



SPRING 2025 NEWSLETTER

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Architectural Project Applications and YOU.

What should I include? Depending on the project, supporting documentation is required in order for the Architectural Control Committee to understand your objective and confirm it is within standards. Some examples include: Color samples, copies of the property plat, material dimensions, style photos or brochures of the area to be modified. If you are unsure contact our property manager who will be happy to advise you on what you need to gather and include with your application. Thank you.

Dates for your calendar

- Annual Assessment Due, \$75 - April 1, 2025
- Spring Inspection, 19 April 2025
- Spring Yard Sale, 7 June 2025
- Fall Inspection, 27 September 2025
- Fall Yard Sale, 4 October 2025
- Annual Meeting, 11 November 2025

Spring Inspection

Can you imagine a Spring without a bird having the opportunity to sing? Well don't let the inspection

committee bird sing to you with a covenant violation. You know the songs that don't want to sing:

1. Moldy/dirty siding
2. Trash cans visible
3. Landscaping

ARC Guideline Updates

The board has made some additional updates to the ARC Guidelines:

1. Elimination of the 'no parallel' fence requirement
2. Elimination of the requirement that certain projects cannot extend beyond the rear line of the home.
3. Eliminated the legal remedies sentence from the Violations section.
4. Eliminated the photographic examples in appendix B & C.

The new guidelines document has been posted on the website.

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>.

Fairfax County Times

Do you read it? If not please contact FFC Times

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... and STOP delivery as desired.

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