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# Sterling Park South Townhouse HOA Newsletter Winter 2016

## President's Message

The blizzard of 2016 was difficult. VDOT pushed so much snow in to our private parking lots that we had to hire special heavy equipment to remove it. Our regular snow removal contractor simply did not have the equipment necessary to remove the mountains of snow created by VDOT. VDOT also failed to plow substantial portions of N. Concord & W. Concord until the Wednesday after the storm, and we received reports from residents of rude behavior by VDOT plow drivers. I sent an email to Supervisors Saine & Volpe to make them aware of VDOT's performance. The response I received was that VDOT should have done better, but the blizzard was a difficult time for everybody and there's not much that can be done about it.

Our first quarter Board meeting was delayed one week due to the snow, but was held on February 1<sup>st</sup> at Claude Moore Park (the police substation was unavailable). We discussed the blizzard, the hardships it caused, and the financial cost. We incurred over \$34,000 in snow clean-up costs, which far exceeded the budgeted amount for 2016. The excess costs will come out of our reserve fund, which is intended for future infrastructure repairs, not snow removal. So the impact of the 2016 blizzard will be felt long in to the future.

As you know, enforcement of the new parking policy was to begin on February 1. However, the Board voted to extend that deadline until March 1<sup>st</sup> to give our residents more time to deal with the snow, apply for tags, and make final arrangements for parking vehicles. The Board has considered a few recent requests for additional parking tags beyond the allowable two per residence, but has decided that no additional tags will be permitted because we simply do not have the space in our parking lots.

We understand the new parking policy will cause difficulties for some households, and we are aware of problems that have already occurred. Please be considerate of your neighbors and abide by the long-standing unwritten rule allowing each townhouse to park in the space directly in front of their home.

The next Board meeting is scheduled for March 28, when we will continue to monitor the progress of the new parking resolution, and discuss upcoming events such as spring clean-up week, asphalt seal-coating, and community signs. I look forward to seeing you then.

Tom Tobin  
HOA President

## Trash Totes

Trash is collected by American Disposal every Tuesday and Friday. Please be reminded that your trash totes must remain in your fenced in backyard out of public view. The only time that your trash tote should be outside of your fenced-in backyard is the evening before trash collection days. All other times your trash tote must remain within your fenced backyard. Trash tends to gather around containers that are left in the common areas, compounding the trash littering the property. Homeowners are encouraged to report properties in violation to TWC Management.



## Winter Tips

Here are a few tips to help you prepare your home for winter:

- Inspect exterior for cracks and exposed entry points around pipes and seal them.
- Use weather stripping around doors to prevent cold air from entering the home and caulk windows.
- Replace cracked glass in windows and, if you end up replacing the entire window, prime the exposed wood.
- If your weather temperature will fall below 32 degrees, add extra insulation to the attic, this will prevent warm air from creeping to your roof.
- Clean out the gutters and use a hose to spray water down the downspouts to clear away debris.
- Drain all garden hoses.
- Insulate exposed plumbing pipes.
- If you go on vacation, leave the heat on, set to at least 55 degrees.

## Architectural Changes

Please remember that any and all changes to the exterior of your home must be approved by the architectural review committee. This includes decks, fences, doors, sheds, etc. Other items that need approval include color changes and landscaping modifications. The ARC request form is available on the website, [www.SterlingParkSouth.com](http://www.SterlingParkSouth.com). Keep in mind that you will need to provide as much information as possible with your application. This includes drawings, color samples, pictures, specifications, plat of your property, etc. If you have questions feel free to contact TWC Management.

## NEW Parking Policy

New parking passes need to be displayed while parked on any common area parking lots within Sterling Park South. Due to the blizzard, enforcement of the parking policy was delayed. ENFORCEMENT BEGINS MARCH 1. As a reminder:

- Each townhome will receive up to two (2) resident parking permits. No townhome will receive more than two (2) permits. All parking is first come, first served.
- All vehicles parked in Common Area parking spaces must display an Association parking permit.
- There is a \$100.00 replacement fee for lost parking permits.
- Unit owners (or their tenants) who are delinquent will NOT receive new parking passes.

If you have any questions regarding this policy please contact Aimee Round.



## Snow Reminder

VDOT is responsible for clearing the streets. The HOA is responsible for clearing the parking lots;

but as a homeowner you or your tenants are responsible for shoveling the sidewalk in front of your home, as well as your own lead walk up to the home. You are also responsible for digging out your vehicles. When doing so, please do not shovel the snow back on the already plowed roads. This adds to the compaction of snow and ice build-up.



## Membership Forum

**There were no submittals this quarter.**

This section of the Newsletter is designated for our residents to communicate with each other in a public forum. If you'd like to advertise a service, welcome yourself to the community, start a book club, or even host a cookout, this might be the perfect way to connect to your friends and neighbors. If you are interested in submitting a message for the newsletter, email it to Aimee Round at:

[ARound@twcmanagement.com](mailto:ARound@twcmanagement.com)

Please include your name, street address, and the message. Deadlines for submissions are as follows:

**Spring 2016 Newsletter: No later than March 31st**

**Summer 2016 Newsletter: No later than June 30th**

**Fall 2016 Newsletter: No later than October 27th**



## Scoop Your Pet's Poop



Your pets are precious, but their waste is not! Pet owners are reminded that when taking your pet out for their walk, be sure to take a bag to collect their waste along the way. It is just one more step that residents can take to make sure the community stays clean and beautiful!!

## Lights out?

A well-lighted neighborhood is a safe neighborhood! You can help make Sterling Park South Townhouse Community a safe one by keeping the pole light in the front of your home working and turned on! If a Dominion Power watch light is out, write down its serial number from the pole and contact Aimee Round at TWC.

## Call for Board Members

Have you ever had a good idea on how to improve something within the Community? Or had a thought on how to enhance Community involvement? Well the chance to make a difference has come!!

The Sterling Park Board of Directors is looking for members of the community to get involved!! There are currently positions available on the Board to current Sterling Park South homeowners.

If you are available in becoming part of the Sterling Park South Board of Directors please email Teresa Whitmore at [twhitmore@twcmanagement.com](mailto:twhitmore@twcmanagement.com). Please include your name, your property address, and a short bio on why you'd be a great candidate.