

THE WILLOW BLUFFIAN

A COMMUNITY NEWSLETTER

Issue #1

April 2001

WELCOME!

Introducing the voice of Willow Bluffs... We are very excited to issue our first neighborhood newsletter. In order to make it as useful and informative as possible, we need YOU to help contribute. If you are interested in getting involved, please contact co-editors Liz Lusardi & Christine Snider, or Katie Sinnot. A list of contacts can be found on page 2.

While we have thought of some ideas for the newsletter, we hope you can help shape what it will look like in the next issue. At this point, we are planning to have 3 more issues this year (end of June, September and December), and continue into next year as a quarterly publication. The cost per issue to produce the newsletter will be approximately \$120.00 (hand delivered). We will use the money from our homeowners association fund (as we did for this issue) to pay for the newsletter. We are also hoping to subsidize the cost of printing each issue by selling advertising space in the newsletter. If we get enough advertisers, we may be able to lower the cost dramatically.

So please read on, enjoy, and GET INVOLVED!

Written by: Liz Lusardi

Traveling Back In Time

If we were to travel back in time before the towns and cities were built, what would we find? We may see trees for miles and hear rain dances off in the distance. You certainly wouldn't travel far before running into our respected Native Americans. The Lumbee Indians among other tribes were just as much part of the landscape here, as the streams and trees around us. If you were to dig a little in your back yard, you'd surely find some trace of their existence. Arrowheads can be found just about anywhere, but they are plentiful right here in Willow Springs.

After the war that wiped out the majority of our Native Americans, England took ownership for hundreds of miles around us. One of the first known families to own this land was the Blalocks. Mr. Blalock was given a grant by the Queen of England to settle here. You may have seen the name on a few street signs in the area. Mr. Forrest Ball bought the land about twenty years ago from Ronnie Currin who had inherited the land from his mother Mrs. Karen Blalock. One year later

Mr. Ball sold the land to an investor by the name of Henry Fleming. Mr. Fleming leased the land to farmers until May 21st 1997 and then sold the land to Willow Bluffs, Inc., hence the development we now call home.

Written by: Christine Snider



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Homeowners Assoc. Information Update

(This information is provided by Forrest Ball).

Willow Bluffs is developing at a steady pace. I would like to take this opportunity to thank the majority of homeowners who have made the effort and taken the time to adhere to the Restrictive Covenants of the subdivision.

In order to maintain the subdivision standards, it is necessary that all homeowners comply with the Restrictive Covenants, which have been briefly outlined on page 3. Every homeowner should have received a copy of the Willow Bluffs Restrictive Covenants at his or her closing, and hopefully taken the time to read it.

The following is a sample of the complaints I have received: wire fencing installed where inappropriate and without coverage, construction of sheds without proper siding and roof, lawn care, non-running vehicles on property, commercial vehicles, debris, etc. When homeowners submit a request to add a fence or shed, they are asked to provide location and type of construction material. This avoids any problems in the future. I often ride through the subdivision and try to handle any inappropriate structures/ or violations as soon as possible.

Recently the roads to Phase I have become under the jurisdiction of the Dept. of Transportation, and Phase II is now in process. We hope to have Phase III included later in the year.

Should you have any questions, I will continue to be the contact for the Willow Bluffs Homeowners Association until such time that it can be turned over to the homeowners. We hope that turnover will be accomplished by year-end.

Written by: Forrest Ball

Association Budget

Forrest has provided the Willow Bluffian with some information regarding the Homeowners Association budget. If you have any questions or want more information, please contact Forrest directly.

We currently have approximately \$8,000 in our budget. The main expense in the budget is lawn maintenance (entryways and community property). Since January 2001, \$400 has come out of the budget for this expense (\$200 each in January & February). The only other expense incurred this year has been for postage.

I hope this helps answer some questions about where our yearly homeowners dues goes. It looks like we (community members) will be controlling the budget by year-end!

“Ask Forrest”

Interviewer: When will the homeowners receive full control of Willow Bluffs?

Forrest: By the end of the calendar year, maybe sooner.

Interviewer: Here's the big question everyone's wondering about. When will we have our stop signs?

Forrest: I've already turned Phases I and II over to the Dept of Transportation. It will be awhile longer before Phase III is ready. It shouldn't be too much longer before you have your signs.

Interviewer: Where exactly is the community area?

Forrest: Lost Acorn Way. It's

off Middle Ridge Drive. There's about 8 acres out there.

Interviewer: Are you planning to do anything special with the land or will the homeowners decide what to do with it?

Forrest: We plan to get back there in the next month or two and clear out a roadway. After we've completed that, I'm going to build a picnic area. Anything else such as a playground would be decided by the Association once it's formed.

Interviewer: Thank you for taking the time today to answer some often asked questions. We appreciate your support.

Forrest: That's what I'm here for. I think this newsletter is a great idea. I hope that it will give the community a sense of belonging. People should take pride in where they live. Good luck!

Written by: Christine Snider

Contacts

Liz Lusardi: 552-9396 e-mail: elusardi@yahoo.com

Christine Snider: 552-4110 e-mail: chris1989flowers@aol.com

Katie Sinnott: 552-1762

Kathryn O'Dekirk: 567-3117

Comfort Homes: 553-3242

Forest Ball: 772-0170

Fire Dept Sta. #2: 552-4949

Wake Cty Sheriff: 856-6900

“What’s a Covenant?”

Remember way back (or not so way back) when you had to sign all those papers when you closed on your house? Your fingers were probably sore by the time you got to those few pieces of paper that looked sort of official (but didn’t they all?) and said something about restrictive covenants. Well we thought it might serve as a good reminder to list some of the existing covenants in our neighborhood (“rules to live by,” so to speak). Forrest has received many phone calls about subdivision restrictions and rules, etc., so we hope this refresher helps! Please refer to your copy or contact Forrest if you have any further questions. We have only summarized the major points in the covenants.

No structure (building, fence, wall, etc.) or addition may be erected on any property without prior written approval by the Homeowners Assoc.

Mailboxes must be uniform in appearance.

No offensive activities shall be carried on upon any Lot nor anything considered a nuisance or annoyance to the neighborhood.

The following vehicles cannot be parked on any lot: those licensed to carry over 2 tons, those that cannot operate under own

power, heavy equipment, farm machinery, trade materials, earthmoving equipment, storage and/or house trailers (delivery trucks excluded).

No animals shall be raised, bred or kept on property except household pets that are not dangerous. No animals may be raised, bred or kept for commercial purposes on any lot.

Owners shall keep their lots free of tall grass, undergrowth, dead trees, trash and rubbish and properly maintained so as to present a pleasing appearance. In the event that this does not occur, the Association may have the required work done, and the lot owner shall pay the costs incurred. A lien will be put on the property until the owner pays such costs.

Adequate off-street parking shall be provided by each Lot owner for his licensed automobiles. No automobiles shall be parked on the street.

No boats, trailers, campers, mobile homes, motor homes or similar property may be parked on the street, driveway, in the front or side setback of any Lot.

Such property may be parked in a garage or screened area in the rear yard of the owner.

Address Slip goes here.

Written by: Liz Lusardi

Community Contest

Do you often brag about how kind the person is living next to you? Do you talk with your spouse about the well-designed yard down the street? Do you envy someone’s new deck or add-on in our neighborhood? Here’s your chance to let them know. We are having a contest for best neighbor, best-landscaped yard and best improvement of the quarter.

If you feel someone in our neighborhood deserves some recognition e-mail, call or simply drop your nominees off in my mailbox. (*See info below*) This will be fun for everyone! The votes will be fairly counted by a committee of three and will be listed along with the prizes in our next issue. **May the best homeowners win!** Please e-mail Christine Snider at: Chris1989flowers@aol.com or phone 552-4110, or drop off in my mailbox at 3156 Eric St.

Written by: Christine Snider

Katie's Korner

Spring is here and I bet a lot of you are bored with the four "Korners" in your house-- I know I am. Well, let's spice up your house with a few decorating ideas that are inexpensive.

Headboards:

Does your bed not have a headboard? Here are a few ideas:

*Above a child's bed, hang 4 or 5 colorful hula-hoops. Arrange them in a half circle above the bed. It brings in color to the room and looks fun.

*Buy a decorative curtain rod. Hang the rod 2 to 3 feet above the bed and center it. Wrap tuile fabric around the rod. Hang 2 pictures from a heavy, thick ribbon. Tie the ribbon into nice bows. Make sure they are secure and centered.

*Get a sheet of plywood. Cut the wood into a house frame. Paint the house, add windows and a door. Nail into the wall above the bed. The comforter should be solid green or green with flowers. This looks like the grass. You can also get a picket fence and place it at the foot of the bed for added decoration. This is very cute!

Hey parents, need some "eggs-tra" help with you child's math? Try Basket of Math Facts. Fill an Easter basket with cellophane grass and plastic eggs. On the outside of the egg, write a math problem with marker. Inside the egg, write the answer on a piece of paper or use the correct amount of jellybeans (if the answer is a low number). They can crack open the egg to see if they are correct. Try it-- it's all it's cracked up to be!

Have questions about Katie's Korner?
Call Katie @ 552-1762.

Written by: Katie Sinnot

Recipes

Easter is just around the "kornet" and I'm sure everyone is busy getting ready. Here are some recipes to try:

EASTER NEST

7 oz. Marshmallow cream

¼ cup peanut butter

2 T margarine- melted

5 oz. Chow mein noodles

1 cup M&Ms- pastel colors

In a mixing bowl, combine first 3 ingredients. Fold in noodles and M&M's. Chill until easy to handle. On wax paper, form mixture by 1/3 cupfuls into 3" nests. Chill for 30 minutes. Place several M&M's in each nest. Makes a great decoration or gift!

PEANUT BUTTER EGGS

1 cup peanut butter

2/3 cup powdered milk

4 T honey

1 lb. Milk chocolate coating

Mix well and chill. Make into egg shape (or it can be put in peanut butter cup molds or papers). Dip in melted chocolate coating. Put in freezer for a few minutes to help set.

Contributed by: Katie Sinnot

WORD FIND By: Liz

Lusardi

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EWABDRIBEULBODTW
NERZSTQLNPHLGEAS
GNWALUEOHROKIMRG
BUCTSINOMONFTRIS
PIRAEVUMLJYNUOPW
FXKYREYSDENBLRSA
LMRILDSZECATIZHO
OAEBNPIHOTRNPIC
WTRDSGUNISGASRLA
TPKEIGFVARDBASKT
SIXSGSJESLTFUJPB
NSGVROTWKMYSEBDU
AGPTEMSURASHKGIN
EWUIEBTOSNONNCN
BDAENERAWUEWANRY
YWFRANOGLPDETENW
LLNEMRHORBRPTLU
LUAXITVVAEASOUTC
ETUPOWHSYPGYQAXS
JUNETRKFSGCAIGRM
OSVREENIHSNUSETA
GALTTKOLIPSBWUNY
RISYGNIKLAWONAWE
NAMBLEUNEVLISRVT
EDHAQJDAFFODILSU
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Look across, down, diagonal, forward and backward for these spring words. Answers on pg. 6

APRIL	BASKET
BIKING	BLOOMS
BLUEBIRD	BONNET
BUNNY	CARDINAL
DAFFODILS	EASTER
EGGS	FLOWERS
GARDENS	GREEN
JELLY BEANS	JUNE
LAWN	MAY
OUTSIDE	PLAY
PROJECTS	SHORTS
SHOWERS	SPRING
SUNSHINE	TEESHIRTS
TULIPS	WALKING
WARMTH	YARDWORK

Puzzle Answers

A	S	P		D	O	B		M	O	P		
P	A	L		E	V	E		A	F	L		
E	T	A		B	E	A		T	I	F	Y	
	Y	E	A	R	N	S						
A	R	E	A	S				H	E	R	E	
P	U	R	S	E				T	I	R	E	S
T	E	S	T					A	R	A	B	S
			E	N	A	C		T	S			
T	I	E	R	A	C	K			E	B	B	
A	R	E		M	E	L			R	I	O	
G	E	L		E	S	E			S	T	Y	

EWABDRIBEULBODTWM
 NERZSTQLNPHLGEAS
 GNWALUEOHROKIMRG
 BUCTSINOMONFTRIS
 PIRAEVUMLJYNUOPW
 FXKYREYSDENBLRSA
 LMRILDSZECATIZHO
 OAEBNPIHOTRNPIC
 WTRDSGUNISGASRLA
 TPKEIGFVARDBASKT
 SIXSGSJESLTFUJPB
 NSGVROTWKMYSEBDU
 AGPTEMSURASHKOIN
 EWUIEBTDOSNONNCN
 BDAENERAWUEWANRY
 YWFRANOGDPEDETENW
 LLNEMRHORBRRTL
 LUAXITSVAEASOUTC
 ETUPOWHSYPGYQAXS
 JUNETRKFSGCAIGRM
 OSVREENIHSNUSETA
 GALTTKOLIPSBWUNY
 RISYGNIKLAWONAW
 NAMBLEUNEVLISRVT
 EDHAOJDAFFODILSU

Community Interests

Have you ever wondered if there were other people in the neighborhood that might enjoy some of the same activities as you? Below is a list of potential clubs and other activities that may be of interest to you. For this first issue, we are asking you to contact us if you are interested in any of them. We will then act as the liaison to get the interested people in contact with each other. It will then be up to the newly formed group to keep us advised of any upcoming events or other information that you would like us to print in future newsletters. If you have any other ideas that aren't listed, please let us know! Contact Liz Lusardi at 552-9396 or e-mail: elusardi@yahoo.com.

- Book Club Playgroups
- Board Games/Cards/Poker Club
- Dinner Club Bowling
- Softball Walking
- Gardening Bird Watching
- Ladies' / Men's Night Out

Moms: Are you a mom who needs a break? Tired of diaper changing, baby talk, chasing toddlers? Join us for the Willow Bluff's monthly Moms' Night Out. Every 3rd Thursday of each month, several neighborhood moms get together for a nice meal out (or other fun activity). Contact Liz Lusardi for more information. You DESERVE a break!!!

Advertising Info

As we mentioned in our introduction, we would like to include advertising in our next newsletter. The cost for placing an ad will be as follows:

- ** Classified ad: \$2.00 (up to 5 lines)
- ** ¼ page ad: \$10.00
- ** ½ page ad: \$15.00
- ** Full Page Ad: \$20.00

Do you own your own business? Have something you want to sell? Advertise in the community newsletter. You'll be reaching over 170 households!

Interested in making some extra money? Volunteer your name as a babysitter, dog sitter, or house sitter and we will list you in the next newsletter free! (No professional listings please)

For our next issue: If you would like to submit an article or write a letter to the editor, please send it to Liz Lusardi at 3164 Eric St. or e-mail it to elusardi@yahoo.com. We cannot promise that all submissions will make it into the next issue, but we will do our best to print what we can. Editors reserve the right to edit material and may refuse to print inappropriate materials. This newsletter is for Willow Bluff's