



April/May 2004

Community Newsletter

2004 Board Members

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Spring Egg Hunt – Angie Toms

Even though our original date of April 3rd was a bit rainy, our rain date of April 10th was a beautiful day for a spring egg hunt! Many of our community kids (and their parents) came to participate in the egg hunt, games and snacks.

There were two age groups for the egg hunt with lots of prizes to be won, such as chocolate bunnies, stuffed easter animals, packs of sidewalk chalk, teddy grahams, etc. We had local businesses sponsor our egg hunt again this year and they donated free movie passes, free hamburgers, and a free party pass for roller skating. By the way, the winner of the skating party was Matthew Morine... congratulations Matthew!

In addition, many of the kids enjoyed the games that were available like the Egg Balancing Game and the Bean Bag Toss. Everyone who participated in these games won some candy and winners of the games won various prizes, such as kites, buckets of sidewalk chalk, sticker sheets, paddle balls, etc.

New this year was a discounted moon bounce rental by "Those Jumpin' Things." This seemed to be a big hit among the older kids, but some of the younger kids took a turn jumpin' around too!



I would like to thank the Board of Directors for budgeting the funds each year for this event. It's a great way to get the community together and show the kids we care. And, just as important, I would like to thank the volunteers that made themselves available before and during the egg hunt, as well as those residents who generously made donations for the egg hunt! You all helped make this a fun day for our neighborhood kids!



THANK YOU to our Sponsors!

Frederick SportsPlex
Holiday Movie Theater
Burger King
Those Jumpin' Things

Community Calendar

Board Meetings

May 26	7:00pm
June 23	7:00pm
July 28	7:00pm

All above Board meetings are open to the community and your attendance is welcome and encouraged. Unless otherwise indicated, they will take place at Clagett Management, located at 20 West Third Street in Frederick. Please call Julie Lancaster at 301-695-6676 for

Pool News

Pool information packets and guest passes are included with this newsletter mailing. All of your questions about pool rules, membership, hours, etc. should be answered with this packet. Some items we wanted to highlight included:

- The pool manager this year is Century Pool. If you have any comments regarding their performance (good or bad), please direct them to Julie Lancaster at 301-695-6676.
- Please make sure a photo has been submitted for your household as the lifeguard staff will perform a photo-id check prior to homeowners entering the pool.
- Any homeowner who is delinquent on their HOA dues will not be allowed into the pool until dues are paid.
- Pool rentals inquiries can be directed to Julie Lancaster at Clagett Management (301-695-6676) and Greg at Century Pool (301-798-0077). Century Pool charges \$25/hour/life guard, as well as a \$12.50 set-up/clean-up fee.
- Up to 4 guests per homeowner address will be admitted to the pool "with" an attending homeowner. One complimentary set of guest passes are included with your paperwork and additional guest passes can be purchased.

Some minor maintenance items have been done to the pool and pool house. This includes the baby pool which has been resurfaced. The main pool will probably be resurfaced in the next year or two.

The pay phone will be removed from the pool due to excessively increased costs to operate it. Instead, a regular phone line will be installed inside the pool house and will be limited to emergency and local phone calls only.

Dog Owners

Does Your Back Yard Stink!? This isn't a pleasant subject, but here it is...

The HOA has heard from several homeowners concerning the "stinky" backyards of pet owners. It's hot, it's windy, windows are open... need I say more? Please pick-up your pets "muffins," "cookies" and "pies" in your backyard/front-yard/sideyard on a daily basis. If it's your property, it's your _____ ☺. Your neighbors' noses thank you!

Yard Sale!

Our Community Yard Sale will take place on Saturday, June 5th from 8:00 a.m. until 1:00 p.m. The rain date will be scheduled for Saturday, June 12th. Ads will be placed in the Frederick News Post and Gazette newspapers.

Spring Walk Throughs

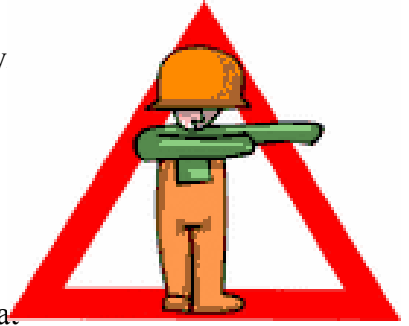
The Architectural Guidelines Committee will be performing Spring Walk-Through's in early May. If you need to make any architectural changes to the exterior of your home, contact Julie Lancaster at 301-695-6676 for the appropriate form.

Speeding

The speed limit in the city limits is 25 mph, unless otherwise posted. There are several drivers who are in *extreme* excess of this limitation, especially on Christopher's Crossing. Please....
SLOW DOWN!

Road Construction & Detour Details

Road construction will begin soon to smooth out/level the section of Opossumtown Pike between Christopher's Crossing and McClellan Drive. When it begins, Opossumtown Pike will be closed for approximately three months and traffic will be directed through North Crossing and Willowbrook. The detour will be to turn into North Crossing on Christopher's Crossing, then turn left onto McClellan Drive, which curves around to the entrance of Willowbrook. In North Crossing, signs and painted pedestrian crossings will be installed at the two main intersections along Christopher's Crossing; one at Timber Grove Road, the other at Midsummer Drive. In addition, a portion of Christopher's Crossing, in both directions, will be temporarily "pinched" or "narrowed" to help slow down some of the lead-foots we see on occasion.



There will also be a temporary barricade installed on the connecting road between Timber Grove Road in North Crossing and Burnside Drive in Willowbrook to keep drivers from using that roadway as another detour.

Residential Solid Waste Services

The City of Frederick has guidelines available regarding their services for trash collection, bulk trash collection, recycling, hazardous waste, yard waste, etc. They also indicate what is acceptable and what is restricted for these services. For example, "trash cans shall not exceed thirty-five (35) gallons in size" and their contents "must not exceed fifty (50) pounds." If you'd like to see the detailed listings, please visit their website at <http://www.cityoffrederick.com/departments/DPW/garbage.htm>.

Lawncare Maintenance....

Just a reminder for those homeowners who may be new to our neighborhood...

All homeowners should trim grass around their fences, especially the outsides, including backsides, of fences. This is the homeowner's responsibility, not the lawn care company who mows the common areas. All homeowners should mow the grassy strip in front of their property that is between the sidewalk and the road.

No more bagged grass. The City no longer picks it up.

Common Area Lawncare Maintenance...

Overlook Lawncare has been contracted again to maintain the common areas in North Crossing. This would include mowing the areas between the townhomes, the median along Christopher's Crossing, and in and around the pool area. In addition, it would also include taking care of the trees, bushes and any other landscaping issues. Should you have any questions or concerns regarding their services, please contact Julie at 301-695-6676.



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Selling your home can be a complex process, but it can be made much easier by working with the right real estate professional.

When selling your most valuable asset, it makes sense to use a Realtor who lives in North Crossing and who knows the neighborhood and local property values .

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