

**DALE CITY 4TH
HOA
NEWSLETTER
1ST QUARTER 2020
DECEMBER 2019
Vol. 3 Issue 1**

HOA BOARD MEMBERS

Stacy Booker, President
Jennifer Campbell, Vice
President/Secretary
Melissa Martin, Treasurer

**HOA MANAGEMENT
COMPANY**

Cavalier Management, Inc.
Call/Text: 571-208-7845
Jillian Uvena Cullinane,
Property Manager/Bookkeeper
jilliancavaliermgmt@gmail.com
Dan Cullinane, Operations
operationscavaliermgmt@gmail.com
cavaliermanagementhoa.com

New Office Address:
17739 Main Street, Suite 340
Dumfries, VA 22026

**UPCOMING BOARD
MEETING**

December 16, 2019
LOCATION & TIME:
Ferlazzo Building, Cafeteria
15941 Donald Curtis Dr
Woodbridge, VA 22191
7pm

**PARKING PASSES ARE
REQUIRED FROM 10PM
TO 6AM, 7 DAYS/WEEK
TO PARK ANYWHERE
WITHIN THE DC4 HOA.
TOWING IS STRICTLY
ENFORCED FOR ANY
VIOLATION OF THE
PARKING REGULATIONS.**

DOUBLE PARKING

DOUBLE PARKING IS STRICTLY
PROHIBITED 24/7. VIOLATORS
WILL BE TOWED AT THE VEHICLE
OWNER'S EXPENSE.

**HOLIDAY 2019
COMMUNITY CLEAN-UP
NOTICE
HOLIDAY TRASH DUMPSTERS**

WHEN?

DUMPSTER DELIVERY DATE: FRI, 12/27/19
DUMPSTER PICK UP DATE: MON, 12/30/19

WHERE?

TWO DUMPSTERS WILL BE PLACED AT THE VISITOR SPACES
AT THE ENTRANCE TO BUFFALO CT ACROSS FROM THE
PLAYGROUND

**ANY VEHICLES LEFT PARKED IN THESE VISITOR SPACES
AFTER 2AM ON 12/27/19 WILL BE TOWED AT THE OWNER'S
EXPENSE**

**THESE TWO DUMPSTERS ARE BEING PROVIDED
BY THE HOA FOR THE USE BY RESIDENTS AND
OWNERS OF DALE CITY 4TH HOA ONLY**

Illegal use of the dumpsters will result in the possibility of
suspending future dumpster service. Illegal use of the
dumpsters causes the HOA additional unbudgeted expenses and
delay of previously scheduled projects. We appreciate your
cooperation. Please do not hesitate to report any infractions
and/or illegal use to Management.

These dumpsters should be used for bigger items, not everyday household trash.
PLEASE do not leave items outside of the dumpsters.

Permitted:

- ✓ Holiday trash
- ✓ Furniture
- ✓ Yard debris
- ✓ Mattresses
- ✓ Box Springs
- ✓ Large non-metal household items

Not Permitted:

- ⊗ Refrigerators w Freon
- ⊗ Dryers
- ⊗ Washing Machines
- ⊗ Water heaters
- ⊗ Hot water tanks
- ⊗ Televisions
- ⊗ Stoves
- ⊗ Paint
- ⊗ Tires
- ⊗ Construction debris

See attached flyer for more information

Once the dumpsters are full, we ask that you continue to put trash in front of your
yard after dusk the evening before or the morning of trash day, or you may go to
the dump for free with proof of residency.

This is a reminder that you may request bulk trash pick-up (must be 24 hours in
advance) by calling American Disposal at 703-368-0500.

**Your cooperation will ensure the two (2) dumpsters for Spring Cleaning will
be provided in April 2020.**

**PHASE 2:
PAVING BUFFALO CT. &
RENUMBERING/STRIPING
BATH CT.**

IN ORDER TO PROCEED WITH PAVING, STRIPING, AND RENUMBERING, ALL OWNERS MUST CONTACT WASHINGTON GAS TO REQUEST THAT THEIR UNUSED GAS LINE BE CAPPED.

YOU MUST NOTIFY MANAGEMENT ONCE THIS HAS BEEN COMPLETED.

UNUSED GAS LINES

PLEASE ASSIST OUR NEIGHBORHOOD BY CONTACTING WASHINGTON GAS (844-WASHGAS) AND REQUESTING THAT THEY CAP YOUR UNUSED GAS LINE THAT WAS ONCE BEING USED FOR THE HOUSE LIGHTS OUT FRONT OF EACH PROPERTY. YOU MUST PROVIDE YOUR WASHINGTON GAS ACCOUNT NUMBER.

**TRASH/RECYCLING
PICKUP SCHEDULE**

**Trash: Tuesday/Friday
Recycling: Tuesday
Bulk Items: Friday**

****You must notify customer service (703-368-0500) at least 24 hours in advance to arrange bulk pickup or properly dispose of the item(s) yourself. Failure to do so can result in suspension of parking.**

Waste and recycling must be at curbside by 5am on your designated pickup days to ensure pickup.

Owners are responsible for removal of bulk items from tenant move-ins/outs.

ILLEGAL DUMPING

Dues will have to be increased IF illegal dumping continues in order to pay for additional trash service.

Help us by reporting offenders, reminding your neighbors to put trash out no earlier than 6pm the night before the designated pickup day. **If the trash is not picked up, you need to take it back to your property until the next scheduled pickup day.** Call earlier in the week for bulk items.

**NEAREST DONATION
DROP-OFFS:**

- Goodwill, 2950 Dale Boulevard
- The Salvation Army Family Store & Donation Center, 13287 Gordon Blvd
- 2nd Ave Value Stores, 13770 Smoketown Road
- Savers, 14427 Potomac Mills Rd
- B-Thrifty, 13412 Jefferson Davis Hwy
- Lorton Community Action Center, 9506 Richmond Hwy

COMMUNITY REMINDERS

- ★ Be mindful of noise - respect your neighbors!
- ★ No loitering after dark in the common areas and playgrounds.
- ★ Please work with your neighbors to maintain your shared common fences - it is the homeowner's responsibility to repair and maintain.
- ★ Clean up after your pet and always keep them leashed on common area.

MOTORCYCLES

Motorcycles shall be parked in designated parking spaces **only**. Motorcycles are permitted to park in front of a space parallel to the curb (perpendicular to a vehicle).

**ARCHITECTURAL
INSPECTIONS**

THANK YOU FOR YOUR EFFORTS TO COMPLY WITH THE ARCHITECTURAL INSPECTIONS. WE HAVE NOTICED ALL OF THE IMPROVEMENTS TAKING PLACE AROUND THE NEIGHBORHOOD.

KEEP UP THE GREAT WORK!
3rd and Final Inspections will take place early 2020. If not completed, you will be called to a parking suspension hearing in March 2020.

NEIGHBORHOOD WATCH

If you're interested in joining the Dale City 4th HOA Neighborhood Watch, please attend a Board Meeting, or contact Dan Cullinane.

TRIMMING TREES

Trees located within your Lot must be trimmed back to your property line at all times. The same applies to shrubs and bushes. No portion should be overhanging your property line at any time.

PREPARING FOR THE SNOW

- Snow plowing commences when snow/frozen precipitation or slush depth reaches three (3) or more inches.
- Shovel safely and responsibly! **DO NOT THROW SNOW BACK INTO THE STREETS!!**
- **DOUBLE PARKING IS STRICTLY PROHIBITED AT ALL TIMES!!**
- Keep your sidewalk clear.
- Clean off snow/ice from your vehicle prior to operating. Snow and ice debris flying from moving vehicles can cause accidents.
- Please help your neighbors in need.
- Prince William County: <http://www.pwcgov.org/government/dept/dot/Pages/Snow-Removal.aspx>
- VDOT: http://www.virginiadot.org/news/resources/Statewide/snow16/16143_snowFactSHEET_7.pdf