

The Good Neighbor

January 2007

North Carroll Farms Homeowner's Association

Bringing in the New Year!

Calendar of Events

- Basket Bingo -
Friday, February 9th
- Boy Scout Food Drive -
Saturday, March 3rd
- Golf Tournament -
Friday, April 20th

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Good Day neighbors and Happy New Year!

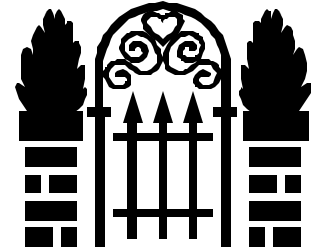
Last year was an extremely busy, yet very productive year for your Board of Directors. We have worked very hard over the past several months on a budget for the upcoming calendar year and we have some great ideas for the future and some fun things planned too. As always, we solicit and welcome all of you to be a part of our community and if you have questions, concerns, or ideas, please feel free to share them with us. We have regularly scheduled meetings every first Monday of the month and you can also contact us via email or the web.

Of late, we have had some minor pranks pulled in the area and we must maintain vigilant in an effort to ensure both our

personal and property safety. If you see anything suspicious, please call the Hampstead Police Dept. so they can properly document and investigate any situations that may arise.

I hope everyone has enjoyed the beautiful weather we have been having, but, as we all know, it won't last forever. That said, I also wanted to take this opportunity to remind everyone to please make sure you don't park where the snow flakes signs are posted on those snowy days. This could inhibit the cities ability to clear the streets and may also result in vehicles being towed.

Lastly, attached with this newsletter our the current years dues notices. On a personal note, I am asking that everyone please try to make every effort to pay your HOA dues on time. It



A note from the HOA President

really takes a lot of hard work and effort to track this and it is even harder when you stretch it out for 9 months as some folks have in the past years.

Thank you in advance!

- Chris Harper

Holiday Decorating Contest

We hope that everyone had a great and blessed holiday season. It was very exciting to drive through our beautifully decorated neighborhood.

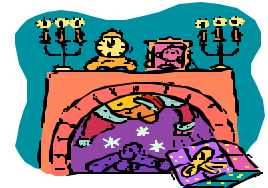
The social committee recognized four of the most festive homes in our neighborhood for their holiday decorations.

The winners were:

- Best on Upper Forde-*
1877 Upper Forde Ln
- Best on Lower Forty-*
1787 Lower Forty
- Most Festive-*
4211 Meade Drive
- Best Overall-*
4021 Sickle Drive

All of the winners were awarded with gift certificates to local restaurants.

CONGRATULATIONS!





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Mention this ad and receive \$27 off your next visit.

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Architectural Committee Report

As you contemplate your spring and summer projects please don't forget to obtain approval from our committee before work is started. On our web site you will find a copy of the guideline booklet we sent out last spring that should answer most of your questions. For those questions that you cannot find the answer to please feel free to email us at North-carrollfarmsarchcomm@hotmail.com.

On another note we are pleased to report home values in our community continue to rise. This is a direct result of keeping our community neat and clean, thus making it a more desirable place to live!



NCF Book Club

Do you love to read and want to share your love of books with others? Are you looking for a fun way to meet other "bookworms" in the neighborhood? Then a book club could be the perfect solution! Contact Laura Billings via email ldbillings@comcast.net or phone



Boy Scout Food Collection

On Saturday, March 3, Boy Scout Troop 9 will be in North Carroll Farms "Scouting for Food." Please participate by putting a bag on non-perishable food on your front porch by 9 a.m. that morning and the Boy Scouts will be by to pick it up.

You can use your own grocery bag or the one that the scouts will be putting on your door knob the week before.

All food collected will go to the Carroll County Food Sunday. Thanks in advance for your participation.

NCF HOA Budget Draft of 2007 Budget

Income	220.00 homeowners @	125.00	27,500.00
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Expenses

Insurance		1,349.00	
Lawn/Common Areas	15,625.00		
Snow Removal	4,000.00		
Reserve for Common Area Upkeep	1,375.00	21,000.00	
Legal		1,200.00	
Accounting		1,200.00	
Newsletter Mailings			
January	150.00		
April	150.00		
July	150.00		
October	150.00	600.00	
Misc:			
Meeting Hall Rental		120.00	
Supplies and Signs		250.00	
Donations		75.00	
Website		100.00	
Postage		500.00	
Social Activities		1,000.00	
Total Expenses:			27,394.00
Reserve			106.00

Longaberger Basket Bingo

Friday, February 9th at Hampstead Vol Fire Hall

Doors open at 5:30 p.m. (food available)

Bingo starts at 7:00 p.m.

Tickets are \$10 in advance and \$12 at the door for 20 regular games.

Bonus Games! Door Prizes! Raffles!

For tickets contact Lisa Baker at 410.239.3921



2007 NCF Golf Tournament

North Carroll Farms will be hosting its First Annual Golf Tournament at Oakmont Green Golf Course on Friday, April 20th at 7:30 a.m. We are inviting you and your friends to come join in on the fun. This will be a fun-filled day starting off with a continental breakfast, then teeing off for 18 holes of golf, and ending the day at the clubhouse for lunch and a chance to take home several door prizes. The cost for this tournament will be \$60 per person. This tournament is open to anyone who wishes to participate and is not limited to North Carroll Farm residents. There will be teams of four, however, if you cannot find a foursome and you would still would like to play, we will pair you up with another incomplete team.

Since this is a big event to plan for and we have to have a minimum number of golfers required, we are asking that you please complete the registration form below and return it to Cara Roberts at 4240 Barn Raisers Drive. All proceeds are to be donated to the Hampstead Volunteer Fire Department.

NOTE: Please make checks payable to North Carroll Farms.

Please cut along dotted line and return the bottom portion only.

Yes, I'm interested in participating.

TEAM MEMBERS

Contact Information:

Name:

Player #1: _____

Phone #: _____

Phone #:

Player #2: _____

Phone #: _____

Let's tee off! Put my team down to play **AND** I have included \$60 per person on my team.

Player #3: _____

Phone #: _____

Player #4: _____

Phone #: _____