



Walnut Ridge

Community Newsletter

Winter 2013



Walnut Ridge Community Association

Newsletters are also available online at www.walnutridgeonline.org

Walnut Ridge Community Association Board of Directors wishes you and your family a very Happy and Safe Holiday Season.

A Word From The President

As 2013 comes to an end, I would like to offer a word of heartfelt thanks to all those Board members, past and present for the countless time and effort they have put into maintaining the appearance and operations of our community of Walnut Ridge.

Without the caring input of our team, the guidance of our association management company, and the consistent and seemingly endless volunteer efforts put forth by individuals involved with everything from publishing a quarterly newsletter to ensuring safe roadways, Walnut Ridge would be unrecognizable if compared to today. To all those that have contributed in the past, I sincerely thank you. To those that wish to join in and contribute toward our common goal, I invite you to our regularly scheduled Board of Directors Meetings on the first Wednesday of every month. These have been normally held at 6:30 in the evening at the Broadneck High School Conference Room. In particular, please consider attendance to the General Meeting in January, during which election of 2014 Board members will be held. New members, normally coupled with fresh approaches and ideas, are the mainstay of a prolific and successful community. Best wishes to all during this holiday season and to all a happy, peaceful, and prosperous New Year 2014.

Best regards,

Ed Rose

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Association Assessment Increase

Homeowners' Association assessments will increase to \$158 per quarter beginning January 1, 2014 and will be reflected on your next statement. Assessments have not been increased since January 2011. The new amount of \$158 per quarter is roughly a 1% increase from the current assessment. This increase is necessary in order to boost our reserve funds and to keep up with rising costs.

The assessments that are paid by every homeowner in Walnut Ridge are used for the common area upkeep (grass cutting, tree trimming, liability insurance, street lighting, sidewalk repairs, etc.), association administrative services such as accountant services, legal fees, property management fees and other miscellaneous expenses.

As a reminder, **assessments are due** on the 1st day of each quarter and are considered late if received after the 15th of the month it is due. If payment is made by check or automatic bill pay, please be sure that your payment is sent to Payment Processing Center, c/o Walnut Ridge HOA, PO Box 105007, Atlanta, GA 30348-5007. Payment may also be made by direct debit or online by visiting www.dhbader.com and clicking on Payments.

Holiday Trivia

What percent of American households will display a Christmas Tree in their home this season: 30%, 55%, 64% or 79%? See Page 4 for the answer.

Annual Meeting—Call for Nominations

Save The Date!!

The Annual Meeting of the Association will be held on Wednesday, February 5, 2014 at Broadneck High School beginning promptly at 6:30 pm. The purpose of this meeting is to elect seven (7) homeowners to serve on the Board of Directors. Nominations will be accepted from the floor on the evening of the meeting. Homeowners with the time and interest to serve should seriously consider running for a position on the Board. Please note that homeowners must be current in their assessments in order to qualify to serve on the Board of Directors. Serving on the Board requires a firm commitment to attend monthly meetings and participation in Board related projects. Whether or not you are interested in serving as a Board member, your attendance at the meeting is important so that the quorum requirement can be met and an official meeting can be held.



Spring Forward!

Daylight Saving Time will begin at 2:00 a.m. on Sunday, March 9, 2014. Remember to set your clocks *ahead* one hour. Don't forget to change the batteries in your smoke detectors too!



Walnut Snowball Cookies

Ingredients:

- * 1 cup all purpose flour
- * 1-1/2 cups walnuts, finely chopped
- * 2-3 Tablespoons sugar
- * 1 Teaspoon vanilla extract
- * 1/4 pound butter (room temperature)
- * Pinch of salt
- * Powdered sugar, to coat (about 1 cup)

Directions:

Heat oven to 300 °F . Prepare large cookie sheet. Mix all the dry ingredients (flour, walnuts, salt,

and sugar) in a large bowl. Add the vanilla extract. Add the butter in little pieces, and combine everything together with your (clean!) hands until the mixture looks like a coarse meal with nut bits in it. Form the dough into small balls no larger than a walnut and place on the cookie sheet, spaced at least an inch apart from each other.

Bake for 35 minutes. While the cookies are still warm, but cool enough to touch, roll the cookie in powdered sugar. Place on rack to cool completely. When cool, dust again in powdered sugar.

Homeowner Association Course At AACC

Each March, Anne Arundel Community College offers a short course on the basics of Homeowner Associations. The course is CMD 398-102 on Tuesday evenings March 25-April 15, 2014 from 6:30-8:30 pm at the Arnold campus. The course is designed for homeowners and/or individuals who live and/or volunteer as a board member in a residential community such as Walnut Ridge. Learn about the state and County rules and regulations, as well as the best practices and procedures for managing a community. Persons over 60 years of age receive a waiver and pay only a \$7.00 registration fee. For registration information or assistance call AACC at 410-777-2325 or WWW.AACC.EDU/CONED

**Landscaping, Trash and Recycling Issues**

Peach Court received upgraded landscaping in November! The improvements are wonderful and should be fully realized this Spring when the new plantings start to grow and bloom! Until then, as a community, we need to provide the tender care the plantings require. Please refrain from disrupting our landscaping in any way. Walking through these areas, allowing dogs to relieve themselves in these areas and placing trash cans and recycling bins in our landscaped beds is not acceptable. If anyone finds trash cans or recycle bins in our landscaping, please place them on the curb. Trash cans and recycle bins should be kept on the pavement, next to a curb.

In addition, please bring your trash cans and recycling bins in from the curb timely. Do not allow your cans and bins to stay on the curb for days after collection time. Not only is that an unsightly practice but with inclement, windy weather upon us, the cans roll around the parking lot and create problems for everyone. Thank you!

Annapolis Holiday Events

Lights on the Bay - November 23, 2013 - January 1, 2014, 5-10 p.m. Sandy Point State Park.

Anne Arundel County Farmers Market - Saturdays through December 2013. 7 a.m. to Noon Harry S. Truman Parkway and Riva Road.

New Years Annapolis - December 31, 2013, Susan Campbell Park and the City Dock. Annapolis Children's Museum starts the day with activities at 3 p.m. Be sure to stay for the 7:30 p.m. fireworks. The celebration continues with "Dancing Under the Stars" when the Big Band sounds begin at 8 p.m. and lead to a countdown to the New Year and midnight fireworks.

Ice Skating at Quiet Waters - Open every day during the winter months, except for Tuesdays. The ice rink is located in front of the Visitor Center at Quiet Waters Park, 600 Quiet Waters Park Road, Annapolis, MD 21403, and offers a pleasant and safe environment to enjoy ice-skating outdoors. Visit <http://www.aacounty.org/recparks> or call 410-222-1711 for more information.

Christmas Trees and Wreaths will be collected for recycling on Tuesdays. Christmas Trees and wreaths must be free of all ornaments, lights and tree bags (NO TREE BAGS!). Only natural trees and wreaths will be collected and trees over 4 feet tall must be cut in half.

**Winter Dates to Remember**

Christmas Day—Wednesday, December 25
 New Year's Day—Wednesday, January 1
 Martin Luther King, Jr. Day—Monday, January 20
 Valentine's Day—Friday, February 14
 Presidents' Day—Monday February 17
 Daylight Saving Time Begins— Sunday, March 9
 St. Patrick's Day—Monday, March 17





Contact Us

If you have a request, idea or an issue you'd like to bring before the Board of Directors, please put it in writing. Send email to board@walnutridgeonline.org or send by snail mail to Walnut Ridge Community Association, Inc., c/o D. H. Bader Management, John Sheehy, Property Manager, D.H. Bader Management Services, 14435 Cherry Lane Court, Suite 210, Laurel, MD 20707; 301-953-1955 Ext. 11.

Snow

“Old Man Winter” is upon us and with that comes the possibility of snow. Snow accumulating 2 or more inches on our private streets (Almond, Hazel Nut, Peach and Tanook)



will be removed and salt applied to the roads by our contracted snow removal company. The County is responsible for removing snow on Walnut Ridge Drive, which is a County-owned road.

Please be reminded that snow removal on the sidewalk in front of your home is your responsibility.

Sand / Salt Barrels are placed near the entrance of Walnut Ridge Drive. The sand is for the use of residents to help navigate Walnut Ridge Drive before a plow has tended to the hill. Please instruct your children **not** to tamper with the barrels. If you notice that the sand is getting low, please call our management company at 301-953-1955.

Sign Up for Walnut Ridge News!
subscribe@walnutridgeonline.org
It's FREE & INFORMATIVE!!

Important!!

J & W Utilities & CLT Utilities DO NOT IGNORE THESE BILLS!!

Some homeowners will be receiving (or have already received) a bill from either J & W Utilities or from CLT Utilities. These bills, also known as “front foot assessments” or “front foot benefit fees,” represent the annual charge (for a term of 30 years, beginning at the inception of our community) to pay back the costs incurred by the developer for the installation of water and sewer lines in our community. Unless this assessment has been paid in full, either by you or the previous homeowner, you, as the homeowner, are responsible for this yearly bill until the expiration of 30 years from the completion of the community or until approximately the year 2020. Note, this is **not** a bill for quarterly water usage.

Contact information for each of these companies is listed below:

J&W Utilities, Inc.
3027 Bennett Point Road
Queenstown, MD 21658
410-827-8516
jacqwill1@yahoo.com

CLT Utilities, Inc.
(note new address and phone)
10176 Baltimore National Pike
Suite 210
Ellicott City, MD 21042
410-418-4553

Holiday Trivia Answer

According to a survey conducted by The American Christmas Tree Association, 79% of American households will display a Christmas Tree this season. Other interesting survey findings: the average price consumers will pay for a real Christmas Tree is \$44.11 and artificial tree purchasers will spend an average of \$70.00.

News from the Board of Directors

In addition to the financial business of the Association, the Board of Directors is always hard at work to assure that our Community maintains a safe, attractive and welcoming appearance. Here are some items the Board is working on:



- > New landscaping on Peach Court islands.
- > All river cobble has been replaced with mulch.
- > Sand / Salt barrels have been placed on Walnut Ridge Drive.
- > Reporting street light outages to BGE.

Mike! Mike! Mike! – Guess What Day it is Mike?

It's Sunday? Then why are some residents putting their trash and recyclables out on Sunday?? Walnut Ridge A&E Guidelines specify that ALL trash and recyclables should be put out curbside **no earlier than 6:00 pm on MONDAY EVENINGS!** That doesn't mean Sunday or Saturday or Friday or even on Mondays at 3:00, 4:00 or even 5:00! So come on, folks! Follow the A&E Guidelines and put your trash and recyclables out **after 6:00 pm on Mondays.** AND be sure to take your trash cans and recycle bins in the next day.



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
- Treasurer: Vacant
- Secretary: Vacant

Members at Large

- Michelle Henderson
- Ziggi Nickel
- Gloria Petit Clair

Property Management

John Sheehy, Property Manager
 D.H. Bader Management Services
 14435 Cherry Lane Court, Suite 210
 Laurel, MD 20707
 301-953-1955 Ext. 11
jsheehy@dhbader.com
www.dhbader.com

WALNUT RIDGE REAL ESTATE

Active Listings:

1355 Hazel Nut - \$265,000

Average List Price—\$265,00



Recent Home Sales:

No recent sales in the Last 180 days



Statistics courtesy of: Ziggi Nickel, Long & Foster Realtors 410-544-4000 and taken from MRIS (Metropolitan Regional Information Services)



Broadneck Library Happenings!

Broadneck Branch - 1275 Green Holly Road, Annapolis, Maryland 21409

Hours: Monday 1-9 , Tuesday, Thursday 1-9, Wednesday, Saturday 9-5, Friday 1-5

Teen Talk

Every Thursday that school is in session at 2:30 pm (except February 6th). Bring your friends and your ideas and enjoy! Ask at the branch for activity details each week or just come and see. Made possible with the help of adult volunteers.

Income Tax Assistance from AARP for Seniors and Low-Income Residents—Tuesdays, February 4 through April 15 from 1 to 3 pm. Volunteers trained by the Internal Revenue Service and the Maryland Comptroller's Office will help taxpayers over age 60 and those in low-income tax brackets prepare their federal and state income tax returns. At the Broadneck branch, registration is not required and is available on a first-come, first-served basis.

Cloud 9 Storm Chasers

Tuesday, February 18 at 7 pm. Professional storm chaser John Guyton documents some of Mother Nature's most spectacular displays of strength. John shares video and stories of the brutal weather in Oklahoma last year. For teens and adults.

Storytime

Wednesday, January 15 and February 12 at 10 AM. Parents/caregivers must accompany two and three year-olds, while children four years and older may attend alone provided an adult remains in the branch. **For ages 2 through 5.**



Babies in Bloom

Wednesdays, January 8 and February 5 at 10 AM

Parents and caregivers are invited to bring their babies for a fun-filled half-hour of stories, songs, rhymes and finger plays all specifically designed to stimulate early infant development. **For children up to 24 months.**

Family Movie Night

Cars!

Monday, January 27th 6:30 PM

Fun for the whole family - no school the following day! Hot-shot race car Lightning McQueen gets waylaid in Radiator Springs, where he finds the true meaning of friendship and family.

Baby Signing Time!

Thursday, January 30 at 10 AM. Learn a few simple signs and start communicating with babies and young children **For children from birth through four years. Older siblings welcome.** Sponsored by You and Wee Signing.

Star Wars at the Library!

Saturday, February 8 at 10 AM. Bring your costumes and cameras when Star Wars returns and the Galactic Empire invades the library! Sponsor: Old Line Garrison 501st Legion.

For lots more Library events please call the Broadneck Branch Library at 410-222-1905 or visit <http://www.aacpl.net>.

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.)

Walnut Ridge Wanderer

Lately, there has been lot of attention given to 50th anniversaries. In August TV and radio were focused on the March on Washington and Martin Luther King's "I Had a Dream" speech. A few short weeks ago we remembered the assassination of President Kennedy. Fifty years is a long time and probably the right amount of time to gain perspective on the past.

This Wanderer, and probably a few more of our residents, celebrated 50th High School Reunions. Reunions are fun. I think we can all agree that high school years may not have been our happiest years. But when you pass the 25th, 30th, 35th, 40th, and 45th markers, the bad times fade away and more of the good memories come to the surface. Trust me....after 50 years, the reunion is a "love-in". There were no bad times, just good times. Everyone is everyone's BFF. It's sort of like family. The stories start to flow!

All families, whether by birth or by choice, have stories. These stories need to be remembered and kept alive. Your kids (at any age) may not look like they're listening , but they are. Trust me, they will want to know the stories later in their life.

I'm suggesting a "win-win" situation here. Hearing the story of your life and how things were "back in the day" will enrich your family. Introduce your kids to their ancestors. I hear that reminiscences and recollections build more brain connections. At my age, I need all the help I can get.

Use all your gadgets and gizmos!!! Record your words by writing or by voice. I have audiotapes of my parents telling their story from 1982 and tapes of my kids. It's amazing to hear their voices after all these years. When you gather together for the holidays, either in person, by phone or by Skype.....keep the conversation going and treasure those memories.

Okay, so the Wanderer is wandering. Let's go back to the 50th reunion. After the reunion, we started emailing each other. The messages grew and grew. I started a blog to post messages, stories and photos. Now, once a week I blast a question and the stories are amazing. The first question was, "Where were you when President Kennedy was assassinated?" The second question was, "Where did your family buy your Christmas tree each year?" The responses were incredible.UH OH, it's Friday night and I haven't blasted this week's question!!!!

I came from a blue-collar town and most kids were "first generation" something or other. This week's question will be, "What were your family's Christmas traditions?" Next week's question will be, "What was your best memory about Santa?"

So if you see this old Wanderer in the community and I'm muttering to myself, I'm actually recording my story on my iPhone. Cool, huh!

The best to you in 2014.





1393 Almond



1338 Hazel Nut



Fall Fun in Walnut Ridge



1365 Almond



1371 Almond



1315 Hazel Nut

IMPORTANT NUMBERS

AA County—Main Number.....	410-222-7000	
AA County FIRE—EMERGENCY	911	
AA County Fire —Non-Emergency.....	410-222-8300	
AA County POLICE—EMERGENCY	911	
AA County Police —Non-Emergency	410-222-8050	
AA County Health Nuisance Complaints	410-222-7364	
AA County Department of Public Works.....	410-222-7940	
AA County Department of Public Works/Waste Management	410-222-6100	
Animal Control (Animal Complaints : Strays, Barking, etc.).....	410-222-8900	
Annapolis City POLICE	410-268-9000	
Anne Arundel Medical Center (HOSPITAL).....	443-481-1000	
BGE—All Calls	800-685-0123	
BGE—Report Power Outage	877-778-2222	
Broadneck Library	410-222-1905	
Broadstripe Cable (formerly Millennium)	410-987-9300	
Bulk Item/Waste Removal	410-222-6104	
Cable—Broadstripe (formerly Millennium)	410-987-9300	
Cable—Comcast Cable	800-266-2278	
Cape St. Claire Volunteer Fire Department	410-757-3434	
Comcast Cable	800-266-2278	
CLT Utilities, Inc.	410-418-4553	
D.H. Bader Management Services	301-953-1955	Ext. 11
Department of Public Works.....	410-222-7940	
Department of Public Works/Waste Management.....	410-222-6100	
Environmental Health	410-222-7364	
Health Nuisance Complaints	410-222-7364	
J&W Utilities	410-827-8516	
Maryland State Police Headquarters	410-653-4200	
North County Towing	410-760-3332	
Post Office—Legion Avenue.....	410-573-0953	
Poison Control	800-492-2414	
Recycling & Yard Waste	410-222-6100	
Salvation Army (Donated Items Pickup).....	410-263-4019	
Towing—North County Towing	410-573-1682	
	or 410-674-4221	
Trash Pickup Problems	410-222-6104	
Water and Sewer Bills.....	410-222-1144	
Water & Sewer Emergencies (no water).....	410-222-8400	

The Walnut Ridge Community Newsletter is published quarterly and is a volunteer effort by residents of Walnut Ridge. If you would like to submit an idea for an article, please send an email to the Editor at editor@walnutridgeonline.org. The Editor reserves the right to print and/or edit all text. Articles are published on a space-available basis, and will be edited for relevancy and appropriateness.