



Neighborhood News Noticias del vecindario

November/December 2022

Noviembre/Diciembre 2022

Coming Attractions: Opportunities to Have Fun in the Neighborhood

Bundle Up and Get Ready to Laugh! Community Meeting + Outdoor Movie Night Nov. 4, 6:30 PM, 2800 Fairhaven Avenue

We are trying something new for adults and kids alike! Bundle up, bring something to sit on plus an electric blanket and extension cord if you want, and certainly BYOB. We'll have some things to share, of course.

The JMCA Community Meeting will kick off at 6:30 p.m. outside — President Derek Cole will give updates from his meeting with Supervisor Rodney Lusk, and we'll talk about the fun coming up in December.

Immediately after, we will watch "The Lego Movie" on a large outdoor screen supplied by neighbor Sarah Daley.

If you can't come to the meeting, but do want to join for the movie — that is allowed! Runtime is 1 hour and 40 minutes, so we'll get you home before it gets much colder.

JMCA Holiday Extravaganza Dec. 10, 2-5 p.m., 2803 Fairhaven Ave.

Get excited for hot cocoa, four types of whipped cream and many more toppings, plenty of cookies, kids packs and beverages for adults. Bring your little ones, human or furry, to take a holiday photo in front of our backdrop. And there just may be a man with a white beard on standby. You are welcome to bake and bring some cookies to share. We will be collecting canned goods and new/unwrapped toys to donate to charity. As the sun sets, Adam Davis will share about the history and meaning of the Hanukkah Menorah.

All faiths and non-faiths are welcome. And we welcome the inclusion of additional traditions — just let us know at info@jeffersonmanor.org.

Light Up the Manor

Details on Light Up the Manor will be on the Jefferson Manor Facebook page. Last year one street had 8 bright, twinkly houses in a row. Which street will have the most this year?

Ilumina Jefferson Manor

Los detalles sobre *Light Up the Manor* se compartirán en la página de Facebook de Jefferson Manor. El año pasado una calle tenía ocho casas en fila, luminosas y titilantes. ¿Qué calle tendrá más este año?



Próximas Atracciones: Oportunidades para Divertirse en el Vecindario

¡Abrígate y prepárate para reír!

**Reunión comunitaria + Noche de cine
4 de noviembre 18:30, 2800 Fairhaven Avenue**

¡Estamos probando algo nuevo para adultos y niños por igual! Abríguense, traiga algo para sentarse, una manta eléctrica y un cable de extensión si lo desea, y es fiesta de traje en cuanto a alcohol (BYOB). Habrá algunas cosas para compartir, por supuesto. La reunión comunitaria de la JMCA comenzará afuera a las 18:30: el presidente Derek Cole presentará actualizaciones de su reunión con el supervisor Rodney Lusk, y hablaremos sobre la diversión que se avecina en diciembre. Inmediatamente después, veremos la película "The Lego Movie" en una gran pantalla al aire libre provista por la vecina Sarah Daley. Si usted no puede venir a la reunión, pero quiere ver la película, ¡no hay problema - eso está permitido!

El tiempo de ejecución es de 1 hora y 40 minutos.

Extravagancia festiva de la JMCA

10 de diciembre, 2-5 pm, 2803 Fairhaven Ave.

Anímate con chocolate caliente, cuatro tipos de crema batida y muchos más ingredientes, muchas galletas, paquetes para niños y bebidas para adultos. Traiga a sus pequeños - humanos o peludos - para tomar una foto festiva frente a nuestro telón de fondo. Y puede que haya un hombre con barba blanca en espera. Le invitamos a preparar y traer algunas galletas para compartir. Estaremos recolectando productos enlatados y juguetes nuevos/sin envolver para donar a la caridad. A medida que se pone el sol, Adam Davis compartirá la historia de la Menorá de Hanukkah. Todas las religiones y no religiones son bienvenidas. Y agradecemos la inclusión de tradiciones adicionales; solo háganoslo saber en info@jeffersonmanor.org.



Happy Holidays!



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<p>Letter from the President</p> <p>Jefferson Manor is ready for the holiday season! Festive Fall and Halloween decorations adorn our porches, and it will only be a short time before we see extravagant and creative holiday décor!</p> <p>On behalf of the JMCA, I would like to wish all residents a very merry holiday season. We had a truly inspiring year of social connection and volunteerism. Thank you for all your support and membership renewals. It helps us continue executing events like our incredibly successful block party, featuring over 450 attendees and a unique lineup of vendors.</p> <p>Thank you to all who gathered to celebrate our vibrant community and thank you as well, to all sponsors and donors. We will be back bigger than ever next year.</p> <p>The JMCA board wishes you all a happy and healthy holiday season, and the very best of luck and success in 2023.</p> <p>Cheers! -Derek</p>	<p>Carta del presidente</p> <p>¡Jefferson Manor está listo para la temporada navideña! Decoraciones festivas de otoño y Halloween adornan nuestros porches, ¡y pasará poco tiempo antes de que veamos decoraciones navideñas extravagantes y creativas!</p> <p>En nombre de la JMCA, me gustaría desearles a todos los vecinos unas felices fiestas. Tuvimos un verdadero año inspirador de inclusión social y voluntariado. Gracias por todo su apoyo y renovación de membresía. Nos ayuda a continuar con la realización de eventos como nuestra increíblemente exitosa fiesta de barrio, con más de 450 asistentes y una alineación única de proveedores.</p> <p>Agradecemos a todos los que se reunieron para celebrar nuestra vibrante comunidad y agradecemos también a todos los patrocinadores y donantes. El próximo año será más grande que nunca.</p> <p>La junta de la JMCA les desea a todos una feliz y saludable temporada navideña, y la mejor de las suertes y éxito en 2023.</p> <p>¡Salud! -Derek</p>
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 	<p>New Body Balance In-Home Massage Therapy</p> <p>Dear Neighbors: I'm Cindy Chin, my family and I have lived in Jefferson Manor for two years and we really like JM! I am a licensed and well-trained massage therapist with over 11 years of experience, including over 6 years in home massage working through national mobile massage companies.</p> <p>My goal is to provide an excellent and effective massage experience in the comfort of your home. My treatment combines a variety of massage techniques, customized and tailored to each individual's needs.</p>
<p>If you have Muscle Pain and Tension, Back Pain, Stiff Neck and Joints, Frozen Shoulder, Headaches/Migraines, Tennis Elbow, Carpal Tunnel Syndrome, Myofascial Pain, Sciatica Pain, Stress/Anxiety, Fatigue, Insomnia, etc., please give my service a try—I can help you! My massage service is available for parties and events. Athletes and bodybuilders welcome!</p>	<div data-bbox="933 1696 1096 1896" style="text-align: center;">  <p>SCAN ME</p> </div> <p>Cindy Chin 917-502-2528 Text me or scan the QR code for info. or appt. JMs save \$40 through January 2023! Venmo, PayPal, credit card, cash accepted.</p>

Jefferson Manor Home Maintenance: Winter Checklist

Cold, damp weather, heavy leaves and falling branches can be tough on our homes. Get ready for winter with these tips.

- Clean your gutters! Debris in your gutters can lead to water in your basement and other issues. Consider gutter guards as a preventive measure.
- Test your sump pump and clear window well drain areas if applicable.
- Test and service your heating system, replace filters as needed.
- Install new batteries in your smoke alarms.
- Invest in a snow shovel, and do your best to maintain your portion of the sidewalks. If you know of someone that requires assistance, please reach out to the JMCA board, and we might be able to find some help!
- Secure outdoor water sources. Disconnect hoses from hose bibs, cut off water to prevent hose bibs and other pipes from freezing.
- Evaluate trees for impact of snow and ice. Unhealthy trees could lead to home damage in a storm.
- Consider insulating your attic space. It could make a big difference in our often underinsulated homes.
- Evaluate windows and doors for leaks. Caulk and weather strip as needed.
- Repair patios and pavers, which will probably get worse in the winter months.

Mantenimiento de la casa de Jefferson Manor: lista de verificación invernal

- ¡Limpia tus canaletas! Los escombros en las canaletas pueden generar agua en el sótano y otros problemas. Considere los protectores de canaletas como una medida preventiva.
- Pruebe su bomba de sumidero y despeje las áreas de drenaje del pozo de la ventana, si corresponde.
- Pruebe y dé mantenimiento a su sistema de calefacción, reemplace los filtros según sea necesario.
- Instale baterías nuevas en sus detectores de humo.
- Obtenga una pala de nieve, haga todo lo posible para remover nieve de las aceras. Si conoce a alguien que requiere asistencia, comuníquese con la junta de la JMCA. Es posible que podamos encontrar ayuda.
- Asegure las fuentes de agua al aire libre. Desconecte las tomas de agua de las mangueras, cierra el agua para evitar que las tomas de agua y otras tuberías se congelen.
- Evalua los árboles para el impacto de la nieve y el hielo. Los árboles no saludables podrían provocar daños en el hogar durante una tormenta.
- Considere aislar el espacio de su ático. Podría hacer una gran diferencia en nuestros hogares.
- Evaluar las ventanas y puertas en busca de fugas. Aplique masilla y burlete si es necesario.
- Repare los patios y los adoquines, que probablemente empeorarán en los meses de invierno.



Haunt the Manor Winners!

First Place: 6011
Monticello
Second Place: 6010 North
Kings
Third Place: A true tie!!
6019 & 6021 Williamsburg
Honorable Mention: 2713
Fairhaven

Thank you to everyone
who entered for making
our neighborhood a
spooky delight!



**Ashley Has the Expertise &
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Ashley is the Realtor with the Top Selling
Home in Jefferson Manor **FOUR YEARS**
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- Ashley Sells JM Homes on average \$27K Above List price!
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If your home is currently on the market, this is not an attempt to solicit.



A Successful Sale for Mount Eagle Elementary and Great Donations for Women Giving Back

On Saturday, Sept. 10, more than 16 households did some serious spring cleaning for the Community Yard Sale benefiting Mount Eagle Elementary. In addition to the tough negotiating that took place in the yards of Williamsburg and Edgehill, many neighbors donated new, gently used, and otherwise nice items to the “Name Your Own Price” section of the Communal Yard where 100% of the proceeds went to our beloved Mount Eagle Elementary.



With a \$300 donation from JMCA, we raised \$1530 for the students, the most we have ever raised!

In addition, Kristie Rowe was on site collecting clothing in support of Women Giving Back. Your generous donations totaled thousands of dollars and filled six large boxes of women’s professional clothing, fall/winter items, children’s clothing and diapers. Thank you to all who contributed — your donations will have a meaningful impact on women, families and students in the area!





*“If the devil is in the details,
consider us possessed...”*



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COMPASS

JMCA 2022-2023 Board Members/Junta Directiva

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Derek Cole, President/*Presidente*
Susan Bowyer, Vice President/*Vice Presidenta*
Diana Stanley, Treasurer/*Tesorera*
Sharon Evans, Secretary/*Secretaria*

Directors

Kay Floyd, Chair of the Board
Sarah Daley
Adam Davis
Sarah Jenkins
Derek Oberg

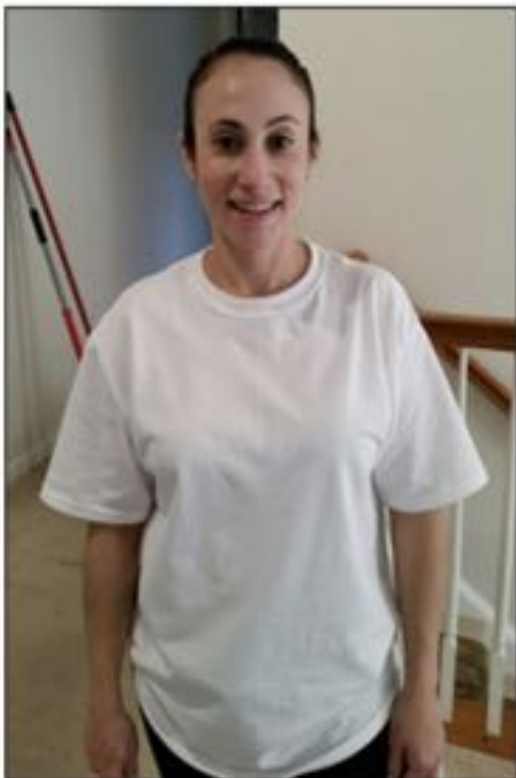
Advertising in the Newsletter

Ad size	Price per issue
Full page	\$210
1/2 page	\$110
1/4 page	\$60
1/8 page	\$35

JMCA Newsletter

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Alejandro Gamboa, Spanish translation
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For advertising information, contact the JMCA Treasurer at treasurer@jeffersonmanor.org



Amanda's Cleaning

I am Amanda Florian and my business is your neighborhood maid service.

We continue to support your cleaning needs during the shutdown for COVID-19. My team and I wear masks and gloves in your home and my cleaning service includes disinfection.

As always, I don't charge more for pets. We offer recurring cleanings, as well as one-time deep cleaning and cleanings for move-ins and move-outs.

I have been cleaning homes for 16 years and have references in Jefferson Manor. I have the best prices in the area.

**We work hard to make your home look clean and bright!
Call or text me for a free estimate.**

571-217-3142

The JMCA 75th Anniversary Block Party: An incredible, fun-filled success!



Over 400 people braved the remnants of Hurricane Ian to enjoy the many activities as planned by the JMCA. Thank you to all sponsors, donors, volunteers and attendees! Special thanks to Supervisor Lusk for reading our Jefferson Manor proclamation! The block party featured two popular food trucks, a lively band, beer garden, vendors, face painting and more! We were also able to collect items for

local charitable organizations and Mount Eagle Elementary. The JMCA is already busy planning next year's block party. Thank you for your membership renewal and support to make magical events like these possible.

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JMCA Membership Form

Name(s): _____

JM Street Address: _____

Email: _____

MEMBERSHIP TYPE

- New member Renewing member

CHOOSE ONE:

- \$20—One-year household membership
 \$35—Two-year household membership
 \$10— One-year senior (55+) membership



OTHER: T-shirt: _____ Bag: _____

JMCA accepts additional funds outside of dues to bolster financial support for community activities and events. If you would like to make a donation, include the additional amount here \$ _____

TOTAL \$ _____ Cash Charge Check

The JMCA welcomes the assistance of volunteers. Please let us know which activities are of interest to you:

- Neighborhood Watch
 Transportation and Land Use Committee
 Parents Group
 Social Committee
 Welcome Wagon
 Contributing to the newsletter
 Newsletter distribution (delivery)

Jefferson Manor Citizens Association • PO Box 4104, Alexandria, VA 22303-0104 • Visit JeffersonManor.org



THE JEFFERSON MANOR REAL ESTATE MARKET REPORT



Status	Address	BR	BA	List \$	Sold \$	Close Date
SOLD	5863 Monticello	3	2	\$579,950	\$580,000	10/03/2022
SOLD	2803 Albemarle	2	1	\$559,000	\$520,000	09/12/2022
SOLD	5802 Edgehill Dr	2	2	\$580,000	\$580,000	08/23/2022
SOLD	2703 Farmington	2	2	\$595,000	\$600,000	08/16/2022
SOLD	2629 Farmington	2	2.5	\$599,000	\$605,000	08/01/2022
SOLD	2728 Farnsworth	2	2	\$589,000	\$580,000	07/29/2022
SOLD	2710 Farmington	3	2	\$559,995	\$560,000	07/26/2022

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Tom Rickert / Realtor
JM Resident & Lifetime Member of "NVAR's Top Producers Club"

Tom's Jeff Manor Record:
JM assisted Sellers 155
JM assisted Buyers 52
JM assisted Landlords 70
JM assisted Renters + 55
Successful JM Transactions 333

Jefferson Manor's real estate market has cooled as we head towards winter. Price reductions are prevalent & seller concessions are back. Coldwell Banker's exclusive "Real-Vitalize" program can get your home show-ready with no cash up front. You pay it back when your home sells! Contact Tom for a free, no obligation, market strategy analysis. "Real-Vitalize" can help get your property ready for the market!



TomGRickert@gmail.com / 703-447-7901 / Facebook@TomRickertHomes

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