



# PCA Newsletter

The Plantations Community Association, Inc.



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## Upcoming Events

Have an event we can include? email [info@plantations1.org](mailto:info@plantations1.org)

**August 28** - FIRST DAY OF SCHOOL for MCPS!

**August 24-27, Aug 31 - Sept 4, & Sept 7-10:**  
Maryland State Fair

**September 8-10:** Damascus Community Fair

**September 9:** Damascus Freedom 5k

**September 16-24:** The Great Frederick Fair

**September 21:** *Annual HOA Election Meeting*  
(vote at meeting or mailed proxy)\* - 7 PM

\*HOA members are encouraged to participate. We need new ideas to grow and thrive!

## PCA Annual Meeting and Election

In early September, property owners will receive a mailing announcing that the PCA will hold its annual meeting on **Thursday, September 21**. The mailing will include a ballot and a proxy voting form. If you are unable to attend the annual meeting, please complete, sign, and return your proxy form and ballot by mail. During this meeting, we will conduct an election for any open seats on the PCA Board of Directors.

### Current PCA Board

#### Officers:

**President – Rod Ibacache**  
**VP – Michael McMillen**  
**Secretary – Debbie Diatz**  
**Treasurer – David Keim**

#### Board Members:

**Kathy Giles**  
**Mary Ellen Gillard – ACC Chair**  
**Joseph Melvin**  
**Mike Giles**  
**Shawn Howell**

## Board Members are Needed!

Please dive into the candidate pool and join us on the board. It's a fantastic chance to give back to our amazing community and be heard when decisions are made that impact it. The upkeep of our parks, the common areas in between the houses, and the overall look of the neighborhood are overseen by the HOA board, which is made up of nine volunteers. They gather just once a month, on the second Monday, to dive into discussions and make waves in planning community maintenance and improvements. We have committees that dive into grounds issues, splash into architectural control issues, finances, and communications.

To add your name to the pool of candidates or make inquiries, email [info@plantations1.org](mailto:info@plantations1.org).



**Not available for a board member's obligations?** No worries; we also need community members who want to get involved but aren't ready to commit to a seat on the board. If you want to dip your toes into the volunteer pool without jumping into the deep end, consider joining the PCA Volunteer Corps. We will get in touch with you when volunteer opportunities, such as newsletter distribution or neighborhood clean-up events, become available. This is a fantastic chance to get to know your neighbors and contribute to our amazing community! If you are interested, please send your contact information to [info@plantations1.org](mailto:info@plantations1.org) with **Volunteer Corps** in the subject line.

# Community News & Resources

## 2023 Community Finance News

Status of Annual Assessment: The 2023 HOA assessment payment was due on January 31. We still have some properties whose owners have not paid the 2023 assessment, and some properties owe for prior years. The PCA does pursue payment for all past due assessments, and when necessary, accounts are sent to the PCA attorney for collections actions.

Payment Methods: There are several ways to pay your annual assessment.

- Mail us your check in the provided return envelope.
- Use the “bill pay” feature of your on-line banking account to send us your payment. Use the PCA address shown in this newsletter.
- Use the PCA website for on-line payment of the annual assessment, or for purchasing a Re-Sale Package, park field rental, or newsletter ads. We offer payment buttons for the current year’s town-house and detached-house assessments. On-line payments incur a 3.49% processing fee, all of which goes to our payment processor. There are also payment buttons for residents owing for prior years; these late payments include the 6% annual interest.
- Please contact the PCA if you would like to use a monthly payment plan. We can e-mail you a link to a customized invoice, and you can use this link every month to make your payments. We also offer paper-based payment plans.

**Reserve Study Completed:** The PCA recently completed work with a contractor to complete a “reserve study”, which allows us to estimate annual costs for the repair or replacement of our larger assets, such as asphalt, concrete, sports courts, and the playground. The study recommends significant increases to the PCA’s two reserve funds.



With school resuming soon, please remember to slow down when driving through our community. If you have new/young drivers, please remind them as well. The difference between a few mph won't impact your commute but it could save a life.

### STOP for the Bus, it's the law!

Once the bus driver has activated the flashing red lights and stop signal, all vehicles sharing the roadway with the school bus must stop a minimum of 20 feet from the bus, including those traveling in the same direction as the school bus regardless of the number or type of lanes, and any vehicles traveling in the opposite direction if there is no physical median.



## Annual Property Inspections

One of the functions of the PCA is to assure that the properties are maintained in a manner that is consistent with the well-being of the community. The PCA makes periodic inspections of the community, and issues maintenance violation letters to ask residents to correct problems.

Please understand that maintaining the appearance of the community is a primary responsibility of a home-owner's association, and the PCA's purpose is not to be critical or punitive, but simply to encourage residents to complete needed maintenance, and to keep the community looking attractive and welcoming.

The Architectural Control Committee has begun its annual inspections of the community. To avoid receiving a maintenance violation letter, please inspect the exterior of your home for these common problems and correct any issues:

- Trash and recycling containers cannot be stored in the front of a home, and trash containers must have lids.
- No tall grass. Keep your lawn mowed.
- All vehicles must be stored on a hard surface, and have an operational appearance – no flat tires or long-term disassembly (a proper cover can be used to improve appearance). Note that County law requires vehicles to be registered and operational. Vehicles may NOT be parked on grass.
- Check for mold and dirt on the exterior of your home and clean as needed.
- Check gutters and downspouts for debris.
- Check any fencing and repair, replace, or paint as needed.
- Check shutters on home and replace, repaint, or repair if needed.
- Check mailbox condition. If dirty, please clean it and check for missing house numbers on the mailbox.
- Check the trim on your home for mold, dirt, or peeling paint and clean/paint as needed.

**REMINDER:** Pursuant to Montgomery County Fire Safety Code: Section 22-70: Fireworks. It is illegal for any person to manufacture, possess, store, offer for sale, sell, discharge, use, burn or explode any fireworks in Montgomery County, Maryland, except that an authorized display may be conducted by a licensed pyrotechnic professional with a permit.

**Penalties for violations of the law include a fine up to \$1,000 and/or six months in jail.**

## Lost Pet Resources

- Damascus MD Lost & Found Pets: [facebook.com/DamascusLostAndFoundPets](https://www.facebook.com/DamascusLostAndFoundPets)
- Montgomery County MD Lost Pets: <https://www.facebook.com/MCMDLostPets>
- If your pet is lost, make sure to file a lost report with MCASAC by posting on [phshelter.com](https://www.phshelter.com)

# THE FUN STUFF

## Chili Pie with Cornbread Crust

### Ingredients

- 1/4 c. vegetable oil
- 1 lb. ground beef chuck
- 1 large onion, finely chopped
- 2 medium bell peppers, seeded, chopped
- 2 cloves garlic, chopped
- 1 tbsp. chili powder
- 1/4 tsp. ground chipotle chile
- 1 can (14 oz.) fire-roasted diced tomatoes
- 1 can (14 oz.) kidney beans, rinsed and drained
- 1 can (14 oz.) fat-free refried beans
- 2/3 c. fine- to medium-ground cornmeal
- 2/3 c. all-purpose flour
- 1 tsp. baking powder
- 1 large egg
- 2/3 c. milk
- 2 serrano chiles, thinly sliced
- Cilantro, for garnish

### Directions

Step 1 - Preheat oven to 400°F.

Step 2 - In oven-safe 12-inch skillet, heat 1 tablespoon oil on medium. Add beef; cook 3 minutes or until browned, breaking up meat. With slotted spoon, transfer beef to bowl; discard excess fat. To same skillet, add onion and peppers; cook 7 minutes, stirring. Add garlic, chili powder and chipotle chile. Cook 2 minutes, stirring. Return beef to skillet. Stir in tomatoes, beans and 1/2 teaspoon salt. Cook 3 minutes or until mixture is hot. Remove from heat.

Step 3 - Meanwhile, whisk cornmeal, flour, baking powder and 1/4 teaspoon salt. In separate bowl, whisk egg, milk and remaining 3 tablespoons oil; add to cornmeal, stirring to combine. Fold half of serrano chiles into batter. Pour over beef mixture, spreading to cover. Dot top with remaining serranos.

Step 4 - Transfer skillet to oven. Bake 25 minutes or until toothpick inserted into topping comes out clean. Let stand 10 minutes. Garnish with cilantro.

\*Recipe courtesy of [Good Housekeeping](#)

## Rustic Fall Wreath

### Supplies:

- Grapevine Wreath frame
- hot glue gun & glue sticks
- acorns
- pinecones (mini pinecones look best if you're using smaller items in your wreath)
- berries
- dried flowers
- twigs & bark
- fall leaves
- flowers in fall colors
- seeds and seed pods
- cotton (from a cotton plant)
- cinnamon sticks, whole nuts, spices like star anise and whole nutmeg



### Assembling your Rustic Wreath

Assembling a DIY fall wreath is pretty easy, but it does take a little bit of time.

1. Start with your bigger pieces first. Space them out on your grapevine wreath where you want them to go so that the wreath looks even.
2. Use a glue gun to hot glue the larger pieces on.
3. Wire can also be used to help secure items to the grapevine. Glue is still recommended to make it extra secure.
4. Once all the larger pieces are on, start adding the medium-sized and smaller pieces.
5. Try to put contrasting colors together to make the wreath more interesting.
6. Put different-sized pieces together for variety.
7. Smaller pieces, like acorns and mini pinecones, make great filler. If you can see some of the grapevine or you need to fill in a small space, these filler items work perfectly for that!

### Hanging your Wreath

Once your wreath looks done and is all filled in, it's time to hang it up. Use a wreath hanger or ribbon that is pinned with a thumbtack to the very top of the door so that no one can see it.

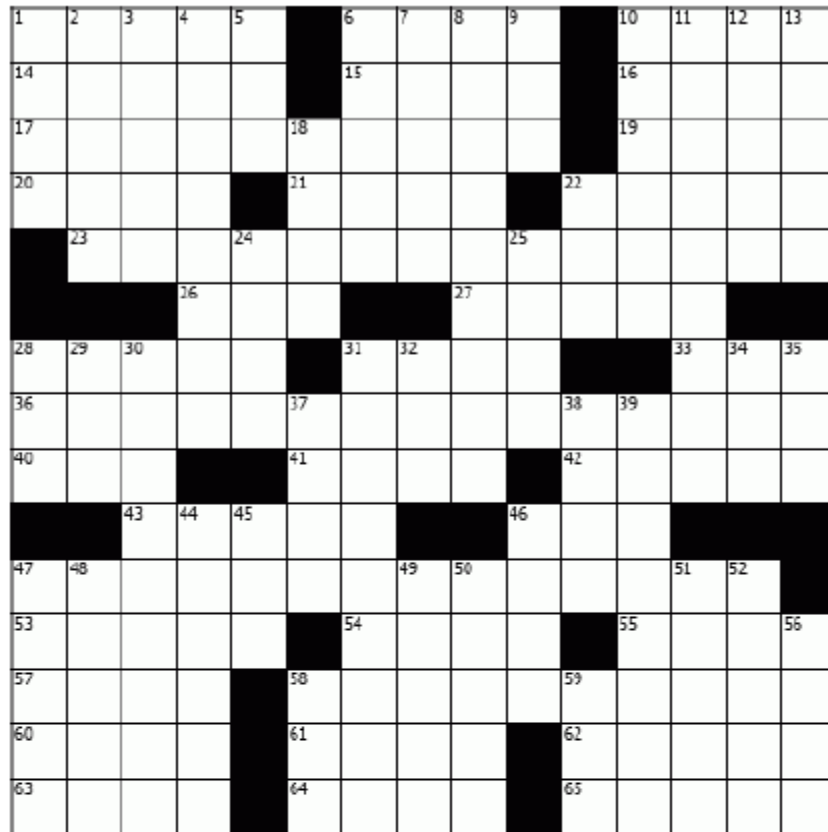
This makes a pretty Thanksgiving wreath too!

\*Craft and photo courtesy of (and more info/tips can be found at): [Make Life Lovely](#)

# THE FUN STUFF

## Across

1. Summer genre?
6. Like Santa's cheeks
10. Persian for "king"
14. Like some hives
15. "Como \_\_ usted?"
16. Circle dance
17. "The Love Boat" setting
19. Part of FEMA: Abbr.
20. Brick baker
21. Hammer head
22. Carolyn who created Nancy Drew
23. What Bogart never said
26. Min. division
27. Attack
28. Book after Daniel
31. Medieval defense
33. Take in
36. What Weissmuller never said
40. Hockey great Bobby
41. Ticks off
42. Elbow
43. Merits
46. TV spots
47. What Shatner never said
53. Twin of Romulus
54. Bosc, for one
55. Cries of discovery
57. Son of Zeus and Hera
58. She drank poison to save Peter
60. Telegram
61. Slack off
62. Scenic view
63. Discounted
64. Pale brews
65. It's a gas



## Down

- |  |  |  |
|--|--|--|
| 1. Clark or Cheney                     | 18. "The Lord of the Rings," e.g.          | 39. Slightly                               |
| 2. "Let __!": "Go ahead!"              | 22. Family                                 | 44. Tickles pink                           |
| 3. Oar                                 | 24. Leap __                                | 45. Apt. units                             |
| 4. Taiwan is in it                     | 25. Mobile opening?                        | 46. One of the "north forty"               |
| 5. Distressed exclamations             | 28. Med. plan                              | 47. Barroom melee                          |
| 6. Bowling button                      | 29. "The Star-Spangled Banner" preposition | 48. Spooky                                 |
| 7. Milo of "Barbarella"                | 30. Ornamental ribbons                     | 49. Tubes on the table                     |
| 8. Long-tailed swimmers                | 31. Animal in a pouch                      | 50. Rice brews                             |
| 9. Pound sound                         | 32. Free-throw score                       | 51. "We hold __ truths to be self-evident" |
| 10. "For Your Eyes Only" singer Easton | 34. Lee who directed "Hulk"                | 52. "Big Three" meeting spot               |
| 11. Dwelling                           | 35. Driving need?                          | 56. Criticize harshly                      |
| 12. Sporting site                      | 37. Mag                                    | 58. Bygone intl. flier                     |
| 13. Sultan's women                     | 38. Loosen, as a knot                      | 59. Campers, briefly                       |

Solution at <https://plantations1.org/>...



# ADVERTISEMENTS



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Did you know that the PCA newsletter is published quarterly? Your very affordable ad reaches **406** homes! Place an ad, **watch your business grow**, **sell unneeded items**, or **announce upcoming events!** For more information, e-mail: [info@plantations1.org](mailto:info@plantations1.org).

**Full Page \$48.00 - Half Page \$25.00 -  
Quarter Page \$15.00 - Business Card \$7.00**

## **Free business card-sized ads for young entrepreneurs**

*Calling all baby-sitters, lawn mowers, and other young service providers, we will gladly publish your information. Contact the PCA, if you would like to have their name and service listed here free of charge.*

*Applies to neighbors 17 and younger. email [info@plantations1.org](mailto:info@plantations1.org)*

### **Experienced and Affordable Pet Sitter**

**Hi, my name is Jonathan, I am 17 and I have been pet sitting in P1 & P2 for over five years. References are available upon request. Please give me a call or text 240-782-6527 for rates and availability.**

