

# *Rose Hill HOA, Rockville, Maryland 20850*

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June 17, 2009

Dear Rose Hill HOA Homeowner:

This letter is being written on behalf of the Rose Hill HOA Board of Directors to update you on the results of the May 28, 2009 Board Meeting.

## **1. Board.**

**Elections:** The Board ratified the election of the following officers:

Lauren Boice, President  
Ricardo Casillas, Treasurer  
Martha Till, Secretary  
Scott Godes, Member at Large

**Vacancy:** The Board is still actively seeking one person in the community to fill the existing vacancy of Member at Large. The Board cannot function effectively without these volunteers, and may soon be in a position where there are not enough volunteers legally to exist as a Board. *Please take an interest in your community and consider joining the Board!* Interested persons should contact any Board member or Abaris Realty.

**2. Community Improvements.** As you have hopefully noticed, much has been done to improve the overall aesthetic of the community.

**Landscaping:** The medians and entrance signs have been redesigned with deer-unfriendly perennials, shrubs, trees and rose bushes, which should provide yearly color and a consistent look. A small seating area is also being developed near the conservation land. Come watch the deer eat something else!

**Mailboxes:** The mailbox replacement project is almost finished. The contractor will be coming through the community for a final walk through. If you have any specific issues regarding your mailbox or still want to “opt in”, please contact the Board at [contact@therosehillhoa.com](mailto:contact@therosehillhoa.com). *All complaints or requests must be received by June 30, 2009.*

**Seal Coating:** This July, the Board is planning to seal coat the common area driveways and alley. We will attempt to work with the contractor to rotate the inconvenience. Also, if you would like to coordinate individual work on your driveway at this time, please contact the contractor directly—Burt Maggio, Asphalt & Concrete, 301-682-5690—to arrange the work.

**Inspiration:** As the HOA has turned over a new leaf for the aesthetic of the community, we ask you to look around the outside of your home and see what you can contribute to make the community look better. Now is the time to clean up overgrown landscaping, weed and mulch beds, fix walks, and replace missing shutters or broken outdoor lights. We hope you will be inspired to complete at least one project this season!

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3. **Trash.** The Board is working to clean up the common areas specifically after the weekly trash pick up. However, in the intervening days, several homeowners have observed that trash is still getting away from overfull containers due to animals and wind and/or being left at bus stops, particularly in the morning. Please be courteous to your neighbors who have been picking up after your trash and make sure that you have the correct size container to hold *all* your weekly trash and recycling, and that you leave the bus stop areas clean.

4. **Committee Volunteers Needed.** At present, Rose Hill has two active committees: Architectural Control, which works with the Board to implement the HOA governing documents regarding the maintenance and use of homeowner property; and Landscaping, which coordinates with the landscape company to maintain and improve the common areas. The Board is seeking volunteers to both committees, but *especially the Architectural Control Committee*. If you are interested in volunteering, please contact the Board or Abaris Realty.

5. **Parking in Emergency Vehicle Access Route.** After the recent fire at Chestnut Lodge, it was noted that emergency vehicles could not access the building because of cars parked improperly in the emergency vehicle access route, particularly on AWW near the Tot Lot. Please check to make sure you are parked in an appropriate area that will not block these vehicles.

6. **Website.** The HOA website is up and running—[www.therosehillhoa.com](http://www.therosehillhoa.com)—however, we are still in the process of updating the information on the website and appreciate your patience. We hope to have this completed soon.

7. **Minutes.** The minutes of the Annual Meeting were approved (see attached).

Sincerely,

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Abaris Realty, Inc.  
Agent for Rose Hill HOA