



# THE TIMBER FARMS VOICE

## NEIGHBORS WORKING TOGETHER

VOL. XXXI – No. 1  
FEBRUARY 2026

### LETTER FROM OUR PRESIDENT

Hello, I hope 2026 is off to a good start for you. February is a busy month for the Timber Farms Civic Association. This month begins our Timber Farms Civic Association 2026 membership drive. When you receive the membership form in the mail, please consider how you and family members can share your time and talents with the community this year. Getting involved is the easiest way to get to know other members of our development. All middle school, high school, and college students are welcome to volunteer at our events. Students can get documentation for volunteer hours for school, or other community organizations. The phrase “many hands make light work” is so true.

If you would like to take the lead for our annual festival, Easter egg hunt, or Halloween festivities, please mark that on your membership form. You do not need to be on the TFCA Board of Directors to lead an event.

If you would like to coordinate an event such as a night at the Blue Rocks, contact any TFCA board member and we will consider the feasibility of such an event and then work with you to make it happen.

The TFCA has or will be sending out a very brief survey regarding the date of the TFCA 2026 festival. There are six dates available in September and October to rank 1 to 6. When the link arrives in your inbox, please open the email and complete the survey. We want to hold the festival on a date that is preferred by most of our members.

Please note that the published 2026 dates are tentative and will be confirmed closer to the date of each event. Please continue to act neighborly and look out for one another. I look forward to getting to know more of the community in 2026.

Regards,

Elaine Little  
President  
Timber Farms Civic Association

### TIMBER FARMS MAINTENANCE CORP

The five members of the Board of the Timber Farms Maintenance Corporation (TFMC) held a meeting on January 19. It was decided that Rolf Joerger will continue as President, Linda Olds is 1st Vice-President, Annette Colier 2nd Vice President, Rosie Tooley is Treasurer and Jennifer Hostetler will continue as Secretary. Also, the Board reviewed the 2025 expenditures, decided on a budget for 2026 and set the assessment for the year. The list of 2025 expenditures and the 2026 budget can be viewed on our website ([timberfarmsmaintenancecorporation.org](http://timberfarmsmaintenancecorporation.org)). The Board decided to keep the 2026 assessment at last year’s amount of \$195. We can do so because we had 100% of homeowners pay the assessment in 2025.

Bills will be mailed at the end of February with a due date of April 30. A late fee of \$25 will be charged for every month of non-payment after the due date. The bill can be paid by electronic payment via the PayHOA portal or by check. Please contact Board members or email [timberfarmsmaintenance@gmail.com](mailto:timberfarmsmaintenance@gmail.com) if you have any questions regarding the 2026 assessment.

The assessments are used to pay for mandatory items such as snow removal, maintenance of our two retention ponds and the centrally located pond, open spaces and playground, grass cutting and tree care and removal. Other recurring items are utilities and insurance. We have also budgeted again for occasional traffic patrols in our development by New Castle County Police and for geese control as needed.

Please contact us if you have any questions regarding the finances of the TFMC or to let us know about any items that the TFMC is in a position to deal with.

Rolf Joerger  
President  
Timber Farms Maintenance Corp

## TFCA - serving the community for the past 34 years!

# THE TIMBER FARMS VOICE

## THE 2026 OFFICER'S CORNER

**Elaine Little, President**

113 Woodland Rd  
(302) 540-3665

[President@timberfarmscivic.org](mailto:President@timberfarmscivic.org)

**Linda Olds, Treasurer**

405 Arrowood Lane  
(562) 506-5410

[treasurer@timberfarmscivic.org](mailto:treasurer@timberfarmscivic.org)

**Donna Wright, Vice President**

156 Woodland Rd  
302-250-2663

[Vice-president@timberfarmscivic.org](mailto:Vice-president@timberfarmscivic.org)

**Kathy Frederick, Secretary**

304 E Silver Fox Rd  
(302) 368-1696

[secretary@timberfarmscivic.org](mailto:secretary@timberfarmscivic.org)

**Linda Olds, Newsletter Editor**

[treasurer@timberfarmscivic.org](mailto:treasurer@timberfarmscivic.org)

*Please send your \$25 dues to:*

TFCA, P.O. Box 489, Bear, DE 19701

Email: [Info@timberfarmscivic.org](mailto:Info@timberfarmscivic.org) & [Timberfarmscivic@aol.com](mailto:Timberfarmscivic@aol.com)

Website: [www.timberfarmscivic.org](http://www.timberfarmscivic.org)

If you aren't one of the 400+ residents of Timber Farms who have already provided us with their email address, please do so. It is the surest way to receive timely, updated information which affects you. (We will not sell or share your email address.) Please email us your email address today to [Info@timberfarmscivic.org](mailto:Info@timberfarmscivic.org) & [timberfarmscivic@aol.com](mailto:timberfarmscivic@aol.com).

## FROM COUNCILMAN TACKETT

Dear Timber Farms Residents,

As always, I am committed to keeping you informed regarding potential development near you. To that end, I wanted to share a bit of information about Project #20250741.

This project seeks to subdivide parcel 0903800036 (at the corner of Old Baltimore Pike & Canoe Club Rd, right next to the Little Caboose Daycare, across from Timber Farms) into a 26-lot pocket neighborhood.

A working group consisting of local community leaders, including the Timber Farms Maintenance Corp president, convened in January to present questions and concerns to an attorney for the developer. At this time, this is all we can share. There are still many details to be worked out with Land Use, as well as the traffic configuration with DelDOT. We will share information as it becomes available.

I also wanted to remind everyone that senior tax exemptions are now available for filing. The senior school property tax credit filing deadline is Thursday, April 30th, and the over-65 exemption filing deadline is Monday, June 1st. If you have filed previously and have not moved residences, you DO NOT need to reapply. Forms can be found at <https://www.newcastlede.gov/182/Tax-Exemptions>.



Councilman David Tackett, 11th District  
Office: 302-395-8351,  
Email: [David.Tackett@newcastlede.gov](mailto:David.Tackett@newcastlede.gov)

## FROM REPRESENTATIVE WILSON-ANTON

Friends and Neighbors of the 26th District,

I hope you are staying warm this February. For over a year, we have been experiencing higher delivery charges from Delmarva Power. At the legislative level, we have passed multiple bills to hold Delmarva accountable and to keep energy prices from continuing to rise. In January, I was informed that Delmarva is seeking to raise rates on households again. With the support of my staff, I sent a letter to the Public Service Commission (PSC) imploring them to deny this rate increase, and it was signed on to by dozens of House and Senate members and delivered to the PSC.

We are also facing another change that would cause our energy prices to skyrocket: a mega data center being built in our backyard. I have been closely monitoring this situation and working with my colleagues to prevent this from happening. Last week, the Secretary of the Department of Natural Resources denied the project, but it is likely to be appealed. When we return to session in March, we in the legislature are working to prevent this project from moving forward. I will continue to keep you updated on both of these issues.

In addition to energy costs, property tax assessment issues remain a problem. Thousands of households have still not gotten their appeals heard by the County. When we return in March, there will be additional legislation to address the issues that arose during the County reassessment process and to create more safeguards for households. If you are dealing with issues related to your property tax reassessment, please do not hesitate to reach out to my office so that we can assist you and connect you with resources.

If you haven't already, please sign up to receive my email newsletter, where I share legislative updates, resources, local construction project details, and upcoming community events for the entire family. To sign up, please click here: <https://tinyurl.com/RepWilson-AntonNewsletter>

Sincerely,  
Rep. Madinah Wilson-Anton  
302-744-4351  
[Madinah.Wilson-Anton@delaware.gov](mailto:Madinah.Wilson-Anton@delaware.gov)

## **Timber Farms Has Lost a Long-Time Friend & Supporter**

John Viola, long-time friend and supporter of Timber Farms, passed away on February 14, 2026 at the age of 75. He served in the Delaware General Assembly in the House of Representatives for District 26 from 1998 to 2020. John also volunteered in fire service for several fire companies. Timber Farms residents will remember John as one who regularly attended TFCA events and our General Meetings to provide updates.

# THE TIMBER FARMS VOICE

## TIMBER FARMS CIVIC ASSOCIATION

It's another exciting year as February begins the 2026 Annual Membership Drive for the Timber Farms Civic Association! Thanks to all of our Timber Farms families who were members last year. We once again ask you to join us as a member of our association this year. Your membership supports our annual neighborhood events (Easter egg hunt, neighborhood yard sales, annual fall festival, Halloween parade, and holiday home decorating contest), quarterly Timber Farms Voice newsletters, and our web site and email communications.

Annual dues are only \$25 per household. We appreciate any extra donation that you would like to consider as costs continue to rise. You can find the membership form on our website: [www.timberfarmscivic.org](http://www.timberfarmscivic.org). We can contact you with community news and event reminders if you include your email address. We thank you for your past support and once again we hope you will join us in 2026.

### Planned Activities for 2026:

|        |   |
|--------|---|
| Feb    | Start of Civic Association Membership Drive   |
| Feb    | Newsletter – Timber Farms Voice   |
| Mar 29 | (Sun) Annual Easter Egg Hunt, 3:00 pm   |
| May 15 | Begin Posting May & June Graduation Notices on Bulletin Board                                       |
| May 16 | (Sat) Community Spring Yard Sale  |
| May    | Newsletter – Timber Farms Voice   |
| Aug    | Newsletter – Timber Farms Voice   |
| TBD    | Annual Fall Festival*   |
| TBD    | Community Fall Yard Sale  |
| Oct 15 | (Thurs) Joint Civic / Maintenance General Meeting, Thurgood Marshall School                         |
| Oct 24 | (Sat) Annual Halloween Parade, 3:00 pm  |
| Nov 19 | (Thurs) Civic Assoc General Meeting & Elections for President & Secretary, Thurgood Marshall School |
| Nov    | Newsletter – Timber Farms Voice   |
| Dec 20 | Judging of the Holiday Decorated Homes*   |

\*The Annual Fall Festival & the Judging of the Holiday Decorated Homes are for 2026 paid TFCA members only.

**We are looking forward to an exciting 2026! TFCA -- serving the community for the past 34 years!**

## 2025 HOLIDAY HOME DECORATING CONTEST

The Timber Farms Civic Board Members want to thank all the residents who decorated their homes for the 2025 holiday season. They were beautiful and transformed the community into an evening wonderland. We hope you all had opportunities to drive around and enjoy them for yourselves.

The judging was no easy task for the three judges: Donna Wright, Robert Ritterbeck, and Linda Olds. Robert's daughter, Charlie, joined us to keep track of Robert's scoring since he was driving. With the wide variety of decorating styles, it was extremely hard to down-select to 7 homes to highlight out of all those Civic Association members' homes that were decorated.

**Our 2025 Top 3 Decorated Homes**, in alphabetical order, were:

|                    |                 |
|--------------------|-----------------|
| The Cross Family   | 211 Michelle Ct |
| The Donahue Family | 152 Woodland Rd |
| The Hayward Family | 46 Anthony Dr   |

The Top 3 Decorated Homes each received \$50.00 and a colorful certificate.

**Our 2025 4 Honorable Mention Decorated Homes**, again in alphabetical order, were:

|                     |                     |
|---------------------|---------------------|
| The Carosino Family | 116 Woodland Rd     |
| The Keenan Family   | 510 West Hummock Ln |
| The Matyger Family  | 215 West Silver Fox |
| The Oldis Family    | 2 Anthony Dr        |

The 4 Honorable Mention Decorated Homes each received a colorful certificate.

Again, thank you to all who took the time and effort to beautifully decorate your homes!

2026 Timber Farms Civic Association Board

# THE TIMBER FARMS VOICE

## CLASSIFIED ADS

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

### Teens/young adults who are interested in shoveling snow:

- ❖ Liam, Kieran, & Ryan Dallas, 504 W Hummock Ln; Liam (302)668-8773; Kieran (302)551-9744; and Ryan (302)668-9641
- ❖ Paige Barnard, 124 Woodland; driveways, sidewalks, walkways, decks, etc.; text her at (302)542-4647
- ❖ Matthew Charnik and his kids, 111 Woodland Road; driveways & walkways; contact Matthew at (302)383-0077 (Call or text)
- ❖ Ian Chadick, 218 W Silver Fox, (302)740-9965
- ❖ Maurice Wright, 156 Woodland; sidewalks & driveways; (302)465-5238

My name is Emily Hostetler and I'm a senior who loves children and is available for babysitting. I completed the Red Cross babysitting basics course & have a certification in CPR. I have experience with children from one year & older. Contact me at (302) 358-1209 (Timber Farms resident)

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 & chronic conditions, etc. Reasonable rates, flexible hours, Call Judie Rodgers, HTPA, (302) 273-2447 (Timber Farms resident)

A Family Affair Tent & Party Rentals; Weddings, Graduations, Birthday Parties, Reunions; (302) 733-0408. Your Tent & Party Rental Place Serving Delaware & Surrounding Areas; [www.FAMILYAFFAIRRENTALS.COM](http://www.FAMILYAFFAIRRENTALS.COM) (Richard Armorer, Timber Farms resident)

A1 Quality Maintenance, Lawn Care & Handyman Services, Brian White, Owner. (302) 584-0694; [A1Maintenance911@gmail.com](mailto:A1Maintenance911@gmail.com).

Shola Coker Phillip, Realtor/Home Designer, REMAX Associates, 668 Yorklyn Road, Hockessin, DE 19707. [www.homelotland.com](http://www.homelotland.com), Cell: (302) 563-3784, Office: (302) 234-3800, efax: (877) 408-7952 (Timber Farms resident)

Power washing all Timber Farms homes from gutters to foundation decks, concrete walkways, and driveways. Long time Timber Farms resident. Contact Rick at (302) 345-6350

Newark Charter junior, working to get extra cash for school needs. My name is Mi-na Wright kids in our children's ministry from ages 0 – 12 years old. I've been doing this for 2 years now. I'm CPR certified. Please contact me for inquiries at (302) 607-3971. (Timber Farms resident)

I have a new Nail business - Contact Neema Sheth (704) 287-1703 (Timber Farms resident) [www.COLORSTREET.com/neemasheth](http://www.COLORSTREET.com/neemasheth). Each pack is \$12

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

Diamond State Tree Experts; Jeremy Casey, Owner / Operator; (302) 561-4157; [Jeremy.c@diamondstatetree.com](mailto:Jeremy.c@diamondstatetree.com). [www.Diamondstatetree.com](http://www.Diamondstatetree.com). Licensed & insured; free estimates. ISA Certified Arborist; CTSP

## BUSINESS CARD ADS

**FREE to members of the civic association & their businesses; all others may place ad for \$10 / issue.**

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668 Yorklyn Drive  
Hockessin, DE 19707

Shola Coker Phillip  
Real Estate Consultant

Cell (302) 563-3784  
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## THE TIMBER FARMS VOICE

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