



Sterling Park South Townhouse HOA

Newsletter Spring 2017

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Members

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President's Message

We held our Spring, 2017 Board meeting on April 25th, and we agreed that this year's Beautification Week will take place from May 15-20, including our annual Best Yard Contest! So get your lawns and flower beds all spruced up by May 15th for the judging later that week. There will be gift certificate prizes awarded!

As part of this year's Beautification Week, we will be delivering one large garbage bag to each residence, and we ask that each townhouse lend a helping hand to pick up some trash from the common area surrounding your home and place it in the dumpster that will be located in Parking Lot G (between N. Concord & S. Concord) the weekend of May 19-21.

I am pleased to report that we are finally collecting on many delinquent accounts. This means that our neighbors care enough about the community to get their HOA dues paid, and this will help us meet the financial obligations of operating a 172-unit community. Thank you to all the home owners who have made the effort to stay current with your HOA dues.

We are still having a significant amount of illegal trash dumping in our community. Within the past two months we had to spend **\$1,000** to clean up dumped tires and construction trash in our parking lots. This is \$1,000 of your money that we cannot afford to spend. If you see anybody dumping trash in our parking lots, please write down their license plate numbers and report to the police immediately. The Board is also considering video surveillance options, and we will prosecute anybody caught dumping on our property.

I hope to see you at the June 19th Board meeting.

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.



Community Clean-up Day

A Community Clean-up Day is scheduled for Saturday May 20th, 2017, beginning at 10:00am.

A big dumpster will be placed behind N. Concord Court just for this event. We will be delivering trash bags to assist with the community wide clean-up. The Loudoun County Sheriff's office will also be on-site to help with the efforts. If you have any questions or concerns feel free to contact TWC Management.

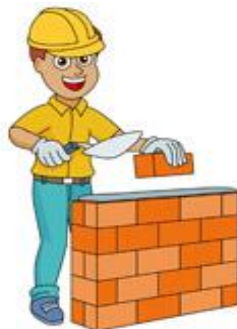
Annual Property Inspections

Annual property inspections have been completed and mailed out with re-inspections scheduled July 1. Please keep in mind that we must adhere to our by-laws, setting forth standards for the exterior appearance of properties within the community. If you have any questions in regards to your property and any violations issued, please contact Aimee Round at 703.437.5800 xt.113



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. 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.



SLOW DOWN!

The Board and Management have received complaints regarding speeding and reckless driving throughout the community. Please be aware that this has been reported to our community police officer and starting in the near future there will be an active police presence to monitor the speeding. If you are caught speeding you could receive a ticket from the Loudoun County police department.

Please take your time driving through the community. Being safe and cautious drivers can not only save you from receiving a ticket but could save a life! Please slow down when driving.

Sterling Park South Welcomes New Community Policing Officer: Deputy Dawn Taylor.
Dawn.S.Taylor@loudoun.gov



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

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

Summer 2017 Newsletter: No later than June 30th
Fall 2017 Newsletter: No later than October 27th



Spring Beautification Week

Spring beautification week will be held this year **May 15-20**. Judging for the best yard will occur during this week, so have your flowers planted by May 15. The best looking yard wins a gift card! 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! Lights must be operational. If a Dominion Power watch light is out, write down its serial number from the pole and contact 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. Please include your name, your property address, and a short bio on why you'd be a great candidate.

Next Board of Directors Meeting: June 19, 2017 at the Loudoun County Substation.



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