

GENERATION

Generation Cluster Newsletter

September 2020

Connect with Generation Cluster Online

Generation Cluster website (<https://generationcluster.com>)

Join our email list (<https://generationcluster.com/e-mail-sign-up>)

Facebook (<https://www.facebook.com/Generation-Cluster-197729846930116>)

Nextdoor – follow “Generation” on Nextdoor (<https://nextdoor.com>). Nextdoor is a great resource for community posts, discussions and sharing news. It’s also useful if you want to buy or sell specific items, and to ask for recommendations for contractors and services. You can access Nextdoor even if you do not want to follow “Generation.”

Zoom meetings – Since March, the Generation Board meetings have been virtual using Zoom. To join, find the Zoom meeting link on our website on the day of the meeting. If you join the email list, you will receive an email notification in advance of the meeting with the link.

Home Inspections Coming Soon

The Generation board conducts annual exterior inspections of homeowner properties. This visual inspection is done to ensure that homeowners are maintaining their properties in accordance with maintenance and covenant regulations set forth by cluster by-laws and Reston Association. Inspections will take place between Sept-Nov.

The cluster’s architectural standards are used as the basis for the home inspections. Violations may include items such as peeling paint, rotting siding and trim, non-compliance with an approved cluster paint palette, fence maintenance, and overgrown and unkept yards. You can find the full architectural standards on our Cluster website and view the checklist of items included during the inspection (<https://generationcluster.com/architectural-standards-documents/>).

If violations are noted for your property, you will receive a letter that will outline the specific corrective actions you must take, and timeframe for completion of the work. We take pride in our cluster appearance and we all have a responsibility for the upkeep and maintenance of our property. And remember, since we’re all closely connected, the maintenance and appearance of your property directly affects that of your neighbors and of the overall cluster.

What’s Happening in the Cluster

In July, we completed the asphalt and concrete projects. Thank you to all cluster residents for clearing the parking lots during this project. We are aware that curb replacement in some common areas has created tripping hazards. We will soon begin repair of these areas.

Tree maintenance and removal has begun. We have completed the tree inspection and contracted with Savatree to perform this work over the coming months. Unfortunately, we’ve seen an increase in the number of trees that have died or have become aged to the point of being dangerous to homeowners. New tree plantings are being discussed to replace lost tree inventory

The board will soon begin annual home inspections for compliance with architectural standards and general maintenance. See more on this in the newsletter story.

Getting in Touch with Generation Cluster Association

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Tree Removal on Private Property

Tree maintenance is an ongoing responsibility for homeowners in Reston. You are responsible to maintain the trees on your own property and to ensure that they are not a risk to you as residents and to your neighbors. Trees in common areas are maintained by the cluster.

Property owners who wish to remove trees from their own property (for any reason) must first seek approval from Reston Association. You can access the Design Review Board Application on the RA website (<https://www.reston.org/property-owner-resources>). The application for tree removal is very specific on what is needed for the RA review and approval of trees. You can contact RA with questions.

If you believe that a tree on cluster property requires removal for safety reasons, please contact Capitol Property Management.

Parking and Towing Enforcement

Detailed information on Generation Cluster parking policies can be found in the Cluster Handbook on our website (<https://generationcluster.files.wordpress.com/2018/07/cluster-handbook-july2018.pdf>). Each year, homeowners receive two (2) resident parking stickers and one (1) guest parking permit hangtag. If you are a new owner, during the buying process, either the seller, buyer or the agent reach out to Capitol Property Management to request/issue the parking permits.

The following are several important reminders of the parking regulations for Generation Cluster. Please note that vehicles not in compliance with cluster parking regulations are subject to towing.

- Battlefield Towing (703-378-0059) is authorized to monitor the cluster’s parking areas from 1:00 a.m. ET to 6:00 a.m. ET, daily.
- Guest parking hangtags cannot be used to park overnight on cluster property for more than two (2) weeks at any one stay.
- All vehicles with overflow tags must park in the designated overflow spaces overnight.
- Commercial vehicles are not permitted to park overnight on cluster property.
- A resident’s motorcycle does not require a resident decal if it shares the reserved space assigned to the home with the resident’s properly tagged vehicle.
- Vehicles parked on cluster property must be in compliance with all local and State regulations, in good repair, and in operable condition.
- There is a \$50 charge for replacement of a permit.
- Generation Cluster homeowners who rent their townhouses are responsible for providing the enclosed resident parking stickers and guest parking permit hangtag to their tenants.
- A homeowner whose account with the Generation Cluster Association is in arrears will not receive their parking permit stickers and guest hangtag until their account becomes current. If a homeowner’s account becomes delinquent during the year, their parking privileges will be revoked.

Overflow Permits

Residents can apply for an overflow permit hangtag for a third resident-owned vehicle. To qualify, you must be able to show proof of need for third vehicle and you must provide proof-of-ownership to obtain an overflow permit. Please note, overflow spaces are limited in number and are available on a first-come, first-served basis. You can find the overflow parking application on the Cluster website or request one from Capitol Property Management.

