

# Tuscowilla Hills

CITIZENS ASSOCIATION NEWSLETTER

JANUARY 2005

## Property Management People

82A Wormans Mill Court  
Frederick, MD 21701  
(800) 336-8009  
Fax (301) 694-9514

## Community Manager

Valerie Hockensmith x1014  
valerie.h@pmpbiz.com

## PMP Office Hours

M-F 9:00 a.m. to 5:00 p.m.

[www.pmpbiz.com](http://www.pmpbiz.com)

## Snow Removal Procedures

Snow removal services for the community will be performed by R&L, Inc., the community's landscaper. They will be responsible to plow the roadways once the snow depth reaches 2". If you have any questions or problems regarding this service please contact PMP.



## Tuscowilla Hills Citizens Assoc. January 10, 2005 Meeting Agenda 7:00 P.M. at Citizens Fire House

1. Reading of last meetings minutes
2. Board of Directors minutes
3. Treasurers Report
4. BOD Election
5. Management Co. Report
6. Delinquent Road fund Report
7. Presidents Report
8. Committee Reports
  - a. Parks and Recreation
  - b. Garden Club report
  - c. Grounds and roads
9. Old Business
  - a. Transfer of Lands
  - b. Road and Common area
  - c. Speed bump Status
10. New Business
  - a. County ATV Ordinance
  - b. Covenant Enforcement
11. Questions and Issues from the floor

The January meeting will be held at the Citizens Fire House once again. We had scheduled the meeting at the Seventh Day Adventist church. Unfortunately, their construction work is behind schedule and it won't be ready in time. We will plan on having April's meeting at the church.

This upcoming meeting is very important for the subdivision. First of all it is election night. We will elect the Board of Directors and Officers for the Association at this meeting. The people we elect will serve as Association Directors for the next year. This is also the first election in recent history in which we have contested races. Additional nominations will be accepted from the floor prior to the election.

The second item of importance is the presentation of the 2005 Budget. The Board of Directors has recommended approval of the budget for the upcoming year. The membership will vote to accept, amend or reject the Budget as presented. The Budget is posted on our web site. Copies are available for those without Internet access. Call PMP or the President to receive a copy. The Budget is important because it shows how we plan to use your Road Fund fees during the upcoming year.

## CHRISTMAS TREE PICK-UP



For new residents of Tuscowilla Hills (and a reminder to long term residents) Waste Management will not pick up Christmas Trees! Residents must make arrangements to take their trees to the Land Fill on their own. Please do not discard trees on subdivision property.

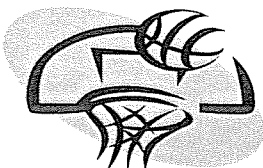
## ROAD FUND COLLECTIONS



Unfortunately, we had to take legal action to collect unpaid Road Funds. We are seeking judgments against eight citizens who are more than one year in arrears. Court and legal fees, along with interest, are added to the amounts owed.

## REMINDERS

The Board of Directors would like to remind all citizens that Portable Basketball Courts must be removed from all roadways and sidewalks before snow falls. Any of these Courts interfering with snow removal will be removed and disposed.



## COMMUNITY VANDALISM

Once again, vandalism has raised its ugly head within Tuscowilla Hills. Several incidents were reported during the last three months.

1. The door to the office Postal Station was partially kicked in one morning.
2. Keys to parcel boxes were removed and thrown away at the same station.

The names of three boys were given to the mail carrier as the culprits in these two incidents. These boys purportedly ride the No. 50 bus. Although we have no hard evidence on these boys, they are being watched. Both of these incidences could result in Federal charges.

In other acts of vandalism, a storm grate was removed and thrown into a resident's yard. This resulted in a dangerous opening that someone could have fallen into. At the same time a nearby stop sign and post was pulled from the ground.

In a later incident a light post was bent to the ground and the top demolished. This resulted in bare high voltage wires being exposed. Other incidents include a split rail fence being damaged and a tree branch broken.

The later four incidents occurred within a few block radius of Tall Oak Drive.

Residents should be aware of their children's whereabouts, especially at night. The Citizens Association will prefer charges and, seek the maximum punishment possible if anyone is caught vandalizing within the development. This includes seeking reimbursement of damages.

---

## ATV Reminder

ATVs use in not permitted within the community. In addition, the County Commission passed an ATV Ordinance, effective July 1, 2004. To view the Ordinance, please visit the County Commission Web site at:

<http://www.jeffersoncountywv.org/ORDinfo.html>

