

MEADOWS AT SHAWNEE HOMEOWNERS ASSOCIATION, INC.

P.O. BOX 475

MILFORD, DE 19963

Website: meadowsatshawnee.com

Email: HOA@meadowsatshawnee.com



# NEWSLETTER

October 2019



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**The Meadows at Shawnee HOA Board of Directors:**

Bob Shinholt, President  
David Markowitz, Vice-President  
(Neighborhood Watch Captain)  
Daniel Marabello, Treasurer  
Linda Steiner, Secretary  
Kate Leith, Member (Grounds Comm. Chair)  
Tom Chilton, Member (Acting Architectural Comm. Chair)  
Ellen Miller, Member  
Vacant Position

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**President's Remarks**

Neighbors, another beautiful Fall is upon us here in Milford! Don't you just love the cool mornings and evenings, perfect for strolling around the neighborhood and downtown Milford. I always did enjoy mild and cool temperatures versus hot and humid days. I hope everyone takes time out from their busy schedules to relax before the holidays are upon us and makes us wonder where all our spare time went. Do appreciate the beauty of the living on the Eastern Shore...we are surrounded by so much beauty and wonder!

But getting back to the business at hand, I do want to remind our homeowners that all trash, recycling and yard waste receptacles, per our restrictions, should not be visible from the street unless they are set out by the roadside for pickup. To simply comply with this restriction, just store the receptacles in your garage, which is the simplest solution to the restriction (and provides the shortest "dragging" distance to the street). Some homeowners have constructed a "blind" (enclosure) next to their garage that conceals them as well. I did this years ago...so glad I did that. It was a great Saturday project. To construct a blind, an Architectural Request form is required, but again, placing them in your garage is a "quick fix"! Placing them behind shrubbery is also

acceptable as long as they can't be seen from the street. An impromptu survey of the neighborhood revealed over 20 homes in violation of this restriction. A second survey will be taken soon followed by notices being mailed out. Please save our volunteers the effort (and postage) by taking care of any such violation. Thank you in advance!

Speaking of Architectural Requests, sadly our Director of the Architectural Committee, Richard Vehlow, is moving out of the neighborhood, leaving that position open. Tom Chilton is filling in until someone volunteers. Please let any board member know if you are interested in filling that role. I do want to say it has been a true pleasure and honor working with Richard. He has been a terrific asset to your HOA Board of Directors and will be sorely missed by us all!

Finally, I am so relieved the City of Milford has resolved, for the most part, the water discoloration issue by installing "flushing units", which are an industry-standard to help resolve water discoloration caused by sediment. I so appreciate one of our neighbors, Peter Carpenter, for keeping me posted on the flushing unit located close to his home on East Bullrush Drive. Thanks, Peter!!

In closing, please take time to enjoy the cooler weather!

Blessings,

***Bob Shinholt***

President, MAS Board of Directors

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**Meadows at Shawnee Newsletter**

The MAS HOA publishes two newsletters annually (spring and fall). A copy is mailed to our homeowners and residents, and is also available on our website [www.meadowsatshawnee.com](http://www.meadowsatshawnee.com).

Residents are encouraged to submit articles of interest, neighborhood news, requests, photographs, suggestions,

etc., that would be of general interest to all residents, related to our community, our city, the wonder of nature and perhaps even our pets! We welcome your submissions for our newsletter. Email ideas/articles to: [meadowsatshawneehomeownersassoc@yahoo.com](mailto:meadowsatshawneehomeownersassoc@yahoo.com).

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### **HOA Treasurer's Report**

I'm happy to announce that of the 183 homeowner members of the Meadows at Shawnee, only one homeowner remains delinquent in the payment of their annual assessment (dues). Recently the HOA Board of Directors successfully collected on an eleven-year delinquent account of annual assessments from a homeowner. All unpaid annual assessments, including all interest incurred, administrative and lien fees, court costs, and legal charges were fully paid by the homeowner. With legal assistance, we hope to have the remaining long-term delinquent account resolved by our next annual meeting.

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### **HOA Corporate Documents**

Curious about how our HOA is structured and managed, or do you need information on restrictions? Answers to these questions can be found in the HOA's Corporate By-Laws and Declaration of Restrictions available on line at the HOA's website at: [www.meadowsatshawnee.com](http://www.meadowsatshawnee.com).

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### **Milford City Council Meetings**

The Meadows at Shawnee is located in the City of Milford's Ward 1. Milford Mayor Archie Campbell and our two Ward 1 City Council members, Mike Boyle and Dan Marabello, all reside in the Meadows at Shawnee.

The Milford City Council meets on the 2nd and 4th Mondays of every month at 7:00 PM at the Milford City Hall, 201 South Walnut Street. The meetings are open to the public and all meeting agendas are posted on the city's website at: <http://cityofmilford.com/Archive.aspx>.



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### **City of Milford Voter Registration**

Please note that all residents of the City of Milford are required to register at Milford City Hall in order to be eligible to vote in a city election or referendum. Registrations are accepted from 8:00 AM until 4:30 PM, Monday through Friday, at City Hall, 201 South Walnut Street. Applicants are required to present verification of identity and

residence and/or proof of ownership of property. The deadline for registering to vote in a City of Milford election is 30 days prior to the date of the election. The next city election will be held on April 25, 2020.

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### **Milford School Board Meetings**

Following is a list of School Board meetings scheduled for the remainder of the 2019 - 2020 school year:

November 18, 2019	April 20, 2020
December 16, 2019	May 18, 2020
January 27, 2020	June 15, 2020
February 24, 2020	July 6, 2020 – Board
March 16, 2020	Reorganization Meeting

Regular School Board meetings are held on Mondays starting at 7 PM at the Milford Central Academy, 1021 N. Walnut Street, Milford.

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### **HOA 2019 – 2020 Meeting Schedule**

The remaining Meadows at Shawnee HOA Board of Directors meeting dates for FY-2020 are:

December 4, 2019	April 1, 2020
February 5, 2020	June 3, 2020

HOA Board of Directors meetings are held at 7 PM in board members' homes. Anyone wishing to attend a scheduled board meeting should first make arrangements to attend through the HOA's Board president at: [bobshinholt@gmail.com](mailto:bobshinholt@gmail.com).

The HOA's Annual Meeting is scheduled for **Wednesday, June 17, 2020 from 7–9 PM at the Rookery North Golf Course**. Reminder postcards will be sent to all homeowners in March 2020 with the time and place for the meeting. **Please mark your calendars.**

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### **Meadows at Shawnee HOA Website**



Please visit the HOA website at [www.meadowsatshawnee.com](http://www.meadowsatshawnee.com) for useful information regarding our community and the City of Milford. Architectural Request forms are available on the site and can be filled out and emailed directly to the Committee chairperson from the website. Other information available are notices of upcoming board meetings, copies of the By-laws and Restrictions, links to city and county codes; the annual budget, past Newsletters and board meeting minutes.



### **Holiday Decorating Contest**

The HOA is again sponsoring a contest to select the house with the best Holiday Decorations in the Meadows at Shawnee for 2019.

Lawn signs and neighborhood bragging rights will be awarded to the top three winners as selected by a panel of judges. Judging will take place between December 16<sup>th</sup> and 20<sup>th</sup>. Winners will be listed on the HOA's website and lawn sign prizes presented to the winners on December 21<sup>st</sup>.

Anyone interested in being a judge please email the HOA at: [meadowsatshawneehomeownersassoc@yahoo.com](mailto:meadowsatshawneehomeownersassoc@yahoo.com) NLT December 10<sup>th</sup>. The only stipulation is that the judges are ineligible to participate in the contest.



### **Dog Waste**

Just a reminder to curb and clean up after your dogs in all common areas and streets in the development (including Kirby Road) for a cleaner and healthier neighborhood. All runoff from rain and snow in MAS drains into our retention ponds.

Dog fecal matter is not fertilizer and does not provide any benefit to the soil. Any fecal coliform bacteria from dog waste runoff can pollute the ponds and the local water table (see: [www.epa.gov](http://www.epa.gov)).



### **Do You Have A Mutt?**

Speaking of dogs. Does your pet sleep all the time? Beg to go out for a walk?

Take your pet to the Milford Dog Park at the end of Marshall Street by the river for some romping around and play! Questions? E-mail Tom Chilton at: [chilto@aol.com](mailto:chilto@aol.com).



### **I Want You To Volunteer!!**

There is a continuing and critical need for more resident and homeowner volunteers to help with HOA activities. The HOA's ability to continue supporting the community with: semi-annual clean-ups, flower plantings, the Neighborhood Watch, initiating other community activities, etc., is

solely dependent on volunteer help. Especially there is a need for younger HOA members to volunteer to support the HOA's activities, serve on committees and provide a more rounded and inclusive view of the community's needs in order to keep the HOA active, engaged and relevant. The HOA has always relied upon its member volunteers to help with activities thereby keeping expenses in check and our annual assessment low.

Volunteers are needed for the Neighborhood Watch, Grounds Committee, Architectural Committee, or (if enough interest is demonstrated) a Social Committee. Volunteer and get involved! It's your HOA.

### **Keeping Up Appearances**

It takes everyone to keep MAS looking as an attractive, appealing and friendly community that takes pride in its appearance. Make sure you do your part.

It's the simple things like: properly storing trash, recyclable and yard waste cans and removing them from the driveway the same day they are collected; picking up toys, not leaving "stuff" and debris lying about for days on end; and, keeping lawns mowed and shrubs trimmed. More involved things such as removing algae/mold from siding and taking care of landscaping will have a bigger impact.

Houses continue to sell at a good pace and prices, on the whole, continue to increase. Buyers new to town are recognizing that the MAS neighborhood is more desirable and is situated in a great location. Maintaining MAS as the premier community benefits everyone.



### **Trash, Recyclable, and Waste Removal**

MAS is in the City's **Route 4** collection schedule. Our regular scheduled pick-up days are: **Friday** for trash and recyclable pickup; and, **Monday** for yard waste pickup. Additionally, each house is entitled to **two (2) free** bulk trash pick-ups a year for household appliances, furniture and/or other bulky items.

For information on the 2019 Waste Removal Schedule or to schedule a bulk service or brush collection pick-up, please call the City of Milford Customer Service Department at: (302) 422-6616 or visit the city's website at: [www.cityofmilford.com](http://www.cityofmilford.com) for additional information. For alternative or excess waste disposal such as:

residential solid waste; White Goods (refrigerators, air conditioners, and other appliances); tires; and, excessive yard waste 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](http://www.dswa.com).

**Remember:** Storage of trash, yard waste or recycling receptacles has again become a problem. Requirements governing their storage is provided in **Article VI, Section 6** of the HOA's Declaration of Restrictions. Please take the time to review and comply with the restriction regarding storing receptacles and avoid a notice from the HOA.



### Overnight Street Parking

The HOA has always had a restriction on overnight street parking. **Article VI, Section 7** of the Declaration of Restrictions entitled "**Prohibited Vehicles**" requires: *"...All motor vehicles owned and operated by residents of the subdivision must be parked overnight in their respective garage or driveway."*

This is primarily a safety measure to ensure that emergency vehicles can navigate the streets and safely be deployed if needed. Please comply for everyone's sake.



### Neighborhood Watch

In March of 2010 a group of residents of Meadows at Shawnee decided to organize a Neighborhood Watch group. The Milford Police Department agreed to train the original volunteers, and after our training we organized teams and began our watch. Volunteers have come and gone, but a good number of original members are still involved. Thank you to all those who are serving or have served---your time is appreciated, and our community is one of Milford's safest, according to our Police. We can always use new members, however, and interested residents can call Dave Markowitz at 422-8003 for more information.

The Milford Police Department is very responsive when notified, and you don't have to be a member of the Neighborhood Watch to call if you think you have seen something suspicious. In effect, we're all neighborhood watchers. The old adage, "If you see something, say something," applies to all of us. Everyone should have the Milford Police Dept. telephone number (**422-8081**) on

speed dial!



### Grounds Committee

The Grounds Committee has been busy and would love your assistance keeping our neighborhood beautiful. Additionally, work on the ponds has been on going and the HOA will continue to maintain the health of the ponds.

Depending where you are originally from, tending your lawns and gardens, and selecting flowers, trees and shrubs will likely be completely different than what you are used to! As a Mid-Atlantic state, Delaware spans two USDA Plant Hardiness Zones, 7a and 7b.

Information for homeowners on lawn care, trees and shrubs, or more timely information on topics like Spotted Lanternflies is available from the University of Delaware's, Agriculture & Natural Resources Cooperative Extension Service website at: <https://www.udel.edu/academics/colleges/canr/cooperative-extension/environmental-stewardship/lawn-and-garden/>.



### Architectural Committee

A completed Architectural Request Form is required when requesting approval for a project such as: installing solar panels, a fence, patio, shed, etc. The form is available on the HOA's website at: [www.meadowsatshawnee.com](http://www.meadowsatshawnee.com), under the Committees/ Architectural tab. Complete the form, include a sketch of the project, use your plat (survey) map or an accurate drawing, indicating location and its dimensions of the object, and submit as indicated. You should also speak with your neighbors advising them of your plans.

### Brown/Discolored Water

This summer the Milford Water Department installed automatic meters to flush the water main that services MAS. These meters periodically flush the system, usually at night, by pulling a small stream of water to keep the water main flowing. This appears to have been successful with no system incident reported since they were installed

in the spring. If, however, you do experience brown or discolored water, the Milford Water Department recommends that you open a faucet and run water for about 20 minutes to flush the system. If that doesn't work, call the Water Department at: **302-422-1110**. If there is no answer, leave a detailed message with your name, address, and the date and time of the problem. Each time someone in MAS has called, the Water Department has responded and, in most instances, visited the homeowner.

302-424-8986

- Building Permits
- Inspections
- Code Enforcement

**Carlisle Fire Company: 302-422-8001**

**Police Department: 302-422-8081**

Public Works Department: 302-422-1110

- Electric Utility (Power Outages, street Lights)
- Streets & Solid Waste (Street Drains, Refuse Collection)
- Water & Wastewater (Water Leaks, Discolored Water, Sewer Back-Ups)

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### **Are You Prepared? Plan Ahead for Disasters**

Hurricane Season is still with us and winter Nor'easter storms will soon follow. Are you prepared to survive heavy rains, possible flooding, strong winds, heavy snows, or extreme cold? The Sussex County Emergency Operations Center advises that residents should be prepared for any natural event. Information is available at: <https://www.ready.gov/>.

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### **Upcoming Events in Milford for 2019**

- **Milford Riverwalk Farmers Market**  
Saturdays, May through October; 9am – 1pm.

- **3<sup>rd</sup> Thursday**

All day each 3<sup>rd</sup> Thursday of the month, downtown shops, remain open until 8 PM.

- **13<sup>th</sup> Annual Holiday Auction & Tastes of Milford**  
A Best of Delaware event on Thursday, November 21<sup>st</sup> at the Rookery North, doors open at 6 PM. Over 10 food vendors, and a silent & live auction. Tickets required; call 422-3344.

- **Fall Farmers Market**

Saturday, November 23<sup>rd</sup>; 10am - 2pm, located at South Walnut St. and the Riverwalk.

- **Small Business Saturday**

November 30<sup>th</sup>; Support local small businesses by shopping downtown all day.

- **Milford in Bloom Fall Sale**

November 30<sup>th</sup>. Orders will be taken for Christmas greens at Galarey 37, located at 8 S. Walnut St., or the Downtown Milford Inc. located at 207 S. Walnut St.

- **Santa House** (Nov 30<sup>th</sup> to Dec 22<sup>d</sup>)

Santa arrives on Saturday, November 30<sup>th</sup> at 11 am. Santa House hours: Fridays 5 – 8 pm; Saturday & Sunday 11am – 3pm.

- **14<sup>th</sup> Annual Downtown Milford Holiday Stroll**

Friday, December 6<sup>th</sup>; 5 – 8pm

Activities and special sales in most businesses, live entertainment throughout the streets, visit with Santa and Mrs. Claus.

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### **Join "Nextdoor"**

"Nextdoor" is a social networking service for your neighborhood and is one of the best ways to stay in the know about what's going on in the Meadows at Shawnee, surrounding communities and the City of Milford. Various items of interest and information you will find on "Nextdoor" include upcoming garage sales, items for sale or free, local events, lost & found for pets, real estate and recommendations for doctors, vets, home repair, restaurants and much more. In addition, the Milford Police Dept., Delaware State Police, Milford City Manager and Sussex County Emergency Operations have all joined this site and post emergency information and weather alerts as needed. Please join "Nextdoor" today by visiting: <https://nextdoor.com>.

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### **Useful Telephone Numbers**

City Hall: 302-422-1111

- Mayor
- City Manger
- City Clerk

Code Enforcement/Licensing: 302-424-8396

Finance Department: 302-424-5140

Customer Service: 302-424-6616

- Utility & Tax Billing
- Set Up/Disconnect Service
- Property Assessment

Parks & Recreation Department: 302-422-1104

Planning, Zoning, Economic Development:

WISHING ALL OUR RESIDENTS, A SAFE AND  
HAPPY THANKSGIVING DAY!



*November 28, 2019*

BOARD OF DIRECTORS  
MEADOWS AT SHAWNEE HOA