



THE TIMBER FARMS VOICE

Neighbors working together

Vol. XXVIII – No. 3

August 2023

LETTER FROM OUR PRESIDENT

As you know, Timber Farms is an active, vibrant neighborhood, and our Civic Association helps connect us all with our annual neighborhood events, quarterly Timber Farms Voice newsletters, web site and emails to over 425 of our residents.

This year, the Timber Farms Civic Association seeks new leaders as board members.

After serving as president for more than sixteen years, I will resign this November. I am very proud of our neighborhood, and our active civic group, and it has been a pleasure to serve as president over the past years.

Dave Frampton has served as vice president for more than fifteen years, and will not seek re-election in November.

Bob Oakes has served as treasurer for more than twenty years. He will not seek re-election in November.

We need your help! This is an opportunity for three residents to contribute as new board members. As you know, the boards supported by a large group of committed volunteers.

Candidates for president, vice president, and treasurer will be nominated at our upcoming meeting in mid-October. If you are interested in becoming a candidate, please email or call me directly. I am happy to talk with you about the time commitment and responsibilities for any of our board positions.

Please consider getting involved. Timber Farms is a great place to live, and the Civic Association helps make this happen. Your contribution will benefit all of us.

Bruce Lipphardt, president@timberfarmscivic.org
(302) 518-3359 (cell/text)

INFORMATION FROM COUNCILMAN TACKETT

Dear Timber Farms Residents

Timber Farms Needs YOU:

Before I go into my updates, I wanted to first issue a “Call to Action” because our community is reaching a critical point and we may soon be left without a Civic Association. I am sure you are all aware that the Civic Association hosts the Halloween parade for the kids, the Easter Egg Hunt, the Annual Fall Festival, garage sales and all social events in the community. PLEASE, consider volunteering a few hours of your time each month to keep this amazing group moving forward. It will be a very sad day when the current officers soon retire, and no one steps up to take the steering wheel. Believe me, I do not say this because I live here but this is the best-run community in my district. No other community does as much and as efficiently as Timber Farms. We are a leader and a role model to other communities. I often refer my other communities to the board for advice.

I thought I’d update you a project near our community. There have been no new changes regarding Project 20230158 to consolidate two parcels and construct three buildings on the north side of Old Sportsman Club Road, west of Old Baltimore Pike. While the parcel has the correct warehouse zoning, the Office of Land Use still considers the plan unacceptable, and it is under review by DelDOT on the traffic patterns. I have kept Rep. Wilson-Anton and Senator Townsend updated and we have all been working on this project together. I will inform you immediately if anything were to change.

Councilman David Tackett

302-395-8371

David.Tackett@newcastlede.gov

Your councilman/Working for you!

INFORMATION FROM REP. MADINAH WILSON-ANTON

Dear Neighbors,

As late summer brings a mix of sweltering hot days and stormy nights, I wanted to take a moment to connect and share some of the latest developments and initiatives that are shaping our vibrant community. While I may not be in session in Dover, my dedication to our district remains unwavering, and I’m actively working behind the scenes to ensure your voices are heard and our needs are met.

Cooling Center at Salem UMC

In these extra hot days, Salem United Methodist Church is stepping up to provide relief. Their Cooling Center is open from 1:00 pm to 5:00 pm on days where the temperature exceeds 90°F, offering a cool place for seniors (65+) and adults dealing with ongoing health issues. Their address is 469 Salem Church Road, Newark, DE 19702. They need volunteers too—your help keeps things running smoothly. Spread the news, lend a hand, and help make our neighborhood safer!

House Bill 62 Signing Ceremony

Earlier this month, I joined the Governor as he signed House Bill 62, my legislation requiring that the counties conduct a property reassessment at least once every five years. As it’s been decades since any county in Delaware went through a property reassessment, many property values are outdated which has resulted in inequitable county and school funding streams. HB 62 will address this issue and ensure more stability in property tax bills, avoiding large spikes in either direction.

Small Business EDGE Program

The Delaware Division of Small Business (DSB) will reopen its Encouraging Development, Growth and Expansion (EDGE) Program on Sept. 1! EDGE is a competition for grant funding. Five STEM-based companies can each receive

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up to \$100,000 for eligible expenses while five Entrepreneur Class (non-STEM) businesses can each receive up to \$50,000. Check outde.gov/edge for more information, applications open September 1st!

If you know someone in the 26th district who would like to be added to my monthly newsletter, please share this link to the sign up form with them: bit.ly/3jT5FuV

If you have any questions or concerns, please feel free to contact legislative aide Michael Smith via email at MichaelA.Smith@Delaware.gov or via phone at (302) 744-4349. Sincerely,

Representative Madinah Wilson-Anton
Madinah.wilson-anton@delaware.gov

INFORMATION FROM SENATOR TOWNSEND

Dear Timber Farms Neighbors,

I begin this letter by expressing my deepest thanks to Bob Oakes, Dave Frampton, and Bruce Lipphardt for their service on the boards of our neighborhood's maintenance and civic associations. As they step down after many impactful years of service, it is my hope that new members of our community step up to fill these critical roles. Having active, well-run maintenance and civic associations makes a world of difference for the vibrancy of a neighborhood. We cannot take the quality, safety, and interconnectivity of our community for granted.

Quick updates on local items from the State:

1) the demolition of the old bridge on Chapman Road has been delayed due to abatement of a pipe that was discovered to include asbestos. DelDOT anticipates a completion of the project in Fall 2023.

2) the repaving of our section of Old Baltimore Pike remains in the queue. The full repave from the Maryland line to the town of Christiana is a multi-phase project, and the repaving outside of our neighborhood will occur in the upcoming phases. A related issue: traffic signals along OBP will be affected by the repaving project (including in recent months at the intersection of Varlano and Raintree Village, with a new device installed overhead pending completion of the repave); please be sure to contact me if a traffic signal ever seems to be functioning improperly (such as an exceptionally short green-light window).

3) in the coming few years, there will be modifications to Old Baltimore Pike in the area of Old Coochs Bridge Road. The project is currently in the design phase, including feedback from local residents and historical groups. A key goal from local legislators is working with DelDOT to improve traffic safety and flow along that corridor while preserving as best possible, and highlighting with pride, the unique history of the area.

4) illegal parking of tractor trailers along our roadways (particularly on OBP and on Chapman Road) continues to be an issue. The General Assembly passed a new law in 2022 to help with this, and DelDOT has posted the necessary signage to make the parking illegal. Delaware State Police has ramped up their enforcement efforts, but they cannot be everywhere all at once, so please contact me or contact DSP Troop 2

directly ((302) 834-2620) to report illegally parked trucks. Illegal parking poses a safety issue, as much as we all appreciate the hard work that truckers undertake for the benefit of our community and economy.

It remains an honor to serve our district in the State Senate. Please never hesitate to contact me if I might be of any assistance on any issue or concern.

Sincerely,

Bryan Townsend
Senate Majority Leader
bryan.townsend@delaware.gov
302-709-1516

TIMBER FARMS MAINTENANCE CORPORATION

One of the reasons why we have been able to keep our annual homeowner's assessment relatively low is our high collection rate. We are fortunate that this year is no exception with all, but one assessment paid. Another reason for the low assessment is that we have not had to hire a company to manage the tasks associated with a Maintenance Corporation. For many years now, Bob Oakes has done an outstanding job with the many things that need to be taken care of, and he has done it for minimal pay. As Bob is going to retire from his duties, the Board will have to make decisions on how to make sure that the duties of the Timber Farms Maintenance Corporation continue to be fulfilled. The Board will explore options, and we will keep you informed of our plans.

This year will be an election year for the Board of the Timber Farms Maintenance Corporation. If you would like to get involved, keep an eye out for announcements regarding nominations and the dates of the election.

Several residents have contacted us regarding the reappearance of geese in parts of our neighborhood. The reason why many of the geese have returned to Timber Farms is because the breeding season is over and because we have not renewed the contract with the geese chasers. It costs between \$949 and \$1,035.66 per month (depending on length of contract) to have the geese chasers come to our development on a daily basis. On an annual basis that is about 20% of our total annual budget. The Board will need to discuss if we can afford to sign another contract with the geese chasers without having to raise our annual assessment. We are not aware of any other options to control the geese population in Timber Farms. The presence of a pond and a large open mowed grass area are extremely attractive to geese, and it will take a continuous effort to keep their numbers low.

The Board would like to remind all residents again that permissions are required for the construction of additions, fences and sheds. Furthermore, we want to make you aware that only in-ground pools are allowed in Timber Farms. Our deed restrictions forbid the installation of above-ground pools. Please contact any of the Board members if you have any questions.

Rolf Joerger, President

The Timber Farms Voice

TIMBER FARMS CIVIC ASSOCIATION

Hi Neighbors!

This year's Timber Farms Civic Association's Annual Fall Festival coming up soon. It will be held Saturday, September 9th from 3 to 6 p.m at the Holly Cove gazebo. We are hoping for great weather and a great time getting to know each other.

Something New!

As usual, we will have the pony rides and inflatables which our children enjoy. Unfortunately, due to increased costs the Fall festival Committee is looking for ways to cut our expenses. Therefore, this year we are not purchasing cultural dishes like the Samosas and Beheld puri. Instead, we are asking our neighbors to participate in a TFCA

Potluck in which families will prepare their favorite dish to share with our community. This will open our community to even more cultural dishes! We are asking that each dish be labeled with the Family's name that provided it, the name of the dish and the main ingredients of the dish for the benefit of those with food allergies.

And, we would like to increase the number of games available at our Festival. Does anyone have a corn hole toss game that they would like to share with our attendees? That would be great! Please let me know if you are able to bring a game to the Festival. Thank you!

Sincere regards,

Rosie Tooley, Chairperson

Timber Farms Civic Association Picnic Committee

CLASSIFIED ADS

FREE to members of the civic association and their businesses; all others may place an ad for \$6.00.

Affordable alteration contact: Jayshree Sheth 302-250-4397 • any saree to add fol/stitching • any dress/chudidar stitching • any pant stitching • need to add/remove sleeves on dress • anything else just call

A family Affair Tent & Party Rentals (Timber Farms resident), Weddings, Graduations, Birthday Parties, Reunions, call 302-733-0408

Healing Touch Energy Therapy: Great for pain management, relaxation, stress reduction, reducing anxiety/depression, strengthening the immune system, enhancing recovery from surgery, supporting cancer care, easing acute and chronic conditions, etc. Reasonable rates, flexible hours, Call Judie Rodgers, HTPA, on 302-273-2447

Pet Care: available evenings and weekends. Caring and Reliable. Call or text Paige at 302-463-0489

Empowered Beauty, Healthy Living. I help women create a lifestyle that improves their overall health, so they feel beautiful in their skin and empowered to be their best self. We have high performing products made with safer ingredients. Visit www.beautycounter.com/jenniferjohnson4 or call/text 407-230-3349. Follow me on Facebook at @Empoweredbeautyhealthyliving.

Professional voice over actor. Can deliver deep, sincere tones; fun, cartoon-like voices; accents; impersonations. Can read commercial and narrative copy. MFA in Theater. Experience as a planetarium lecturer. Please check out my demo at www.outsidevoicebox.com 503-539-9551

Evergreen Waste Services are offering Timber Farms residents a special offer. Weekly Trash & Recycle Collection on Tuesdays. Because we're the number one trash collector in Timber Farms we can offer you a great price (\$25.00) per month.) Call Evergreen now at 302-635-7055 to start taking advantage of the discounted services for Timber Farms Residents.

Legal Services: Stephanie Emmanuel-DeLuna, Esq.
Legal representation in the areas of domestic/family law, personal injury, workers compensation, small business law, immigration, and wills/probate Stephanie@thecastrofirm.com

In need of calligraphy services for weddings, gifts, or decor? Search "Katelyn's Calligraphy and More" on Facebook or call Katelyn at (302) 584-4339 for more information.

I would be available for snow shoveling this Winter - Paige Barnard 124 woodland 302-463-0489

My son, Tom is available for yard work, some landscaping and snow shoveling this winter His contact number is 593-7803. Thank you.

Rising Hope Therapy provides mental health services to adolescents, individual adults, couples and families. We provide a supportive and non-judgmental environment where clients can identify, explore and begin to overcome various life struggles. If you would like more information or to schedule an initial session please visit our website and/or contact us by email or telephone. www.risinghopetherapy.com---Admin@risinghopetherapy.com---302-273-3194

My name is Alison Hawtof and I'm a high school student interested in babysitting. I love playing and reading to children (as young as 2). During the school year, I am available Friday evenings, Saturdays, and Sundays. In the summer, my hours are flexible. Please contact me at (302-257-8369 if you are interested.

Shola Coker Phillip, Realtor/Home Designer, REMAX Associates, 668 Yorklyn Road, Hockessin, DE 19707. www.sholasellshomes.com, Cell: 302563-3784, Office: 302-234-3800, efax: 877-408-7952

Chiropractor - Dr. Anthony Giantinoto. Conveniently located for Timber Farms Residents in the Commonwealth Building of the University Office Plaza - 260 Chapman Rd, STE 104E. Private health insurance accepted as well as Medicare and Medicaid. Call us at 302-294-1832, or find us online at 302relief.com.

If you need help to upgrade your computer, or recover data from an old device please reach out to me at 516-236-0859. (Timber Farms Resident)

Made By McFadden My name is Brittany McFadden and I have turned a hobby into making gifts for others. I make various baby items - blankets, bibs, swaddles, and onesies, as well as headbands for your mask, regular headbands, rag quilts and scarves. You can contact me on Facebook, Instagram @madebymcfadden or Etsy https://www.etsy.com/shop/MadeByMcFadden?ref=search_shop_redirect

Maurice Wright, 156 Woodland Road is available for snow shoveling. No set price, just accepting donations to put towards college fund. Phone number 302 685 8006, Father Maurice 302 465 5238

I have a new Nail business - Contact Neema Sheth 704 287 1703 www.COLORSTREET.com/neemasheth Each pack is \$ 12 each

PET SERVICES: Pet Sitting, Dog Walking, Feeding, Home Visits. I am teen that loves animals and would love the opportunity to help you out and get to know your pets! I live right here in Timber Farms! Call or text me for more info, Morgan @ 302-287-7185

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