

The Village Voice

April 2021, Volume 42, No. 4

Insert: Exterior Maintenance List

REMINDER

COMMUNITY VOTE ON REWRITTEN CCRs AND BY-LAWS



On **Tuesday, April 6th**, homeowners vote on the rewritten Declaration of Covenants, Conditions and Restrictions (CCRs) and the By-Laws in accordance with the Maryland Homeowners Association Act, Section 11B-116. The ballot choices are to accept or reject the rewritten documents. One vote is allowed per housing unit in good standing.

Voting may be done one of three ways:

- **In-person voting** will be from 10:00 to 2:00 and from 5:00 to 7:00 on April 6th at the Clubhouse.
- **Online (electronic) voting** is available now at <https://forms.gle/T1yD88iiUFpeq4Ry5>. This method of voting is not confidential.
- **Absentee voting** is available now. A qualified homeowner must contact the Clubhouse to request an Absentee Ballot. An Election Committee member will contact you about voting.

Paper copies of the documents are available at the front desk or digitally on our website, crestwoodvlg.net.

Please vote!

Doug Dawson, Sally Livingston and
Linda Bell
Document Rewrite Committee

WE SALUTE YOU

April is the month in which we celebrate those who volunteer in our community. Due to continued COVID restrictions, we are once again unable to hold our annual celebration in the Clubhouse. However, recognition of the volunteers who have helped keep the community functioning and moving forward over the past year is certainly warranted.

So a huge SALUTE to all who have given of their time to help keep us safe, especially those who answered phones and faithfully took temperatures!



The Village Voice

Crestwood Village At Frederick Homeowners Association, Inc.

April 2021

Volume 42 Number 4

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The Village Voice is published monthly for the residents of Crestwood Village I and II by the Crestwood Village HOA. Contributions must be received by the 15th of the month preceding publication. They may be subject to editing for space, style or clarity. Thank-you notes to groups are published. However, personal thank-you notes are not printed but can be posted on the Clubhouse bulletin board. *The Village Voice is not responsible for the factual accuracy of contributed materials.*

Please send comments, suggestions or articles by email to JLancaster@clagett.com or hand deliver them to the office.

Management Office hours are 9 to 5, Monday through Friday.

Clubhouse hours are listed on the calendar.

If you wish to place an ad or talk to a representative from the Management Office, please call 301-662-0400 or 301-662-0401.

ARE YOU A NEW RESIDENT?

Welcome to Crestwood. Please register at the Clubhouse as soon as possible to be eligible for Clubhouse amenities, etc.

Crestwood Village Board of Trustees

Elected by Crestwood Village HOA Members

Bill RuckerPresident,
.....Liaison to Management
Jeff Baggett Vice President,
..... Liaison to Building & Grounds
Paula BlundellSecretary,
..... Liaison to Clubhouse Funds
Doris Vierbuchen Treasurer,
.....Liaison to Finance Committee
Doug DawsonTrustee, Liaison to ARC
Therese Oseneek..... Trustee,
..... Liaison to Activities Committee
Tina Parrish Trustee, Liaison to Hospitality

HOA Staff

Employed by Clagett Management

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Julie Lancaster Property Manager
Shirley DavisAssistant Manager
Suzanne Carney Front Desk
Parky Guedel..... Front Desk
Betsy Reniere Front Desk
John Riggelman..... Front Desk
Esther Roberts..... Front Desk
Barbara Scarff Front Desk

Maintenance

David GriffinMaintenance
Melvin Harrison.....Maintenance

Transportation

Lisa Bennett..... Bus Driver

Disclaimer

Advertisers are not endorsed by the Crestwood Village HOA.

Security Hours

Monday, Wednesday & Friday 9 PM - 5 AM
Tuesday, Thursday, Saturday & Sunday
10 PM - 5 AM
Holidays – schedule of day holiday falls on

301-748-2401

SUMMARY OF BOT MINUTES

February 23, 2021

(Unofficial)

MEMBERS PRESENT: Bill Rucker, Jeff Baggett, Doris Vierbuchen, Therese Oseneek, Tina Parrish and Doug Dawson. Paula Blundell attended via phone. Also in attendance were Julie Lancaster, Property Manager, and Shirley Davis, Assistant Property Manager.

APPROVAL OF MINUTES: Doris MOVED to approve the January minutes as amended. The motion CARRIED.

FINANCIAL REPORT: The auditor said that the condo reserve accounts are too low and need to be higher in case major repairs are needed. Doris MOVED to transfer \$7,000 from each of the condo's operating accounts to their reserve accounts. The motion CARRIED.

DELINQUENCIES: There are no new delinquencies at this time.

OLD BUSINESS: Many suggestions have been made to separate Crestwood I and Crestwood II and have Crestwood II join Mountain Village HOA. This is an extremely complex issue requiring the expenditure of volunteer and HOA financial capital to cover all of the legal work. There's no guarantee that the plan would get a vote of approval from members of two HOAs. It is agreed that this is something that should not be pursued.

The BOT reviewed and discussed the new guest policy, which states each household can bring a maximum of five guests per day. Doug MOVED to accept the new Rules and Regulations including the new guest policy. The motion CARRIED.

Julie spoke to Diana Schobel, a local collections attorney, and suggested appointing her as Crestwood's collection attorney. Doug

MOVED to proceed with getting a proposal from Diana Schobel. The motion CARRIED.

NEW BUSINESS: Doug reviewed and discussed the updated pool rules. He MOVED to accept the new pool rules as amended. The motion CARRIED.

Paula will get information from the Sheriff's Department to see if they provide security for communities like Crestwood. She will present her information to the BOT before renewing the contract with May's Security. This was tabled until the next BOT meeting.

The update of the Reserve Study was tabled until the next BOT meeting.



Doug MOVED to approve Shade Tree Lawn & Landscaping Inc's proposal to complete clearing of the common wooded areas for \$2,240. The motion CARRIED.

Doris went over the 2021-2022 budget, which needs to have a few changes addressed before finalization. This was tabled until the next BOT meeting.

Many Crestwood residents do not use their assessment coupons or have converted to automatic pay. Management only needs the resident's account number when accepting HOA payments. Doris MOVED to discontinue offering assessment coupon books to residents effective July 1, 2021. The motion CARRIED.

MANAGEMENT: Julie suggested adjusting the yard waste pick-up schedule to reflect the needs of the community. She will contact Felix from MainScapes to discuss dates.

BOT (Continued from page 3)

ARC NEWS FOR APRIL

INFORMATION: Sandi Naham submitted her resignation and will no longer be serving as a BOT member. Bill Rucker has appointed Tina Parrish to take her place until the next election. ■ Doug has updated Crestwood's website and suggested 2021 candidates could provide a meet-the-candidate video presentation to be put on the website for the 2021 election. This is optional.

HOMEOWNERS Q&A: There were none.

The meeting was adjourned at 11:18.

Respectfully submitted,
Paula Blundell, Secretary

SECURITY SURVEY RESULTS

We had 157 responses to the Security Survey that ran from February 2, 2021 to March 15, 2021. A digital copy of the summary that includes representative comments has been provided to community email subscribers. Paper copies of this summary are available upon request through the office.

1. Should we have paid security at all?
Yes – 115, No – 39, No opinion – 3
2. Do you feel that our security is effective?
Yes – 87, No – 25, Partially – 35,
No opinion – 10
3. Do you feel that our community is generally a safe place? Yes – 143, No – 8,
No opinion – 6
4. Using our current company or another, should we continue our security in its current form (drive through patrols)?
Yes – 105, No – 35, No opinion – 17

On behalf of the Board of Trustees,

Bill Rucker, President

The trees are beginning to leaf out, flowers are blooming and the grass is beginning to green. As we look at the **exteriors** of our homes to assess what needs to be done or what we would like to do, please remember that some additions or changes require an ARC application form.

Please refer to the ARC Guidelines found on our website, crestwoodvlg.net, or in the ARC Guideline book located in the office.

Some guidelines have been pre-approved and are shown in Section III. Projects requiring approval are found in Section IV. An application form needs to be completed and approved before any work is done for the Section IV items. The application form may be submitted in one of two ways:

1. Online via a link on Crestwood's website under the "Online Services" tab.
2. Hard copy available for printing from Crestwood's website under the "Documents" tab (scroll down to the ARC section). Also, printed copies are available at the Clubhouse near the entrance to the office.

Once you complete and submit your application to the office, an ARC member will call to set a time to meet with you to review your request. Your application will be approved, approved with conditions or denied. Then the office will call you and also send a letter notifying you of the action taken. It is important to note that approval must be given on your application **BEFORE** any work begins.

If you have any questions or need assistance, please contact the office and they will have an ARC member contact you.

Jim Cullen
Chair, ARC

HOSPITALITY

I hope that by the time you read this article, spring will have arrived in Crestwood. It certainly was a long winter.

Last month we sent get-well cards to Frank Briggs, Betty Derx and Mary Ann McMillin. A sympathy card was sent to Geri Eldridge on the death of her sister.

Gift baskets were delivered to Bob Van Gilder and Frank Briggs. A memorial donation was made to a pet organization in memory of Bonnie Stidham.

This is one of the four times a year we send thinking-of-you cards to resident shut-ins and to those in rehab or nursing homes who still own their homes in Crestwood. Last month we sent 19 cards. If you have a neighbor who is a shut-in and would enjoy a cheerful card occasionally, let someone on our committee know. We will add their name to our list.

While more people are outside walking, please welcome the many people who moved into our Village over the winter months. Recently, our committee welcomed Stephanie Phillips, Mary Hudson and Anne Kelly, all on Box Elder Court; Jane Lubbes on Barberry Court; Jim and Kathy Kelly and Deborah Shaff, all on Arbor Drive; as well as Ronald and Carol Leigh on Snowberry Court.

Once again I want to thank you for all your generous donations. Our next Hospitality meeting will be held on April 14th at 10:00.

Therese Oseneek
Chair, Hospitality Committee

**April 15th is the deadline for
submitting articles for the
May *Village Voice*.**

YARD WASTE

We have 14 yard waste pick-ups in our contract with MainScapes. It will be picked up on Wednesdays on the following dates. These dates will also be on the monthly calendar as a reminder.

1 – April 7th

2 – May 12th

3 & 4 – June 9th and 23rd

5 & 6 – July 14th and 28th

7 & 8 – August 11th and 25th

9 & 10 – September 8th and 22nd

11 & 12 – October 6th and 20th

13 & 14 – November 10th and 24th

Management

CRESTWOOD VILLAGE VETERANS

In March, three vets attended the first Thursday breakfast, and five attended the general meeting on March 11th. At the general meeting, attendees agreed to return to having the first Thursday breakfasts at the airport's Airways Inn beginning in April. Also beginning in April, members will participate in a social activity immediately following the second Thursday general meetings. The activity may be horseshoes, miniature golf, shooting pool or all three at once. This will be weather dependent, flexible and organized on the spot at each meeting.

The first Thursday monthly breakfast will be at 9:00 on April 1st at the Airways Inn. Transportation is not provided. Email stephen.meyer7@gmail.com if you are interested. If more than four are going, I will make reservations the Wednesday prior. The next Veterans general meeting is Thursday, April 8th at 10:00 at the Clubhouse.

Stephen Meyer

**CRESTWOOD ACTIVITIES
SEE THE PINK INSERT**

WELCOME TO THE VILLAGE

If you became a new resident in Crestwood in the past six months or so, welcome on behalf of your neighbors and the many volunteers who give their time and talent to our various committees. We are a Homeowners' Association (HOA) community.

If you have not yet registered with the office, you need to do so in order to be eligible to enjoy Crestwood amenities. You will fill out the Unit Owner Information Sheet, register your vehicle(s) and get your parking sticker(s). You will also meet with office staff to learn about rules, regulations and amenities at Crestwood.

A good way to keep informed on Village information is to attend the monthly community meetings as well as those of the Board of Trustees, held in the Clubhouse auditorium. Also, if you have internet access, visit our website, crestwoodvlg.net. Information here is updated regularly. At the bottom of the home page, you can sign up to receive timely email announcements. In the meantime, below are some essentials you should know.

Architectural Review Committee (ARC):

Once you have settled into your new home, you may begin thinking about what's outside. Please take time to acquaint yourself with the ARC's guidelines, posted online at the community's website, available on paper in the office and included in the documents book you received at settlement. There are limitations and restrictions regarding the exterior of your home. An ARC application for approval is required prior to making some exterior changes.

Exterior Maintenance: Our HOA employs maintenance personnel who will perform minor exterior maintenance on your home. A list of the things that are covered by your HOA dues can be obtained in the office. A work order needs to be submitted for each job.

Parking: Cars in Crestwood I should not remain on the street from midnight to 7:00. Overnight street parking is permitted in Crestwood II. Also, as a courtesy to our

hard-working mail carriers, please do not park in front of a mailbox.

Pets: According to our Rules and Regulations, pets should be under owner control at all times. Those who walk dogs are asked to have them on a leash. Please pick up after your pet as needed. Acquaint yourselves with those areas in the community that are set aside as common grounds (where you can walk your pet) and those that are private property (where you shouldn't). A map of Crestwood that shows common areas is located in the back of your Crestwood phone directory (If you do not have a phone directory, please ask for one at the Management Office.) Please note that some areas are only accessible by passing through private property, so make sure you have permission to do so. Also of note are those areas where no sidewalk exists. Private property there extends to the street.

Rules and Regulations: There are rules and regulations regarding such things as use of the swimming pool, use of the Clubhouse and its facilities and a variety of other situations. These are all itemized in the packet of HOA material that you received upon purchase of your home. All documents are available on our website, crestwoodvlg.net or in the office.

Trash, recycling and yard waste: Trash pick-up is every Thursday, the county's recycling pick-up is every other Monday, and yard waste is picked up, in season, on designated Wednesdays. These days are always noted on the calendar that accompanies every *Village Voice* issue. Items for pick-up should not be put out any earlier than 5:00 on the evening before pick-up and no later than 7:00 the morning of pick-up. Trash and recycle bins should be stored out of street sight when not out for pick-up. Yard waste should be placed in biodegradable bags only. Recycle guidelines are found on the community's website.

Please contact the office for any questions you may have.

COUPON BOOKS

Clagett Management will **NOT** be issuing HOA coupon books for the coming 2021-2022 assessment year, which begins July 1, 2021.

Each home has a 5-digit numerical account number, which can be found in your current coupon booklet. When paying your monthly HOA fee, please enter that number in the memo field of your check so that it will be properly credited. If you cannot find your account number, contact Shirley or Julie at the office.

If you are already set up for ACH/Direct Debit, you do not have to do anything.

If you are set up as a bill payer through your bank, please be sure the bank has your correct account number.

Management

CLUBHOUSE FUNDS COMMITTEE

As mentioned in last month's newsletter, the committee is planning the Annual Yard Sale to be held May 22nd from 8:00 to 2:00. This year, all Crestwood Village residents can have a yard sale at their residence. A cash fee of \$10 per residence is required to cover advertisement expenses and to support the committee for any future expenses. Fees will be collected in advance by contacting Janice Cole at 301-662-0909 or Alice Toigo at 301-662-5242. Additional information will be provided to the resident when the fee is paid. Let's make this event a fun day.

Janice Cole
Chairperson, Clubhouse Funds
Committee

CAN I GET YOUR NUMBER?

It is important that your contact and emergency information are up to date and correct. It was recently brought to our attention that many of our residents' contact information is incorrect and some are not even listed.

If you recently changed your number, need to update your information or have not yet registered, please contact Shirley Davis or me, so we can update our records at 301-662-0400 or via email at SDavis@clagett.com or JLancaster@clagett.com.

Thank you.

Julie Lancaster
Property Manager

VACCINATION CARD

Getting vaccinated against Covid is now a reality. In fact, many people in Crestwood have already been vaccinated. Once vaccinated, you will receive a card with verification of your inoculation(s).

The health department is stressing the importance of keeping that card. There are lots of suggestions about how and where to keep the card, but the one I want to share with you is this: if you have a smart phone, take a photo of your vaccination card. That way you will have easy access to the information any time you are asked for it.

Bernadine Hoffman
Member, Neighbors-Helping-Neighbors

APRIL MEETINGS

The Community Meeting is on the 20th at 7:00.

The BOT meeting will be on the 27th at 9:30.



Given the names of our roadways, it seems more than appropriate that we recognize Arbor Day in our community. In Maryland, Arbor Day is celebrated on the first Wednesday of the month. This year that's April 7th. Nationally, it is acknowledged on the last Friday of the month, which this year is April 30th.

Promoting the importance of trees that were needed in the new territory as windbreakers, as fuel, as building material and as shade from the hot sun dates back to 1854. Pioneer J. Sterling Morton and his wife had moved from Detroit to the Nebraska Territory. Morton was a journalist

who became editor of Nebraska's finest newspaper where he spread agricultural information and his enthusiasm for trees: Morton's prominence increased and he became secretary of the Nebraska Territory and hence another opportunity to stress the value of trees. Morton also served as President Grover Cleveland's Secretary of Agriculture. Interestingly, his son Joy was the founder of the Morton Salt Company.

Sources: multiple, including Wikipedia; history.nebraska.gov

Submitted by Betsey Covel



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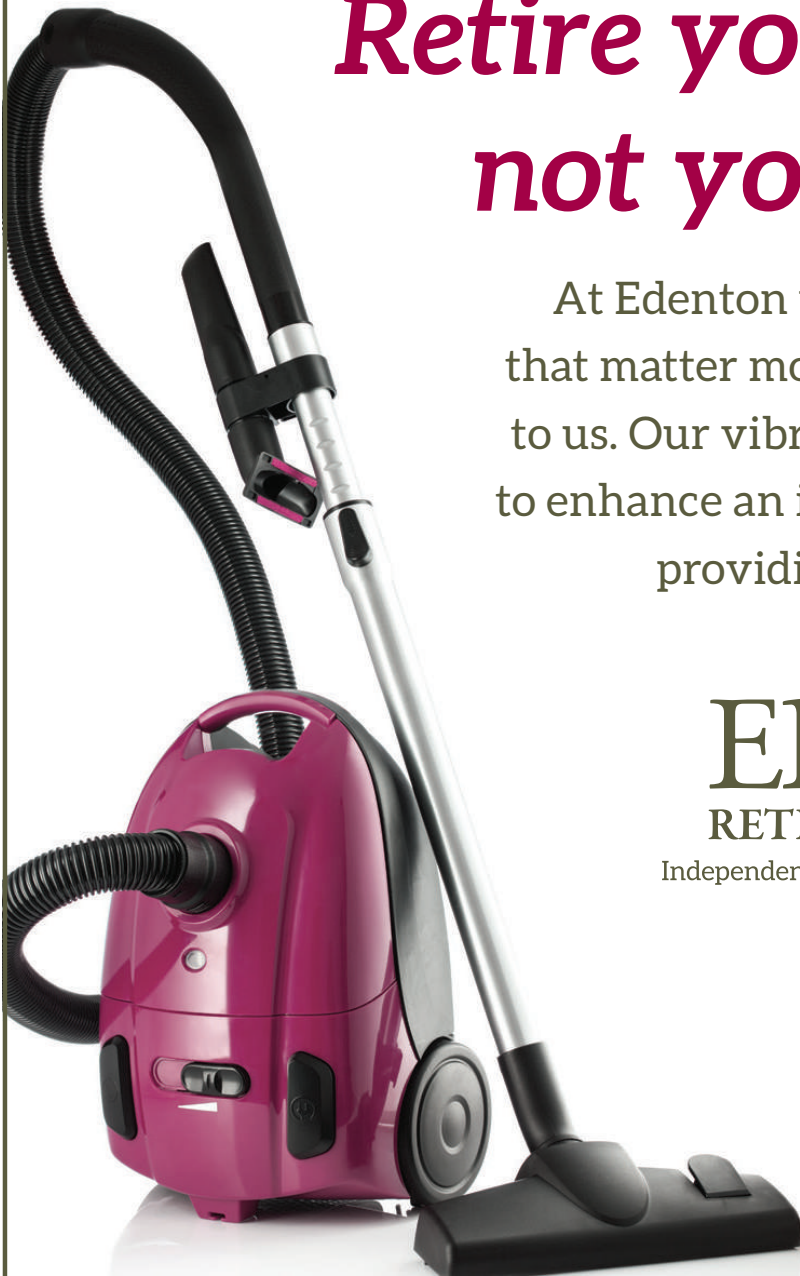
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