



SANDY BRAE NEWSLETTER

HOT TOPICS!



"The Road Project" - Phase 2

The Board has shared wonderful news! Phase 2 of "The Road Project" funding is complete. Phase 2 is the next set of roads designated by DelDot for repair.

House Speaker Pete Schwartzkopf (D) has found additional funds from the Community Transportation Fund. With his urging, plus with the efforts of Sandy Brae resident Terri Glesmann, Senator Ernie Lopez (R) has found money from his CTF. The HOA will also contribute budgeted road funds to help meet the \$49,000 cost of this project.

Phase 2 of "The Road Project" is the complete repair of all six roads in Section 3 and all of Beech Drive. Work will begin sometime in late Spring early Summer. Like with Phase 1, the HOA Board will communicate with the entire community using the information sent to us from DelDot regarding the timeline for the work. Like before, we appreciate the patience and cooperation of all the residents while this project takes place.

The HOA Board appreciates residents Betty Deacon and Terri Glesmann who stepped up to get our message about our need for financial assistance to Pete and Ernie thus making our Phase 2 road repair possible. This is what working together is all about!

Houses Decorated for the Holiday

Better late than never to say a huge thank you to all the homeowners that decorated their homes for the 2021 Holidays! Our community was full of cheer and some residents really outdid themselves this year!

Spring Yard Sale

Cannot wait for springtime weather and the annual Spring Yard Sale which is scheduled for May 13 and 14 this year. So, mark your calendars and look for more details on our Facebook page and eblasts as we get closer to May. Signs will go up at the entrances and there will be an ad in the Cape Gazette.

2022 SBHOA Annual Meeting

Mark your calendar for June 18, 10am-noon, at the Lewes Library for our community annual meeting. We are currently working on asking Speaker Pete Schwarzkopf and Senator Ernie Lopez to attend so we can thank them for their efforts in finding the funding thru their Community Transportation Funds to help us fund all of Phase 1 and portions of Phase 2 of our road repair.

Please Open Your Emails from the HOA

The Board communicates news, updates on projects, reminders, and welcomes new neighbors primarily thru emails and e-blasts. Unfortunately, half of the residents do not open them. It is important to know what is going on in your community, so please open your emails.

Entrance Signs

With all our efforts getting the funding for the road project, the progress on the solar lights for the new entrance signs came to a halt. But we promise to get back on track for that this Spring.

Reminder About Dues

We say this every year, but apparently needs restating. SBHOA annual dues have been and always will be due on January 1. The Covenants give residents and additional 30 days, so the absolute last day to pay your dues is January 31. If you are experiencing financial difficulty or have an emergency situation that prohibits you from paying dues, please reach out immediately to the Board to work out a plan. Having a plan is better than having fines.

Snow Removal

Because we do not own the streets, that puts the community at Level 4 for snow removal with DelDot, so the HOA pays for a private snow removal. That plow company is not responsible for plowing driveways or sidewalks. Please do not stop them while they are working or chase them down and ask them to plow your property. And if you own a plow, we are asking you to please do not plow the streets. We understand you want to be helpful, HOWEVER somebody plowed the newly repaired Maple Lane, caused street damage, and the HOA will probably need to pay for the repair.

Update on the Covenants Review Committee

The Covenant Review Committee has been meeting almost every Tuesday from 6-8pm at the Lewes Library since the middle of last September. Just before the holidays, they finalized all the corrections, additions, deletions they want to propose to the Board. On January 21, 2022, the available committee members met with the HOA attorney and presented the documents for his review. Those documents will be ready in the Spring for Board approval and then out to the community for final vote. **Remember, until that time, all existing Covenants and By-Laws are in effect.** The Covenants, By-Laws, and Amendments are located on the HOA website in the document tab. This is a huge undertaking for the Board. And, once the CRC started, there was much more work to be done than initially planned. A special thank you to CRC members Helena Hannah, Barbara Brewer, and Co-chair, Lorie Seaman for all the time and effort they have put into this project. If you have any questions regarding this Committee, please reach out via the HOA email.

Confucius say, "Ghost who get lost in fog is mist."

Update on Postal Lane Home Project

Unfortunately, we have nothing new to report other than several months ago, an old modular home appeared on the site, and nothing has been done since its arrival. The Board contacted Sussex County Planning and Zoning but has not received any updates. We know... it looks terrible.

Update on the Warrington RV-Boat Facility on Postal Lane

As of now, the Warrington’s still have not submitted a detailed physical lay-out of the proposed RV-Boat Storage Facility business. Instead, they are operating a junk and debris removal business and parallel parking the removal truck on the property depositing junk and debris behind this. Our Board and the Boards from the two communities around us notified Planning and Zoning who doesn’t seem to have an issue with it.

Commercial Development on Route One – New neighbors to Sandy Brae

Yes, the rumors are true, developers are still considering building a commercial office building on route one that will extend back behind some homes on Beech Drive at Elm in Sandy Brae. The property on route one next to the church is sold and being developed, which will impact several homes on Elm and Maple. The Board is communicating with the developers for both projects and will keep you updated as we get additional information.

Update from the Social Committee

Chairperson, Tim Sherman says plans are afoot for exciting new community happenings this year! Starting with a community Meet & Greet in March, having Cup-R-Cone ice cream truck in the community once a month this summer, hopefully a community event day, and the Halloween Stroll is back on the calendar. And you thought the Christmas Trees for Goats was a great idea!!! Details on these and other community events will be out soon! If you have other possible suggestions, please send them to Tim at the HOA email sandybraehoa.lewes.de@gmail.com

Making a Difference!

Sandy Brae partnered with a local goat farmer in Milton who needs trees to feed their goats. Sandy Brae “donated” almost 60 trees! This was a great way to recycle our Christmas trees, and help the farmer feed their animals. The farmer and the goats thanked us!



SBHOA “On – The – Books” for 2021:

- The Board went back to in-person meetings using Zoom only when necessary
- New entrance signs were installed
- The Board processed 60 Architectural Review Applications in 2021
- Started a Covenant Review Committee that met 14 times, but totaled 53 hours of work time
- Started a Social committee
- Conducted an in-person Annual Meeting where only 52 properties were represented
- Conducted both Spring & Fall Yard Sales
- Issued 4 newsletters and 30+ email blasts and Facebook postings
- For the first time in many years, only one resident has not paid their dues
- For the first time in many years only one rental property owner has not turned in their Renters Form
- For the first time in years, there is only one resident with outstanding fines
- Held a “Back to School” supply drive for Cape Henlopen district in conjunction with the Lewes Senior Activity Center
- 58 Christmas trees were recycled from the residents and donated to a goat farm in Milton
- A Halloween Costume Stroll was planned, but cancelled due to very bad weather
- Maintained “Operation Porch Light” for community safety
- All new homeowners received a Sandy Brae Welcome Kit
- Hosted a presentation from DelDot on the condition of our streets and a repair plan. Then worked, along with several residents, to reach out to local politicians for funding assistance. Was successful in securing funding for Phase 1 and Phase 2 road repair.
- Community was represented at 7 Sussex County P&Z meetings
- Met with 2 developers with projects having an immediate impact on Section 1
- Maintained all financial records, a Facebook page, Constant contact, and continually updating our database. Our Facebook now has 101 members!
- Secured contracts for website maintenance, snow plowing, common ground maintenance, and pumping station clean up and tree trimming

So, if more residents would join the Board bringing new energy and ideas, imagine the possibilities!

Sandy Brae Gets Social!

Come meet and join your neighbors for laughs and drinks!

Shrimpys’ is offering happy hour prices for drinks and food for Sandy Brae residents on **Thursday, March 24 at 5PM – 7PM.** (located in Midway Mall)



Come meet your neighbors and some new friends, and maybe win a door prize! Everyone is responsible for their own beverages and food.

Hope to see you there! Check out our Facebook page as well for details! Please drink responsibly.

EDITORS CORNER – John Luzzi:

For the first time in many, many years I have a “goal” list for the new year. While I wouldn’t share it all, one of the objectives for me is “be optimistic”. Now wouldn’t that be nice!?! But I am trying in these trying times. I have always believed in the best of people, and in these times, I have to now, double down on that belief. Years ago I had an argument with my best friend while on a cruise through the Mediterranean – two of our other friends got into a fight, that were on the cruise as well, and I somehow got in the middle of that. He turned to me and held my shoulder and said “Doris, you cannot save the world”. Of course, he was referring to Doris Day, and how every movie you would see of hers it was all light and easy, and all the problems would be resolved in under two hours. Que, Please Don’t Eat the Daises, or That Touch of Mink theme songs. So I got offended and we didn’t chat for a few hours (I know, bad argument, lol). I mean I didn’t want to be a Pollyanna. 😊 But the thing was, I was optimistic, that I could help resolve their petty argument, all within 2 hours. Well, fast forward, their relationship was doomed, and they broke up soon after that cruise. That may have started my lessened belief in being optimistic.

Now, from what I can see, we live in a world where people seem to be less happy, almost miserable at times. All smiles and expressions are hidden behind masks. Not just the masks that we wear to protect ourselves and others, but the metaphorical masks, that we have to protect our hearts. I don’t want to be that person. I have taken the bait of others and past years gone by. So I will choose to be optimistic for this year, and hopefully for years to come. It’s easier to be positive, and not all bitter and gloom & doom. My best friend and I (40+ years) always look back at that statement he made, and we laugh, but I will wear it with pride now. I forgot that “being Doris” was a good thing. (PS if you get a chance you need to watch *My Name Is Doris* with Sally Field – she was optimistic too!).

Hopefully this year, or in year to come, we can look back at all this unease and shake our heads and say what a ride that was. This will all be in our rear-view mirrors, and we can get on with our lives and smile more, and be more optimistic about each other, and the future. Stay well neighbors. Be kind, and optimistic.

CALENDAR**FEBRUARY**

- 02 Groundhog Day
- 12 Lincoln’s Birthday
- 14 **Sandy Brae Board Meeting @ 6PM***
- 14 **Valentine’s Day**
- 21 **Presidents’ Day**

MARCH

- 14 **Sandy Brae Board Meeting @ 6PM***
- 17 **St. Patrick’s Day**
- 24 **Sandy Brae Social Gathering at Shrimpy’s @ 5-7PM**

APRIL

- 11 **Sandy Brae Board Meeting @ 6PM***
- 15 Start of Passover
- 17 Easter

Check out and sign up for newsletters and emails from <https://visitsoutherndelaware.com/de-events/month>, <https://www.beach-fun.com/events/chamber-events>, and <https://www.rehoboth.com/events-a-activities2/calendar-of-events.html?view=calendar>

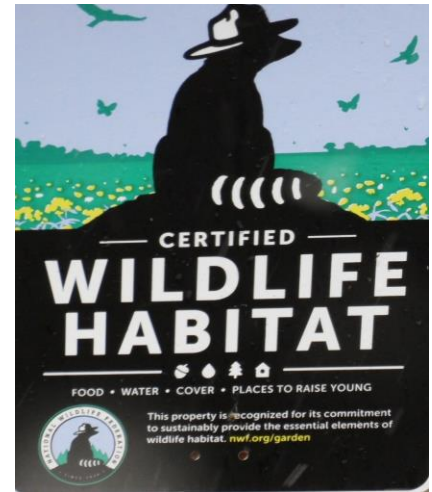
Due to COVID-19, we would suggest you check these local websites and other forms of media for local events and potential cancelations.

Be sure to check website for any changes of Board meetings times or dates.

***Board meetings are open to all residents in good standing. If circumstances prevent the Board from meeting in person, HOA meetings will be via ZOOM and residents are encouraged to send in topics or questions for discussion.**

FOR THE BIRDS – Barbara Brewer

When the pandemic forced me to be at home (and no amount of TV or jigsaw puzzles alone could save my sanity), I went to my backyard to create a more hospitable environment in which to photograph birds. Honestly, prior to the pandemic, I'd not paid much attention to how many visited my little Sandy Brae backyard. By providing not only trees and shrubs, but a few different types of bird feeders and a fresh water source, I soon learned that I could attract over 40 different species of beautiful birds! (Birds of Maryland & Delaware by Stan Tekiela is a wonderfully inexpensive and informative field guide, as is the Merlin Bird ID app for your iPhone).



A caged seed feeder attracts small birds and keeps the squirrels out, a suet feeder with a “tail prop” makes the perfect place for woodpeckers and a tray feeder brings cardinals, blue jays and so many more. In summer, a properly placed hummingbird feeder (emptied, cleaned and refilled every other day) and a birdhouse or two can provide great entertainment for you and your whole family.



This winter I added a “made it myself” heated bird bath and I’ve learned the habits and preferences, songs and rivalries of several different species, from wrens and sparrows to chickadees, jays and hawks. Birds need fresh water to drink, they bathe in winter to keep their feathers clean; clean feathers can more easily be “fluffed up” to add insulating air in between them to keep a bird warm.

If you are looking for “at home entertainment” and are willing to keep feeders and bird baths clean and stocked, I encourage you to get outside and make a hospitable environment for all the lovely creatures in our neighborhood. And, if you have a pet cat, please keep it indoors as cats are one of the greatest predators of birds. Your neighbors, as well as the birds, will appreciate you for it!



Any questions, please contact us via our Facebook page or our website: www.SandyBraeHOA.com

Email: SandyBraeHOA.Lewes.DE@gmail.com

Sandy Brae HOA Board:

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