



SANDY BRAE NEWSLETTER

NEW BOARD ELECTION RESULTS:

Kathy Davison

Joanne Kempton

John Luzzi

Helena Hannah

Lorie Seaman

We thank you all for your support and dedication to our community! Positions will be decided/chosen at the July HOA Meeting.

Sandy Brae HOA Annual Meeting Highlights – June 18, 2022

- 30 property owners attended and 53 sent in proxies
- 35 rental properties in the community and they receive same communication as the residents
- Elected Board members announced welcome Helena Hannah, Lorie Seaman, John Luzzi, Joanne Kempton, and Kathy Davison
- Please open your emails to keep up with our community news and information...only 25% of residents open their emails
- Good suggestion to hold our yard sales next year closer to Henlopen Landing and Adolyette Estates to take advantage of shared traffic
- Suggestion to check into using Venmo for dues payments
- Suggestion to check into Constant Contact for texting options to help increase engagement
- 10 homes sold. Record highest listing \$450K highest closing price \$400K. Median time house is on the market 12 days. Median price \$399K. Median list price \$390K.
- Board continues to communicate with the commercial property owners on Route One that effect homes on Elm and Beech
- Social Committee in full swing! Next Meet & Greet is July 11 4:30-7:30pm at American Classic Golf Cafe on Postal Lane. Cup-r-Cone July 20th 5:30-7pm corner of Dogwood & Linden Lanes
- Phase 2 "Road Project" to be complete by end of the month
- Covenant Review Committee plans second mailing end of July
- After 5 months, the HOA is doing very well managing expenses as we have not had to move any money from our money market account for operating expenses and still have over \$65K in our combined bank accounts
- Meeting not adjourned so more residents can mail or send in their Covenant Change ballots in. Deadline is now July 11

CUP-R -CONE A HUGE SUCCESS

Many families and even some doggie residents came out to enjoy an evening of delicious homemade ice cream from Cup-R-Cone. Every time the truck comes to visit Sandy Brae, they will have different flavors to choose from! The top flavors of the night...bubble gum and dirt!! And they even sell the flavors by the pint, so take home is easy.



Next visits are July 20 and August 17, 5:30-7PM, on the corner of Dogwood and Linden Lanes in the second section.

SPRING YARD SALE..... WET AND WONDERFUL



And so, it poured all day Friday, but the garage doors went up for 17 homes and the Sandy Brae Spring Yard Sale began! Saturday was a better day with 23 homes participating. Seems sales were the hottest this year in the third section! Mark your calendars for the FALL YARD SALE - September 16th and 17th.

NEXT COMMUNITY MEET & GREET

The next community "Meet & Greet" is scheduled for July 11 at the American Classic Golf Café, from 4:30-7:30pm. Located across from our community on Postal Lane, the ACGC Café is newly expanded and remodeled with a full bar and seating outside and inside. Door prizes at 6pm; summer menu, Happy Hour specials, and acoustic music by Kim DeBonte. Residents are responsible for their own food and drinks.



HOUSE NUMBERS FOR YOUR MAILBOX

The house numbers throughout the community are not sequential so it makes it harder for emergency vehicles and the pizza truck to find your house, especially in the dark. That is why there is an HOA Covenant that requires your five-digit house number to be visible. Contact Lewes Fire Company at sevans@lewesfire.com and for a \$30 donation, they will make those green vertical reflective house number signs for your mailbox.

YOU THINK YOU HEAR GUNSHOTS IN A PUBLIC PLACE?

HOW DO YOU RESPOND?

In a scenario that no one wants to experience, hearing gunshots in a public place is a terrifying experience for anyone. What should you do? What if I find myself in that situation? It is important to know how to safely and properly react. Unfortunately, in today's world this can happen in a school, church, mall, synagogue, night club, almost anywhere.

Here are some suggested websites for you to visit and download information or watch a video about what to do in the event of an active shooter incident and what you can do to make a difference even save your life.

www.dhs.gov

www.ready.gov

www.fema.gov

www.fbi.gov

www.capitolpd.delaware.gov

TIME TO CLEAN OUT THAT MEDICINE CABINET

The family medicine cabinet, however, it looks and wherever it is kept in your house, needs to be gone thru every year. How to safely and securely remove unwanted, expired, prescriptions or over the counter or liquid medicines is important to know. One thing you never do is dump them down a toilet!

Lucky for us, we have the Walgreens and CVS at 5 Points as well as the CVS in Rehoboth that have locked drop-off boxes located inside by the pharmacy area. The boxes are white or grey or dark blue and you can safely dispose of your old and unused medicines and any over-the-counter medications right there. Just put them in a bag and drop thru the opening. It's that easy!

Cleaning out your medicine cabinet prevents you from taking the wrong medications or medicines that are expired and ineffective. Start a new routine and clean yours out today.

FIREWORKS

Please note that, per the SBHOA Covenants, since 2008, fireworks are **not allowed** in the community. In recent years, numerous homes within our community shot off larger explosives like roman candles, firecrackers, and torpedoes. These types of fireworks are inappropriate to be used in a small community like Sandy Brae. These are a fire hazard because of the fallout from them and can cause property damage. Plus, these types of fireworks are unsafe, extremely loud, and harmful to animals (especially those that are kept outside).

Celebrate and enjoy the July 4th holiday by going to see firework displays in Rehoboth Beach, Lewes, or Bethany Beach. If you see or hear anyone shooting them off in Sandy Brae, please call Troop 7 at 302-644-5020; additionally, they will be fined by the HOA. Be a good neighbor and enjoy the holiday, but please do not use fireworks in Sandy Brae.

HOW ABOUT JOINING A COMMITTEE!!

The HOA has committees that are looking for residents to join. This is not Board work, but committee work.... we hear it's more fun! If interested, contact us at sandybraehoa.lewes.de@gmail.com

The Green Thumbs

Are you interested in designing, planting, and maintaining some small new beds on our common grounds as well as the bed installed by our sign at Postal and Plantation?

The Little Library

We would like to install 2 of the little libraries within our community. Looking for folks to dig in and get all the particulars including placement, purchase, installation, and ongoing maintenance.

Stuffers.....

These residents would help with stuffing envelopes when we have major mailings. This would be on an as needed basis.

Social Committee

Tim Sherman and his wife Lora are doing a great job but can always need help looking for new ideas, venues and implementing them.



SPRING and SUMMER 2022 REMINDERS

ADDITIONS AND IMPROVEMENTS TO THE EXTERIOR OF YOUR HOME

Any/all new additions, improvements, and modifications to the exterior of your home must be approved by the Board prior to the start of the project. AR forms are available on the HOA website, sandybraehoa.com, in the document tab.

POWERWASH YOUR HOME

Nothing detracts from the look of your home then mold and mildew growing on the outside of it. Summer is a great time to power wash your house to remove any bacteria, mold, mildew, grime, and peeling paint. It's good preventative maintenance, increases curb appeal, and the value of your home.

SPEED LIMIT & SAFETY

The speed limit within the community is 25 MPH; please observe and obey it. Please be mindful of the many residents, including small children, traveling on foot, by bicycle, and walking their dogs.

PETS

There are State and Local leash and animal waste laws that all pet owners must adhere to. In addition, pets should not be left unattended in/on any outside area (decks, porches, garages, balconies, etc.) or inside (open doors and windows) where and when they can cause a noise nuisance to other residents and the community. **And be a good neighbor.... pick up after your dog wherever you walk the animal; just because a lot is vacant, or tree lined does not mean you don't pick up dog waste.**

BE RESPECTFUL OF YOUR NEIGHBORS

While everyone is fond of the summer weather for partaking in outdoor activities and celebrations, please be aware and cognizant of your neighbors. Keep noise levels to a reasonable level. Also, please be mindful of not starting activities very early in the morning or continuing on into the late hours of the night. If you are having a gathering at your home and there will be a lot of cars, remember to tell your neighbors and park cars half on the grass half on the street so the street is passable. Everyone is entitled to the personal "quiet" enjoyment of their home and the community, but celebrating is important too!

FIREWORKS

Please remember, per the Covenants, fireworks are not permitted in Sandy Brae. This Covenant has been in place since 2008 and for the safety of all our residents, our pets, infants, veterans and our homes, do not shoot off fireworks.

YARD WASTE

Yard waste is not collected in our community. Please do not dump your yard waste behind the pumping station in our third section. The HOA is responsible for maintaining that area and we pay every year to have it cleaned out.

QUESTIONS OR ISSUES?

You can always reach out to the HOA Board by email at sandybraehoa.lewes.de@gmail.com or call 302-682-3986.

OUR CALENDER

JULY

- 04 Independence Day
- 11 Community Meet & Greet at American Classic Golf Café
- 18 Sandy Brae Board Meeting @ 6PM*
Lewes Library
- 20 Cup-R-Cone in Sandy Brae @ 5:30-7:00PM

AUGUST

- 08 Sandy Brae Board Meeting @ 6PM*
Lewes Library
- 17 Cup-R-Cone in Sandy Brae @ 5:30-7:00PM

SEPTEMBER

- 05 Labor Day
- 12 Sandy Brae Board Meeting @ 6PM*
Lewes Library

Check website for any changes of Board meetings times or dates.

**Board meetings are open to all residents in good standing.*

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

EDITORS CORNER – John Luzzi:

I have been trying to think of what I wanted to say for this quarter, and I have had a hard time with it. There's an old expression that goes, if you have nothing nice to say, say nothing at all. Or the updated version seems to be, if you have nothing nice to say sit next to me. I have been guilty of the latter one, but I can tell you one thing I have always tried to be is kind and a gentleman. Seems we are missing that in our community, and of late, our society. It would seem so easy to be polite, and courteous, of all to our neighbors, but of late, I notice and hear of different cases. So, this of course is my conundrum or quagmire of what to write about here.

I grew up in a world that had community. The neighborhood kids all would have multiple moms, as everyone watched out for each other. We would sit on each other's "stoops" (translation front steps to a home) and talk, laugh, and the moms (some dads) would be there with us, or listening out their screen doors. I also recall the moms would also have gathering indoors for coffee and smoking (hey it was the 70's!) and they would gossip and chat. I listened to those "chats" sometimes and although some if was catty, most of it was concern and how can we help this one, or that one, or should I speak to them, or who can, etc. There was very rarely any **shown** prejudice or anger, just tried and true, how do we resolve this. As a kid I guess this showed me and I got a sense of what a neighborhood should or would be.

Please don't get me wrong, there was conflict and there were quarrels, but it seemed everyone was always polite about it, and it was civilized. No one hung hate banners or wrote nasty things on their cars. It was a community, and we seemed to be protecting ourselves, their kids and each other. That sort of hate was kept indoors.

Well, that's part of my story, and I will continue to keep the faith of how I was raised. I will always believe that good wins over bad, and honestly, we have a good community here. I don't have anything for Louie's corner this time, as this is really about Louie and how he raised four great kids. Have a great summer – Be kind. 😊