

Middleton Estates Homeowners Association

MAY 2017

2017 ANNUAL MEETING

The Annual Homeowners Association Meeting was held on Wednesday March 1, 2017 at the Stuart Community Center. **THANK YOU** to all who came! The 2017-18 Budget was reviewed and passed. The Association's attorney and accountant were on hand to answer questions and concerns. Your 2017-18 Board Members were also elected at that time. The results of the election were: Janna Books (49); Bea Erickson (18); Judy Hershey (50); Kathy Kauffman (53); Marty Line (16); Wendy Snyder (14). Janna, Judy and Kathy will serve on the Board.

Regular monthly meetings are typically held the 2nd Tuesday of each month from 7:00-8:30 PM at the Stuart Community Center. More information and meeting cancellations can be found on the Association's website: www.middletonestates.net



HAPPY
SPRING!



TRASH

Ever have a question if trash day is postponed? Check out their Facebook page for updates! Please see attached flyer for more information on bulk pick up! As we enter the rainy and windy months of Spring is it important to **BAG YOUR TRASH** so that if your lid blows open, trash doesn't fly all over the place! Please also remember to retrieve your trash bins as soon as possible after trash is collected.



SAVE THE DATE!

The annual community yard sale has been scheduled for **May 20th**. We are once again coordinating our yard sale with adjoining neighborhoods.

DUES REMINDERS:

- **Checks should be made payable to MIDDLETON ESTATES and please be sure your address is on the check!**
- **NO COUPON BOOKS ARE PRINTED.** If you prefer to have a coupon page, one can be printed for you. Please request this from the treasurer.
- Association Fees are due on the 1st of the month and are \$50.00. A late fee of \$5.00 will be charged for any payment over 30 days late. ***Accounts over 90 days may be sent to the District Justice for collection.*** Accounts with **ANY** balance after 30 days will be charged a late fee. This includes partial payments.
- Association Fee payments may be MAILED to Katherine Landis 14 Gobin Drive, Carlisle, PA 17013 OR placed in the Association mailbox. (This is the **tan mailbox** located next to the U.S.P.S mailbox group directly across from unit 27 Partridge Circle).
- **DO NOT HAND DELIVER CHECKS to the Gobin Drive address or place them in that mailbox without a stamp. The mailman WILL take it.**



PARKING!

CARS SHOULD NOT BE PARKED IN THE GRASS OR OVER SIDEWALKS! Not only is this against our Covenants & Restrictions, it makes ruts, cracks sidewalks, kills the grass and just plain looks bad! Ruts can also damage the mowers!

Cars should not be parked in the grass for extended periods of time or overnight. We have plenty of on street parking available for guests and family.

**It's your neighborhood folks—keep it clean and CLASSY—
It only helps YOUR property values! DO YOUR PART!**

COMMUNITY REMINDERS:

- Please remember to pull your trash bins in off the street after the trash is collected! Bagging your trash before you put it in your bin helps tremendously!
- Please see the attached flyer regarding large item / bulk trash pick up! Anything that needs more than 1 person to lift needs to be called in!
- Are you thinking about adding a deck, changing a door, replacing your roof or making any other changes to the outside appearance of your property? All changes must be approved by the Board of Directors. Please contact Judy Hershey with questions and to submit your request.

**NO FIRE
PITS ON
PATIOS!!!!**

ATTENTION LANDLORDS!

It is the landlord's responsibility to educate tenants about the By-Laws of our community. Please make sure your tenants receive a copy of the By-Laws & Covenants & Restrictions!

Also, please make sure your flowerbeds are being maintained either by the tenant or you!

A FRESH COAT OF PAINT DOES WONDERS!

Please consider giving your front doors, trim or shutters a fresh coat of paint this Spring!

Contact Judy Hershey if you have any questions regarding color requirements!



BE A RESPECTFUL NEIGHBOR!

Please remember that we all live very close together and our walls are very thin. **Please remember this when playing your LOUD TV or LOUD MUSIC!**

The same goes for loud vehicles!

FIRE!

Use common sense! **Make** certain grills are kept WELL away from wooden dividers and siding (*preferably on the outer side of patios*)!



If your house goes up in flames—so does your neighbors so PLEASE
use extra caution!



SCOOP YOUR POOP!

Please clean up after your pets. Not only is this an Association Restriction but also a Township Ordinance. **Not picking up after your pet (even in your own yard) may lead to township fines if your neighbor reports you and/or your lawn not being mowed.** Please show respect to your neighbors and not allow your pets to do their business in someone else's yard!



Working
SMOKE ALARMS
SAVE LIVES

Change Your Clock, Change Your Battery

"Dedicated To Life Safety"

2017-18 BOARD OF DIRECTORS

Tracy Sharp, President
Janna Books, VP
Katie Landis, Treasurer
Denise Adams
Kathy Kauffman
Judy Hershey
Stephanie Bragg

tsharp@wolfecr.com
books.janna74@yahoo.com
klandis127@gmail.com
sweetepe@gmail.com
kkauffman4@aol.com
hesheyins@comcast.net
slz5231@gmail.com

NOTE!

Just another reminder if you mail your monthly dues, the address has changed:
Middleton Estates HOA
Katie Landis
14 Gobin Drive, Carlisle, PA 17013

ATTENTION DOG OWNERS!



The Board has received several complaints regarding unattended dogs and dogs being tied out in yards within the neighborhood, therefore the Board would like to remind homeowners of the following:

DECLARATION OF COVENANTS AND RESTRICTIONS OF MIDDLETON ESTATES HOMEOWNERS ASSOCIATION

ARTICLE II, Section 2, (m) - Animals, livestock or poultry, excepting household pets, shall not be raised, bred or kept in any townhouse. Household pets may be kept, provided they are not kept, bred or maintained for any commercial purpose and **shall at all times be on a leash or have some other appropriate means of control and be accompanied by the unit owner when out of doors or when in any common area.** In such cases, the pet custodian shall be equipped with a suitable container and pooper scooper to remove all droppings or litter deposited on the common or limited common facilities or in the yard in case of lots that have yard areas that are separately deeded to unit owners.

NORTH MIDDLETON TOWNSHIP DOMESTIC AND NONDOMESTICATED AN- IMAL ORDINANCE—Chapter 70

70-2 Definitions—

RUNNING AT LARGE—Being upon any public highway, street, alley, park or any other public land or upon property of another person other than the owner and not being accompanied by nor under the control of the owner.

70-3 Conduct, activities and conditions constituting violations.

The following activities or conditions are hereby declared to be unlawful:

- A. No owner of any dog, domestic or nondomesticated animal shall allow or permit such animal to make loud or harsh noises, on a continuous basis, to the extent that it shall disturb or interfere with the peace, quiet or sleep of other persons. Each day's violation of the provisions of this subsection shall constitute a separate offense.
- B. No owner of any dog, domestic or nondomesticated animal shall suffer or permit such animal to run at large in North Middleton Township, Cumberland County, Pennsylvania. Each day's violation of the provisions of this subsection shall constitute a separate offense.



Middleton Estates Bulk Pick Up

The following items are listed for your weekly permitted (1) bulk item;

Acceptable Items

- Couch / Sofa / Chair
- Dresser / Bed Frame / Mattress
- Desk / Table
- Small Appliances (non freon) i.e. Microwaves, Toasters, etc.

Unacceptable Items

- No White Goods i.e. Refrigerators, Washers, Dryers, & Stoves.
- No Concrete or Demolition material i.e. Concrete, Wood, Shingles, Siding, etc.
- No Yard Waste
- No Tires or Car Batteries
- No Computers or Screens
- Nothing Containing Freon

Anything that requires more than two people to lift must be called in

If you have any questions regarding the above please call customer service a 1-800-338-8971

Thank you for your cooperation. We appreciate your business!

SERVICE FIRST. SAFETY ALWAYS.