drinks, or just to enjoy time with friends, one thing's for sure: a great time was had by all.

We're already looking forward to the next community gathering—stay tuned!



# Fun Events for May.

To register for any of these events, please go  
<https://www.eventbrite.com/d/united-states--virginia/may-events>



May Breeze Night on The Water Derby Party  
Sat, May 3 • 7:00 PM  
Electric Palm Restaurant

Community Wide Yard Sale-VOPI  
Sat, May 3 8:00 am to 2:00 PM

May Week Celebration Luncheon 2025  
Sun, May 18 • 2:00 PM  
Sixth Mt Zion Baptist Temple

May Week Gospel Brunch  
Sun, May 18 • 2:00 PM  
Newport News Marriott at City Center

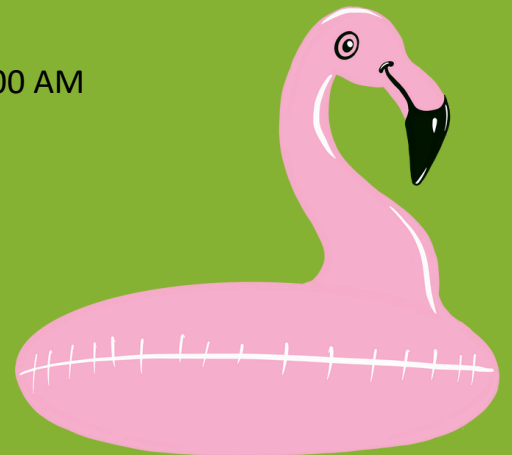
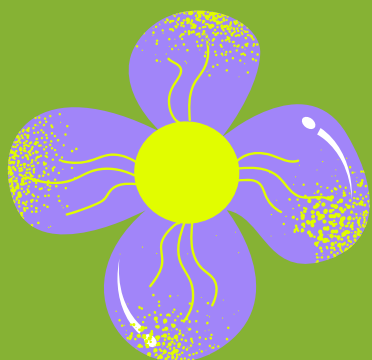
May 2025 4th Friday Reception  
Fri, May 23 • 6:00 PM  
Art Works Inc

May Trivia Night: Pop Culture Palooza  
Fri, May 16 • 6:30 PM  
River Mill Park

May Concert  
Sun, May 18 • 2:00 PM  
Warrenton Presbyterian Church

Mrs. Martin's Art Classes in MAY ~Thursdays @4:00-5:00  
Mrs. Martin's Art Classes

VOPI Pool Opening May 24th @ 11:00 AM





## **2025 Annual HOA Inspections Begin in April/May**

**We want to inform you that our annual property inspections will take place in April and May. These inspections help ensure that our community remains well-maintained, preserving property values and upholding our HOA standards.**

**Some of the specific areas we will be reviewing. Some key inspection points include:**

**Gutters – Cleaning, repairs, and debris removal.**

**Siding & Paint – Power washing, repainting, and addressing wood rot.**

**Landscaping – Trimming shrubs, replacing dead plants, maintaining defined flower beds, and treating lawns.**

**Fencing, Decks, & Patios – Repairs, cleaning, and proper maintenance.**

**Driveways & Sidewalks – Addressing cracks, stains, and weed growth.**

**Exterior Doors & Windows – Ensuring proper maintenance and using approved colors.**

**Lighting, Mailboxes, & House Numbers – Replacements, repainting, and visibility compliance.**

**We kindly ask all homeowners to review these items and take any necessary steps before inspections begin. Our goal is to work collaboratively with homeowners to keep our neighborhood looking its best.**

**If you have any questions or need further clarification, please contact Barbara Smith at 571 248 6630 or [barbara.smith@pmpbiz.com](mailto:barbara.smith@pmpbiz.com)**

**Thank you for your attention to this matter and for helping maintain our beautiful community!**

 **SPLASH INTO SUMMER!** 

**Villages of Piedmont I Pool Opens May 24, 2025! (Weather permitting)**

**Great news, neighbors! Pool season is almost here!  Both VOP I & VOP II pools are available for all residents, but you must be registered in our digital pool pass system to enter.**

 **Quick & Easy Pool Access!**

- ✓ **Already registered last year? No need to do it again (unless household members changed).**
- ✓ **New? Register ASAP! Every member of your household needs a name & clear headshot to be approved.**
- ✓ **No last-minute sign-ups at the pool! The gate guard/lifeguard CANNOT register you on-site.**
- 💡 **Need help? Contact the management office during business hours!**

 **Pool Hours**


 **While school is in session (May 24 - June 12 & Aug 18 - Sept 1):**

 **Mon - Fri: 4:00 PM – 8:00 PM**





 **Sat - Sun & Holidays: 11:00 AM – 8:00 PM**

 **Summer Break (June 13 - Aug 17):**



 **Mon - Sun & Holidays: 11:00 AM – 8:00 PM**

 **Guest Policy: Each household can bring up to 4 guests per day!**

 **Registration instructions & pool rules will be sent to all residents prior to pool opening!**

**Get ready for a fun, safe, and sunny pool season!   See you at the pool!  **

## EASY POOL PASS REGISTRATION!

Get ready for a splash-tastic summer!  All residents must register for a digital pool pass to access VOP I & VOP II pools. No paper passes needed! If you registered in 2024 and have no household changes, you're good to go! 

### How to Register

**1** Download the MOKO App – Search for Villages of Piedmont I in your app store OR visit [vop1.mokopass.com](http://vop1.mokopass.com)

**2** Sign Up & Select Your Role:


Owners: Select "Owner" & enter your home address.


Renters: Select "Tenant" (Make sure your landlord has already registered your property & given you a reference ID!)

**3** Complete Your Info: Name, email, phone, and create a secure password.

**4** Verify Your Account via email & wait for approval.

**5** Add Household Members – Upload a clear headshot for each person.

 No photo, no pool access! Lifeguards & gate guards will check the digital system—no physical passes required.

 Landlords: Register before your tenants can sign up! See full details in your inbox.

 Need help? Call the management office at 571-248-6630.

Let's make this pool season the best one yet!   



 **Need a Notary? We've Got You Covered!** 

**Great news, neighbors! 🎉 The Villages of Piedmont II (VOP II) Manager, Teresa Phillips is now a certified Notary Public and available to assist with your official document needs—right in your community!**

 **What Can Be Notarized?**

✓ **Legal documents**

✓ **Contracts**

✓ **Affidavits**

✓ **Property forms**

✓ **And more!**

 **Where & When?**

 **Please contact Teresa at the information listed below!**

★ **Quick, Easy & Convenient – No need to leave the neighborhood!**

 **Schedule Your Appointment Today! Call or email for availability.**



**Spring has sprung at Leopold's Preserve! We have observed a variety of seasonal plants and wildlife, including spring wildflowers, breeding birds, and lots of beaver activity. We are offering several exciting programs over the next few months and hope you can join us to enjoy the beauty of the season. Some highlights include guided naturalist hikes (April 2 and April 13), a film screening for Earth Day (April 22), a Forest Bathing session (April 24), and a global wildlife observation project (April 26). And of course, we have plenty of opportunities to get involved as a volunteer. For a full listing of our upcoming events, please visit [www.leopoldspreserve.com/calendar](http://www.leopoldspreserve.com/calendar).**

**With the warmer weather comes a reminder about the White House Farm Foundation's legal obligation to protect Leopold's Preserve from encroachment. This land is protected under a conservation easement and we must ensure it remains as a natural area for future generations to enjoy. We ask that residents of the Villages of Piedmont keep in mind the following guidance:**

- Don't dump yard waste in the Preserve. We strongly encourage all residents to take advantage of the neighborhood's yard waste disposal service for grass clippings, tree limbs, potted plants, Christmas trees, and other garden waste. These items may seem "natural", but they should never be piled or thrown into the Preserve.**
- Don't remove dead or fallen trees from the Preserve. If a tree has fallen from the Preserve into your property, please contact us and our team will remove it.**
  - Don't plant anything, mow grass, or clear vegetation past your property line.**
- Don't place birdfeeders, yard ornaments, lawn furniture, fire pits, fences, or other structures in the Preserve. Please also note that as temperatures continue to rise, bears will become more active in our region. To discourage bears from entering your property, make sure all trash is disposed of securely, do not leave pet food outdoors, and consider taking down your bird feeders over the summer.**
  - Don't create paths into the Preserve. Enter the Preserve only through posted trailheads.**
- All dogs must be leashed in Leopold's Preserve. There are no exceptions for e-collars, voice training, or clicker training. This is not only our rule, but also a Prince William County law.**

**If you are unsure about whether or not your property borders Leopold's Preserve, we encourage you to examine the approximate boundary lines using the Prince William County Mapper tool, accessible at <https://gisweb.pwcva.gov/webapps/CountyMapper/>.**

**Finally, we have continued to work with the Prince William County Police to investigate the incidents of graffiti in the stormwater ponds which occurred in mid-March. Our team will begin removing the graffiti after the police have concluded their investigation, which is currently still ongoing. Thank you to all community members who helped report this issue to us, aided the police investigation, and tried to help with the cleanup. We greatly appreciate your support.**

**If you observe suspicious behavior or criminal activity within Leopold's Preserve, including the entry of any persons into the Preserve after dark, we encourage you to immediately contact the Prince William County non-emergency line. They can be reached 24/7 at (703) 792-6500. Thank you!**

# APRIL EVENTS

## LEOPOLD'S PRESERVE

16290 THOROUGHFARE RD, BROAD RUN

**WED. 2** Guided Spring Nature Walks  
**SUN. 13** 10 AM

**TUE. 8** Homeschool Programs  
**WED. 16** 10 AM

**SAT.** Tree Rescue Volunteer Shifts  
**19** 8:30 AM | 1 PM

**TUE.** Earth Day Film Screening  
**22** 10 AM | [17405 Beverley Mill Dr](https://www.google.com/maps/place/17405+Beverley+Mill+Dr,+Broad+Run,+VA+20131/@38.751411,-77.411411,15z)

**THU.** Forest Bathing  
**24** 10 AM




[WWW.LEOPOLDSPRESERVE.COM/CALENDAR](http://WWW.LEOPOLDSPRESERVE.COM/CALENDAR)



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# Community Reminders

***Clubhouse rentals remain available for the 2025 season! Please visit [www.villagesofpiedmont.us](http://www.villagesofpiedmont.us) for an application and list of related rules.***

***No Speeding- Please observe the community speed limits! in the townhomes the speed limit is 15MPH.***

***On Market Ridge Blvd the speed limit is 35 MPH***

## ***Street Lights Out***

***Is there a street light out in the community? The best way to report the incident to management is to retrieve the pole numbers located on each street light. Please email the number to [barbara.smith@pmpbiz.com](mailto:barbara.smith@pmpbiz.com) or call 571-274-6630. Once received, management will contact NOVEC or VDOT to get the lights working again!***

***Thank you in advance for your efforts!***