

Happy New Home, 2023

Dear New Neighbor,

Welcome to Abbotsford! We hope you are enjoying your new home and your new neighborhood. The Board of Directors of the Homeowners Association tries to maintain a well kept community. We take great pride in our neighborhood and we hope you will also.

Abbotsford in Newark, DE, located off Barksdale Road, was established by Belmont Builders Inc. and the Ryland Group Inc. in the early 90's. Our small community of 181 homes consists of both single family homes and townhomes. Per the City of Newark's reapportionment of the election districts, Abbotsford resides in District 1. Our District 1 City Council Representative is John Suchanec, he can be reached at (302)598-2222 or jrsuch2021@gmail.com to address City of Newark questions or concerns. If you are interested in receiving his informative newsletters just email him to introduce yourself. The City of Newark website is also a great resource for information, <https://newarkde.gov/>.

About our Board: Our voluntary Board of Directors work diligently to maintain the common areas in our community (such as the stormwater basins, the open space near the townhomes and along Barksdale Rd) and to enforce the By-Laws and Deed Restrictions/Declarations. You should have been provided a copy of the By-Laws and Deed Restrictions/Declarations at settlement of your new home, a copy can be found on our website. Additionally, volunteers are always welcome for our Architectural Review Committee and Welcome Committee. It's also not too soon to be thinking about serving on our next board or if you have interest in attending a board meeting, just send us an email. Our Annual Homeowners Association Meeting in the Fall is open to all homeowners as well; details will always be announced. Agendas typically include: reviewing the financial status of the Association, reporting on past meeting action items, reviewing architectural review requests, addressing common area maintenance projects, and addressing questions and concerns from homeowners.

Website: <https://abbotsfordinfo.com/> Use our website to contact us at any time. Other than our By-Laws and Deed Restrictions/Declarations you will also find Architectural Review Applications on our website, a must to request any exterior changes to your home or property. In the Spring, electronic Annual Dues payments are accepted through our website for your convenience as well. Be sure to subscribe to receive our occasional email communications too.

Facebook: Make sure to follow us on facebook @abbotsford.newark.de for an additional resource for information.

Mailed Correspondence: Please look for a newsletter or throughout the year with important reminders as well as our Fall Election Ballot to vote for the next year's Board of Directors.

If at any time you have any questions about the neighborhood, please feel free to contact us. We hope you feel welcome to the neighborhood and we hope you take great pride in your home and your community.

Sincerely,

Abbotsford Homeowners Association Board of Directors

Lori Wilson, President

William Briggs, Vice President

Elizabeth Heflin, Treasurer

Nancy Marvel, Board Member

Margaretanne O'Rourke, Member at Large

