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## January 2012 Newsletter

### Happy New Year

A big Happy New Year from all of the members of the Brandywine Board of Directors and thanks for all of you who participated in person or by proxy at the annual General Membership meeting held in November.

### Thank you

A very special thank you to Janis Gindl, who left the board this year. We all very much appreciate the work she put in to keep our community beautiful and safe.

Kudos to Ken and Nancy Jonas and Jim Schrader for again bringing the Christmas spirit to Brandywine by decorating both the front and back entrances. .

**Brandywine Board of Directors meetings are held the 2<sup>nd</sup> Tuesday of each month at 7 pm in the Village CondosClubhouse on Revere Place.**

### Brandywine's Web Site

Brandywinedelandhoa.com makes it easy to view and download HOA forms as well as our Covenants and Restrictions, minutes of HOA meetings, pictures of the monthly Beautification Award winners, HOA Board members' contact information and general Brandywine information. Check it out today

Suggestions for news and events are welcome.

### Annual Garage Sale

Saturday, March 10 from 7:00 am until 1:00 pm. Newspaper ads will run the week of the sale and signs will be placed at the entrances. Please remember that you are limited to 2 sales annually with 1 being the weekend of the Annual Garage Sale. For more info. Contact Diane Hill.

### Welcome New Members

Welcome to our newest community members: Ann Marie and David Bouvier, Judy Clinton, Clyde and Carolyn Ford, Eldon Hiebert, Roy Johnson, Sabrina and Dennis McDermott and Christine Sutton.

### Road Work

Brandywine's roads are getting a facelift!

According to Road and Bridges, Brandywines' roads are being resurfaced with a new compound that will hopefully hold up for years to come. The actual paving is set to begin at the end of this month and we are told it will take about a week.

### Finances

Our association is in strong financial condition despite having to replace and repair culverts leading to the ponds. This was the 1<sup>st</sup> time in 4 years that we have had to delve into the reserve funds.

A copy of the fee schedule is attached and available on our website.

### Storage Facility

Brandywine has a locked storage facility located behind the Winn Dixie shopping center. This facility is free and intended for the temporary storage of boats, trailers and various kinds of RV's. Current tag registration is required. Commercial vehicles are prohibited.

All residents using the facility need to register with the lot coordinator Bill Stone. Forms are available on our website.

## **Architectural Review Board (ARB)**

Our community Covenant and Restrictions require that residents obtain ARB approval for most exterior construction and renovation projects. This includes such common things as fences, exterior painting, driveways, new roofs, room additions, pools/pool enclosures and storage sheds. Please note that the removal of live trees larger than 6" in diameter also requires ARB approval. When considering having any work done as described above, contact Bill Stone or download the ARB Application for Improvement form on our website.

## **Rules**

Let's all help keep Brandywine beautiful. Below are some common violations that the Board deals with:

Yards are to be free of trash and debris as well as mown. Garbage cans are to be hidden from view.

Boats, trailers, RV's and campers, etc. can be parked in your driveway for a maximum of 48 consecutive hours. They cannot be parked on the street overnight or for a period of time in excess of 10 consecutive hours.

Please take care, if you do park something on the road temporarily, that you are not blocking access to other homes by emergency, trash/ recycling or service vehicles.

No extended parking on lawns.

Signs are limited to real estate signs (1 per property).

No commercial vehicles or any vehicle that display lettering or advertising relating to a business are allowed to be parked in Brandywine overnight unless in your garage.

For more information or to report violations contact Diane Hill.

## **Landlords**

It is your responsibility to inform your tenants that they are living in a deed restricted community. Please make them aware of the rules that they must follow while living in Brandywine.

## **Safety**

Soliciting is not allowed in Brandywine. Should salespeople appear at your door uninvited, call the Sheriff's Dept. nonemergency number to report the violation. 736-5999

The best deterrent to crime is to be vigilant and report anything suspicious. The Sheriff's department told us that they would rather be called out to check on a suspicion now than to have to deal with a crime later.

If you are installing a house alarm system, it must be registered with the Volusia County Sheriff's Department. For your convenience, our website contains the needed forms and information

## **Grounds and Maintenance**

Ken Jonas and Jim Schrader replaced the walking path between Valley Forge and Saratoga. Thanks to them, it is now much safer.

Ken, Jim and Bill Stone moved one bench from along Brandywine Road down to the walking bridge.

## **Beautification Award**

A picture of each month's Beautification Award winner is posted on our website.

## **Contact List**

Attached you will find the 2011 -2012 Contact List. Please retain it for your records as it is a handy way to contact members of the Board throughout the New Year. The list is also on our web site.