



NEWSLETTER



Lake Audubon Terrace West Homeowners Association Newsletter
Website: www.LakeAudubon.org Email: management@LakeAudubon.org

Letter from the Board

The purpose of this newsletter is to provide homeowners of Lake Audubon with information that affects the community.

Some key actions taken by the board that have or will improve our community include: cluster dock restoration, tree trimming, entry sign lighting, landscaping, sidewalk repairs, and shoreline stabilization using biologs.

The Board wishes to recognize and thank Fran Bastress for her work on landscaping matters as well as the articles in this newsletter, Jim Binkley for the new entry sign lighting, the Renners for allowing us to use their electricity for lighting the entry sign, the Renners and others for assistance in watering the plants near the entry, Frank Pitts for handling homeowner transfers and dues collections, Mark Getis for treasury manage-

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ment, Jamie for taking on leadership of the Board and for the Cluster, Bob Shea for sidewalk improvements (coming soon), and Paul Davis for this newsletter and the www.LakeAudubon.org website.

As always, your involvement and suggestions are welcomed. Please contact any Board Member to get involved or to become a future Board Member.

Important Information for Homeowners

Lighting the Entry Way!

You may have noticed that suddenly last fall the cluster entrance had lights. How did this happen? Jim Binkley, resident and architect, facilitated the project, which involved submitting a lengthy proposal to the Reston Association and getting it approved by its Design Review Board. Jim collaborated with a well-known lighting designer, Reston resident Jim Webster, then engaged electrician Justin Pitches, who did a superb job with the installation. The low-voltage lights, set on a timer, illuminate the sign and wash the nearby trees.

The lights receive their power from Melissa and Phil Renner's house, who we thank for their on-going contribution! We thank Jim Binkley for his assistance and beyond in getting the respective entrance lighting in place and for the more attractive and appropriately placed no parking signs.

Biolog Shore Stabilization

To curb the continuing erosion to our Lake Audubon shoreline, we will soon have a few biologs installed. In addition to stabilizing the shore, the biologs may deter the geese from trespassing on cluster property. Each biolog will have stakes and fencing, as well as about 40 plants from four different species. This project will be managed by a Reston Association waterfront staff member, and installed by Greg Loftis of Cardinal Landscaping.

Dock Refurbished

Late last Spring we had the cluster dock and stairs repaired and stained, a huge project given its size and age. We hope this effort will prolong the life of this 18+ year old cluster asset.

Water the Pines

Watering prolongs the lives of trees, and is especially necessary for white pines--a species more appropriate for northern climates. We lose one to two of these lovely specimens each year, at a cost of \$700 to \$800 per tree for removal and replacement. Given our increasingly dry, hot summers, we fear this may accelerate. To help us protect our investment, we appeal to those of you living near pines: If you would consider extending your hoses to water those trees now and then, it would be a great contribution and appreciated.



Maple Tree Pruning & Recent Landscape Endeavors

As you probably have noticed, the approximately 35 Norway Maples, which line the cluster parking lot, were pruned. This effort should cut down on the bird droppings and allow sunlight to reach the ground below, which in turn should help the grass to flourish. Thank you for moving your cars to enable access to prune the trees.

In addition to the pruning, there have been a number of other landscaping efforts in the Cluster. Two dead trees were removed, and four large trees were planted along Glade: two Nellie Stevens Hollies, a Leyland Cypress, and a Cryptomeria (to replace trees that have died in recent years).

At or near the entrance, our landscaping company also installed the following: six Manhattan Euonymus, three Anthony Waters Spirea, 150 liriope, 32 hosta, and--to curb an erosion problem--8 slates. We thank the Renners and others near the entrance for allowing us to use their water to keep all these plants healthy!

Tree Removal

Before removing any tree on your property in Reston, first read the design guidelines regarding landscaping on the Reston Association website: www.reston.org. Basically, you must obtain DRB approval to remove any live ornamental tree, such as dogwood, holly, cherry, etc., regardless of size or location. In addition, you must obtain DRB approval to remove any other large tree whose trunk is 4" in diameter (12 1/2" in circumference) when measured 4' above the ground. The DRB application is available online, and the review process generally moves along quickly. Of course, all trees on common land--property owned by the association as a whole--may only be removed by order of the LATWC Board.

Helpful Information

Color Palettes for Home Exteriors

The LATWCA has a standard for the exterior colors for each of the 56 homes in our cluster. Each home has been assigned one of five palettes that pertain to siding, trim, and front door colors. These, along with deck colors, are or will be available on our www.LakeAudubon.org website, from Reston Association, and in your soon to be updated LATWCA Guidelines & Procedures. Rather than match what is now on your home, get the color name/number from the LATWCA website, and be sure to use the specific brand listed. While paint companies are willing to use their competitors' formulas to mix paint, there's no guarantee it'll match the standard. Doing a mix to match with a different brand puts you at risk of having to redo the paint job if the color ends up deviating from the standard. Hire painters who are willing to use the correct brands, or consider providing the paint if a painter is unwilling to do this. To see the actual paint samples, contact a LATWCA board member or Barbara Ramey at R.A.

Cluster Directory

We hope to create a directory of residents, for use only within the cluster, and ask that you e-mail us at board@lakeaudubon.org with how you and others at your residence would like to be listed, along with your phone and house number. This information will be useful to residents in case of an emergency. If you would prefer to list your e-mail rather than your phone number, we will do that. However, we believe phone numbers are appropriate for emergencies.

Got Milky Sunroom Windows?

If the glass in your sunroom windows has turned a white milky color or has moisture inside, it probably means the seal has broken; this is to be expected after aging, exposure to bright sunlight, heat and cold. To maintain the exterior appearance of your home and protect your investment, consider replacing such windows. The original ones were from Four Seasons Sunrooms. Nowadays there are improved glass options, particularly in terms of energy conservation. You can read online about high performance Conservaglass, as well as identify companies doing installations. You may want to inquire about a discount, given that your originals were from Four Seasons Sunroom. The above is not intended as an advertisement or a recommendation.

Cluster Standards:

Twenty plus years ago when the LATWCA cluster was built, the developers submitted proposals to the Design Review Board (DRB) of the Reston Association (R.A.), covering various exterior elements of our townhouses. After going through the DRB review process, standards were set covering front lights, doors, paint colors, fences, and more. These standards were then incorporated into a Cluster Standards book, which R.A. maintains and uses to check for homeowner compliance. In the coming months the LATWCA board will be revisiting these standards in order to update, clarify, and add new options, as appropriate. Currently, we are in the process of selecting a front light. Once it is chosen, residents will have the option of staying with the original stan-

ard or going with the new standard. Please keep in mind that making alterations to your home's exterior, which deviate from the standards, must go through R.A.'s DRB process.

In addition to the cluster standards, R.A. has its own guidelines to cover areas of importance to them, e.g., security lights, and may cite violators. To make sure you are in compliance, go to

["http://www.reston.org/Design_Review/d_designguidelines.html#GuideCluster."](http://www.reston.org/Design_Review/d_designguidelines.html#GuideCluster) Before making any major change to your home's exterior, including landscaping and retaining walls, check that site for related information, refer to the cluster's Guidelines & Procedures booklet, consult a LATW-CA Board Member (Board@LakeAudubon.org), and our R.A. Covenant Counselor, Barbara Ramey.

More on Trash

We thank those residents who have taken steps to handle their trash in a manner that enhances the appearance of the cluster. With some houses on the market, we add the following reminders and ask that you be considerate of your neighbors:

- Store trash and recycle containers in a manner whereby they aren't visible from the public sidewalk; e.g., behind large bushes, behind your home (inside your fence, if you have one)
- Use black rather than white trash bags, as black tends to be less visible.
- Rather than putting your trash around cluster mailboxes or at the entrance, place it at the curb as near to the front of your home as reasonable. (Curbside placement here doesn't apply to homes not near a curb.)
- Put trash and recycle items out after dark and remove cans as promptly as possible after pickup.
- Double bag pet litter, to avoid the chance of breaking open in the parking lot.

Recyclables

As of January 2006, Fairfax County has expanded the list of items picked up at the curb:

- Mixed Paper = junk mail, magazines, mixed paper, newspapers, phonebooks, cracker and cereal boxes, catalogs. Exclude paper plates, napkins, hardback books, wax paper, etc. Put shredded paper in a paper bag and staple or tape shut.
- Flattened Cardboard = clean and without food residue, such as pizza boxes
- Plastic Bottles and Jugs = which have narrower necks than bases. (The numbers thereon do not matter.) Omit all other plastic containers.

Recyclables should be empty and clean and organized as follows:

In recycle bin: put plastic and glass bottles & jugs, metal food containers, soda cans.

In bin, bag or container: junk mail, magazines, mixed paper & catalogs, flattened cardboard, newspapers, phone books, cereal & cracker boxes.

Yard waste: put in paper or clear bags or a reusable container.

For more information about trash and recycling, as well as disposal of items that cannot be picked up at curbside (household hazardous waste, home renovation products, etc.), go to www.fairfaxcountry.gov/dpwes/recycling/ (This site provides links concerning various recycling and trash services, including locations and hours.), or phone 703-631-1179.

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< = Communication preference(s)

Other Contact Information

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Reston Association

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AAA Recycling & Trash Removal Services

Website: <http://www.aaatrash.com/>

Phone Number: 703-818-8222

