

Next Worthington Mews Board of Director's Meeting is Tuesday May 18<sup>th</sup> at 6:30PM  
at the Anne Arundel County Northern District Police Station

# Worthington Mews H.O.A

[www.worthingtonmews.org](http://www.worthingtonmews.org)

## Spring/Summer Reminders

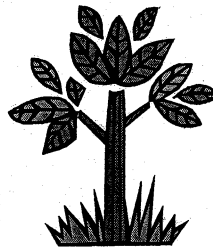
June 2010

The Board of Directors will be doing their spring inspection the weekend of June 5, 2010.

Please have the exterior of your home prepared to **avoid fines**.  
When repairing the exterior of your homes please:

- ▲ Wash the winter dirt off the garage and vinyl siding.
- ▲ Weed gardens, add mulch to existing beds
- ▲ Trim bushes, trees or shrubs and remove empty flower pots
- ▲ Remove clutter from Decks and front porches
- ▲ Repair dryer vents
- ▲ Hide antennae or satellite wires
- ▲ Clean gutters
- ▲ Paint peeling exterior wood areas the home's original color  
OR permanently cover peeling paint with matching vinyl siding.

The Worthington Mews web site ([www.worthingtonmews.org](http://www.worthingtonmews.org)) has an area for homeowners to recommend local vendors. As an HOA we cannot recommend or encourage you to use any of these vendors, but we encourage you to share your vendor experiences on the website.



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1. HVAC condensate lines should be **checked monthly** to insure they are free flowing and do not back up causing damage to your home. You can clean your condensate line with a mixture of ½ water and ½ bleach. This should be done on a monthly basis.
2. **Please pick up after your pets and remove all feces.**
3. **Architectural Request** - Please remember to complete an architectural request for any exterior modifications and submit it to Victory Management for Board approval.
4. **Pool Passes** – As in the past, pool passes will not be issued to any owner who is delinquent in assessments or fines. Please take this opportunity to make sure that your account is paid in full.
5. Please put trash cans out no earlier than the night before pick up and place empty garbage cans back in the garage on the pick up day.
6. Gutters and downspouts should be cleaned of all leaves & debris twice a year. By doing so, you protect yourself and your neighbors from basement water damage.
7. Parking is only permitted in **garages**. Parking on your pad, on Dark Star Way, Visitor spaces at end of court or in yellow curb “No Parking” areas will result in your vehicle being towed without notice.
8. Unit owners are responsible for their dryer vents and vent covers. Please have your dryer vent cleaned and the cover replaced if needed.
9. All drivers are urged to obey the speed limit. The warm weather will bring the children out to play and we all want to make sure they are safe. **Please slow down.** Parents please also remind your children not to play in the streets.

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#### 10. AIR CONDITIONING ISSUES

The engineer for the builder left the following instructions to help keep the top floor cooled. Operate the fan continuously and keep the air registers closed in the basement and slightly more open on each higher floor. The air registers should be completely open on the top floor.

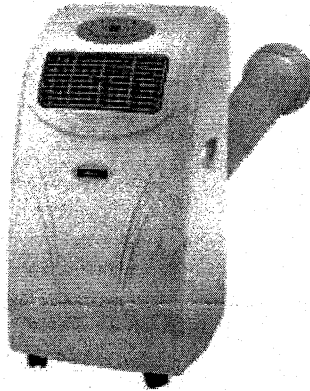
This method has worked for many during those really hot summer weeks. The downside to this is you will burn out a furnace fan earlier than normal. Check with your furnace company contractor to determine if the furnace fan will be repaired at no cost. Many of us with BGE Home contracts found this to be the case. In addition, keeping the fan switched "on" instead of "auto" reportedly will raise your energy bill by about \$3.00 a month.

#### Window Air Conditioners

Window Air Conditioner units are strictly prohibited by the HOA and a fine will be imposed.

#### Portable Air Conditioners

These units sit inside the room and vent hot air either through the attic or through the window via an exhaust hose. They are an effective way to either supplement an existing central HVAC system in one room or cool a room entirely. The board feels these are allowed because they are not visible and therefore do not



devalues the surrounding real estate.