

THORNWOOD NEWS



COMMUNITY NEWSLETTER: Spring 2007

www.neighborhoodlink.com/newark-de/thornwood

Welcome New Homeowners

All new homeowners should receive a welcome letter. If you have not, please contact Becky Minner at 832-9119.

Thornwood Homeowner Annual Meeting

The Thornwood Maintenance Association's Annual Meeting will be held the week of August 6th (specific date dependent on availability of Police Troop 2's conference room). The meeting's purpose is to:

- ⇒ present the 2008 fiscal year assessment for approval,
- ⇒ hold an election for two board positions - Secretary and VP of Architectural Control, and
- ⇒ conduct any business deemed appropriate by the homeowners and board present at the meeting.

If you are interested in appearing on the ballot for either of these positions, please contact Rick Palma (738-6524) by June 21st. A meeting notice, detailing these items, will be mailed to your home the first week of July.

Neighborly Reminders

Our development has a lot of homeowners who take walks, both with and without pets. Two issues have recently been expressed to the board:

- ⇒ Several sidewalks within our development are getting narrower due to grass growth. Please remember the sidewalk around your home is yours to maintain, and that should include the proper edging.
- ⇒ Pets doing their business should be cleaned up by the owner walking their animal. Even though some need coaxing, please be as diplomatic as you can when discussing this issue. We are a neighborhood, and we would like to see it remain friendly.

Deed Restrictions

Enforcement of deed restrictions is a necessity and function of the Homeowners association. Each year, the board (TMA) spends your money, and valuable time and resources, on community compliance. Homeowners can assist the community in controlling these costs by:

- 1) Being aware of all deed restrictions and honoring each of them
- 2) Prompt acknowledgement & correction when you are notified of a violation
- 3) Permanently rectify each occurrence, e.g. Don't make the board send you a letter each year because you want to leave your boat in your yard for two weeks
- 4) Call immediately if you have a question or concern, do not wait for a second letter.

Your TMA board acts only to preserve the integrity and property values of the community each of you has invested in, and where you have chosen to reside. Copies of the deed restrictions may be requested through Becky Minner.

Architectural Control Reminder

Prior to constructing/maintaining any exterior improvements, plans must be submitted to the Architectural Control Committee (ACC) for consideration. Upon approval of your plans, you will receive a letter from the ACC for your files. Thornwood Deed Restrictions state:

No building, shed, fence, wall, retaining wall, pond, post, cover, swimming pool, or other construction shall be commenced, erected or maintained upon any lot nor shall any exterior addition to, or change, or alteration thereof including but not limited to exterior façade color change and or change in grade or drainage be made until the plans and specifications showing the nature, kind, shape, color, height, materials and proposed location of same shall have been submitted to and approved in writing by Declarant (i.e. TMA's ACC).

Please submit all future plans in writing to the Architectural Control Committee (c/o Becky Minner, PO Box 75, Kirkwood, DE 19708-0075). Please be aware it is your responsibility to obtain building permits and county approval, if necessary.

Countryside Nursery "Green-Up" Program

Thornwood is participating in Countryside's annual "Green-Up" Program. For every purchase made (excluding services and contractors), registered communities earn points towards free plants. To earn points for our community, simply tell the cashier you live in Thornwood when paying for your merchandise. The program runs until mid-October.

Important Contact Information

Property Management Firm:

Becky Minner
PO Box 75 Kirkwood DE 19708-0075
(Tel: 832-9119; Fax: 832-9579)

Board of Directors:

President: Scott Simmons (731-0484)
VP (Architectural Control): Dave Clark (456-3621)
Treasurer: Rick Ficarra (456-1772)
Secretary: Rick Palma (738-6524)

Area Representatives:

Area 1: Oakview/Clover Mill - Kathy Swain (455-9079)
Area 2: Hazelwood/OBP - Carl Dickert (738-7346)
Area 3: Thistleberry Drive - John Vitalo (292-2199)
Area 4: Charles Pointe - Dana Mihalko (738-2241)
Area 5: Briarcliffe - Patty Masten (731-0359)
Area 6: Alanrose /Spur Ridge - Helen Ficarra (456-1772)

Street light outages:

Delmarva: 454-0300

County code violations:

New Castle County: 395-5555