

Winter 2019
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Editor and Publisher:
Nancy Stevens

The Edmondson Heights Neighborhood News

A Covenant Controlled Community

<http://www.ehcaonline.org>

president@ehcaonline.org

Edmondson Heights Civic Association meets the first Tuesday of the month at Edmondson Heights Elementary School at 7:30 PM during the school year.

Note: School closing because of weather or holidays will automatically cancel the meeting.

The Edmondson Heights Civic Association, Inc. *Annual Election Day for Officers and the Board of Governors At the December 3, 2019 EHCA, Inc. General Meeting*

Notice To All Residents: *Now is your opportunity to come out to vote for the elected Officers and the Board of Governors on Tuesday December 3, 2019.* These are the resident individuals who will be making the important decisions regarding how the Edmondson Heights Community is run and what activities it will offer and support during the upcoming year of 2020. **Yes, you have a voice** and we respect your right to speak up and let your vote choose the elected officers and board members who you personally feel will represent the best interests of our community.

The following individuals were nominated at the EHCA General Meeting held on Tuesday, November 7, 2019:

Officers

President-Quintin Stevens

Vice President - Jacquista Powell

Treasurer – William Jacobs

Secretary - Phyllis Green

Sergeant-At-Arms— Open

Board of Governors

Sarah Burns

Sharon Davis

Marie Kane

Rosa Johnson

Susanna Twigg

Wanda DeWitt

EMAIL ADDRESS DATA BASE

Be informed, Get informed, Join the Edmondson Heights email data base and start receiving emails providing current and relative information. To join, send an email to: president@ehcaonline.org with your name and address and we will add you. We currently have more than 600 email addresses out of 1010 homes signed up to receive community news via email. *Your email address will never be sold or given to a third party without your permission.*

Join us and help us inform the community. This is the only way we can communicate important and timely information to residents and has proven to be very valuable to date.

Edmondson Heights Civic Association, Inc. Annual Residence Dues

The 2020 annual residence dues are still \$20 per residence and are due and payable January 1st through December 31st of calendar year 2020. Dues letter invoices will be mailed to each homeowner of property within the Edmondson Heights community in early February 2020. Dues are mandatory and have been mandatory since July 1, 2005. Your dues enable the Association to:

- *Ensure a safe, attractive community with covenant enforcement actions and community input.*
- *Sponsor activities of the Edmondson Heights Elementary School.*
- *Publish our quarterly Edmondson Heights Neighborhood Newsletters.*
- *Sponsor activities for the benefit of all community members such as Project Clean Spring, Community Picnic, National Night Out, and Spring and Fall Dumpster Community Cleanups.*
- *Encourage beautification of the community by sponsoring the Holiday Decoration and Summer Garden contests, as well as planting and maintaining the flower gardens under the 3 community signs.*

REMEMBER TO PAY YOUR DUES

Please remit payment of \$20 by check or money order made payable to EHCA, Inc. and mail it to EHCA, PO Box 21150, Catonsville, Md 21228. You can also pay by PAYPAL (\$21 to cover the PayPal fee) by going to our website at www.ehcaonline.org and selecting the PayPal Link. All funds raised go back to support the betterment of the Edmondson Heights community.

Failure to pay dues as required may result in a delay in property sale or title transfer.

We live in a GREAT community!!!! Let's WORK to keep it that way.

Community Events Dates to Remember

*Mark your calendar for EHCA meetings at
Edmondson Heights Elementary School
the first Tuesday of every month.
This is your neighborhood.*

Join your neighbors to keep it wonderful!

- | | |
|-----------|--|
| 12/3/2019 | Edmondson Heights Community Meeting at 7:30 pm in the EHES Cafeteria |
| 1/7/2020 | Edmondson Heights Community Meeting at 7:30 pm in the EHES Cafeteria |
| 2/4/2020 | Edmondson Heights Community Meeting at 7:30 pm in the EHES Cafeteria |
| 3/3/2020 | Edmondson Heights Community Meeting at 7:30 pm in the EHES Cafeteria |
| 4/7/2020 | Edmondson Heights Community Meeting at 7:30 pm in the EHES Cafeteria |

Councilman Quirk's Contacts Tom Quirk, Councilman, First District

Baltimore County Council, Old Court House,
Second Floor, 400 Washington Avenue,
Towson, Maryland 21204

Phone: 410-887-3386

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Email: council1@baltimorecountymd.gov

District Office: Margaret Stokes, Legislative Aide

754 Frederick Road
Catonsville, Maryland 21228
Phone 410-887-0896 Fax: 410-887-1012
mstokes@baltimorecountymd.gov

Five Questions for Ms. Erin Womble, new principal at Edmondson Heights Elementary School

(Note: The Vice President of the Edmondson Heights Civic Association, Deborah McEachran (DM) interviewed Ms. Womble (EW) at the elementary school).

DM: Can you tell me a little about yourself and how you came to this position?

EW: I began as a teacher in Baltimore County Schools in 2004. I worked as a resource teacher and then as an assistant principal (5 years at Edmondson Heights).

DM: What excites you the most about being principal at EHES?

EW: Many things excite me, but mostly I am excited about being able to have more influence on the vision for our school and then working to implement that vision. We are focusing on instructional practices so that we can move as a school to the next level academically. I look forward to seeing our improved test results at the end of the school year!

DM: How can the Edmondson Heights neighbors be more supportive of your students?

EW: 1. **Volunteer!** (Go to the http://www.bcps.org/community/volunteer_info/, complete the application form and even do your training online if you like! Then bring the proof that you have completed the training to the School to Community Coordinator, Mrs. Winchester, and she will assign you to assist a teacher, read in a class, etc.)

2. **Attend our open events:** Winter Concert, December 10 at 6 pm; Math Night in January; our production of *'Shrek'* in the spring. Check out our website <https://edmondsonheightses.bcps.org/> for up to date information on activities you can enjoy with us!

3. **Donate books** to our library or school supplies for teachers to have on hand in their classrooms.

4. Help out our newly forming **Environmental Club** with their beautification of our school grounds—beginning in January, 2020, the students will work on planning for and planting around the school. Give your time, your donations of plants or mulch, etc.

5. Download the **Box Tops for Education** app on your phone, select Edmondson Heights Elementary as your school, and when you purchase included items, simply take a photo of the receipt and the credit goes straight to our account! No more cutting out box tops and labels! It is so easy to support Edmondson Heights Elementary School.

DM: When is the 'One School, One Book' program?

EW: We kick off the book reading program with a community event on January 16, 2020 at 6 pm. Join us as we begin a school wide reading effort with the book [Cleo Edison Oliver, Playground Millionaire](#) by Sundee T. Frazier. Neighbors could contribute small items as prizes for our trivia questions around the book which will be asked throughout the reading program.

DM: What is the best way to communicate with the school if an individual or group want to get involved?

EW: Send an email to our assistant principal, Lisa Feidler at lfeidler@bcps.org and she will get you connected!

September Community Cleanup Results

The Community Clean Up was held on Saturday, September 21, 2019 at the Edmondson Heights Elementary School parking lot. More than 60 households took advantage of this opportunity to clean out their homes and yards with some making multiple trips. Three dumpsters were filled (making a total of six dumpsters filled in all of 2019). In addition, annual dues payments were received for eleven households.

Thanks to all the volunteers who gave of their time on a Saturday morning to make this event happen. Both the volunteers and the residents making use of this event thoroughly enjoyed the hot coffee and donut holes provided by the civic association.

Please Keep Your Exterior Lights On !!!!!

The Edmondson Heights Community has benefited from 63 upgraded and additional street lights. But don't just rely on them for your own safety. Remember to keep your front and back porch as well as side yard lights on for the best protection of your home



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Holiday Decoration Contest

The excitement of the holidays includes the beautiful decorations we see on the exteriors of the homes in our community. We look forward each year to the bright lights, beautiful garlands, and adorable blowup decorations throughout the Edmondson Heights community.

The judges of this decoration contest will be wandering throughout the community from 12/26/2019 through 1/2/2020. They will select homes from the following categories:

- ◆ Traditional decorations
- ◆ Daytime decorations
- ◆ Nighttime Designs
- ◆ Children's Theme Decor

As you drive around the area during the holidays, take time to view the beauty of the season as expressed by the individual homeowners.

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Thinking of Selling Your Home?

Did you know that you have the ability to increase the value of our community by starting at your own front door? Often when you paint, landscape or perform other home improvements, other neighbors tend to follow suit.

When the exterior of your home looks nicer, it can either encourage neighbors or cause others to feel ashamed of their own exterior. If you're looking to sell your home, the appearance of your neighbor's home can not only cause the value of your home to decrease, but it also can affect the value of the neighborhood.

A few, of the ways your neighbor's property can decrease the value of your home include:

- * Trash and garbage
- * Chipped paint
- * Broken railings
- * Unkempt lawns
- * Broken doors/windows
- * Individuals loitering in the area

As a covenant-controlled community, The Edmondson Heights Civic Association, has set a standard of rules created to uphold the beauty of our neighborhood. These guidelines are enforced to ensure that everyone takes part in maintaining Edmondson Height's value. Aside from the annual stream cleaning project, the Association holds monthly meetings to keep neighbors informed of community progress.

Curb appeal is the first step in attracting home buyers. However, it's not just your curb you're selling. Selling a home includes selling convenience to shopping, well lit entryways, friendly neighbors and the maintenance of every lawn surrounding their potential, future home. In this case, your neighbor's lawn is also your lawn. The collection, of newspapers and flyers, surrounding your neighbor's door also surrounds your door. In a more perfect world, we would each take the same amount of consideration to maintaining our lawns and landscaping but in a less than perfect world we have elderly and disabled neighbors who are incapable of keeping pristine lawns; we have neighbors whose green thumbs aren't as green and those who don't consider curb appeal. Having a beautiful neighborhood requires us to work together. Selling a beautiful neighborhood demands that we give the extra effort together.

New Editor for *The Edmondson Heights Neighborhood News*

Starting with the Spring 2020 edition of *The Edmondson Heights Neighborhood News*, Deborah McEachran (formerly Vice President of the EHCA, Inc.) will become the newsletter's new editor. She brings hr knowledge of the Community Association, personal acquaintance with many in the neighborhood, awareness of owners' concerns, as well as some new plans and ideas to update our newsletter.



EDMONDSON HEIGHTS COVENANT GUIDELINES

Residents should be aware that a legally binding set of restrictive covenants apply to all property in the Edmondson Heights Community and were established and initiated by the developer solely for the protection of property values within the community. It has been found that in developments such as our own, composed of groups of homes not individually styled, a certain amount of conformity must be enforced in order to preserve property values. They are a part of your deed, as an official document, recorded among the land records of Baltimore County as laws. By purchasing a house in Edmondson Heights, you have agreed to comply with these covenants even if you were not informed of or did not receive a copy of them at settlement. Covenant violation/s may make it difficult to sell or transfer your home without correction of the violation/s.

The Edmondson Heights Civic Association, Inc. (EHCA, Inc.) as successor and assignee has adopted the following Covenant Guidelines to insure that homeowners, who are considering alterations, comply with the Covenant Guidelines. These Guidelines have been modified and adapted from the Original Covenants that were established in March of 1953. This revision is effective May 1, 2015. Failure to comply with the Covenant Guidelines could result in EHCA, Inc. taking certain enforcement actions authorized under the Maryland Homeowners Association Act and the Maryland Contract and Lien Act. Such enforcement actions could result in delays in future property sale or transfer. Any deviation from the Covenant Guidelines will require a written submission outlining the type of work to be done and the materials to be used along with drawn plan/s delivered to the EHCA, Inc., Board of Governors, at P.O. Box 21150, Baltimore, Maryland 21228-0650. You may also deliver your plan/s to an Officer or Board Member at a regularly scheduled monthly general membership meeting. The EHCA, Inc. Board of Governors retains the sole right to approve or disapprove all plans. Upon approval from the EHCA, Inc. Board of Governors, residents are responsible for obtaining all necessary permits and inspections and for complying with all State and County laws and regulations. Residence dues as determined by the EHCA, Inc. Officers and Board of Governors are due and payable annually to EHCA, Inc.

EHCA, Inc. is charged with enforcing these Guidelines and will investigate all complaints and violations and, if necessary, send a violation notice. Depending on the violation/s, the homeowner will be given from 15 days to 90 days to correct the situation. If you are found in violation/s and you, or anyone acting on your behalf want to discuss it, you must submit a request in writing to meet with the Board of Governors of EHCA, Inc., PO Box 21150, Baltimore, Maryland 21228-0650, stating your situation and the reason for your request. If the violation/s is not corrected in the stated time period, the EHCA, Inc. attorney will begin legal action. The homeowner with the violation/s will be responsible for any and all legal fees.

Boundaries of Edmondson Heights are as follows: 1100 thru 1248 Newfield Road, 1000 thru 1235 Harwall Road, 1101 thru 1197 Granville Road, 1400 thru 1654 Forest Park Avenue, 1080 thru 1196 St Agnes Lane (Even Side Only), 1000 thru 1012 Sanbourne Road, 1437 thru 1531 Ingleside Avenue (Odd Side Only), 1400 thru 1561 Clairidge Road, 1400 thru 1561 Barrett Road, 1400 thru 1655 Kirkwood Road, 1400 thru 1659 Langford Road.

AWNINGS: Only canvas awnings, either in green canvas or green canvas with white trim shall be on the front of middle group homes and/or the side windows of end-of-group homes. All canvas awnings must be removed for the winter months. Rear awnings may be of any type or variety desired, but must not extend beyond the house line so as to be visible from the front street.

FRONT DOORS, STORM DOORS & FRAMES: Front doors may be painted any color desired, although white is preferred. Storm doors must be painted white wood, white baked-on aluminum or vinyl. Door frames must be replaced in the same style as the original design and must be constructed of wood or Fypon in white only. Vinyl or aluminum cladding, in white only, that maintains the original fluted design is acceptable. Security doors may be installed to replace storm doors but must be white. **White Storm or Security doors are required. End of Group homes must maintain the original design Acorn Pediment.**

END-OF-GROUP HOMES: Fascia boards running to the peak must be painted white or be covered with white aluminum or white vinyl. White shingles may be replaced or covered with white aluminum or white vinyl siding.

FENCES: Must not extend forward of the chimney. Fences are only permitted at rear of property. Chain link fences are preferred.

GUTTERS & DOWN SPOUTS: Must be white, brick red or dark brown. Conformity within the group is encouraged.

PORCHES: Front porches must be replaced in the original design and be of concrete. Steps must be poured or prefab concrete, quarry stone or brick. Rear porches may be of wood, concrete or metal.

ROOFS: Roofs must be replaced in the same style as the original slate in slate or asphalt and must be in a neutral color, preferably ranging from light gray to black. Attic fans or solar panels must be installed in the back or side of the roof and not be visible from the front of the house.

PAINTING AND STAINING: All exposed woodwork on the front, side, and rear of a house must be painted white (exception is rear porches). Front porch railings must be painted either black or dark green. Conformity within the group is encouraged. Front porches and the concrete wall below brickwork must be stained the color of concrete. Gray paint is unacceptable. Recommended concrete stain is Behr Premium Solid Color Concrete Stain , Flat Finish, White Base 800, Color Catalina Stone (819).

WINDOWS: Must imitate the original double hung construction. Both sashes must be able to be moved up and down. Windows must be white. Bay windows are permitted on End of Group homes only. Security bars or grills and glass blocks are permitted on basement windows only. Shutters are not permitted.

WOOD STOVES & FIREPLACES: Exposed exhaust piping must be bricked-in, bricks to match existing, and must be located in the rear of the house. If exhaust piping is going through the roof, the exposed pipes must be stainless steel and be located at the rear of the house.



TYPICAL
End of Group Covenant Compliant Home
Front Entrance Door Trim
 Two Original Design Fluted Pilasters and One Plinth Block on each side, Acorn Pediment, Standard Crosshead with 6 Fluted Teeth.

TYPICAL
Middle of Group Covenant Compliant Home
Front Entrance Door Trim
 Two Original Design Fluted Pilasters and One Plinth Block on each side, Standard Crosshead with 6 Fluted Teeth.
Acorn Pediment not allowed.

These Covenant Guidelines are subject to future changes at the discretion of the Officers and Board of Governors. This revision having been reviewed for legal sufficiency by legal counsel and voted on and approved by the Association Officers and Board of Governors and General Membership took effect May 1, 2015 and supersedes all previous versions.

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***THE EDMONDSON HEIGHTS
NEIGHBORHOOD NEWS
Winter 2019***

Wishing All a Wonderful Holiday Season

Edmondson Heights Next Door

[https://edmondsonheights.nextdoor.com/login/?next=/news feed/](https://edmondsonheights.nextdoor.com/login/?next=/news+feed/) Edmondson Heights Next Door is a socially interactive website similar to Facebook but for use only by registered residents of Edmondson Heights sponsored by the Edmondson Heights Civic Association, Inc. On our site, neighbors share community events, recommendations, items for sale/free, crime/safety concerns, ideas about how to make our neighborhood better, and more. Please join us to build a better neighborhood! This website is free and very easy to join. Check it out and while you are at it, check out our Association website at www.ehcaonline.org and join our email. To join this website, simply go to the above website or send an email to president@ehcaonline.org with name and address and I will send you an email invitation to join. Join your many neighbors on this website for the betterment of our community.