

Westerley Residents,

My name is Lauren Deyerle, and I submit my name for consideration as a candidate to serve on the board of directors of the Westerley Homeowners Association.

I am a native Texan who moved into Vermont Maple Terrace in summer 2008. After nearly a year of looking at homes, I submitted an offer on my current Westerley townhome within one month of discovering the community. As a first time homebuyer, I was immediately attracted to Westerley's location, visual appeal, and convenient amenities. It is these qualities I hope to maintain and advance as a HOA board member.

You have probably seen me walking my Cavailer "Bailey" around the community, and these walks give me ample opportunity to spot issues that can be improved. As a board member, I will bring the following to the board.

*Fiscal Responsibility* – I, probably much like you, was not pleased when HOA dues increased from \$85/mo to \$96/mo (for townhomes) in summer 2009, an almost 9% increase. (Single family home dues increased from \$80 to \$85.) While townhomes are more costly for the HOA to maintain than are single family homes, I certainly did not get a 9% increase in my paycheck. As your board member, I will try my best to make sure rates do not increase, and will take a long hard look at the budget to determine if spending money more efficiently can translate into decreased HOA dues for you.

*Common Sense* – Per Westerley's fiscal standing, it makes no sense to spend \$300 for a contractor to fix the downspout at the pool house when a little elbow grease and \$10 worth of materials from Home Depot will do the job. As far as trash around the neighborhood: let's discuss ways to prevent recycled materials from blowing trash all over our streets.

*Personal Responsibility* – I strongly believe in personal responsibility, for yourself and your property. Maintaining residences is a must to keep our property values competitive in Loudoun's growing real-estate market. Quick and simple maintenance items– changing a light bulb, laying a bag of mulch, trashing a dead plant – should not be cause for war between you and the HOA. As your board member, I would be your advocate, and will present your concerns to the board. We are in this together, so let's work together.

Thank you for your consideration.

Lauren E. Deyerle  
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