

NEWS IN OUR

NEIGHBORHOOD

OLD FARM HOMEOWNERS ASSOCIATION

Spring, 2012

Annual Yard Sale & Bulk Trash Pickup

The 2012 Community Yard Sale date has been set for Saturday, June 2 (with a rain date of June 9) from 8 a.m. til 1 p.m. So keep your fingers crossed for good weather, note your calendars, and start pulling those no-longer-needed treasures out to share with yard-salers! We will be putting an ad in the Frederick News Post and doing our best to drum up customers, and hope that this will help us all in our annual spring cleanings! We have also arranged with Custom Landscaping, our contractor for mowing and snow removal, to carry off bulk items from Old Farm on Monday, June 11. Put out at your curb any bulk trash items (no hazardous materials, construction materials or other nasty stuff – only what's on the approved list for the Frederick landfill!) by 7:00 a.m. on June 11, and we'll have it safely removed for you. Thank you, Custom!

Annual Homeowners Meeting and New Board

Thank you to everyone who came, or gave proxies, for our rescheduled annual homeowners association meeting at Yellow Springs Elementary School in April! Our outgoing Board president, Tracey Spitalsky, gave a report on progress that's been made in collecting dues, sprucing up the community, replacing damaged common equipment (the basketball hoops) and other items. Tracey completed her three-year term and has cycled off, per our By-laws. Many thanks to Tracey for her service to our community!!!

One new Board member was elected to the Board. Joan Willoughby, who lives in the townhomes and has served previously on the Board, was elected to a 3-year term.

Following the annual meeting, the new Board met to elect its officers. For 2012, those officers are:

Gary Spitalsky, president; Joan Willoughby, vice president; Maryanne DeWitt, secretary/treasurer, and Libby Cleveland and Greg Reich, members at large.

The Board meets quarterly on the first Thursday of the month at the McDonalds at Rosemont and Tuscanny. Meetings begin at 7:00 and all homeowners and residents are welcome to attend. Watch our website at www.oudfarm.org for updates. The next Board meeting will be Thursday, August 2. Y'all come!

Community News

City Hydrant Flushing: Once a year, the City of Frederick's Department of Public Works clears the sediment from the city water mains by opening the fire hydrants. During the flushing procedures, water may appear cloudy or slightly discolored for a short period of time. Our area is scheduled for this procedure on Tuesday, May 15th. Not to worry – it's not a serious problem. Please be patient and just run your water a little longer to allow it to clear!

Construction: As you have probably seen or heard, the construction has begun in Walnut Ridge (our immediate neighbor to the southwest) on the multiple apartment buildings (initial construction is apparently 7 buildings, with more to come). This is part of the long-term comprehensive plan for the City of Frederick.

Annexation is going forward for the 300+-acre Keller property (about a mile north on Rosemont/Yellow Spring Road). Again, this is part of the long-term comprehensive plan for the City. Annexation is the first step in the long process of development. Ausherman Builders, which is working with the developers, presented the proposal to NAC 1 at its May meeting, and talked about the preliminary plans for about 750 homes on the property. There are many steps that need to happen before anything is approved, so if you're interested, watch for opportunities for citizen input at the Planning Commission level (public meetings are listed on the City's website).

Hearings on Comprehensive Rezoning: The City has announced that the Planning Commission will hold workshops on Comprehensive Rezoning issues around the city. They will then hold a public hearing to discuss items brought up. For NAC 1 (which includes Old Farm), the date of the workshop is May 21, 2012, with the public hearing to be held on June 11, 2012. The May 21 meeting will be held in Conference Room C, Municipal Annex Building, 140 W. Patrick Street at 2:00 p.m. The Public Hearings will begin at 6:00 p.m. in the City Hall Board Room, 101 N. Court Street, Frederick.

We have added a tab on the Old Farm Homeowners Association website for "Community News" and will try to keep you updated as we learn of opportunities for input.

*****PLEASE REMEMBER TO SCOOP YOUR DOG POOP!!*****

We love, *love*, **love** dogs. Poop, not so much.... Please keep our neighborhood clean and safe by picking up after your pooch. It's the law, and it's the right thing to do.....

YARD WASTE PICKUP

As we all get back into our yards for the spring/summer and start pulling, cutting and otherwise removing weeds and other unwanted flora, remember that the City Of Frederick picks up yard waste in our area on the 1st and 3rd Tuesday of every month (put it out Monday night – they come VERY early- between 2 and 10 a.m.!). You can include weeds, leaves, plants, grass, bushes and branches less than six inches in diameter. DO NOT INCLUDE edible products, soil, rocks, sod or anything more than six inches in diameter. Put the acceptable waste in biodegradable paper bags (available at Lowe's, Home Depot, etc) and place on your curb for pickup.

ELECTRONIC NEWSLETTER

It's SOOOO much easier to share our community news electronically (those stairs in the condos get tiring!) So we'd like to convert to an electronic newsletter in the coming months. If you would like to continue to get updates on what's happening in the community, please email our Property Manager, Linda Shein, at Sunshine Management. Linda's email address is lindas@sunshinemanagement.net.

<p>SAFETY ALERT: Although our area is one of the safest in Frederick, the police advise everyone to ALWAYS lock your car doors – theft from cars is the most-reported crime, most often done without breaking in – just opening doors.</p>
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