

# ***Walnut Ridge***

## ***Community Newsletter***



***Spring 2021***



***Walnut Ridge Community Association***

**Bringing you Walnut Ridge News For Over 12 Years**

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### **Reminder to Homeowners!**

**Your next quarterly association assessment payment is due April 1st**

## **Welcome To The Spring Edition of the Walnut Ridge Community Newsletter!**

We hope that you will find the information contained in this newsletter both informative and helpful. Residents are encouraged to share their suggestions and concerns so if you have any thoughts or questions about our Community, please contact the Board of Directors at [board@walnutridgeonline.org](mailto:board@walnutridgeonline.org) or contact the Association's property manager, Tamara James at [TJames@procomgt.com](mailto:TJames@procomgt.com).

### **News From The Board**

- The virtual Board meeting on Wednesday, February 17th, was well attended.
- The Board received and reviewed approximately 4 A&E requests since the Winter 2020 newsletter publication.
- Rusted Mutt Mitt station on Walnut Ridge Drive will be replaced and other Mutt Mitt stations will be evaluated for their condition.
- Potholes on Walnut Ridge Drive are in the process of being repaired.
- Treasurer Peter Giguere reported on the monthly financial reports and that our operating cash and cash reserves are on track.
- Estimates for spring tree trimming and pruning are being obtained.
- Repairs to cable boxes in the community are still in process.

## ARCHITECTURAL CHANGES TO YOUR HOME

PLEASE NOTE THAT ALL ROOFS, SIDING, TRIM, DOORS, WINDOWS OR FENCES BEING REPLACED NEED TO BE APPROVED IF THEY ARE CHANGING STYLE, COLOR OR MATERIAL

Walnut Ridge covenants provide that all residents are required to complete an A&E Application and submit the completed form to the Board for approval before any work begins.

Forms can be found on our website at [www.walnutridgeonline.org](http://www.walnutridgeonline.org) and click on Community Documents.

### Thank you!

Thank you to those homeowners who are current in their association assessments. Current assessments make it possible to maintain our community such as the playground, common areas, landscaping and our roads. Non-current neighbors are aware of their situations and the Association continues to take appropriate action in these cases. If you are not current with your assessments, to avoid further fees, please contact ProCom Association Manager, Tamara James at [TJames@procomgt.com](mailto:TJames@procomgt.com), or by phone at 410-721-0777 ext. 118.



### Board of Directors

The Board of Directors of Walnut Ridge Community Association consists of homeowners who volunteer their time to serve Walnut Ridge.

Contact the Board by email at:  
**[board@walnutridgeonline.org](mailto:board@walnutridgeonline.org)**

### Officers

President: Ed Rose  
Vice President: Laura Richardson  
Secretary: Gloria Petit-Clair  
Treasurer: Peter Giguere, CPA

### Members at Large

Rich Dugan, Kelly Miller

### Property Management

Tamara James, Association Manager  
Professional Community Management, Inc.  
400 Serendipity Drive  
Millersville, MD 21108  
410-721-0777 Ext. 118  
[TJames@procomgt.com](mailto:TJames@procomgt.com)  
[www.procomgt.com](http://www.procomgt.com)

### Upcoming Board Meetings (to be held virtually)

Wednesday, April 21  
Wednesday, June 23  
September 16  
November 18 (Budget and Annual)

**Dear Dog Walkers—**

While walking your dog, please do not allow him to pee or poo on lawns or bushes that are not your own. Many residents have invested time and money in beautifying their lawn and installing ornamental shrubs only to have them damaged by dog urine which can cause unsightly brown patches on the lawn and cause low foliage on shrubs to turn yellow. Please be considerate of your neighbors and discourage your dog from urinating on other's lawns and shrubs. Your neighbors will be most appreciative and so will their pocketbooks.



Did you know that Wednesday, April 28th is National Pay-It-Forward Day? To "Pay It Forward" means to do something for someone without the expectation of being repaid and with the hope that the receiver "pays the favor forward" by helping someone else. We can begin to pay it forward right here in our own neighborhood. Neighborly pay-it-forward acts might be:

- \* call your neighbor when you're running to the store and offer to pick up a few things;
- \* visit an elderly neighbor and offer your assistance with small repairs;
- \* make a casserole for a new mother and her family;
- \* if you are mowing your own lawn, offer to do the same for your neighbor's lawn;
- \* house-sit for your neighbor when they're on vacation and bring in their mail or newspapers;
- \* help your neighbor shovel snow and/or clean the snow off their car;
- \* bring in your neighbor's trash can and/or recycle container.

Remember, a small act of generosity and kindness can go a long way and will help all of us become better neighbors!

**Here are the Answers to your most FAQ's about Walnut Ridge (Frequently Asked Questions)****Q: When are Board meetings held?**

A: The Board of Directors typically meet in February, April, June, September and November (annual and budget meeting).

**Q: I receive periodic mailings from Professional Community Management, Inc. (ProCom). Who are they and what do they do?**

A: ProCom is contracted by the Board of Directors to provide a variety of services to the Association to include, but not limited to, collecting assessments, financial advisement, community problem resolutions, and advising the Board of Directors on various community matters. Tamara James of ProCom is our property manager and Tamara can be reached at 410-721-0777 Ext. 118 or by email at [TJames@procomgt.com](mailto:TJames@procomgt.com).

**Q: Do I have to pay the quarterly assessments?**

A: Yes. If you are a homeowner in Walnut Ridge, you are required to pay all quarterly assessments. The assessment for 2021 is \$191 per quarter and is due on the first day of each quarter beginning January 1st.

**Q: Will my mortgage company pay these assessments from my escrow account?**

A: NO, do not make that assumption. Mortgage companies generally do not escrow for these assessments. The homeowner is responsible for making these quarterly payments.

**Q: What do my quarterly assessments pay for?**

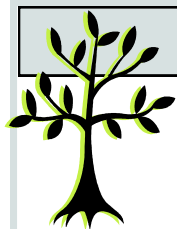
A: Among other things, quarterly assessments pay for common area liability insurance and landscaping, snow removal on private roads, management services, legal fees, taxes, accounting, reserve funds and street lighting.

Questions for the Board of Directors? Email the Board at [board@walnutridgeonline.org](mailto:board@walnutridgeonline.org)

**It's Spring Clean-Up Time!**

Spring walk-thru inspections will begin soon. Here are some suggestions to help your home and Walnut Ridge look its best:

- Power wash dirt, mold, mildew and algae off your house and trim.
- Paint siding and trim where needed.
- Remove limbs, leaves, debris and junk from your front and back yard.
- Spruce up flower beds and trim bushes and shrubs.
- Replace rotted wood around windows and/or doors.
- Repair or replace loose or missing gutters and/or downspouts.

*Contact Us*

If you have a request, an idea or an issue you would like to bring before the Board, please send email to [board@walnutridgeonline.org](mailto:board@walnutridgeonline.org) and also to our manager Tamara James at [TJames@procomgt.com](mailto:TJames@procomgt.com), or send by snail mail to Walnut Ridge Community Association, Inc., c/o Professional Community Management, Inc., 400 Serendipity Drive, Millersville, MD 21108.

***Special Thanks from the Editor***

Thanks to the following Walnut Ridge friends who give of their time in order to bring you the Walnut Ridge Newsletter: Ed Rose, Joey Schneider and children, Peter Giguere, Jim Brady, and of course, "The Wanderer." Thank you!!

**Find Words Associated with  
Cinco de Mayo**

<b>Burrito</b>	<b>Maracas</b>	<b>Pinata</b>
<b>Celebrate</b>	<b>Margarita</b>	<b>Poncho</b>
<b>Cinco</b>	<b>Mariachi</b>	<b>Puebla</b>
<b>Costumes</b>	<b>Mayo</b>	<b>Salsa</b>
<b>Dancing</b>	<b>Mexico</b>	<b>Sombrero</b>
<b>Fiesta</b>	<b>Music</b>	<b>Taco</b>
<b>Holiday</b>	<b>Nacho</b>	<b>Tequila</b>
<b>Limbo</b>	<b>Parade</b>	<b>Victory</b>

*Walnut Ridge Reminders***Association Assessments**

Next assessment is due April 1st.

**A&E Inspections Are Coming Soon!**

Thursday, April 15

*Happy*  
**Tax Day**

**Grass Clippings**

Do not dump grass clippings in the storm drains.

**Subscriptions to Walnut Ridge News**

Thought you signed up for Walnut Ridge News but never received any emails? You may not have completed the sign-up process. If you'd like to receive Walnut Ridge news via email, please send an email to [subscribe@walnutridgeonline.org](mailto:subscribe@walnutridgeonline.org) and add the words "Sign Me Up" and your address in the subject line. If you did not receive a confirmation email, please check your spam or junk folder and/or be sure that you unblock BOTH **oneanddone.com** AND **walnutridgeonline.org** in your spam filter software.

**Teacher Appreciation Week  
May 3 through May 7**

Teacher Appreciation Week is a week-long celebration in recognition of teachers and the contributions they make to education and society. It is a time for students and parents to show their appreciation for the hard work that teachers do and the long hours many of them put in.

**Memorial Day Holiday Trash and Recycle Pick Up Schedule**

**Pick up will be Wednesday, June 2nd  
(not Tuesday, June 1st)**

**Mailboxes**

You may have noticed that our community mailboxes were recently cleaned and all the tape and stains had been removed. While it is generally acceptable to place notices on our mailboxes, **please be sure to remove your notice (along with the tape)** once the information is stale. Please do not make any markings on the mailbox itself.



*Walnut Ridge - A Great Place to Call Home!*



## Broadneck Community Library Happenings!

**Broadneck Branch** - 1275 Green Holly Road, Annapolis, Maryland 21409 (410.222.1905) **Hours:** Monday through Thursday: 9 am to 9 pm, Friday and Saturday: 9 am to 5 pm.

### VIRTUAL PROGRAMS OFFERED BY ANNE ARUNDEL COUNTY PUBLIC LIBRARY!

*All Zoom programs listed below require registration. Register at [aapl.net/events](https://aapl.net/events)  
Visit <http://www.aacpl.net> or call the Broadneck Branch at 410-222-1905 for more information*

#### Babies & Preschoolers

- \* **We Sing and Dance.** *Fridays, March 26 and May 28 at 11:30 am.* Get your wiggles out! Sing and dance with library staff.
- \* **Artsy Thursday!** *Thursday, April 22 at 2pm.* Help celebrate the Month of the Young Child with fun art projects! Pick up a bag of supplies and instructions a week ahead or have paper, glue stick and crayons at the ready!
- \* **Bilingual Puppet Show.** *Tuesday, April 13 at 3 pm.* Join in on an entertaining puppet show of the classic story, *The Three Little Pigs*, told in English and Spanish. Pick up your Three Little Pigs packet starting the week before, so you can build a house for them along with us.

#### Kids

- \* **Early Reader Book Club.** *Wednesdays, April 7 and May 5 at 2 pm.* Practice skills through group reading, activities and games based on popular beginner reader series. Pick up your book club materials at the Discoveries Library beforehand. Call the branch at 410.222.0133 if you have questions. Sign up with your child(ren)'s name (s) for an accurate count for book club materials.
- \* **Design Challenge.** *Saturdays, April 17 and May 15 at 9 am.* Find out the theme for the challenge at the beginning of the program. You'll have ten minutes to design your creation while listening to music or a story! At the end, share your creation with the group. You can use any supplies you want or pick up a design challenge kit from the Eastport-Annapolis Neck Library for inspiration.

#### Tweens & Teens

- \* **Virtual Teen Anime Manga Club.** *Tuesdays, April 6 and 20, May 4 and 18 at 6 pm.* Share in the love of Japanese animation and comics online! Join your fellow Otaku and enjoy discussion of your favorite anime and/or manga with others. Artwork sharing and cosplay is always welcome! *Hosted by Glen Burnie Library staff.*
- \* **Introduction to Safe Drone Flying.** *Saturday, April 10 at 2 pm.* Flying a drone is fun, but there are FAA regulations you should know, and they apply to everyone. Join Tim Tumelty "The AACC Drone Guy" for a free webinar to learn more important drone basics and other things you need to know to be a safe recreational drone pilot.

#### Adults

- \* **Do You Know Who Has An Eye On Your Money?** *Tuesday, April 6 at 6 pm.* Learn how to protect yourself from consumer scams and identity theft, plus learn smart consumer purchasing decisions.
- \* **Small Business Basics.** *Tuesday, May 18 at 6 pm.* Do you have a side hustle? Drive for Uber or Lyft? Join us to learn the basics of building your business with an emphasis on managing your taxes.
- \* **Online Maryland Genealogy.** *Wednesday, April 28 at 7 pm.* Interested in using Maryland related records to start or complete your family research? Rachel Frazier of the Maryland State Archives, will discuss how to use the agency's website to locate vital records, estate documents, land records and special collection materials. *(Hosted by Riviera Beach Library Staff)*



#### May is Older Americans Month

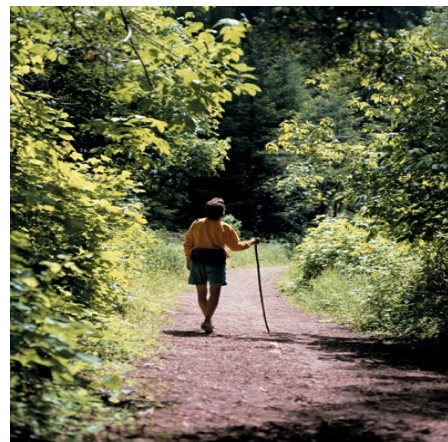
- \* **Virtual Dementia Live Workshop.** *Wednesday, April 7, Tuesday, May 11 and Saturday, May 22 at 2pm.* Dementia Live® offers a unique inside-out understanding of dementia and aging. Family caregivers and interested community members will gain a heightened awareness of the challenges faced by those who live with dementia. Participants will also learn new communication skills to improve care and minimize disruptive behaviors, thus reducing caregiver stress.
- \* **Oldies Music Bingo.** *Tuesday, May 4 at 6:30 pm.* Do you miss the musical hits of the 50s, 60s and 70s? Join in a fun game of music bingo featuring all the best oldies.

## *A Word From The Walnut Ridge Wanderer*

*The Walnut Ridge Wanderer reports on various observations around the community. To preserve anonymity, the identity and gender of the Wanderer will not be revealed. (However, I will say that this Editor is not the Wanderer.)*

### *Spring 2021*

Have winters always been so dreary?  
Seemingly endless?  
Probably, but we didn't notice  
Because life had a normal rhythm.  
You know, shopping, holiday get-togethers,  
Kids in sports uniforms and school buses!



During this pandemic getting out of bed in the winter is hard.  
Everyday seems pretty much the same.  
Lying in bed looking for signs of daylight.  
Play a guessing game.  
What kind of day will it be?  
Opening the blinds to find.....

Not just sun, but a big yellow vehicle on Walnut Ridge Drive.  
A school bus, with red lights blinking, waiting for students  
Dragging their backpacks for the first time in a year.  
Watching the bus close the doors, turning around and disappearing.  
It wasn't a dream, it was real.  
Racing to the window at 4:00, just in time to see the bus returning.

Schools are opening slowly, virtual, hybrid.  
Resilience of children, adapting to stressful times  
Finding playmates of all ages on the playground.  
Kids being kids; shooting baskets, swinging, climbing,  
Riding scooters, playing tag, chasing each other.  
Normal activities in a very unusual year.

*Walnut Ridge Wanderer*

### IMPORTANT NUMBERS

AA County—Main Number.....	410-222-7000
AA County <b>FIRE—EMERGENCY</b> .....	911
AA County <b>Fire</b> —Non-Emergency.....	410-222-8300
AA County <b>POLICE—EMERGENCY</b> .....	911
AA County <b>Police</b> —Non-Emergency .....	410-222-8050
AA County Health Nuisance Complaints .....	410-222-7364
AA County Department of Aging.....	410-222-4464
AA County Department of Public Works.....	410-222-7940
AA County Department of Public Works/Waste Management .....	410-222-6100
Animal Control ( <b>Animal Complaints</b> : Strays, Barking, etc.).....	410-222-8900
Annapolis City <b>POLICE</b> .....	410-268-9000
Anne Arundel Medical Center ( <b>HOSPITAL</b> ).....	443-481-1000
BGE—All Calls .....	800-685-0123
<b>BGE—Report Power Outage</b> .....	877-778-2222
Broadneck Library .....	410-222-1905
Broadstripe Cable (formerly Millennium) .....	410-987-9300
Bulk Item/Waste Removal .....	410-222-6100
Cable—Broadstripe (formerly Millennium) .....	410-987-9300
Cable—Comcast Cable (Xfinity).....	800-934-6489
Cape St. Claire Volunteer <b>Fire</b> Department .....	410-757-3434
Comcast Cable .....	800-266-2278
CT Utilities (see Old Line Utility or Rudder Management)	
Department of Public Works.....	410-222-7940
Department of Public Works/Waste Management.....	410-222-6100
Environmental Health .....	410-222-7364
<b>Health Nuisance Complaints</b> .....	410-222-7364
<b>J&amp;W Utilities</b> .....	410-827-8516
Management Company .....	410-721-0777
<b>Maryland State Police</b> Headquarters .....	410-653-4200
Old Line Utility c/o Rudder Management .....	410-647-7929
Post Office—Legion Avenue.....	410-573-0953
<b>Poison Control</b> .....	800-492-2414
Professional Community Management (ProCom).....	410-721-0777
Recycling & Yard Waste .....	410-222-6100
<b>Rudder Management, Inc.</b> .....	410-647-7929
Salvation Army (Donated Items Pickup) .....	800-728-7825
Top Notch Towing .....	410-224-4808
Trash Pickup Problems .....	410-222-6104
Water and Sewer Bills.....	410-222-1144
<b>Water &amp; Sewer Emergencies</b> (no water).....	410-222-8400
Xfinity (Comcast) Cable .....	800-934-6489