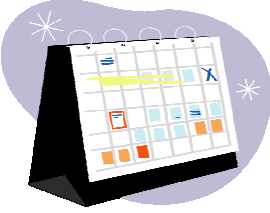




THE GOOD NEIGHBOR

October 2018



Calendar of Events

- Oct. 20 (Sat.) - Bulk Trash
- Oct. 27 (Sat.) - Annual HOA Halloween Parade @ 3pm
- Oct. 31 (Wed.) - Trick-or-Treat from 6-8pm
- Nov. 5 (Mon.) - HOA Meeting NC Senior Center @ 7pm
- Dec. 3 (Mon.) - HOA Meeting NC Senior Center @ 7pm
- Dec. 17 (Mon.) - Last Yard Waste pick-up
- Jan. 7, 2019 (Mon.) - HOA Meeting NC Senior Center @ 7pm
- Feb. 4, 2019 (Mon.) - HOA Meeting NC Senior Center @ 7pm

Help us keep you up to date on community news and events by sending us your updated email address!



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A Message from the HOA President

Greetings Neighbors,

It's Fall again, which in general, some of us may look forward to, but after that monsoon season of a Summer we had, I'm not sure how I feel about Fall being here.

Coming up soon is Halloween, & the HOA will host our annual parade, as long as we get enough RSVPs. Trick-or-Treat will be Wednesday, October 31, 2018 from 6-8pm, as we go by the Town of Hampstead.

Please keep in mind, that the Town offers yard waste pick-up every Monday, until the 3rd Monday in December (per the Town's website). If you know your trees hold leaves past this date, please make arrangements for the leaves to be hauled away. Under no circumstances should your yard waste be dumped into wooded areas or drainage areas in the neighborhood.

The final Bulk Trash pick-up for 2018 is Saturday, October 20th.

In closing, I hate to rush Fall away, but the December 3, 2018 HOA Board Meeting will be the 2019 budget discussion meeting & vote. If you've ever wanted to know what your yearly HOA dues money is used for please put that meeting into your calendar.

Sincerely,

Matt Muller

HOA President

Reminder: Trash/Recycling Pick-Up has changed to Tuesdays.

Please place your trash/recycling out Monday evening as the new trash company, Hughes Trash Removal, is a local company, & will be around



earlier to pick up your items as they don't have as far to travel to do so.



Visit www.northcarrollfarmshoa.org or email Northcarrollfarmshoa@gmail.com with questions!

Letter from a Neighbor:

Parking Concerns

There have been many questions regarding parking on Upper Forde Lane from members of our community. With the turnover of homes in the neighborhood, many of the newer owners may not be aware of the original design of North Carroll Farms. Add to that, many young adult drivers in the neighborhood. Obviously the overflow parking on Upper Forde Lane cannot accommodate everyone. Hopefully this will help to answer and address everyone's concerns and that everyone will respect and follow these guidelines as they were designed when our development was built for the safety and logistic convenience to all.

When our development was first completed, Upper Forde Lane was not a public street. It was maintained by our HOA with HOA fees collected by all Single Family and Townhome owners. Upper Forde Lane was designated as overflow parking for the Single Family homeowners, hence, parking available only on that side of the street. The only areas that have parking available on both sides of Upper Forde Lane exist only where there are Single Family homes on both sides of Upper Forde Lane. The Townhome owners have parking spaces that they own; and everyone has access to overflow parking in the rear of the Townhomes maintained by the HOA.

Several years later, the HOA decided, through community member votes, to turn Upper Forde Lane over to the town of Hampstead for maintenance, repair, snowplowing, etc. to help alleviate costs to all homeowners in our community. By doing so, Upper Forde Lane became a public street. However, it did not, nor does it now, change the parking design or needs of our community members. Keep in mind that all homeowners, both Townhome and Single Family, still pay to have the access roads behind the Townhomes plowed so that the Townhome owners have a clear path to the parking in the rear.

I think we could all agree that after spending a long stressful day at work, the last thing we need is to come home and wonder whether or not we will have a parking spot available and how many streets we will have to walk in inclement weather to our home. In order for us to live in harmony, we need to respect the design and needs of all of our community members.

Allison Edgar
4253 Flail Drive

ATV use in Town Limits/North Carroll Farms is Illegal

For details in regards to same, please reference the Town Code at:

<https://ecode360.com/HA1081?needHash=true>

Chapter 76

This includes both public and private property within town limits.

If you see someone using an ATV on HOA property, please contact the

Hampstead Police Dept. @ 410-239-8954

Or after hours contact the

Carroll County Sheriff's Department 410-386-5900

OCT.
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HALLOWEEN PARADE

North Carroll Farms
3pm-4pm

Have your children come in their Halloween costumes for our Neighborhood's annual parade. The parade will start at the South end of Upper Forde Lane & continue behind the Townhomes, ending at the Pavilion, where light refreshments and snacks will be served for the children. RSVP to:

NORTHCARROLLFARMSHOA@GMAIL.COM

For more information email northcarrollfarmshoa@gmail.com

North Carroll Farms HOA
PO Box 367
Hampstead, MD 21074

Check out our website for the most up to date news, calendar of events, contact information for Board Members, and other important things you may want to know.

For more information email northcarrollfarmshoa@gmail.com