



SPRING 2024 NEWSLETTER

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Review of Architectural Guidelines

Have you ever read Article VI Restrictive Covenants of our bylaws? Well, your newly elected HOA Board has taken on the challenge to clarify the intent behind those Covenants. This document will help communicate architectural standards within the community. If you are interested in viewing the draft document, please contact the Board and we will send you a copy.

Dates for your calendar

- Spring Inspection, 30 March 2024
- Yard Sale, 22 June 2024
- Annual Meeting, 12 November 2024
- Annual Assessment Due, April 1

Spring Inspection

Yeah, spring is here, don't shed a tear! We will be having our Spring Inspection on March 30th. Just think of all the things you can do outside. Here are the top three suggestions:

1. Clean your siding
2. Put your trash cans out of sight

CRESTBROOK BOARD

President	Mark Brabrook
Vice President	Shannon Neal
Secretary	Lew Thorp
Treasurer	Rob Garratt
Member at Large	Charlie Taylor

3. Tackle that landscaping project (just be sure to submit an architectural review form)

Food Truck Schedule

The impending return of nice, warm weather also means that the community food truck will be also be returning. The address is 1300 Rock Chapel Road - 5:30-7:30 PM. Pre-order instructions will be posted prior to date on Facebook and Nextdoor.

- Tuesday, April 30 - The Grease Wagon
- Tuesday, June 12 - Jambalaya Brothers
- July 4th parade with an Ice Cream truck

Community News

Facebook and Nextdoor are information resources for the community. You can connect on Nextdoor here: [https:// bit.ly/CrestbrookNeighbor](https://bit.ly/CrestbrookNeighbor) and our community Facebook page here: <https://tinyurl.com/2xcnbtcn>.

Why did the HOA Assessment increase?

The community has been deliberately operating at a net loss for several years as there were excess funds in the operating account which had accumulated when landscaping services were paused. Landscaping activity subsequently resumed and those excess funds have now been expended, and in combination with increased costs, the annual assessment was raised.

Note: Fairfax County Code prohibits parking of commercial vehicles in residential districts. Vehicles parked in violation are subject to a \$100 fine for each violation and may be towed at the owner's expense. [https://www.fairfaxcounty.gov/code/commercial-vehicles#:~:text=One%20\(1\)%20commercial%20vehicle%20may,not%20a%20prohibited%20commercial%20vehicle](https://www.fairfaxcounty.gov/code/commercial-vehicles#:~:text=One%20(1)%20commercial%20vehicle%20may,not%20a%20prohibited%20commercial%20vehicle)

COMMUNICATIONS

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