
WHITE HORSE PARK TIMES



NOVEMBER 2022

HAPPY THANKSGIVING

Greetings from the B.O.D:

Hello Everyone, We hope you are enjoying the vibrant color show that the trees are putting on. By the time you receive this the elections will be over and we hope you took advantage of voting. It is so important. Projects around the Park are progressing well. The sign at the entrance has been refreshed and repaired. The water cutoffs in Phase 1 have been inspected and are in working order, the maintenance crew have moved on to Phase 2 and will then move on to Phase 3. We are working on bids for the office repairs and the guard house repairs. If you have trees you would like to have trimmed or removed contact the office to have your name put on a list. The contractor will set up a time when they have a group of owners on the list. The bathhouses will be shutting down and also the laundries. The laundry in the office will remain open. The Pool Contract has been secured for the coming season and the repairs required by the County have been underway and are by now complete. Boats will be pulled from the Marina and any work at the Marina can be done in the off season. Once again, we will address the issue of Occupancy. We had an incident in the office of an owner who demanded the written agreement with the County in this regard. We will quote what our lawyer responded to the question of our responsibility to the County. "There are no written responsibilities of the Park to the County, however, the intent appeared to be that the County and the Park would cooperate on stopping year-round occupancy of lots in the Park."

This quote is from our Lawyer, Mr. Almand who represented the Park as part of the settlement. We are cooperating by tracking the gate count and observation. It is our sincere hope that we will not have to turn in names of owners who may continue to violate the off-season regulations. Some owners are taking advantage of the 60 day provision in the Declaration and we will be directing our attention to those units. All owners have the sixty days in the off season so we will be tracking all lots for violations. The fines are very prohibitive and it is our advice that you do not put your unit in violation since your name will be reported to the County. **THE COUNTY IS NOT GRANTING ANY EXCEPTIONS.**

The Board will not have open meetings until February, however, if you have questions or concerns, please direct them to the Board through the website or by mail addressed to the office. We hope that you will enjoy the upcoming Holiday. We all have a lot to be thankful for so enjoy Thanksgiving with family and friends.

Pat, Tammy, Brian, Jon and Terry

From the Park Manager:

Wishing everyone a Happy Thanksgiving.

So far, we are being blessed with a nice warm fall but of course, the cold weather is coming soon. If you need help with winterizing your home, please call the office for information. Protect your home and your pipes! Water should be turned off whenever you leave for an extended period of time.

We have been busy working on our winter projects. The sign at the entrance and the walkway at the club house are both completed. The Marina and the Bath Houses / Laundry have been winterized and are closed for the season. The laundry room in the main office building will remain open during the winter for your use. The north pier has been power washed. We are preparing the office and the guard house for renovations that will take place over the winter.

Thank you to everyone for adhering to the Worcester County occupancy rules. We realize that it has been difficult for many of you but we must enforce the 60day maximum stay with 30 non-consecutive days between October 1st and April 1st. Please keep track of the days you are in the park. We wish you well and look forward to everyone being back April 1st.

The large roll off dumpster is still in place for your yard debris and non - household trash. Please be respectful, if you are doing a demolition and reconstruction on your home, have a dumpster delivered to your lot. We are now using 3 dumpsters, the others have been taped and moved to the side. Please do not use these. In the off season we reduce the number of cans and weekly pick up's to control costs.

Last summer the health department asked us to repair the caulking all around the pool and patio area. Best Aquatics has been working on this. It is going to

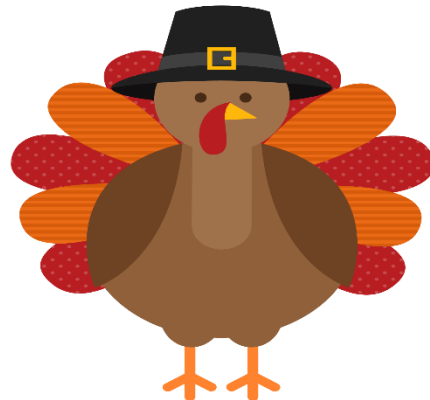
be much safer and look much prettier.

If you will be having work done on your home and are not able to be here, please leave a key with the office and we will make sure the person is able to get in. You MUST email in advance to give us permission to give the key out.

We will be in the office and on the grounds through-out the winter months. If you have any concerns, please don't hesitate to call.

Happy Holidays! As always, I am grateful for the wonderful people of White Horse Park Community.

Janice Carr
Park Manager



MARINA NEWS:

As a reminder, boats should be out of the slips by October 31st. Try to remember to take all of your lines off the pilings when you take your boat out, as this will preserve your lines for use next year. Leaving the lines in the weather all winter will degrade and weaken the lines.

CLUBHOUSE NEWS:

Anyone who wants to do an event this coming year please contact Betty Michalak clubhouse chairperson at 717 654 1062 . Would love to see some new faces helping out this upcoming year. Thanks to everyone that made 2022 season a great year! There were a lot of great times this year and I would love to see that continue for 2023!



Welcome to our new Homeowners

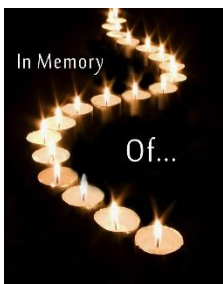
Kathryn Rickenbach Lot 404
Mike & Natalie Fowler Lot 11
John Hering &
Shiho Utsunomiya Lot 337



BOD MEETINGS ARE NOT HELD IN

NOVEMBER, DECEMBER AND JANUARY

NEXT BOD MEETING WILL BE HELD IN FEBRUARY 2023



Doug Jenkins

Our condolences to his family and friends.

MAKE SOMEONE HAPPY
PLEASE GIVE

PICK UP DECEMBER 15TH



Kenille's Kupboard
Pet Pantry and Rescue

DROP OFF AT THE OFFICE

End of Season Potluck Dinner

The Park's last event for 2022 was held on October 22nd, hosted by Sandy Morgan. Provided, was fried Chicken and dessert (pies, cakes, and ice cream). Ticket sales exceeded expectations, which resulted in more than 25 side dishes and a few additional dessert items. The abundance of food was astounding, which resulted in many take home meals. The Park's own Rick Kennedy provided music with his many talents.

Adding to the success, were the many volunteers who stepped up to help, (possibly in order to burn off a few hundred calories). The list of helpers are: Jon Gilmore, Terry & Elaine Lenhart, Karen Boon, Ashley & Dustin (Harnley Family), Maria Castellano, Janet Lutz, Water Michalak, Myra Ebaugh, and thoughtful owners who asked if additional help was needed. Volunteering for the Park's events (in the words of John Underwood), "*...it's hard work, but a lot of fun*". The Clubhouse Committee would love to see new names added to the list of helpers in 2023. Contact the Office.





Coffee & Donuts October 23rd

Another Coffee & Donuts event was held in the Clubhouse on Sunday, October 23rd. The Host; Sandy Morgan opened the doors at 9am. This is a free event for all who come. Adding to the aroma, freshly brewed coffee is provided thanks to the Park's faithful Barista, Terry Lenhart.

A hidden gem with this event, is the social experience that happens when Neighbors meet for the very first time.

Many thanks to the "regulars", who always show up for this event. And to others, please try to attend the Coffee & Donuts events next year.



OFFICE NEWS

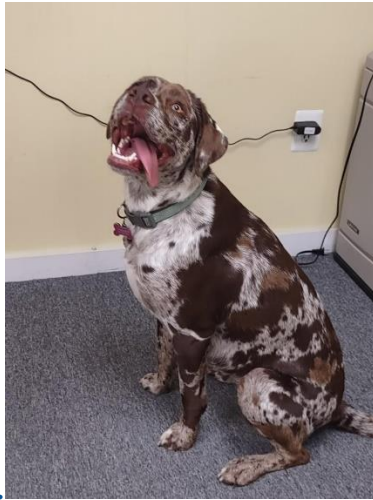
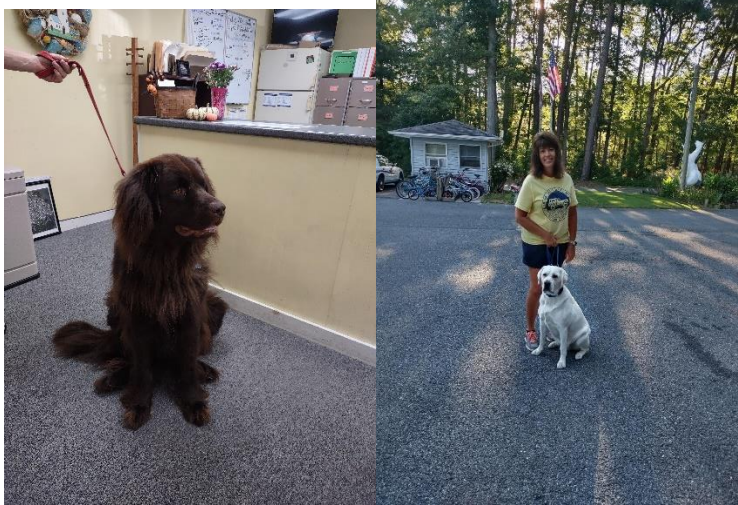
GO PAPERLESS: Please consider receiving your newsletter and billing **PAPERLESS** by providing your email address to the office. You will receive your bills and correspondence so much faster, and save our community money at the same time.

KEYS: Please call the office if you are giving authorization to give your key out for repairs.

PAYMENTS: All payments should be sent to Farmers Bank of Willards. New **PO Box 884, Willards, MD 21874** or pay by Revopay online.

Write LOT # on ALL CHECKS

PUPS IN THE PARK





White Horse Park
11647 Beauchamp Rd.
Unit 1
Berlin, MD 21811

