

Sleepy Hollow Lot Owners Association Newsletter

www.shloa.com

September 2015



SHLOA BOARD

President	Mary D'Ovidio
Vice President	D. Elaine Wright
Treasurer	Rick Roscoe
VP Roads	Roger Brown
VP Communications	Rick Inclima
VP Common Facilities	Richard Sussmann
Secretary	Mary Oldham

SHLOA BOARD MEETINGS

A notice announcing the date, place & time of a Board Meeting will be placed on the bulletin board at the mailboxes approximately 10 days before each meeting. If you have any questions, please contact a board member.

TO CONTACT THE BOARD

Please address all issues to the Board in writing. Send your correspondence to:

SHLOA
65 Audubon Road
Hedgesville, WV 25427
e-mail: sleepyhollowhoawv@yahoo.com

EMERGENCY NUMBERS

FIRE or Emergencies: Call 911

Morgan County Sheriff Non-emergency	304-258-1067
Berkeley County Sheriff Non-emergency	304-267-7000
State Police/Martinsburg	304-267-0000
State Police/ Berkeley Springs	304-258-2101
Div. of Natural Resources; Enforcement	304-267-0037

*****Remember, SHLOA is not a law enforcement agency***
Call the proper authorities when you need help.**

SHLOA ELECTIONS

The SHLOA Annual Meeting was held on Saturday, June 20, 2014. The ballots for the 2015 SHLOA election were counted, verified by the Election Committee, and announced at the Annual Meeting. Below are the election results:

BALLOTS

Lot Owners Receiving Ballots:	369
Number of Ballots Mailed:	508
Ballots Returned:	167 (32%)
Ballots Ineligible/Invalid	10

ELECTION RESULTS

Candidates Named On Ballot

Rick Inclima	152 Votes*
Rick Roscoe	153 Votes*
D. Elaine Wright	147 Votes*

Write-in Candidates

Richard Sussmann	18 Votes*
Ron Patterson	12 Votes
Ralph Bowers	1 Vote
Karen Bowers	1 Vote
Roy Erchelberger	1 Vote
Art Famiglielli	1 Vote
Cam Kershner	1 Vote
Gail Robins	1 Vote
Bonnie Ott	2 Votes
Jane Munson	1 Vote
Mary D'Ovidio	1 Vote

A special thanks to all our volunteers, especially our write-in candidates who stepped up to offer their time and effort to help our community. Everyone is a winner, especially Sleepy Hollow!



REQUEST FOR BIDS—SNOW REMOVAL

The Sleepy Hollow Lot Owners Association is accepting bids for 2015 snow removal. Please contact Roger Brown for details at 304-754-9807.

FROM THE BOARD

A MESSAGE FROM YOUR PRESIDENT

It does not seem possible that we are over halfway through 2015. The Board has accomplished a great deal and we still have more to do. We have collected the most money from assessments since I have been on the Board. Our list of delinquents is shrinking. Because of this we have been able to do more work on the roads.

The work on the dirt roads is finished. Those roads that most needed shale have received it and have been graded. Our paving contractor has completed the paving of Audubon Road from the entrance at Mountain Lake Road all the way to the ball field. This is a significant upgrade that will benefit the residents of Sleepy Hollow for years to come!

Overflow pipes at the lake have been cleaned and the 2 docks at the lake have been power washed. More residents have been enjoying the lake this summer and the lake attendants have been doing a great job. They will be there through Labor Day. The Board and volunteers rebuilt and painted the pavilion at the ball field this past spring.

We are still looking for a maintenance lot. If you have any ideas please contact a Board member. The names and numbers of your Board members are on page 1 of this newsletter and also posted on the bulletin board. As you will note, we now have a full seven member Board since this year's election in June.

I will continue to keep the residents informed about the Board's activities and plans in subsequent newsletters. Enjoy the rest of this year.

Mary D'Ovidio
President

A MESSAGE FROM YOUR TREASURER

SHLOA during the month of July collected \$1,744.00 in past due assessments and have several additional property owners agreeing to a payment plan. In addition we have completed reviewing the remaining property ownership and addresses of outstanding accounts with Berkeley and Morgan county tax offices.

Please be advised and reminded that any assessments remaining unpaid beyond October 15th, 2015 except those on payment plans may be turned over to the Association's attorney for a collection action at law. This includes assessments remaining due and owing from previous years. Any judgment obtained will result in a judgment lien against your property. As permitted by statute, any judgment will also include the legal fees that the Association expended in obtaining the judgment.

Rick Roscoe
Treasurer

A MESSAGE FROM YOUR SECRETARY

Here we are, winding down the summer and anticipating the beauty of fall. People are down at the lake, or taking walks, or just sitting out in the shade enjoying the weather. It is a good time to remember to be a responsible pet owner. Not just making sure your pet has lots of water and a place to get out of the heat, but to be responsible for your pet's behavior.

Our community is in both Morgan Co., as well as Berkeley Co. Each has their own laws concerning things such as noise and cleaning up after your pet. You can go to each counties' website to view the regulations concerning pets. (www.berkeleycountycomm.org/ordinances/dog or www.morgancountywv.gov/animalcontrol/petlaws)

Our small community currently has no bylaw provisions pertaining to pets. Nevertheless, each one of us should be a responsible and respectable neighbor. Try not to let your dog bark excessively. Some of us like to sit outside and enjoy the day without hearing a dog or dogs constantly barking. When walking your dog, remember, the roads belong to everyone. Please clean up after your pet so that the next person down the road is not offended by a pile of poop on the road. Everyone should try to be a good neighbor.

Mary Oldham
Secretary

A MESSAGE FROM YOUR VP OF COMMON FACILITIES

I was recently elected to the Board this past June and serve as your Vice President of Common Facilities. It has been a busy few months since my election, but I am proud to serve the community and want to thank you for your support.

My duties include supervising and directing our summer lake attendants. We were fortunate to have 3 lake attendants working the lake this season. Their primary duty is to assure that our private lake is used by residents and authorized guests only and to notify authorities as necessary for the preservation of the peace or in case of emergency. I want to thank our lake attendants for doing a great job this summer!

We have contracted to have the dam at the lake inspected by a qualified engineering firm per WV law. Under the laws of WV, we are required to have the dam inspected every 2 years and file a report with the state. We are currently awaiting the results of the inspection and will advise residents should the inspection determine any significant anomalies pertaining to the integrity of the dam. We certainly hope that the bi-annual inspection will offer no "surprises."

The docks at the lake have been power washed, and the pavilion at the ball field had been repaired and painted on Clean-up Day by community volunteers. The porta-potties at the lake and ball field will be removed before winter sets in.

In mid-July we had water samples at the Lake taken and tested through the Berkeley County Health Department. Samples were collected from both the shallow and the deep end of the lake. I am pleased to report that the laboratory results showed our lake water to be well within state limits for a recreational bathing beach.

All and all it has been a busy summer. Thanks to everyone who participated in the May 2015 Clean-up day!

Richard Sussmann
VP Common Facilities

A MESSAGE FROM YOUR VP OF ROADS

Work on the dirt roads is completed for the year. As the shale we used breaks up the sections we did will smooth out. And we will continue to maintain them yearly. Work on the asphalt roads has also been completed. Audubon Road has been repaved from the entrance at Mt. Lake Road to the ball field, and the remaining pot holes have been filled. New speed limit signs have been ordered and will be installed for everyone's safety.

Roger Brown
VP Roads

A MESSAGE FROM YOUR VICE PRESIDENT OF COMMUNICATIONS

We continue to tweak our newsletter publication schedule to assure we are utilizing the most cost-efficient means possible. Effective immediately, our 1st and 2nd Quarter Newsletters will continue to be published and available in both printed and electronic format. Our 3rd and 4th Quarter Newsletters will be published on-line only and posted on our website at www.shloa.com.

We will continue to email a copy of each edition of the SHLOA Newsletter to every resident who has signed up to receive the newsletter my email. Any homeowner who has not already done so can sign up for electronic newsletter distribution by sending an email to SHLOA at Sleepyhollowhoawv@yahoo.com. Please put "newsletter" in the subject line, and include your name, mailing address, lot number & section, and email address. We will gladly accommodate your request and send future newsletters directly to your inbox.

The monetary and environmental cost of printing and mailing SHLOA newsletters continues to climb. Ultimately, our goal is to reduce the annual cost of producing the newsletter to zero (\$0.00) by transitioning to a fully electronic format (i.e., email and web posting). We have already significantly reduced the amount of money being spent on newsletter printing and mailing. Those savings have been reallocated towards road maintenance, insurance, taxes, licenses, permits and other budgeted items whose increases we cannot control. This helps us keep our annual assessments affordable for all. Thanks to all who have already signed up to receive the newsletter electronically. If you have not already done so, please sign up to receive future SHLOA Newsletters by email.

As mentioned above, all newsletters are uploaded to www.shloa.com upon publication. However, please note that personal email addresses, phone numbers, and home addresses are "scrubbed" from posted newsletters and other on-line notices to protect the privacy of residents, lot owners, and members of the Sleepy Hollow Board. This is another good reason why receiving your newsletter by email makes sense and cents!

Please visit our website regularly for important information and community updates. Thanks!

Rick Inclima
VP Communications

BUDGET

2015 BUDGET AS OF July 31, 2015	2015 BUDGET	YTD	DIFFERENCE
INCOME			
2015 HOME OWNERS ASSESSMENTS	\$114,525.00	\$104,101.00	10,424.00
MISCELLANEOUS INCOME	\$300.00	\$425.34	125.34
OPERATING INTEREST	\$100.00		100.00
REFUNDS		\$0.00	
TOTAL INCOME	\$114,925.00	\$104,526.34	10,398.66
2014 RESERVE ALLOCATIONS			
CAPITAL IMPROVEMENT FUND	\$17,145.00	\$15,615.15	1,529.85
EMERGENCY FUND	\$11,430.00	\$10,476.40	953.60
TOTAL RESERVE FUND	\$28,575.00	\$26,091.55	2,483.45
FIXED ESPENSES			
INSURANCE/TAX/LICENCES/PERMITS	\$4,500.00	\$3,405.69	1,094.31
STORAGE	\$600.00	\$0.00	600.00
PHONE AT LAKE	\$450.00	\$289.45	160.55
LIGHTS AT BALLFIELD AND LAKE	\$270.00	\$149.73	120.27
RELIEF STATIONS	\$1,000.00	\$473.82	526.18
COMMUNICATIONS	\$1,950.00	\$844.72	1,105.28
ANNUAL ELECTION	\$450.00	\$0.00	450.00
TOTAL	\$9,220.00	\$5,163.41	4,056.59
ADMINISTRATIVE			
ADMINISTRATIVE/OFFICE SUPPLIES	\$300.00	\$153.86	146.14
COMPUTER, SOFTWARE, OFFICE EQPT	\$400.00	\$0.00	400.00
LEGAL FEES	\$4,500.00	\$3,383.25	1,116.75
TREASURERS/ACCOUNTING/INVOICING	\$3,700.00	\$1,200.00	2,500.00
TOTAL	\$8,900.00	\$4,737.11	4,162.89
ROAD UPGRADES			
UNPAVED	\$22,500.00	\$21,427.05	1,072.95
PAVED	\$10,000.00	\$610.19	9,389.81
SNOW REMOVAL	\$11,500.00	\$10,891.09	608.91
TOTAL	\$44,000.00	\$32,928.33	11,071.67
COMMON FACILITIES			
LAKE ATTENDANT	\$4,500.00	\$2,865.00	1,635.00
LAWN CONTRACT	\$6,100.00	\$3,519.00	2,581.00
MAINTENANCE	\$4,000.00	\$78.48	3,921.52
TOTAL	\$14,600.00	\$6,462.48	8,137.52
2015 RESERVE FUND			
	\$9,630.00	\$29,068.46	
TOTAL 2015 EXPENSES	\$105,295.00	\$75,382.88	29,912.12

Clean-up Day Volunteers

Our annual Clean-up Day was held Saturday, May 2, 2015. Residents, including members of the Board, met at 9:00am on that beautiful spring morning and got right to work. The pavilion, which was previously re-sided by SHLOA volunteers, was stained and painted. The retaining barriers at the lake were reset and tamped, and trash and debris was picked up along the roadside. Volunteers enjoyed a day of work and friendship, followed by burgers and dogs on the grill with side dishes made by residents and their families. The Board of Directors joins the community in thanking all those residents who came out to lend a hand!



Clean-up Day Volunteers included: Richie, Isabelle, Rick, Johnathan, Sandy, Ralph, Mary, Connie, Mary, Lou, Liz, Jamie, Rick, Brenda, Jason, Bob, Don, Roger, Amy, Jonny, Emily, Hanna. Thanks to all for a great job!



Our lake is a beautiful, refreshing, fun place to visit; it is meant to be enjoyed by children/people of all ages. It is a shared community asset, so please dress, speak and conduct yourself in a way that is appropriate for all ages. *Thank you!*

What can you do to help keep assessments low???

Sign up to receive the SHLOA Newsletter via email!

You can help SHLOA reduce the cost associated with printing and mailing our quarterly newsletter by signing up to receive the SHLOA Newsletter by email. The money saved will be used for other pressing needs such as road maintenance and repair.

Simply email us at sleepyhollowhoawv@yahoo.com and put "NEWSLETTER" in the subject line. Please include your name, current mailing address, Section & Lot number(s), and email address in the body of your message. You will then be added to our growing list of residents who have chosen to receive quarterly SHLOA Newsletters directly via email. SHLOA respects your privacy and will never sell or use your email address for any non-SHLOA purpose.

There are approximately 100 SHLOA residents who have signed up to receive the SHLOA Newsletter by email. Please join your neighbors and help us keep you informed in a cost-effective and environmentally sustainable way. Please sign up today!

Sleepy Hollow Snow Plowing Policy

Yes, it is almost that time of year again! It is possible that we will begin experiencing winter weather before the 4th quarter newsletter is published. Therefore, we are republishing our snow removal policy to keep you informed.

SHLOA follows a long-established policy regarding the plowing of roads during winter weather. The policy states clearly that roads are plowed whenever the depth reaches 3 inches anywhere in the development. We have unpaid volunteers checking on snow depth throughout the community especially in the problem areas. If the depth is not 3 inches, our longstanding policy is that we do not plow due to our limited plowing budget. Thank you.

*****ADVERTISEMENT—LOT FOR SALE*****

FOR SALE: 2 acre property with small original hunters cabin, before land was sold to Sleepy Hollow; in need of repair or replacement. Perk tested for two bedroom house. Corner of Audubon and Maverick. \$25,000, o.b.o. If interested, call (410) 804-1306.

WEST VIRGINIA CODE

§20-2-58. Shooting across road or near building or crowd; penalty.

(a) In addition to any other prohibitions which may exist by law, it shall be unlawful for any person to shoot or discharge any firearms:

(1) Across or in any public road in this state, at any time;

(2) Within five hundred feet of any school or church; or

(3) Within five hundred feet of any dwelling house: *Provided*, That a person who is a resident of a dwelling house, and his or her authorized guest, may shoot or discharge a firearm in a lawful manner within five hundred feet of the dwelling house where the person lives, if the firearm is being discharged with the express or implied knowledge and consent of all residents of that dwelling house, and no other dwelling houses are located within five hundred feet of where the firearm is discharged; or

(4) On or near any park or other place where persons gather for purposes of pleasure.

(b) Any person violating this section is guilty of a misdemeanor and, upon conviction thereof, shall be fined not less than fifty dollars nor more than \$500 or confined in jail for not more than one hundred days, or both fined and confined.

(b) Notwithstanding the provisions of subsection (a) of this section, any person operating a gun repair shop, licensed to do business in the State of West Virginia and duly licensed under applicable federal statutes, may be exempted from the prohibition established by this section and section twelve, article seven, chapter sixty-one of this code for the purpose of test firing a firearm. The director of the Division of Natural Resources shall prescribe such rules as may be necessary to carry out the purposes of the exemption under this section and section twelve, article seven, chapter sixty-one and shall ensure that any person residing in any dwelling home within five hundred feet of such gun repair shop be given an opportunity to protest the granting of such exemption. *Note: WV Code updated with legislation passed through the [2013 1st Special Session](#). The WV Code Online is an unofficial copy of the annotated WV Code, provided as a convenience. It has NOT been edited for publication, and is not in any way official or authoritative.*

SHLOA reminds residents and guests that Sleepy Hollow is a family-oriented community with lots of children and pets. Please obey all firearms and hunting laws and practice gun safety. Also, be sure to wear plenty of Blaze Orange outerwear as required by law whenever you are hunting or hiking. Please have a safe and enjoyable Fall, and enjoy the great outdoors!

*****TELL THE BOARD*****

Mail Change of Ownership and Address update form to: SHLOA, 65 Audubon Rd, Hedgesville, WV 25427

CHANGE OF OWNERSHIP OR ADDRESS/UPDATE YOUR INFORMATION	
<p>Date: _____</p> <p>Section(s) and Lot(s) _____</p> <p>County (for each lot) : _____</p> <p>911 Address (for each applicable lot): _____ _____ _____</p>	<p>Section(s) and Lot(s) _____</p> <p>Date of Settlement or Title Change: _____</p>
<p><i>Current Information:</i></p> <p>Your Name(s) : _____</p> <p>Street/POBox/Apt: _____ _____</p> <p>City: _____ State: ___ ZipCode: _____</p> <p>Do you own a mailbox at the ball field? _____</p> <p>Unit and Box? _____</p> <p>Phone Number at above address: _____</p> <p>Sleepy Hollow Phone # (if different from above) _____</p> <p>email address : _____</p> <p>Emergency Phone #: _____</p> <p>Emergency Contact: _____</p>	<p><i>New Information</i></p> <p>New Owner's Name(s): or change of address _____</p> <p>(if applicable) Street/POBox/Apt: _____ _____</p> <p>City: _____ State: _____ ZipCode: _____</p> <p>Phone Number at above address: _____</p> <p>Sleepy Hollow Phone # _____ (if different from above)</p> <p>email address: _____</p> <p>Emergency Phone #: _____</p> <p>Emergency Contact: _____</p>