



# TERRACE TOWNE HOMES OF WOODLAWN

## COMMUNITY NEWSLETTER FALL 2020

### Projects at TTHW:

*New fence was installed around the pool.*

*Concrete pad under bike rack at onsite office.*

### Holiday Decorations:

*Please see the handbook for all rules regarding Holiday Decorations. They should not be up until Thanksgiving and must be removed by January 15th. Also note that nothing can be attached to the buildings.*



### Bike Rack:

*Bicycles being stored on the bike racks should be in good repair. The bicycle rack at the onsite office will soon be temporarily moved in order to add a concrete pad underneath. It would be a great help if all bikes could be moved to other rack for the next two weeks so the work can be done. Chains might be cut off to move the rack.*

### TTHW Website:

*Please visit the TTHW website at <https://www.terracetownehomes.com>*

### Trash:

*Many residents are placing trash outside their units in plastic bags, either by the front door or on the patios. All trash must be stored outside in a trash can with a lid, to prevent rats and other animals from getting into the bags. Trash cans must be stored on your patio, if you do not have a patio, you are allowed one can with lid on a single paver at your unit (if possible behind a shrub), for placement questions call Terri at BCM 703-361-9014.*

### Trash Schedule:

**Sunday, Tuesday, and Thursday, ~ After Dark/6pm:**

*For pick-up the following morning.*

*Monday, Wednesday, & Friday: Trash must be out before 7:00 a.m.*

### Exterior Water Faucets:

***Please note all exterior water faucets should have been turned off on November 1<sup>st</sup>. Please turn it off if you have not already done so. All units that have an outside water faucet must completely turn off the inside water shut-off valves (faucets are located on the units ending in 0, 2, & 8). Please be sure to open the outside water faucet and allow it to drain completely. This must be done or it could result in frozen pipes and water damage.***

***\*\*\* Please note that repair costs are NOT the responsibility of the Association Rather, the unit owner may be held liable for all costs. \*\*\****

*If your exterior faucet is not working or is leaking please let management know as we are making a list to have the plumber repair.*

### Patio Reminders:

*Items should not be stored on the patio. The only items allowed on the patio are patio furniture, grill, a storage container (no larger than 54" long X 24" wide deep and 30" tall, made of plastic/vinyl and tan or green in color), and flower pots.*

Lights Out in the Community:

Please report any lights out in the community by sending an email to [office@burkecmg.com](mailto:office@burkecmg.com) or call management at 703-361-9014. If you can tell us the numbers on the pole and the closest address, it will help in reporting the problem to Dominion. Wall packs on the building can also be reported by stating the closest address.

Community Work Completed:

Thanks to all residents for your patience and working with us while the parking lot work was done! We are also happy to announce that the onsite office and bathrooms have gotten much needed upgrades. Pool work was also completed in the early spring.

Parking Permits:

**Reminder-Parking permits are assigned to a specific vehicle, residents are prohibited from selling/buying/giving permits to other residents to use. Only visitor hang tags can be used among different vehicles but still are registered to a specific address.**

Shoes:

Please do not leave shoes outside at the front door, on window ledges, in the flower beds or on common grounds. Please keep your shoes inside your home.

Pet Reminders:

All dogs must be on a leash when outside the unit per Fairfax County Ordinance. All dog waste must be picked up immediately and disposed of properly. Dogs should be walked along the outside perimeter of the community to relieve themselves and owners should take advantage of the pet waste stations for their pets.



You **MUST** clean up after your pet!!

Sewer Back up or Roof Leak:

If the sewer backs up into your pantry and it is from a common pipe (services more than one unit) or your roof leaks, it is your responsibility to notify management immediately. **If it is after business hours, please call the emergency number at 703-895-2027.**

Storm Doors:

Please make sure your storm doors close properly, they should not be tied to anything, if the spring or closure is broken please have it fixed.

Noise:

Please be mindful of your neighbors and keep the noise to a minimum. If you first nicely request your neighbor to control the noise and it continues, you can make a complaint to the Police non-emergency lines. During the day that call should be to code compliance at 703-324-1300 or after hours to Police non-emergency at 703-691-2131.

Speeding

Please slow down! We have children in the community. Several residents and their visitors continue to speed through the community. Please observe the 10 mph community speed limit, at all times.

Car Towed?

If your car is towed please **DO NOT** contact any of the Board Members.

Contact A-1 Towing directly at 703-971-2600. Any disabled vehicles with flat tire(s), wrecked, etc. or dead tags will be tagged and towed. Remember that parking is **NOT** allowed at the yellow-painted curbs. These areas may be used only for short-term activities, such as unloading heavy items with your flashers on or washing cars. Vehicles must be moved promptly to an authorized parking space at the conclusion of such activities. Also, commercial vehicles are **NOT** permitted to be parked on the property, unless for the purpose of conducting business use during business hours.

In Ground Planting:

**NOBODY** is allowed to plant any plant into the ground without first getting approval from the Board. Several invasive plants have been planted and are now spreading throughout the community in beds and in the grass. There is an approved plant list (which can be found here: [https://www.terracetownehomes.com/docs\\_forms/](https://www.terracetownehomes.com/docs_forms/)) if you wish to plant something on the common grounds you must fill out an Architectural Modification Request Form and send to BCM. Work should not begin until after you hear that your application is approved. Some invasive plants that are causing issues are elephant ears, calla lilies, ivy, spearmint/peppermint, ivy and other vines.



*The TTHW Board of Directors would like to wish you and yours a safe, blessed, Holiday season!*