

Park West Pages

Park West Community Association Newsletter

Additional Information Available at www.parkwestcommunity.org

WINTER 2013

JAN - MAR 2013



Upcoming Events

January 21 - MLK day
February 14 - Valentine's day
February 18 - President's day
March 10 - Day Light Savings
March 17 - St Patrick's day
March 31 - Easter
**April 20 - PWCA community
clean-up**
April 22 - Earth day

The President's Message

by Rich Juchnewicz

The PWCA convened the community's Annual Meeting on 15 November at 7pm (Laurel Ridge Elementary Cafeteria). We had record turnout with over 45 home owners in attendance or dually represented by proxy. The collective community ratified a \$281,200 operating budget for 2013. The budget is posted on the community website for all to review. Additionally, the community voted to accept a \$5 per quarter increase in our PWCA HOA dues to account for increasing costs. Finally, residents elected 2 new board members (TJ Hanton and Art Giles) and reelected Rich Juchnewicz for another 3 year term.

While we welcome our new board members, your PWCA HOA board would like to thank Bob Ritchie and Don McBride for their years of faithful service to our community. Bob was our vice president for many years and Don deftly kept the standards as the Architectural committee chairman.

Starting in January you will see a new grounds maintenance company. We were able to negotiate a new contract saving our HOA about \$18,000 over the next 3 years with improved service to our community. Look for some flood mitigation and more tree work in 2013.

Remember, all are welcome to the monthly meetings, give us your ideas, and get involved. We (the Board) are fueled by the Community's enthusiasm to make things better for all of us. On behalf of the HOA, thanks for the great year. Rich Juchnewicz: president@parkwestcommunity.org, 703-426-8097.

Block Captains

Our Block Captains have been greeting new neighbors, sharing information, and keeping our community running! Contact information for PWCA Block Captains are below:

TJ Hanton / 4847 C'park Rd /
TJ@hanton.net / 703.764.1671

Carolyn Janning / 4818 C'park
Rd / pinkpenguin3@verizon.net /
703.909.9925

Fred & Alice Heyer / 4935 C'park
Rd / chopinheyer@aol.com /
703.425.8029

Tammi Jackson-Griffin / 10436
Malone Ct / jtammi@cox.net /
703.272.7394

Laura McGiffin / 10433 C'park
Ct / laurasnote@cox.net /
703.865.4744

Mike Essig / 4728 G'boro Dr /
essigmw@gmail.com / 571.224.8250

For additional information, or to
volunteer, please contact the PWCA
HOA Board

PWCA HOA Board Meetings

Scheduled for the 2nd Tuesday
of the month at 7pm in room
504 or Gold Cafeteria at
Robinson HS.

- January 8th
- February 12th
- March 12th
- April 9th

Meetings are open to all
interested in the PWCA.

Be sure to check the website for
updates/cancellations.

PWCA NEIGHBORHOOD WATCH

The PWCA Neighborhood Watch program has begun, and several of our neighbors have stepped up to assist in this important community program. However, we still need additional volunteers to drive or walk around the community for just a few hours each month, and report any suspicious activities to the coordinator or the police department. It's a great way to get involved in our neighborhood. Please contact Joe Underwood by phone at (703) 323-4710, or by e-mail at parking@parkwestcommunity.com, if you would have any questions.

To report criminal activity, please call 703-691-2131 (non emergency). You may also report certain crimes and incidents through the online crime reporting page at: <https://www.fairfaxcounty.gov/police/crs/>



PWCA Permit Parking Program

Several issues and questions have arisen in the past several months regarding the PWCA permit parking program, which prompt us to recap some of the PWCA parking rules, as follows:



- Any new owners, landlords with new / renewed leases, or residents with new cars are required to submit a new application (as well as copies of new leases and tenant authorizations for landlords). All old permits and/or guest permits must be returned when receiving new permits.
- Renter's permits are issued only for the period of the lease, and the month and year of the termination of the renter's lease period will be indicated on the permits.
- All owners requesting any new permits must submit applications / requests at least seven days prior to the issuance of new permits.
- No person shall request a permit for anyone not actively residing within the community.
- If a resident loses a permit, the resident must pay an administrative replacement fee, and the old permit will be immediately revoked. If a second permit is lost, the resident must petition the PWCA Board to receive a further replacement.
- Visitor permits are to be strictly used by visitors to a resident's home and are to be returned to the resident when the visitor leaves. They are not to be regularly used by individuals not normally residing at the permitted address, or loaned to others to use while not visiting a residence.
- No person shall use a parking permit which has not been issued by PWCA (i.e., duplicate, or "counterfeit" permit), or otherwise park a vehicle not authorized in PWCA areas.
- Misuse of parking or guest permits can result in sanctions, including confiscation of the pass and the loss of parking privileges.
- Temporary guest permits are available, and can be requested between 9 a.m. and 9 p.m., and a list of PWCA parking officials can be found at www.parkwestcommunity.org. Please request temporary permits as-early-as-possible (i.e., at least 2 hours prior to your need, if possible), especially with requests for larger numbers of guests.

Got questions or issues...please contact PWCA Parking Chairman Joe Underwood at parking@parkwestcommunity.org or (703) 323-4710.

Got Spalling Steps? Maybe Not!

The HOA committee did a re-evaluation of the condition of steps throughout the neighborhood. It was determined that very few had actual spalling issues, and that most just needed to be thoroughly cleaned. Cleaning can be accomplished with products such as Clorox Outdoor Bleach Cleaner. This can clean and help remove stains. Once the steps are pressure washed, allow 48 hours for them to dry, and then you can apply a concrete sealer to protect your investment. Apply 2 coats to ensure 100% coverage of your stoop and stairs. If you have any questions on the condition of your individual steps, or questions in general please feel free to contact the Architectural Committee at acc@parkwestcommunity.org.



Stay Instantly Informed!

Want important or time critical PWCA information? Please consider adding your email address to the PWCA email group. Occasionally, the HOA is informed of short-notice traffic concerns, community hazards, or criminal activity; and if your on the list, you'll be in the know! The HOA will not spam you. Register for the PWCA email notification by sending a blank e-mail message to pwca_info-subscribe@parkwestcommunity.org with the Subject 'Subscribe'.



PWCA Community Clean Up

In support of Earth Day, our community clean-up effort will be Saturday, April 20th, at 9 AM (meet at the pool). This will be the perfect time to collect the garbage remnants of old man winter. Please dress accordingly and bring your gloves; garbage bags will be provided. Kids can log volunteer hours! This is our opportunity to come together as a community, clean-up our corner of the world, and make our home a little nicer.

HELP..Block Captains & Committee Members Wanted!!!

Your community needs concerned residents who want to get involved, meet new friends, and further the Park West spirit of neighborliness. We need more Block Captains overall but specifically need one for Treasure Court. All Committees need your help, ideas, and energy. If you are interested in a BC or committee position, please contact the PWCA Board at president@parkwestcommunity.org.

PWCA Architectural Modifications

Exterior alteration or modification of a Kings Park West Community townhome (including window replacement) is not permitted without prior written approval from the Architectural Control Committee (ACC). Requests should be made via the Architectural Control Modification Form found on the PWCA website. The completed form should be mailed to PWCA Architectural Control Committee, Attn: ACC Chair, c/o Capitol Property Management, 3914 Centreville Road, Suite 300, Chantilly, Virginia 20151. Approval or disapproval will occur within sixty (60) days of submission of written request. Questions should be e-mailed to acc@parkwestcommunity.org.

FIGHTING LITTER

Litter is human-generated waste that is discarded in an inappropriate place, or improperly stored trash which has escaped from its container. Litter is harmful to our natural environment and an aesthetic blemish to our communities. Litter has a negative impact on your home and your community by decreasing property values.

Once litter is in our environment, it can be there for a long time. For example, cigarette butts, the most common litter, takes up to 12 years to break down. Cans and bottles take much longer to break down.

What You Can Do to Prevent Litter

Changing a common behavior, like littering, starts with you. Each person must accept responsibility for their actions and influence the actions of others around them at home, at school, in your place of business, and in the community at large. **Start with these actions:**

- Set an example for others, especially family, co-workers, friends, and children by using trash and/or recycling receptacles and not littering.
- Participate in community clean-up projects.
- Always have available a litter bag in your car. Clean out litter in car when you are getting gas.
- If you are a smoker, before you light up, identify where you will dispose of your cigarette waste when you finish smoking. Use trash and ash receptacles, including pocket ashtrays.
- Encourage fellow smokers to be responsible for their cigarette litter, too.
- If you see litter, pick it up. Use gloves and a plastic storage bag.
- Use re-usable bag for purchases instead of getting plastic bags from the store
- Do not throw any litter out of vehicle windows.
- Pick up after your dog as you walk through your neighborhood. Use newspaper delivery bags, "scoopers", or other easy-to-use methods to clean up after your pet.
- Be sure to put pet waste in trash receptacles. Take responsibility for your pet and his/her actions.
- Make sure your trash cans have lids that can be securely fastened or use bungee cords to hold them in place.
- Secure all trash in black bags with ties.
- Secure recyclables in recycling bins. Tie paper and cardboard into bundles before placing into curbside recycling bins
- Do not put out trash before 6 PM the night before pick-up.

