



PARK WEST PAGES

Park West Community Association Newsletter

May 2016

President's Corner

I am honored and pleased that the Board of Directors has elected me to serve as president of the Park West Community Association for 2016. My name is Mark Griffin – some of you will know me as the Architectural Control Committee Chair since August 2014. On behalf of the Board I would like to thank our previous president, Curtis McGiffin for his leadership and dedication to the corporate needs of our community. His efforts, along with those of our past presidents and boards have kept our association sound and nurtured our common areas and amenities. I'm looking forward to working with you to make this community even better while also undertaking the necessary refurbishment activities for a 30+ year old community.

Communication with our residents and members of the Association is critical to successfully moving forward and occurs through a variety of methods. First, there is a Board meeting on the third Tuesday of each month that is open to all. Feel free to attend, provide input, and listen to the current state and future plans for our community. Secondly, through official letters, correspondence, newsletters and updates to our website. Thirdly, through the message boards at both entrances and an email distribution list. Lastly, there is also an active Facebook group. Please take a moment and sign up for the distribution list on our website or join the Facebook group if you'd like.

During certain monthly meetings we also bring in one of the major contractors who perform services for us to review the past year, look forward to the next year, and field questions from residents and members of the Board. This is a great opportunity for you to see what we are planning for the near-term.

Continued on last page

UPCOMING EVENTS

May 14: Community Yard Sale
8am @ Pool

May 17: Board Meeting 7pm
@ Robinson

May 28: Pool opens!

June 21: Board Meeting 7pm
@ Robinson

June 25: Welcome new
residents 7pm @ Pool

July 4: Independence Day
Party @ Pool

August 2: National Night Out

Your Water and Sewer Pipes – An Expensive (and sometimes unrecognized) Repair ...

Our homes are 30+ years old with the usual issues that arise from that age. You as the homeowner are responsible for your lines off the main pipes - they are known as 'laterals' and are typically in your front yards. These sewer and water laterals have gone through the repeated freeze/thaw cycles and an earthquake or two. Consider an add-on protection program to cover these repairs - or risk finding out the cost after the problem occurs. One company the HOA is aware of that provides such coverage in our area is www.dominionenergy.com.



Sewer and Water line repairs can be costly!

PWCA residents, we need your help!

We have started a new hospitality committee and need volunteers. My name is Susan Underwood and I'm the hospitality committee chair. The hospitality committee is in charge of welcoming new residents and notifying companies who ignore our "No Soliciting" policy in the neighborhood. This committee also encompasses the block captain program. If you don't know who I am, my husband and I also handle the parking program.

We would like to have a welcome coffee and a pot luck type event at the pool this summer. If you can spare some time, maybe one hour per month I would be most grateful. A meeting will be scheduled soon to coordinate volunteers and gather input from committee members. In the meantime, for those current block captains, please keep eyes and ears open since we are getting near the end of the school year. And, most importantly, we are in need of block captains ... especially on Gainsborough Dr. Please consider helping your neighborhood!

Reminder: the county has changed their noise ordinance, details are available on our website (parkwestcommunity.org) or on fairfaxcounty.gov.

If you all have any questions or comments you know where to find me. Thank you residents for continually keeping PWCA a beautiful place to live and raise a family.



County Permits — when do I need one?

The ACC receives this question occasionally so here's some information for you. The County requires permits for many types of construction or renovation (e.g. replacing your front steps, and new or replacement gas appliances, any above grade decks). Please see this website for additional information:

<http://www.fairfaxcounty.gov/dpwes/construction/whenapermitisrequired.htm>

As a reminder, when you sign the ACC Modification Form you are certifying you have complied (or will comply) with all permits and ordinances. The ACC reserves the right to request a final inspection report issued by Fairfax County for any work requiring a permit.

Got documents to shred? Fairfax County has the solution!

See this link for specifics:

www.fairfaxcounty.gov/dpwes/recycling/shredding.htm

Next shred events (8am to noon):

- *May 14: Braddock District Governmental Center, Burke*
- *June 25: Kilmer Middle School, Vienna*
- *July 23: Mount Vernon High School, Alexandria*
- *Aug. 20: Spring Hill Elementary School, McLean*
- *Sept. 24: North County Human Services Center, Reston*



Ever wonder what our "No Soliciting" and "No Trespassing" signs actually mean? We use the trespassing violation as articulated in Virginia Code §18.2-119 to specifically address solicitors within the community.

Once the HOA is aware of non-approved soliciting, our Management Company will send a Notice of Trespass letter to the vendor or contractor. Repeated events will trigger an incident report with Fairfax County Police.

What can you do? Please send a scan and email any vendor slips that may appear on your railings or in the door to hospitality@parkwestcommunity.org.

One caveat – this does not cover religious or political groups.

Yard Sale

We will be hosting a Community Yard Sale at the pool on **Saturday, May 14th** from 8:00 AM to 12:00 PM. Set-up will start at 7:00 AM.

You can reserve community tables from the pool or you just reserve space and bring your own tables. The pool parking lot will be available for setup and removal, but please move your vehicles prior to 8:00 AM to allow parking for yard sale shoppers.

The rain date will be Saturday, May 21st.

More information and the sign up sheet is available at: <http://bit.ly/pwcayard>

Please contact Masha Stoyanova, the Environmental Control Committee chair, at environment@parkwestcommunity.org for any suggestions, comments, or questions regarding prioritization of projects.

Environmental Committee Corner



Pool Trashcan concealment and landscaping project done by community volunteers

Arbor Care

We are currently in the process of choosing an arbor care contractor. So far, two companies visited our community and did an estimate of the proposed work as well as a list of top-priority areas. As soon as we enter into an agreement, they will proceed with the cutting and pruning. We encourage you to tell us if you notice a dead tree or any other problems that the board may be unaware of so that they could be taken into consideration for prioritization when the work starts.

Tot lot renovation

This winter, a GameTime representative checked our tot lot for safety. We are in the process of replacing several worn parts of the structure, replacing the swing seats and cables, and several other items to renew the structure and extend the lifespan for another 7 to 10 years.

Storm Water Drainage Project

We are reprioritizing the necessary erosion control projects around the community. Based on our budgeted funds, we will begin with the highest priority project(s) this summer. Usually this entails installation of french drains and catchment reservoirs in the areas that currently accumulate storm water. Other projects may also require building small retaining walls - those homeowners effected will be contacted individually about the specific design.

Parking Regulations

From parking questions received over the past several weeks, please note the following information regarding the PWCA permit parking program:

- ALL vehicles parking in the community MUST have either a resident or guest permit, including those vehicles parked in PWCA-assigned (i.e., numbered) spaces; only permanent, full-time residents in the community are eligible to receive parking permits. All permits are nontransferable, and are only to be placed in PWCA-registered vehicles.
- Any new owners, landlords with new/renewed leases, or residents with new cars are required to submit a new application, along with a copy of a vehicle registration card for each registered vehicle (as well as copies of new leases and tenant authorizations from landlords, at least 7 days before the beginning of a new lease). As well, all old permits and/or guest permits must be returned when receiving new permits to avoid a \$50.00 administrative replacement fee per each non-returned permit.
- Nonresident owners and renters: please check your permits, note their expiration dates, and take timely, appropriate action to avoid being towed for having expired renter permits.

- Temporary guest permits are available, 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 need, if possible), especially with requests for larger numbers of guests.
- Please make sure that vehicles parking along the curb have both tires on the concrete apron, in order to be in compliance with local fire and safety code regulations.

Please contact PWCA Parking Chairman Joe Underwood at parking@parkwestcommunity.org or (703) 323-4710 with any questions.

Trash Reminders

Pickup days:

- **Tuesday** - trash and recycling
- **Wednesday** - yard waste
- **Friday** - trash only

Please put trash and recycling out no earlier than 6:00pm the night before pickup and no later than 7:00am.

Trash should be in trash cans or black plastic bags only. **Please NO white trash bags!**

Yard waste should be in containers clearly marked "yard waste" or paper bags. See all the rules on the website.



Patriot Services is forbidden by County ordinance to dispose of cardboard, aluminum cans, bottles, etc. If they see these types of items open/loose in a garbage can or bag, they will leave it curbside and our community is littered. This means no pizza boxes, cardboard boxes, or beer bottles in Friday's garbage! Moving out? Call for a BULK PICKUP of furniture, appliances, mattresses, etc.; the cost is your responsibility. See specifics on parkwestcommunity.org.

www.patriotdisposalservices.com

Communications Corner

New Newsletter

You've probably noticed the new format and delivery for our community newsletter. We decided to go digital for a couple reasons; ease of delivery, flexibility of format, and also to save on printing and mailing costs. This format also allows us to print as necessary, for those unable to view the digital format.

To ensure your delivery, please make sure you receive email alerts from PWCA by using the instructions available on the website.

New Website

To coincide with the new newsletter, we're also (finally) releasing the new website. An updated look was envisioned by the previous community president. The existing website served well for many years. The new website aims to continue to be the primary source of information for the community, just easier to find, maintain, and update that information. You won't have to do anything other than continue to bookmark <http://parkwestcommunity.org>.

If you have any questions or comments, please let the communications chair, TJ Hanton, know at communications@parkwestcommunity.org.

President's Corner ... continued

Historically, my tenure started with a bang ... or possibly more accurately ... started with the weight of almost 30 inches of snow falling on us. Though there were weaknesses and limitations exposed by Blizzard 2016, I was pleased to see our community come together to clear the streets and help our neighbors. Many of you saw the emails that went out through the distribution list documenting our status and the plans for the next day – while those plans did not always execute in the manner envisioned we still managed to clear our streets by Tuesday and were fully plowed out curb-to-curb by Wednesday. Since then we have documented your concerns, comments, and recommendations and written a snow removal specification document to be used as a requirements document for next season – along with employing the email distribution list to provide information for the succeeding winter storms that occurred this season.

Though we briefed at the Annual Meeting and in the previous newsletter about the mailbox replacement that project is currently on hold until we receive a report on our asphalt resurfacing project. Our streets are at their end-of-life and may not last to the targeted 2019 replacement time horizon. We have engaged the same engineering management firm that managed the last repaving project for our community in 1998-1999 to manage the upcoming project. The report is forthcoming – due to the current prices of oil it may be in the best interest of the Association to repave over this summer. You will know more about timelines as we know them.

You are the Association. Volunteering just a few hours a month can accomplish activities that can have far-reaching benefits – with volunteer labor we just created a hard stand for the trash containers at the pool and created a bed that over time will screen the receptacles (see photos on page 3) – all at a cost far lower than hiring the work to be accomplished.

As you know, Board positions are unpaid and uncompensated offices which consume considerable time. The board and I need your guidance and help in the decisions we make and in the activities we undertake to maintain and to improve the community. Please let me or any board member know of your interest in helping with neighborhood watch, facilities and grounds upkeep, architectural control, or any other community activity. I look forward to working with you.

Block Captains

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

Rhithu Bhardwaj / 4815 C'park Rd / 703.725.9111

Carolyn Janning / 4818 C'park Rd / pinkpen-guin3@verizon.net / 703.909.9925

Diane Barnhard / 4931 C'park Rd / dianebarnhard@mac.com / 703.425.7747

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

Laura McGiffin / 10433 C'park Ct / laurasnote@gmail.com / 703.865.4744

Joanne Biagi / 4766 Gainsborough Dr / 703.978.8258