



Hampshire Greens Community Newsletter

The Board of Directors of the Hampshire Greens HOA has invited several of our **County and State Delegates to attend our upcoming HOA meeting, to discuss their views concerning the Intercounty Connector.** Invited speakers include Delegate Karen Montgomery, State Senator Rona Kramer, Delegate Herman Taylor, and County

Council President Steven Silverman. After the speakers present their views, there will be an open forum Q&A session.

HOA MEETING with Invited Delegates
Wednesday, Sept 22 7:00 pm, Clubhouse

All residents are urged to attend this important meeting, to ensure that our community's input is noted by our elected representatives.

Neighborhood Alert!

It has recently come to the attention of the Board and management, that there are some older teenagers behaving inappropriately in the area of the tot-lot in Phase III. Some Hampshire Greens owners have experienced difficulty driving past this area on Harbour Town Drive, as these teenagers appear to purposely block passage through the street. It is not clear if they are HG residents or not. Any owner who witnesses this type of unsafe or threatening behavior should immediately contact the non-emergency phone number of the Montgomery County Police- 301-279-8000.



Hampshire Greens HOA Needs YOU!

The Covenants Committee is in need of new committee members. The committee is responsible for reviewing architectural change applications and insuring compliance with the community covenants. Meetings are held in the evening, once a month. Please consider volunteering for this very important and positive role to assure that Hampshire Greens remains a stellar community. Interested owners should contact Lucy Wilson at lwilson@ikorealestate.com or 301-924-4050

The Landscape Committee is looking for new members who have an interest in beautifying our community. If you would like to join the committee, or if you have comments or suggestions regarding the landscaping here at Hampshire Greens, contact GreenThumb@Hampshregreens.com

The HOA also is in need of help in delivering printed materials to the community.

Welcome to Hampshire Greens!

Here are new neighbors that have moved into Hampshire Greens since July 1:

The Jean Family
509 Grand Cypress Ct.

The Mistry Family
510 Grand Cypress Ct.

The Yoo Family
16712 Harbour Town Dr.

Let's give them a warm welcome!

Golf Tournament



Hampshire Greens Golf Course

Club Championship

September 18 and 19

If interested, sign up at the Clubhouse.

Architectural Guidelines

As indicated during the last HOA meeting, the Community Architectural Guidelines are showing their age. This document was last updated in 2000. We are examining these guidelines, identifying areas to update, and value your input. If you have any suggestions, please email them to :

Support@HampshireGreens.Com
no later than Sept 30.

If you have any community news, photos, and/or amusing stories you would like to see in the newsletter, please send them to Jill Hsu: jita@att.net or call 301-476-8108

HOA Dues Collections

In keeping with the Board's "Zero Tolerance" policy, they approved the publishing of delinquent HOA dues homeowners in our Newsletters. Any homeowner in excess of 90 days past due, and/or who has been referred to the Association's legal council for collection, and/or has not established an approved repayment plan will be listed in all HOA Publications. If your account remains past due and you have not established an approved repayment plan, please contact Nagel & Zaller at 301-621-6500. The following is a list of delinquent HOA dues homeowners as of July 31, 2004:

Robert & Dina Bowdry, 704 Indian Wells Court
 Gilbert & Marie Augustin, 16905 Harbour Town Dr.
 Victor C. Onyejiaka, 16901 Harbour Town Dr.
 Johnny & Debra Davis, 16829 Harbour Town Dr.

Semi-annual Dues in 2005

In an effort to reduce administrative and collection costs to the Association, the Board is considering having homeowners pay their HOA dues semi-annually starting in 2005 (March 1st and September 1st). This will be voted upon at the September 22nd Board meeting. We would appreciate everyone making an effort to pay his or her HOA dues in a timely manner.



Community Bulletin Board

Hampshire Greens Teens At Your Service::

Will babysit afternoons, evenings and weekends. Ellen Balatsos 301-476-7407 or 202-415-0296

Will babysit. Elle Brande 301-421-4308

Will babysit, give piano lessons, tutor K-5. Ariel Hsu 301-476-8108

Will babysit, tutor K-5, do filing and organizing. Teri and/or Tore Jackson 301-421-1620

Will babysit. Becky Lakew 301-476-9299 or 301-910-0594

Will walk dogs, pet sit, water plants, collect mail/ newspapers, etc. Michael, Zachary, and/or Alexa Norberg 301-421-4462 or norbergs5@aol.com

For Sale:

CONTENTS OF FAMILY ROOM—Custom draperies for NV Georgetown model, coral/cream stripe \$300... Whitewashed coffee table \$200, 2 whitewashed end tables \$100 ea...Call Betty 301-421-1464

Playgroup:

Looking to join or start a playgroup for infants/toddlers in HG. Call Kathy 301-421-1493

Managing Your Contractors

Spacious new decks, backyard pools, dramatic landscaping... This has been a busy summer for home improvements in our community. And while the benefits for the homeowner are obvious—a more beautiful home, more space to enjoy, and enhanced property value—we all know that this all comes at a significant cost. Not only is the financial investment sobering, the inconvenience to the homeowner's family is significant. A backyard full of strangers, a driveway full of trucks, and the incessant shriek of power saws-- it can all be hard to live with.



A little less obvious is the fact that many of these inconveniences can be nuisances to our neighbors as well. They all hear the rumbling trucks too, and the workmen with their power tools can be as close to a neighbor's home as to our own.

So, as you manage your contractors, please encourage them to complete their work promptly. Certainly it can be difficult to get a contractor to finish a project in a timely manner—we've all been in situations where a contractor seems to drag his feet. But if possible, keep them moving along. Not only will you enjoy it all sooner, but your neighbors will be grateful too!



Are your pines, yews, arborvitae or junipers beginning to shed their foliage? No, it is not a new blight going around—these evergreens naturally shed at this time of year.

What was Here Before?



Lydia Tucker stands in the Ednor booth that collected tolls from travelers along the old Colesville Pike (New Hampshire Avenue). The Annals of 1908 record a "banner day in the history of the Ednor tollgate, \$9.00, mainly from twenty-seven automobiles en route from Baltimore to Washington." (Courtesy of the Sandy Spring Museum.)

If you have a service, or item for sale, to offer to members of our community, and would like it posted on the "Community Bulletin Board", contact Jill Hsu: jita@att.net or call 301-802-3995

ICC Update

July was a busy time for the community concerning the ICC. The State Highway Administration is evaluating two locations for this 6 lane toll road that will connect I-95 with I-270. Corridor 1, (the master plan alignment) has been on the books for over 40 years and is a few miles south of the community, while the proposed Corridor 2 alignment loosely follows existing MD 198 and 28, using the Norbeck Connector. Five of our residents spent the afternoon at the Park and Planning offices in downtown Silver Spring on July 14 testifying on behalf of the community.

Our residents stated that a Corridor 2 solution would:

- Result in the loss of the Firestone entrance, negatively impacting emergency response time (fire, rescue, police) to our community.
- Having to pay a toll for residents to travel to Rockville and to I-95 was unacceptable, especially since we, as tax payers, paid for the Norbeck Connector.
- Access to Blake H.S. would be essentially cut off, and school bus routes would need to be changed.
- A freeway of this scope was never planned for this rural area and that the adjoining roads would not be able to handle the additional traffic demands.



In addition, a one-on-one meeting of community representatives along MD 198/28 with the project ICC manager occurred on July 28. The same issues were stressed along with the fact Hampshire Greens is a diverse community where the **minorities are the majority**. The State Highway representatives seemed surprised by the diversity of our community. State Highway has rules and regulations concerning the construction of a highway through minority residential areas, no matter their social status.

Hence our problem: *there is an incorrect perception about Hampshire Greens by the decision makers of the ICC. The only way to correct this is for the majority of the residents to show face and testify at the next and last public hearing in December. This will be the last chance for anyone to have have a say prior to the alignment decision in Spring of 2005. We need every resident to show up and/or speak out on this important issue in December.* Check the community website (www.HampshireGreens.Com), the ICC website (www.ICCStudy.org), and this newsletter for more information.



TRUGREEN LANDCARE.....There's still time to take advantage of the turf fertilization/weed control program offered to Hampshire Greens residents. Owners should have received information on the discounted program directly from TRUGREEN. Please contact Doug Daly at 301-674-7507 for more information or to sign up now! Green, healthy lawns benefit the entire community.



ADVERTISING OPPORTUNITIES

Residents wishing to advertise their business, contact Lucy Wilson: lwilson@ikorealestate 301-924-4050



Jill Hsu,
REALTOR®

Broker: 301-388-2600
Direct: 301-802-3995
Email: jill.hsu@longandfoster.com

Serving our community.

Specializing in residential and investment properties.

If I may ever be of assistance to yourself, a relative, friend or co-worker, please don't hesitate to call.

Fire Protection

Fire is one of the leading causes of death in the home. The victims are most often children and the elderly. Fires account for more than \$2 billion in damage to homes each year.

Some important preventive measures you can take to keep your home and family safe from fire are:

- Check your smoke detectors at least once a month, to be sure they are working properly, and change the batteries twice a year.
- Plan a family escape route, and practice it regularly with your family. In case of a fire, all members should know where to meet outside, so you will not be running about in panic, looking for other members.

If you have any community news, photos, and/or amusing stories you would like to see in the newsletter, please send them to Jill Hsu: jita@att.net or call 301-476-8108

**Hampshire Greens HOA
Board of Directors**

- President** Al DiMatteo
dimatteo_albert@bah.com
- Vice President** Steve Szot
szot@bellatlantic.net
- Treasurer** Bill Davis
bdavis@srgpe.com
- Secretary** Reginald Armory
armory@eng.morgan.edu
- At Large** Mary Thompson
(no email address)
- Committee Chairs:**
- Covenants** Ed Yee
EWYee@aol.com
- Landscaping** Betty Washecka
GreenThumb@HampshireGreens.com
- Community Manager:**
IKO Realty, Lucy Wilson
lwilson@ikorealestate.com

**It Is Now the Right Time to Focus on
Middle School Boundary Study**



The Hampshire Greens Community scored a big win this spring when our HOA Education Committee and residents were able to convince the MCPS BOE to approve a middle school boundary study for this part of the county. This boundary study “should” result in Hampshire Greens changing its middle school assignment from Francis Scott Key MS (which is about 9 miles away – near beltway) to Farquhar MS (which is about 3 miles away). After a summer time “pause” in the process, our community needs to remobilize around this issue. While the official process does not begin until November, we need to act now to ensure that we will be adequately represented in the boundary study process.

Each resident can help in this process by **BECOMING AN ACTIVE MEMBER OF OUR ELEMENTARY AND MIDDLE SCHOOL PTA’s**, and if possible, volunteering to serve in a leadership role. This is especially important if your child attends Drew ES, Francis S. Key MS, Stonegate ES, White Oak MS, or Farquhar MS (since these schools will be very active participants in the boundary study process). Because PTA’s are responsible for selecting a majority of the boundary study advisory committee members, your participation in the PTA will help ensure that Hampshire Greens’ interest is adequately represented, especially if you volunteer to be on this committee. A positive side benefit of this action is that you will also be helping to improve your child’s school. While, the Education Committee is seeking to have an official “Hampshire Greens” representative added to this advisory committee, there is little assurance that this request will be approved.

RESIDENTS SHOULD ALSO ATTEND AS MANY PUBLIC COMMENT SESSIONS AS POSSIBLE. This is especially important if the alternatives suggested by either the advisory committee or the Superintendent are not aligned with our wishes. At a minimum there should be three public comment session during this boundary study. We will communicate those dates and times to you once the meetings have been scheduled.

If we put as much effort into this boundary study process as we did in convincing the MCPS BOE to approve the study, it is very likely that our middle school aged children will be attending Farquhar MS next year. If you have any questions please contact Darnell Daisey at dkdaisey@aol.com.

Important Dates



HOA Meeting

Wednesday, September 22, 7:00 pm
Clubhouse

ICC Final Public Hearing

In December
Date and Location to be announced

Deer Proofing Tips

- Hang fabric softener strips on plants, or mix mothballs into the soil surrounding your plantings.
- Drill holes through bars of soap, leaving the wrappers on. Tie them to woody plants. Tall based soaps work the best.
- Plant garlic bulbs along with your susceptible plants.

New Trees

Phase III street trees are scheduled to be replaced this fall. These trees are still under the control and warranty of the developer, not the HOA.

