

MEADOWS AT SHAWNEE HOMEOWNERS ASSOCIATION, INC.

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- NEWSLETTER -

February 2017



The HOA Board of Directors would like to wish everyone in the community a very Happy and Healthy New Year in 2017.

Madeleine Mandelblatt, President
Michael Boyle, Vice-President
Daniel Marabello, Treasurer
David Markowitz, Member (Neighborhood Watch)
Ellen Miller, Member at Large
Bob Shinholt, Member (Architectural Chair)
Linda Steiner, Secretary
Barry Zeigler, Member (Grounds Comm. Chair)



President's Pitch

It's hard to believe that it's seven months since I was instated as our Board's president. I would like to thank both our outgoing board president Mike Boyle and vice-president Archie Campbell for their dedication and hard work in building a better community for us all. I have the utmost confidence that we will continue to move this community forward successfully.

FAIR HOUSING ACT COMPLIANCE TRAINING

The Board of Directors is planning to receive training on the Fair Housing Act and The Americans With Disabilities Act from the Delaware State Department of Human Resources.

OUTDATED DOCUMENTS

The board has begun to look into our current governing documents to bring them up to date. This is a time-consuming process demanding careful and thoughtful decision-making and once we have a final draft in place, these changes will be made available to all our neighbors for their perusal and input.

COMMUNITY ASSOCIATIONS INSTITUTE

The HOA will be enrolling in the Community Associations Institute (CAI). As a member, we will be kept abreast of all changes in HOA law, as well as current trends to help build a stronger and successful community. The CAI offers educational courses ranging from the most basic to the most complex for self-governing HOA's to attend. Furthermore, we can tap in to a wealth of governing experience, legal information as well as a bi-monthly newsletter which will be posted on our website for the perusal and enjoyment of all.

NEWSLETTER

On the subject of newsletters, this will be the last printed and delivered newsletter to each household. Technology has advanced us into a digital age and we are no longer behind in this. In the future, all newsletters will be published on our website www.meadowsatshawnee.com and when done, a notice will be placed on both entrance notice boards. If they have not already been, these will be erected shortly.

All of you are encouraged to submit articles of interest, news, requests and suggestions etc. for our newsletters. If there are any keen photographers, we would love to have submissions from you. Subject matter should be related to our community, our city, the wonder of nature and perhaps even your beloved pets! All would be welcome for publication. We

would love to hear your suggestions for subjects that you may like to see in our newsletter. Please take a minute to email these to:

mashoapresident@comcast.net.

SOCIAL COMMITTEE

I am pleased to announce that our community now also has a social committee! Any neighbors who are interested in joining us are most welcome. Please email mashoapresident@comcast.net so we can brainstorm with you! We will be selling business card sized space on our website and newsletters in order to create a social activities fund. These funds will be put to use for fun community events.

“TAKE OUT THE PAPERS AND THE TRASH”

One of the goals of each of us should be to help keep the Meadows at Shawnee looking as beautiful as the day we decided to buy our homes in this community. As your Board President and a homeowner, I'd like to talk about trash.

In January, the City of Milford mailed out a 6-month calendar with the monthly bill to all homeowners covering the solid waste schedule for January 1, 2017 through June 30, 2017. The Meadows at Shawnee development is part of the Maroon route with the following schedule: Weekly trash pickup – every Friday; yard waste – every other Wednesday; recyclables – every other Thursday.

For information on items excluded from solid waste collection, bulk service or alternative places to take excess waste, please call the City of Milford Customer Service at **422-6616** or visit the website: www.cityofmilford.com. To dispose of extra trash or large items like appliances, furniture, mattresses, tires, yard waste, please contact the Milford Transfer Station located at 1170 S. DuPont Blvd., Milford, DE, Tel. No. 1-800-404-7080 or visit the website www.dswa.com for additional information and hours.

By Madeleine Mandelblatt - MAS Board President



Property School Tax Update

A group effort called the Coalition Against the Milford School Tax is ongoing since August 2016, with meetings, emails and letters sent to top Delaware government officials, committees and legislators. Apparently, the issue of overtaxing property owners for increasing education requirements is nationwide, and legislators in Delaware are now discussing what steps to take--up to and including consolidation of school districts much like the Red Clay Consolidated School District in Wilmington. Recent contact to an agency within the Justice Department has proven fruitful, as our complaint was answered with a request for additional information. Perhaps our plight will be given attention by someone in authority who has the power to investigate the allegations of the school board's violation of the Freedom of Information Act, as prior attempts with legislators have fallen on deaf ears. With the prospect of additional taxation forthcoming, we need to speak up now with our displeasure at this first stage in our own hometown. Our actions have begun at a most opportune time!

By Gloria Markowitz



Upcoming Milford School Board Elections

Filing deadline: March 3, 2017
Election date: May 9, 2017

The Milford School District anticipates two openings on the Milford School Board for 2017 for which a vote will be held. Terms are set on a five-year basis and candidates must reside in the Milford School District. The 1st opening is for an "At Large" seat and a candidate can be from any area of the Milford School District. The 2nd opening is for "Area D" which includes the Ellendale and Lincoln areas and

candidate must be from one of those areas. For more information on filing requirements, please contact the Kent County Dept. of Elections at 302-739-4498. A list of the current school board members and a map of the Milford School District can be found on the Milford School District website.

Milford School Board Meetings

Following is a list of the remaining School Board meetings scheduled for the rest of the school year:

- February 21, 2017
- March 20, 2017
- April 10, 2017
- May 15, 2017
- June 19, 2017
- July 10, 2017 (Reorganization Meeting)

Meetings are held at 7 PM in the multimedia room located on the west side of the former Milford Middle School main building located at 612 Lakeview Avenue, Milford, DE. If you were not pleased with the large property tax increase last year, please try to attend some of these meetings so you can find out what the School Board is planning for the rest of this school year and next year.

Senior Citizen Tax Exemption

To all our senior citizen residents, please be advised that homeowners age 65 or over are eligible for a tax credit against regular school property taxes of 50% (up to \$500). This credit may only be used against property taxes on a primary residence. There is a 3-year residency requirement for new applicants and the application deadline for filing is no later than April 30. Please visit the Department of Finance's website at www.finance.delaware.gov for additional information and the application form or call the Sussex County Dept. of Finance at 302-855-7871.



Trash Receptacles

The HOA would like to remind all homeowners that leaving trash, yard waste or recycling receptacles on your property in full view of the street is a violation of the Declaration of Restrictions. **Article VI, Section 6** of the Declaration reads as follows: **“Trash receptacles shall be kept in clean, sanitary and enclosed areas, hidden from view, excepting that they may be placed temporarily at street side on the regular day of collection if required by the collection agency.”**

Thank you for your cooperation in this matter.



ANNUAL HOA MEETING – JUNE 14, 2017

This year's Annual HOA Meeting will be held on **Wednesday, June 14, 2017**. Reminder postcards will be sent to all homeowners in March with the time and place for the meeting. **Please mark your calendars and save the date.** Thank you.



Meadows At Shawnee HOA Website

If you haven't visited the HOA website lately, please take the time to do so. A few of the new features include the Architectural Request form which can now be filled out online prior to printing; the ability to send emails through the website directly to the chairperson of the Architectural, Grounds and Neighborhood Watch Committees; links to city and county codes; and more timely posting of meeting minute notes.

As the website matures, it will soon offer additional sections/pages such as: a community page capable of posting notices of upcoming events in the

community, city and other regional events; a neighbor-to-neighbor list of recommended contractors and service providers, HOA Newsletters and photos of the development.

Please take the time to visit the website often as it continues to expand and improve.



Driving Through The Neighborhood

Please pay attention as you are driving through our neighborhood. Our community is an active one!

Between the walkers, joggers, bikers, children playing and pets exercising, there are people on our roads all day long. Double check to make sure that when you are backing out of your driveways, you have a clear view of any people and pets that may be using the road. Not only do we want a BEAUTIFUL neighborhood, but we want a SAFE one as well.

Dog Waste



Contrary to popular belief, dog feces is not fertilizer and does not provide any benefit to the soil. Dog waste was labeled a non-source environmental pollutant in 1991 by

the EPA thereby placing it in the same category as herbicides and insecticides, oil, grease and toxic chemicals much like the acid drain-age from infected mines.

The EPA states that a single gram of waste can contain up to 23 million fecal coliform bacteria which are known to cause cramps, diarrhea, intestinal illness and serious kidney disorders in humans. Not to mention the catastrophic effect the fecal coliform bacteria from dog waste has in polluting the local water table. (Resource: www.epa.gov)

In addition to cleaning up after your dog on your own

property, the HOA would like to remind all residents to also curb and clean up after your pet in all common areas and roadways in the development (including Kirby Road). Thank you for your cooperation in this matter.



Fall 2016 Cleanup

On Saturday, November 5, 2016, the HOA conducted its Fall cleanup of all the common areas in the development. The following residents participated in the clean-up: Mike Boyle, Mary Collins, Gary Grimanelis, the Jackson Family, Dan Marabello, Dave Markowitz, Gloria Markowitz, Joe Palermo, Bob Rodenberg, Bob Shinholt and his grandson Isaac Daniel Shinholt, Linda Steiner, Barry Zeigler and his son, Nate. Volunteers cleaned up the front and rear entrances, the entire strip of grassy areas along Business 1 and Kirby Road, the areas surrounding both the big and little ponds, and the roadways within the development. Special thanks to all the volunteers who participated and we appreciate the teamwork to keep our community looking great! The **Spring 2017 cleanup** will be held on Saturday, April 8, 2017 at 9:00 AM, with a rain date on April 22, 2017. These dates will also be posted in advance on the HOA and “Next Door” websites.



Neighborhood Watch

The Neighborhood Watch is always looking for more volunteers. The Committee consists of volunteers from the community who patrol around the neighborhood at various times during the day looking for any unusual activity. If they see anything suspicious, they immediately notify the Milford Police Dept. If you are interested in signing up, please contact Neighborhood Watch Co-Captains, Dave or Gloria Markowitz, at 302-422-8003.
