

Letter From The President



Over the last several months, there has been some discontent registered concerning our towing policies, as well as the Board's choice of towing company to implement them. It has been my experience, as Board President for the last ten years, that any organized attempt to regulate parking and enforce our agreed upon Community Guidelines has been a divisive issue. I have been informed by our business manager and several residents that there is some form of petition circulating throughout the community attempting to stop any further towing.

At this time, I think it worth pointing out a few key facts:

1. Walnut Ridge Drive is an A.A. County owned and maintained roadway. The parking regulations stated on the many signs on this main thoroughfare were established by the A.A. County Dept. of Public Works with the cooperation and agreement of the WRHOA. The safety of our children was the primary motivation for the establishment of these daily restrictions - limiting times of legal parking. With no regulation, unlimited parking would lead to dangerous reduction of safe stopping distance when driver's on Walnut Ridge Drive encounter children crossing the road at any given point. Parking is prohibited at all times from the signs to the corners at Walnut Ridge Drive/Almond Drive/Hazel Nut Court. Without this strategically located restriction, a driver leaving the community from either Almond Drive or Hazel Nut Court could not see clearly to safely enter the intersection.

2. When each of us purchased our homes in the community, we were made aware and given a packet of "resale documents". Included in this information were the facts of an existing homeowners association, comprised of a board of directors, and guidelines that we as owners agree to abide by. The Parking Regulations (with the exception of the "Parking Amendment" establishing two reserved spaces per household) are not newly created. Parking restrictions were established by the original Board of Directors and have been virtually unchanged since their adoption. Contrary to some owner's beliefs, the Board of Directors is and has been with few exceptions, comprised of fellow owners concerned enough about the welfare of the community to donate their time and energy toward the goal of community improvement.

3. Many recent studies concerning social dynamics and human behavior have clearly revealed one stand alone fact. Without the proactive efforts of citizens to better their environment, a state of decline will surely ensue. If we choose not to enforce our Parking Guidelines with the use of a towing company, alternate means of enforcement would prove to be ineffective and impractical. The use of a warning sticker has been recently adopted to deal with registration violations. This was a sensible and thoughtful decision on the part of the Board. Vehicles parked in violation of clearly marked curbs or signs receive no warning. The alternatives of warnings or monetary sanctions would be ignored. If we adopted an "ostrich policy" by burying our heads in the sand and ignoring violations, we would soon be living in a community awash with boats, trailers, semi's, derelict vehicles, commercially signed vehicles, vehicles on jack-stands or blocks, "stored" vehicles that are not used regularly and parked in our Visitor spaces, etc.

As to the towing company the Board has chosen to contract, I would like to share a few thoughts. It would be impossible for the Board to choose any towing concern that would please the owners as a whole. This is not an emergency towing service that we are considering. The individual that is being towed is not one that is broken down on the roadway and has called for assistance. North Arundel Towing has been contracted by the Board to enforce our Parking Guidelines. How many of us have had the experience of violating a parking ordinance and later been there to witness the towing of our vehicle? I am sure that in all cases it was a very stress-filled, unhappy event. How many of those that were actually present for the towing were able to "bargain" with either the meter maid, the police officer, or the tow operator to avoid the tow? The reality is that this kind of opportunity normally just does not exist. The tow operator, in particular, is a very unpopular figure. There have been a few mistakes made by North County Towing, but on the whole the successful enforcement of our guidelines has far outweighed any perceived failures. I do apologize for any misunderstandings that have occurred and the stress and inconvenience obviously caused. When possible I have handled the outcome of these few mistakes personally, and in at least one case insisted on the termination of the offending tow operator.

Please be reminded of our next regularly scheduled Board of Directors Meeting and its location. You will find place and time mentioned not only within this newsletter, but on the community web site. The Board welcomes any owner or resident input on this or any other relevant issue. Once again, it is the Board's responsibility to meet the community's needs and act in the community's best interest to meet those needs. Have a great summer and hope to see you at the meeting.

Ed Rose - President WRHOA



Walnut Ridge

Community Newsletter

Second Edition — Summer 2007

Welcome to the Summer edition of the Walnut Ridge Community Association 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. If you should have any thoughts or questions about our Community, please contact the Board of Directors via email at (board@wrhoa.org) or our property manager, John Sheehy (jsheehy@dhbader.com).

Summer Vacation On Your Mind?

There are always hundreds of things to think about when preparing to go on vacation (beach chairs, sun-screen, etc.). But, before you leave, you may also want to...



- Arrange for the care of your pets
- Stop your mail and daily newspaper
- Arrange to have your lawn cut
- Ask a friend or neighbor to keep an eye on your home and pick up any leaflets that may be left at your door
- Record your emergency numbers to leave with friends, relatives or pet boarding facility
- Record phone numbers for reporting lost or stolen credit cards or debit cards and put them in a location other than your purse or wallet
- Turn off the water to your washing machine (especially if your hoses are old)
- Unplug small kitchen appliances

School's Out! - Use Extra Care & Caution

The last day for Anne Arundel County Public Schools is June 15th.

Please be extra careful while driving through the Community. You may need to reduce your vehicle speed to well below posted limits.

Where Children are at play, **even 10 MPH may be too fast!!**

Kids on bicycles and other riding toys may dart out into the street, without looking... unaware that you are approaching. Please slow down when you are nearing parked cars, the playground or areas partially hidden by shrubbery.

Board of Directors Meeting

The next Board of Directors Meeting is scheduled for **June 21, 2007, at 6:30 PM**. Location: Meeting room of Champion Realty, 814 East College Parkway, Annapolis 21409.

Board meetings are usually held on the third Thursday of the month at 6:30 PM. **Please call D.H. Bader Management Services (301-953-1955) to verify all meeting dates, times and locations.**

You are invited to attend monthly Board Meetings to share your suggestions and concerns.

Welcome New Homeowners!

Paul Douglas, 1364 Almond Drive
Diane Wallace, 1318 Hazel Nut Court
John Peuplie, 1334 Hazel Nut Court
Andrea Hartge, 1364 Hazel Nut Court
Toni Borkowski, 400 Peach Court
Michelle Henderson, 412 Peach Court

Community Watch

Be observant when entering and leaving our Walnut Ridge Community.
If you see any unusual, suspicious or illegal activity, please call the Police Department.
Notify the Police Department immediately if you see a crime in progress!!

Board of Directors

The Board of Directors of Walnut Ridge Community Association consists of homeowners who volunteer their time to serve the community. Contact the Board by e-mail at:
www.wrhoa.org / board@wrhoa.org

Officers

President: Ed Rose
Vice President: Laura Richardson
Treasurer: Anita Ramundo
Secretary: Gloria Petit Clair

Members at Large

Michelle Henderson
Bryan Moores
Ziggi Nickel

Property Management

John Sheehy, Property Manager
D.H. Bader Management Services
14435 Cherry Lane Court, Suite 210
Laurel, MD 20707
301-953-1955

FIRE & POLICE EMERGENCY dial: 9-1-1
Maryland State Police: 410-268-6101
Anne Arundel Co Police: 410-222-8050
Annapolis Police: 410-268-9000
Anne Arundel Co FD: 410-222-8300
Cape Saint Claire Volunteer FD: 410-757-3434

If you discover damage to Community property...whether it's intentional or incidental...please report it to the Board of Directors. Our Community Watch helps to keep Walnut Ridge a safe place to live...and, keeps our Home values Stable.

Improvement Approval Reminder

Residents have a role to play in maintaining the architectural and aesthetic standards which motivated your decision to make Walnut Ridge home.

If you have plans which will affect the **physical appearance** of your home, plans must be submitted to the Board of Directors for review and approval.

Naturally we want to avoid situations where improvements are made ahead of approval then subsequently disallowed.

Please make the effort to **obtain approval from the Board** before you begin exterior construction or landscaping. Taking this step will avoid misunderstandings as well as preserve and protect you and your neighbor's investment.

Let's Talk Trash

Trash is picked up on Tuesday and Friday mornings. Trash should not be stored (either in garbage cans or bags) in any location visible from the street or front yard. Trash may not be placed on plants, shrubs, or walkways of the common areas. Trash cans should be placed at designated street curbs no earlier than 6:00 p.m. of the day prior to trash pickup and removed no later than the evening of trash pickup.



Important Numbers

- To report power outage or downed wire, call BGE at 1-877-778-2222 (don't assume that BGE already knows!)
- To report water and sewage emergencies, call 410-222-8400
- To report problems within the Walnut Ridge Community, call D.H Bader Management Services—301-953-1955
- Trash Removal—410-222-6100
- Bulk Waste Removal—410-222-6104
- Animal Control—410-222-8900
- North County Towing—410-760-3332

Reminder to All Pet Owners

Good neighbors leash and clean up after their pets. If your pet should defecate in your own yard, in your neighbor's yard, or in the Community's common areas, please promptly pick up its waste. Remember, this applies to **CATS** and **all pets**, as well as **DOGS**.

Article III Section B, Paragraph 22 of the Architectural and Environmental Guidelines of our Community states:

“Leash laws within the state of Maryland and this community expressly prohibit free-roaming dogs, cats and other domestic animals. When animals are walked outside the unit, they must at all times be leashed and curbed. All pet feces must be removed from the common areas by the walker.”

Please keep your pet on a leash at all times when it is outside of your home.

While we're at it, how about Recycling?

Paper, cardboard, cans, bottles and jars can all go together in the same container(s). Containers are picked up on Tuesdays.

Yard waste should be bundled, bagged or put in containers marked with an “X”.

Here are some tips from Anne Arundel County:

- Use a yellow container or any type of reusable and durable container that works best for you, marked with a large "X" visible to the collection crew - The "X" lets the collection crew know it's recycling.
- Recycle every week so your recycling containers won't be too heavy for you or the collectors (no more than 40 lbs. each.)
- Use containers that one person can lift from the curb to the recycling truck.
- If you chose to use plastic bags, use a clear bag so that the haulers can see that there are recyclables inside.
- There is no limit on the amount of recyclables you can put out for collection.
- You can use a cardboard box for recyclables, but it will be taken by the collectors for recycling.
- Keep your yard and street clean by securing papers and plastic bottles in their containers so they won't blow around before the recycling truck arrives.

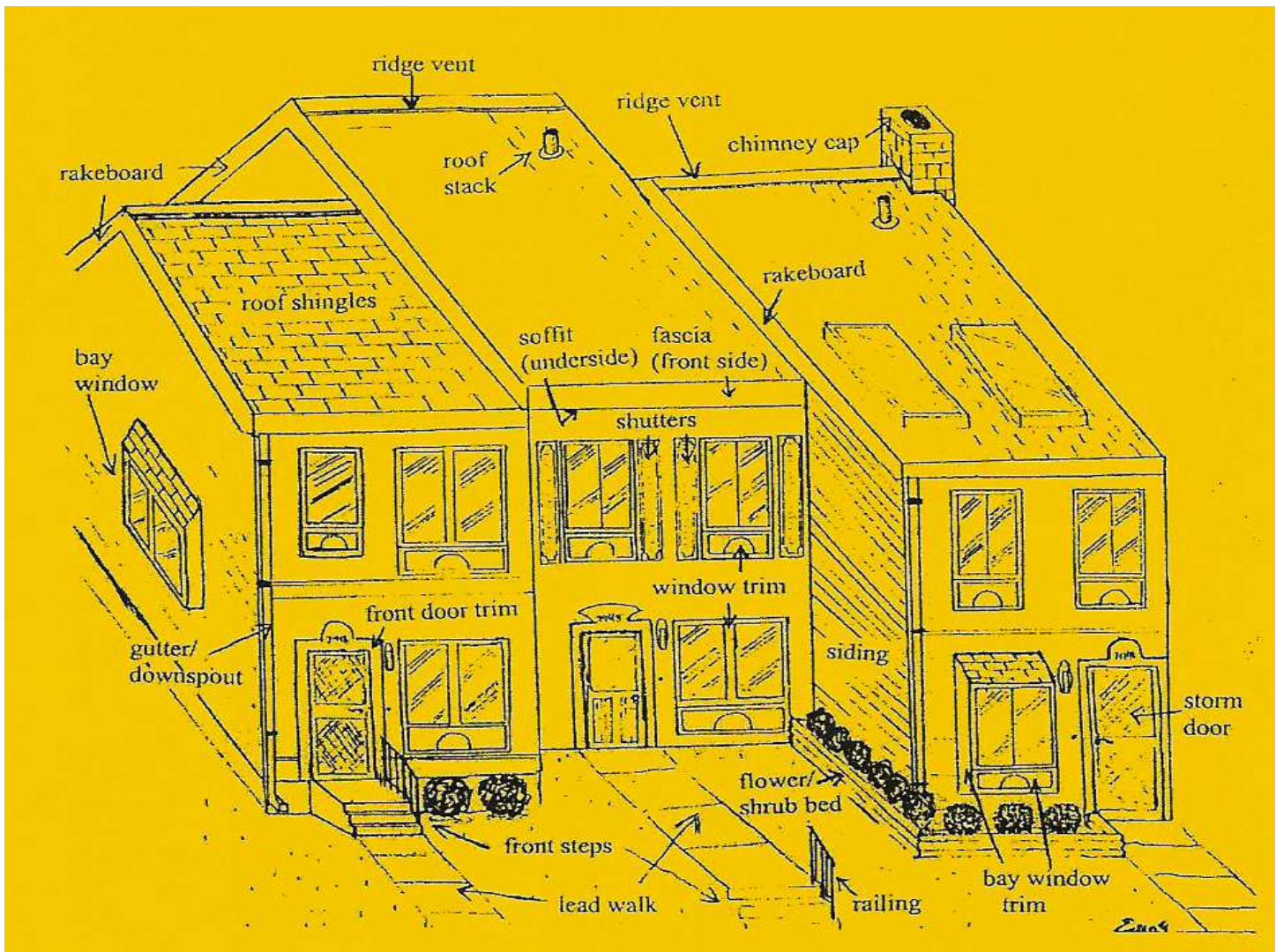
If paper gets wet, it's okay - the County can still recycle it.



Spring Walk-Through Inspection Reminder

The annual exterior inspection of all homes will be held mid June 2007. Each owner should take a close look at their home and yard and clean up or make repairs to these items:

- ✦ Is your house paint peeling? Be sure you also check the trim—on both the front/back and side of your home!
- ✦ Is your fence leaning or are slats missing? Are your gutters/downspouts missing or loose? Do you have any missing or loose siding?
- ✦ Have you made an improvement (deck, fence, storm door, etc.) to your home without obtaining prior approval from the Association?
- ✦ Is there an accumulation of items in your front or rear yard or on your deck or patio, such as toys, boxes, bags, etc.?
- ✦ Is there any rotted wood around your windows/doors?
- ✦ Does your sidewalk, front steps or porch need repair?
- ✦ Are your window screens torn or off track? Are your doors in disrepair?



Spraying for Insect and Pest Control 2007

In May 2007, AA County and most other Counties were sprayed (by air) for gypsy moth infestation. The chemicals used may be of concern to some people with auto-immune illnesses and other health problems. This Summer, there will be spraying for mosquito control (see below & next page).

Maryland Dept. of Agriculture has a hotline you can call to hear the latest spray information: 1-800-492-2106-Anne Arundel.

For more information about Biotoxin associated illness, go to www.chronicneurotoxins.com or MEDLINE search publications in the Journal of Neurotoxicology and Teratology or Environmental Health Perspectives. Also see: National Pesticide Center <http://npic.orst.edu/> and Environmental Protection Agency www.EPA.gov/ncepihom.



Maryland Department of Agriculture

Office of Plant Industries and Pest Management

Martin O'Malley, Governor
Anthony G. Brown, Lt. Governor
Roger L. Richardson, Secretary
Earl F. Hance, Deputy Secretary

The Wayne A. Cawley, Jr. Building
50 Harry S. Truman Parkway
Annapolis, Maryland 21401
TTY Users: Call via Maryland Relay
Internet: www.mda.state.md.us

Agriculture | Maryland's Leading Industry

410.841.5700 Baltimore/Washington
301.261.8106 Washington, D.C.
410.841.5914 Fax
800.492.5590 Toll Free

May 31, 2007

Dear Sir/Madam:

Please note the community of **Walnut Ridge** will be monitored for adult mosquitoes every **Tuesday** after 7:30 p.m.

Your community will be sprayed on its scheduled night when the density of adult mosquitoes reaches an established threshold and the weather conditions are conducive to effective ULV application. Please refer to the **STANDARD MOSQUITO CONTROL OPERATING PROCEDURES** sheet that was included with your application for details on thresholds, weather conditions and start dates.

For any additional information please feel free to call us at 410-841-5870. We look forward to working with you community members this season.

Sincerely,

Michael Cantwell
Entomologist

STANDARD MOSQUITO CONTROL OPERATING PROCEDURES

The Anne Arundel County & City of Annapolis Mosquito Control Program is conducted by the Mosquito Control Section of the Maryland Department of Agriculture, located in Annapolis, under cooperative agreement with the County and City Governments.

The following services will be conducted in the indicated time frames:

County-wide Surveillance and Control of Larval Mosquitoes: March - October

Surveillance and Control of Adult Mosquitoes: South County; May - September; North County; July - September

OPERATING PROCEDURES FOR SPRAYING OF ADULTICIDES/LARVICIDES

- Spraying for adult mosquitoes will be done only if a Maryland Department of Agriculture Inspector determines it is necessary.

Criteria for Spraying :	Nuisance Abatement	Virus Suppression
Landing Counts:	5 mosquitoes landing in 2 minutes	1 mosquito landing in 1 minute
Light Trap Collections:	Minimum of 20 female mosquitoes	Minimum of 10 female mosquitoes

Light trap collections must be female mosquitoes of species known to bite man per night in un-baited traps.

- SPRAY SCHEDULE FOR LARVICIDES/ADULTICIDES

Larvicides (Treatment for mosquito larvae)
Monday - Friday

Adulticide (Treatment for adult mosquitoes)
Sunday-Thursday
After 7:30 p.m.

Spraying will not be conducted if it is raining, winds exceed 12 MPH or if temperatures are > 89°F.

- LARVICIDES/ADULTICIDES TO BE USED:

Larvicide	Formulations
<i>Bacillus thuringiensis var. israelensis</i>	Granular
VectoBac and Aquabac	Liquid
<i>Bacillus sphaericus</i>	
VectoLex	
Insect growth regulator	Liquid
Altosid (Methoprene)	Charcoal Briquet or Pellets
Adulticide	Formulations
Permethrin mixed with Piperonyl Butoxide and Mineral Oil	0.0036 lbs/acre (Ultra Low Volume application)

- The Mosquito Control Program does not spray for Midges that swarm on homes, boats, trees and shrubs along many Anne Arundel County Rivers. These non-biting insects that develop in mud bottoms of slow moving, oxygen poor creeks and rivers show a decline in their populations a few weeks after emergence.

- Program Supervisor
Michael Cantwell, Entomologist
(410) 841-5870
Monday - Friday
8.30 a.m. - 4.00 p.m.

Please leave a message if your call cannot be answered or if you call after hours.

For more information, pesticide MSDS and labels, please visit our web site at : <http://www.mda.state.md.us>