



THE BERRY FARM

SPRING NEWSLETTER

www.theberryfarm.net

MARCH 2023

UPCOMING EVENTS

ANNUAL POA MEETING

Monday, March 27, 2023
6:00 PM
Bellview Elementary



Meeting ID: 810 7255 3346
Passcode: 220990

COMMUNITY YARD SALE

April 21st and 22nd

Permits are now required by the City of Rogers for each homeowner wishing to participate in this event. Scan here to complete this form.



Message from our President, Mitch Ulrich

Hello friends, neighbors, and new residents of this wonderful community. We thank you very much for having pride in our neighborhood. We need many more volunteers who are willing to invest in this community. Each of you has talents that will benefit the association. Yes, it takes time to volunteer, but the dividends for the subdivision are immeasurable. Please consider joining our team of volunteers.

Feel free to email me at officers@theberryfarm.net for the available positions.

We wish to recognize the dedicated service of Dave Zemlicka who recently resigned as Treasurer. He has devoted many hours over many, many years to keeping our financials accurate. THANKS DAVE!!

Improvements completed last summer include: repairing the entrance walls, removing the dead tree, trimming low hanging branches, trimming bushes obstructing the view of the stop sign, and cleaning out weeds and debris behind the shrubbery on West Drive.

AMENDMENT TO THE PROTECTIVE COVENANTS

Enclosed with this newsletter is an Amendment to the Protective Covenants that will require approval from 51% of the homeowners. A signature page is also enclosed; however, a notary is needed. If anyone in the neighborhood can provide this service, please let us know.

This item will be discussed in more detail at the Annual Meeting.

Board of Directors

Reagan Binns
Al Stroh
Justin Leard

Officers

Mitch Ulrich, President
Terri Ellett, Treasurer
Dawn Poaletti, Secretary

Chairpersons

RARC – Dale Regenold
Social Committee - VACANT

RARC (Residential Architectural Review Committee) UPDATES

Many residents have taken this last year to begin repair projects and improvements to their homes and property. As you contemplate any projects/improvements to your residence, please review the Covenants of the subdivision or contact the RARC at rarc@theberryfarm.net, before construction or improvements begin to the exterior of your home to alert us and for our approval.

1. Lawns, landscape, and shrubs are to be kept healthy, safe and in attractive condition. This also includes the weed control for the lawn and planting areas. Please use your irrigation system to water your lawn when the weather has not provided enough rain to keep a lush green lawn. We encourage our community to maintain to their backyards as well as to discourage snakes and other critters.
2. Overnight parking on the street is not permitted. Residents are to keep all their vehicles in their garage or on their own driveway during nighttime hours. Trailers, campers, RV's, ATVs, and boats of any type, must be kept in your garage or behind your residential fence and not in view of the street. If you are doing some remodeling, we understand a trailer or such being parked in your driveway over a period of time, but please communicate with us pertaining to such so we can inform other neighbors if asked and be apprised of your timeline for completion. We are noticing quite a few cars parked on the street when there is clearly room in the driveway, so please remedy this.
3. Please be mindful of what speed your vehicle is traveling in the neighborhood as we have many adults and children that walk and bike.
4. Mailboxes also must be maintained and many still need a fresh coat of paint. The style of the mailboxes in Berry Farm is called Barcelona and if you need replacement parts a good source is rybprints.com or Hearth and Home, and the color of the paint is black gloss.
5. Our garage doors often become a bit faded due to the sun hitting it over the years. A fresh coat of closely matched paint would be a great freshening up tool to your home and the neighborhood. Please be advised that if you choose to make a color change or refresh, your request will need to be submitted for approval to the RARC, prior to work done, for our records.
6. The current trash and recycling pick up is every Friday. Trash and recycling bins should be removed within 24 hours after collection and placed in your garage or behind your residential fence, or anywhere not visible from the street, per our covenants. (Amendment per RARC to our Residential Design Guidelines is on our website.) Bulk trash pickup is on the 4th Friday of the month. You would need to call at least 24 hours ahead to schedule that pickup with the service. 479-878-1384.
7. Our Board of Directors has been looking into a source to repair curbs in the neighborhood that have been damaged or broken. Our understanding is some would be City repairs and some would be the responsibility of the home owner. If anyone has a source we could contact for mass repairs, we would appreciate you passing it along to us.
8. RARC and the Board are delving into updating our documents and clarifying guidelines as the documents were initially created in the development stage. As a reminder, ALL (roofs, trim, fence etc.) exterior improvements must be submitted to RARC for approval as there is no one size fits all parameter. It is paramount where your home is located per approvals for aesthetics and conformity of all homeowners.