

The Good Neighbor

July 2007



Calendar of Events:

- ◆ Bulk Trash P/U - 21 July
- ◆ Town of Hampstead
 Golf Tournament - 07 Sept
- ◆ Community Picnic - 29 Sept
- ◆ Board Meetings - 1st Monday
 of every month (Town Hall)

Summer is here
and children are
everywhere

**PLEASE
WATCH YOUR
SPEED!!!**

Inside this issue:	
Neighborhood Picnic	2
Neighborly Reminders	2
Architectural Report	3
Social Committee Update	3

=====
***** IMPORTANT REMINDER *****
 =====

On July 2, 2007, Carroll County mandated the use of kraft paper bags for all yard waste. The Town of Hampstead will no longer pickup yard waste in plastic bags !!!

=====



A MESSAGE FROM THE HOA PRESIDENT

Good Day neighbors! I Hope everyone is enjoying their summer so far. It has been several months since our last newsletter and there is a good bit of information to put out, so I'll get right to it! Back in May, we held our annual meeting at the Town Hall. Mayor Haven Shoemaker, Mr. Ken Decker, and several of our Town Councilmen were there to answer questions and talk about the growth of our great little town. Some of the highlights included discussions on the two new shopping centers; The Town of Hampstead Bypass; and the final approval of our local Wal-Mart to become "super-sized". We also spent a good amount of time discussing how we can improve safety in the North Carroll Farms community. Specifically, I addressed the speeding issue that has been repeatedly complained about from numerous residents. The Hampstead Police is aware of the issue and has vowed to work with us in

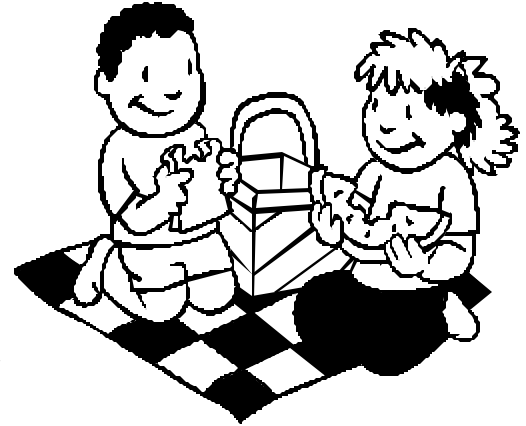
an effort to help control the speed in our neighborhood. That said, there are several options we are trying to petition the town with which will help in slowing down the traffic. Additionally, there were concerns mentioned about folks using the access roads to the town home parking and common areas as there own personal parking. All home owners have parking for their homes. For the safety and convenience of everyone in the neighborhood, please stop parking on the access roads and use your parking spaces provided to you. This will aid in the amount of parking for our guests and less congestion on both the main streets and access roads. Lastly, there have been many emails concerning the maintenance of individual properties. It is the duty of all of us to take care of our own property. It benefits the entire community, so please take the time to keep up your home! I wish you all a safe and fun Summer! Thank You!

Visit www.northcarrollfarmshoa.org or email Northcarrollfarmshoa@hotmail.com for questions !

Neighborhood Picnic

The social committee is planning its **Annual Neighborhood Picnic** for **Saturday, September 29th**. Since last year's picnic was on the **HOTTEST** possible day, we decided it might be better to wait until September. Our annual picnic will be held at 2 P.M. Also, we are changing the location this year to over near the Tot Lot so that the younger kids will be able to play if they choose.

The HOA will be supplying the hamburgers, hot dogs, and drinks. We will also be providing some special treats for the kids to enjoy. In the attempt to save some money, we are asking that you reply with the number of people that will be attending the picnic so that we can buy food accordingly. We are also asking that if you would like to bring something, that it either be a side dish or a dessert. This is a great way to meet your neighbors and have a day of fun with your family. We had a great turn-out last year and everyone really enjoyed themselves.



Please respond to Cara Roberts at cararoberts514@comcast.net by September 1st.

We look forward to seeing you all there!

*** Neighborly Reminders ***

Every year about this time, we receive many emails with concerns and/or complaints from our home owners. Below is a list provided with some of our "neighborly" reminders ...

- ◆ It is the responsibility of each and every home owner to maintain their property. Please keep the grass cut, shrubbery trimmed, and side walks in good order.
- ◆ Please ensure all trash is properly disposed of. This includes allowing newspapers and other debris to accumulate in your yards.
- ◆ Please clean up all animal waste!
- ◆ **Parking:** We all have parking spaces that are part of our home. Please use them first and leave the streets and visitor spaces for our guests. Do not use access roads for parking your vehicles. The HOA is looking into placing **NO PARKING** signs on those roads and having the local authorities enforce it for us. Also, if you are bringing home a work vehicle, please put that in your driveway, allotted space, or in front of your home.

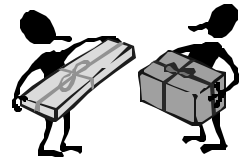
Architectural Report



A few friendly reminders from your Architectural Committee....

- When submitting a request for approval of a project, please make sure you include all documentation necessary (i.e. modification form, lot plat, etc.) for us to be able to make a decision.
- Please obtain approval BEFORE you begin your project.
- The committee has 60 days to approve or deny your project. We do our very best to get approvals done within a few weeks. Please allow yourself ample time to get your project submitted and approved.
- Forms and guidelines can be found on our website at www.northcarrollfarmshoa.org
- Specific questions about your project can be answered by sending an email to northcarrollfarmsarchcomm@hotmail.com This email address is checked several times a week and we do our best to answer your questions ASAP!

Social Committee Update



The social committee has a few things that we are going to be working on to get more people involved and getting to know one another. Please feel free to take advantage of any of the ideas below at any time.

1. In an effort to utilize our basketball court and spark some good old healthy competition, we are going to try and have a pick up game every Sunday evening at 6pm. If you're interested in playing come on down and get some exercise and meet some new neighbors or have fun with some old friends.
2. During next several months (August - October), we thought it might be fun to recognize those neighbors who take pride in their yards. If you notice a yard that looks great or exceptional, let us know through our website and we will recognize them in our newsletter, and provide the best one with a gift card from a local vendor.
3. Lastly, there are a lot of great people that live in this neighborhood and we thought it might be nice to take note of those "neighborly neighbors" who go above and beyond. Again, let us know who they are, what they did and we'll do our best to recognize them in our next newsletter. This is a great way to say thanks and show those neighbors around you that you appreciate all that they do.

Any other ideas for the good of the neighborhood, please email Cara Roberts at caraoberts514@comcast.net.

Take a look inside and find out what the HOA has been up to and what we have in store for the rest of the Summer.

Do you have a teenager? If so, we would like to hear from you!

We realize that there are no real places in the town for teenagers to go. So, we are soliciting ideas from teenagers and their parents about the possibility of creating a multifunctional area for our neighborhood teens.

Please visit our website and send an email with your ideas.



Supper Club

Joyce and Ron Williams are continuing with their Supper Club. If you're someone who loves to get together, cook, try new foods, drink good wine or beer and have a some fun call 443-507-0356.