



Bull Run Mountain Civic Association
PO Box 374
Haymarket, VA 20168

BULL RUN BULLETIN

JANUARY 2011

FROM THE PRESIDENT

Happy New Year and greetings to the residents of Bull Run Mountain Estates from the Bull Run Mountain Civic Association! The board of directors and I wish that all of you will have a great year living here on our mountain.

We're taking this opportunity to put out a newsletter to renew greetings to the residents of the mountain, and to welcome newcomers to our area, and introduce them to the BRMCA. The BRMCA is the organization that represents the residents with the Prince William County Supervisors, and is responsible for the operations and maintenance of community property. It is an all-volunteer group, headed by a nine-member board of directors.

The BRMCA is the owner of most of the roads on the mountain, owns and maintains the clubhouse at 1811Ridge Road, and owns other property on the mountain.

Membership in the BRMCA is open to all residents or lot owners, and is voluntary, as are membership dues. Those dues, which are only \$50 annually per residence or undeveloped lot, entitle the paid member to vote in BRMCA elections. While that may not seem like much of a benefit, it's a critical component to keeping the BRMCA operating. Prince William County collects a specific BRMCA levy on property taxes which goes only for paying off the paving bond of several years back, and for road maintenance and snow plowing. All the other costs of the BRMCA, including operations and maintenance of the clubhouse, county taxes, insurance, newsletters, mailings and legal fees come from the dues payments. Without them, BRMCA would likely cease to operate.

So it's my view that as good citizens, we have a responsibility to pay our dues to help fund the activities of the BRMCA, to keep our roads maintained and support the other activities of the BRMCA, as listed in the *Support your Civic Association* section below. The dues submission form is located at the bottom of the newsletter, or they can be paid online at our web site.

We are hoping to encourage dues payments with a bonus this year. According to the bylaws, they are due at the first of the year. To encourage on-time payment, the board has voted to allow any resident who pays their dues by March 31st two free one-day rentals of the clubhouse during the year. There is more information below in *Clubhouse Manager Sara Craig Eisenhower's* section.

The board also has a number of goals planned for this year, including sponsoring community events as well as several improvement projects. Our first event is a wine tasting on 19 February, details below. We are also looking into some road improvement projects, including installation of guard rails on several parts of the road. And we're always looking for ideas and volunteers from the community to help make the mountain a better place for all.

Last fall, we did a major redesign of the BRMCA web site, www.brmca.net, with thanks to our webmasters Bruce Roemmelt and Sara. We will be using that as the primary vehicle to communicate with the members over the course of the year. We will post board meeting announcements and meeting minutes. The webmasters have also added a "yellow pages" section for residents to advertise services to their neighbors.

So, welcome to 2011.

Regards,

Glenn Cruickshank, President, BRMCA

2011 BRMCA OFFICERS

President – Glenn Cruickshank
Vice President – James “Buddy” Foster
Treasurer – Alan Bratburd
Secretary – Jane Sudol



BRMCA BOARD, MEMBERS AT LARGE

Director – Dan Stapleton
Director -- Sara Craig Eisenhower
Director – Paul Scheingold
Director – Charles Phucas
Director – James Price

Roads Point of Contact – Alan Bratburd
Clubhouse Committee Chair – Sarah Eisenhower
FireWise lead – James Price
Webmaster – Bruce Roemmelt

COMMUNITY WEB CONTACTS

Board members, Activities Committee and FireWise:
board@brmca.net
Road Committee: roads@brmca.net
Clubhouse Committee: clubhouse@brmca.net
BRMCA website: website@brmca.net



BRMCA WINE TASTING

A wine tasting event is scheduled for February 19, 2011, 6-8pm. We will host Horton Wineries who last visited several years ago. They will be offering some of their award-winning wines at our very own rustic Clubhouse! You can purchase them on site. Guests are requested to bring a favorite cheese or dip to share. Desserts and specialty dishes are a treat. A cash donation of \$5 per person is appreciated. Seating is limited so please respond if you want to attend. To RSVP or for more information, contact Sara Eisenhower at [703-yyyyyy](tel:703-yyyyyy) or e-mail to board@brmca.net. Details will be posted on the website soon.

ROAD POLICIES; WINTER ROAD ADVISORY

As residents of a more challenging neighborhood in the winter time, the ‘old timers’ would like to offer the following suggestions for your driving safety:

- Keep a short shovel in your car. It is useful for the gravel barrels and to dig gravel from the edge of the road to put under tires as is sometimes necessary.
- Invest in some inexpensive cable chains and put them on when conditions are questionable.
- Remember to give way to vehicles going UP the mountain. It can be difficult to maintain momentum to get up the hills so please don’t make those drivers stop or slow for you.
- Ice storms will be addressed by our contractor on a mountain wide basis. When encountering isolated patches of ice due to thawing and refreezing, residents are to use the chip barrels. Shovels are not provided.
- Don’t park on a road right of way at any time of the year. Cars, trailers, etc. left or parked for more than a few days can be towed at the owners expense. This is especially important when snow is expected and your vehicle could block snow plows.
- Snow plowing begins when accumulation is 4" deep. When sheet ice is evident, residents are to call **XXX** who will in turn contact our snow contractor.

Above all, please drive slowly and have some good all-weather or snow tires!

SUPPORT YOUR CIVIC ASSOCIATION

Your civic association wants to be a good steward of our neighborhood resources. It is the continuity for our community. We maintain our corporate status and coordinate with the county on matters of mutual interest, particularly our roads – including maintenance and snow removal. We monitor snow and ice conditions to get roads plowed or chipped as conditions require. This is important for our public welfare, safety and well-being. We provide insurance for our facilities, maintain heat, power and water for the facilities. We facilitate social activities as the community desires and serve as a repository of information about our community. We assist residents in matters of common interest such as obtaining cable TV and internet services.

Activities we've supported include Neighborhood Watch, currently dormant but ready to spring back if conditions warrant. Criminal and other unwanted activities surface from time to time and Neighborhood Watch is a volunteer citizen-based organization, cooperating with the local police to keep watch and report suspicious or harmful activities. Another activity we support is the FireWise Program of the National Fire Protection Association, co-sponsored by the State Division of Forestry. It protects neighbors and property from the risk of wildfire.

FIREWISE

Our program serves to educate and improve fire safety on the mountain. It also supports improvements such as widening roads and turnarounds through grants for projects that make it easier for the fire department to reach fires. This program helped us develop evacuation plans in case of wildfire.

Recent surveys found we are at considerable risk of wildfire. Our risk rating is independent of weather conditions. It is based on our terrain and the amount of fire fuel (dead trees, limbs, leaves) we have in the woods around our homes and on vacant lots. We have the HIGHEST Wildfire Hazard Rating assigned to any community – "**Extreme Risk**." We encourage you to review the enclosed material, consider evacuation options and find what you can do to reduce your risk and ours.



CLUBHOUSE

Our clubhouse is for our community. It is available for rent and for community activities. In the past it has hosted parties (Halloween, hostess, wine tastings), community groups (Boy and Girl Scouts, exercise classes, education) and community meetings. If you need a one-time rental or represent an organization with an on-going need, please contact us at board@brmca.net.

BRMCA Clubhouse Cleanup - come meet your neighbors!

Did you know that the Bull Run Mountain Estates has a clubhouse? It's true! Thanks to handy and helpful neighbors past and present the clubhouse has been kept up and running for many years. We've had two very successful community cleanups there in the last year- one for the inside of the clubhouse and one for the grounds around it. It's in great shape!

As nice as our clubhouse is, though, we still have some work to do. We are planning on hosting another community cleanup event there this late winter and / or early spring. Please feel free to stop by and help out! Dates and times are TBA, so be sure to check out the BRMCA website for updates (www.brmca.net).

Rent our Clubhouse

Our clubhouse is more than just the meetings place for our monthly board meetings- it's great for all kinds of events! It has a full kitchen, restrooms and a wide open great room that features a large working fireplace, a beautiful hearth and stonework walls. Parties, exercise classes, wine tastings and even wedding receptions have been held there. Rental rates are posted on our website.

In other clubhouse news, we are proud to announce a great new feature for residents who opt to pay their yearly dues: Any resident/lot owner who pays their annual membership dues prior to 3/31/2011 is entitled to two free non-commercial rentals of the clubhouse (maximum 24 hour per rental) over the course of the year, first come, first serve, (the standard clubhouse cleaning and damage deposit will be charged).

**BULL RUN MOUNTAIN CIVIC ASSOCIATION
MEMBERSHIP DRIVE**

The Bull Run Mountain Estates community is home to over 450 households on the mountain. As with many civic associations, a wide range of services and financial obligations is necessary to maintain our beautiful and unique neighborhood. For example, your Board of Directors and other active community members monitor and report on community interests, such as the Neighborhood Watch Program and our Adopt-A-Road program. We attend diverse community meetings on local issues, such as schools and planning. We have served on County advisory committees like the Gainesville District Advisory Council designed to support and protect our community values, such as monitoring the now-defeated racetrack proposal.

However, unlike many civic associations, our funding, **with the exception of road maintenance money**, is raised by non-assessed dues paid voluntarily by you. This means that many volunteer hours and funds are used to provide to meet community needs. Some of our other services (and financial obligations) include fiscal reporting to the IRS, maintenance and insurance of our common properties, such as the Clubhouse and the fire reserve pond, printing and distribution of our newsletters, the "Bull Run Bulletin" and the maintenance of our web site (www.brmca.net). It also includes special community events like hosting the Prince William County supervisor candidates, teen and kiddy dances and adult open houses. **Voluntary dues indicate the need for our membership drives.**

The by-laws of the Association (Article IX, Section 2) say "Dues shall be payable in advance on the first day of January in each fiscal year." Please renew your membership today and help us continue the good work that so many volunteers contribute to our mountain way of life. The membership fee is a once a year payment and entitles you to vote on all BRMCA issues. Please contribute your dues and help decide the direction of our Association. Ask your neighbors if they are members of the Association. Thank you for your support.

BRMCA 2011 MEMBERSHIP FORM

Complete and mail this form, along with your check to:
BRMCA Membership, P.O. Box 374, Haymarket, VA 20168-0374

Name: _____

Address: _____

(Include City, State and Zip if different from Haymarket)

Telephone No: _____ E-mail: _____

Membership registration is \$50.00 per household annually. Make checks payable to BRMCA or pay with PayPal or major credit card, using a link from our web site, www.brmca.net. Thank you for joining or renewing. We look forward to working with you and for you. Comments and ideas are always welcome.