

# ***Tanterra Today***

## **Homeowner's Forum Nov/Dec 2010**

Visit [www.Tanterra.com](http://www.Tanterra.com) for new announcements and neighborhood news.

### **Homeowners Approve Special Assessment for Pool**

**By Curt Barrett, President**

The annual meeting of Tanterra Homeowner's Association was held Wednesday November 3<sup>rd</sup> at Greenwood Elementary School. We estimated over 80 homeowners attended the meeting which involved a key vote on establishing a special assessment to renovate the pool. The vote was 111 to 49 (which included proxies) in favor of the special assessment. This means homeowners will be assessed \$1000.00 in 2011 to pay for the estimated \$400K reconstruction of the pool. This is in addition to the \$325.00 dues assessment you will be receiving the end of January. We're still a very inexpensive Association compared to most in the area. Homeowners can pay the \$1000.00 next year or make payments of \$350 in June 2011, \$350 in June 2012 and a final payment of \$300 in March 2013. The Board of Directors has an established pool renovation committee which will assemble terms of reference, specifications, and ask for competitive bids for the pool repair in late 2011. Selection of the contractor will occur in early 2012 with construction beginning in the fall of September 2012. Other business conducted at the meeting was the election of Wayne Johnson, Dick Cole and Dick Bertin as board members. In addition, the Homeowners approved the allocation of all unused funds collected in 2011 to be apportioned to the reserve fund. Many thanks to Maria Hermansdorfer, Beth Murray, Glenn Wasik, Jim Cagley and Jodie Siarkas for volunteering to process all the homeowners ballots at our annual meeting. Special thanks also goes to Jeff Popera of Georgetown Aquatics.

A Board of Directors meeting was held after the annual meeting. The Board will continue to meet the third Wednesday of each month. The next meeting is scheduled for December 8<sup>th</sup> however, due to the holidays coming up. Your Board officers for 2011 are Curt Barrett, President; Glen McEwen, Vice President; Dick Bertin, Secretary and Charlie Cook, Treasurer.

The Association is in need of volunteers. As I told the homeowners at our annual meeting, we are losing our core of volunteers now, and if we do not get new volunteers to replace them we shall need to pay for essential services such as pool repairs and maintenance currently done by volunteers. If we start to pay for services, your dues will escalate rapidly. We are now in need of a person to assist our Newsletter Editor, and a Clerk for the HOA These are paid positions (-see the job descriptions in this newsletter). Sue Barrett served as Clerk for THOA for the past 14 years. The Pool, Grounds, and the Architectural committees need help too. Let us know if you can help! Even a few hours per month will help us keep the workload manageable.

I hope you and your family have happy holidays over the next few months. Please know that the Board meetings and activities are very open to homeowners to attend.

Special Meeting of the Board  
Tanterra Homeowners Association  
September 26, 2010

Board Members in Attendance: Curt Barrett, Glen McEwen, Wayne Johnson, Dick Cole, Charlie Cook, Jim Cagley, Beth Murray. Also in attendance: Sue Barrett, Clerk and Jeff Popera, Georgetown Aquatics.

The meeting was called to order at 2PM by President Curt Barrett. The purpose of the meeting was to discuss the condition of the pool and to discuss the options for its repair.

Wayne Johnson presented different options to the board. One option would be to simply make temporary repairs in order to pass yearly inspection, with the possibility that the pool might still not pass inspection to open on schedule and would still need major repairs in the future. The other option would be a complete restoration of the pool, the filters and the concrete deck.

A lengthy discussion was held concerning the pool leaks, the cracking of the concrete deck, the age of the pool filters, the shifting of the skimmers and the condition of the subsoil surrounding the pool. Dick Cole discussed a pool company, Millenium, that can check the skimmers of the pool for leaks at a reasonable cost. It was recommended that the skimmers be checked yearly in the future.

Charlie Cook made a motion that the Tanterra Board of Directors propose to the homeowners at the annual meeting on November 3, 2010 that a special assessment of \$1,000 be levied per lot, which is binding on all present homeowners and their successors. This \$1,000 can be paid in full by June 1, 2011, or divided into three payments with \$350 due on June 1, 2011, \$350 due on June 1, 2012, and \$300 due on March 1, 2013. The motion was seconded by Glen McEwen. The motion carried.

Treasurer Charlie Cook presented the Tanterra HOA budget for 2011. Wayne Johnson moved that the budget be approved. Jim Cagley seconded the motion. The motion carried.

The meeting was adjourned at 3:30 PM.

Submitted by Beth Murray



## ARCHITECTURAL UPDATE

We are finishing up another great year and the architectural violations are becoming less and less each year. This is attributed to the fact that our homeowners are more involved in fixing items on their own. There is no other community in the Olney area that has our uniqueness from the style of homes we live in to the amount of trees that makes our neighborhood a great place to live. I want to thank the many homeowners that have been cooperative when receiving a violation notice and working with the architectural committee on resolving the issue. As volunteers it makes our job much easier.

As a reminder we wrote in an earlier newsletter article that we will be looking at mailboxes in the Spring when the Inspections Committee does it review. We're asking that if your mailbox is leaning that you straighten it, missing paint that you paint it. For a little amount of expense this is an area that can also help improve our community and would appreciate your cooperation. We've received feedback where some have suggested that we have one style mailbox, but that is not going to happen. When we can't agree or get cooperation on one trash company in our neighborhood we are not going to attempt to design a mailbox for all to adhere to. Besides, mailboxes are unique and as long as they are in good shape it adds to the individuality of our neighbors.

The vast majority of our maintenance guidelines are the same ones that Montgomery County follows from painting/staining, driveway repairs, roofing, debris and clutter, vehicles on property etc. Montgomery County just passed new legislation that will go into effect in 2011 regarding parking in the development, commercial vehicles, driveway expansion etc. The new rules are not real clear yet as they were just passed by the council. In order to sort it out we are calling and speaking to the experts to determine what the rules are and how it will affect our community. Once we gather this info we will report it in future newsletter articles.

Please be aware that prior to doing any work on the outside of your home you are supposed to submit an Architectural Request Form. This is a rule in our Covenants and Bylaws that you can read at [www.tanerra.com](http://www.tanerra.com). Failure to get approval can result in the work not being approved should it not meet or follow our architectural standards. It could result in the work having to be modified or removed. I always list my phone number and if you have questions or are unsure it is easy to get a hold of me to discuss. We make every effort to turn around requests very quickly, but would appreciate more than a day or two notice prior to having your work start.

Please do not hesitate to call upon me and my committee for any request that you have in the future. Have a nice holiday season and a healthy and prosperous New Year! Hank Griffith, Architectural Chairperson, (240) 461-7536 or [skay-hank@comcast.net](mailto:skay-hank@comcast.net)



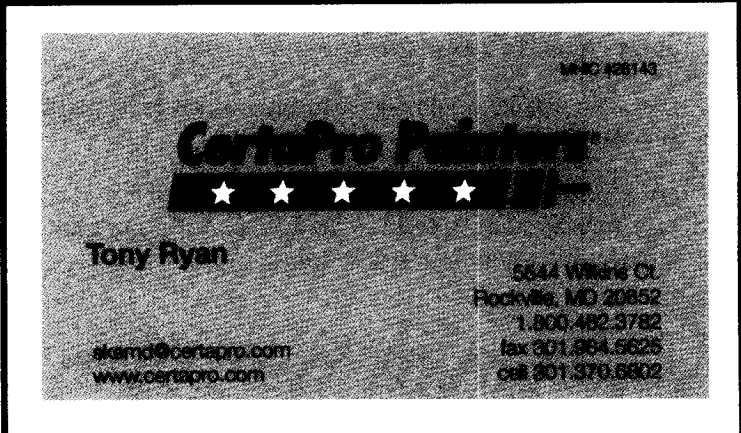
## Masters Of Music Concert Series


The Sandy Spring Museum

Sundays at 3:00 p.m.

Best-selling Chinese author Xia Yi is also a piano student from the Peabody Conservatory. Her dazzling artistry in Schumann and Liszt repertoire is already on a professional level.

[www.sandyspringmuseum.org](http://www.sandyspringmuseum.org) for details



  
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 1.800.482.3782  
 fax 301.904.6626  
 cell 301.370.6602

Tanterra Homeowners Association  
Board Meeting Notes  
September 15, 2010

(con't from pg 6 )

Architectural Committee:

Hank Griffith reported that the definition of "clutter" which is going to be used by the Architectural Committee in determining violations will be the same as the definition used by Montgomery County for "solid waste." This definition will be placed in the newsletter and on the website.

The possibility of running an electric line from a homeowner's house to the light for the sign located at the Georgia Avenue entrance was discuss. The homeowner would be approached with the idea.

Grounds Committee:

It was noted that repairs had recently been completed on the walking paths.

Welcoming Committee:

Jodi Siarkis was welcomed as the new chairperson for the Welcoming Committee.

Old Business:

None

New Business:

None

The meeting was adjourned at 8:32

Submitted by Glenn Wasik

## Model Train Show

Saturday, December 4 through Sunday, December 12

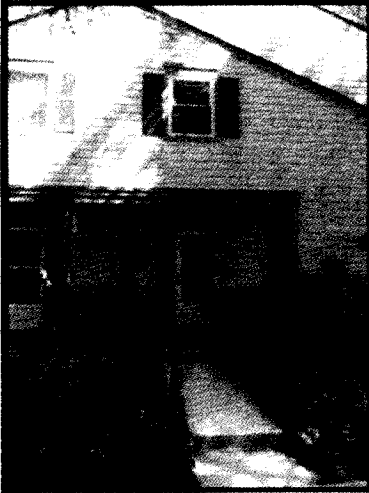
Mon-Sat 10 am-4pm; Sunday 12-4 pm

Visit with Santa, Saturday, December 11, 12-3 pm

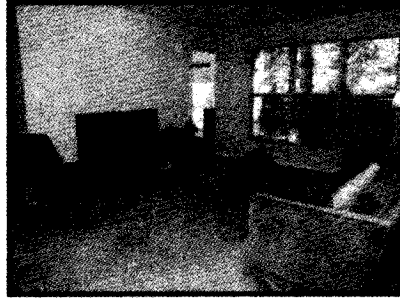
Sandy Spring Museum  
17901 Bentley Rd  
Sandy Spring, MD 20860  
301-774-0022



# Carefree Living in Olney!

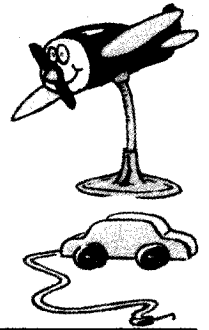


Sparkling first floor, two bedroom, 2FB condo with private patio & very convenient to "downtown" Olney & public transportation



**Mary Kerr**  
**240-793-8979 cell**  
E-mail: [marykhomes@aol.com](mailto:marykhomes@aol.com)  
[www.HomesByKerr.com](http://www.HomesByKerr.com)

## MARY KERR'S Holiday Timely Tip



### Donate Holiday Toys!

Please drop off toys at my office or call me for pick-up.

All toys will be distributed locally!



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**AGRICULTURAL HISTORY FARM-PARK**

*Christmas on the Farm*

Saturday & Sunday, December 11 & 12  
Noon - 5pm

Get into the holiday spirit at the Ag History Farm! Enjoy turn-of-the century decorations, free live Christmas music and caroling, homemade baked goods for sale, free hayrides (weather permitting), children's activities and free hot apple cider and ginger cookies.

Free admission and parking.  
Call 301-670-4661 or visit [AgHistoryFarm.org](http://AgHistoryFarm.org) for more information.



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**Around Olney**  
For information regarding events, meetings, etc.  
[www.GOCA.org](http://www.GOCA.org)  
[www.inolney.com](http://www.inolney.com)  
[www.Olneychamberofcommerce.org](http://www.Olneychamberofcommerce.org)

**Tanterra Homeowners/Associate members are welcome at all Board Meetings**

<b>Tanterra Homeowners' Association</b>			
<b>P.O. Box 25,</b>			
<b>Brookeville, Maryland 20833</b>			
<b>Board of Directors:</b>	<b>Term Ends</b>	<b>Phone #</b>	
President .....	Curt Barrett.....2012	774-0234	
	curtis.barrett@verizon.net		
Vice President .....	Glen McEwen.....2012	570-3586	
Treasurer .....	Charlie Cook.....2011	774-8059	
	chazemcook@cs.com		
Secretary .....	Dick Bertin .....	2013 774-7926	
<b>Other Board Members:</b>			
	Glenn Wasik.....2012	774-5020	
	Dick Cole.....2013	774-6534	
	Wayne Johnson.....2013	774-1906	
	Jim Cagley.....2011	570-1475	
	Beth Murray .....	2011 774-8297	
Clerk	Sue Barrett.....	774-0234	
<b>Committee Chairpersons:</b>			
Architectural.....	Hank & Kay Griffith .....	(re-sale packets)	
	Skayhank@comcast.net.....	240- 461-7536	
Grounds and Environment . .	Ron White rononearth@hotmail.com	240-678-3189	
Greater Olney Civic Assoc. (GOCA)	Buck Parr .....	774-2078	
Neighborhood Watch .....	vacant		
Social.....	Sarah Formichelli.....	774-1976	
	sarahformichelli@yahoo.com		
Pool Phone .....		774-4035	
Pool.....	Wayne Johnson.....	774-1906	
	tanterrapool@hotmail.com		
Pool/Pavilion Calendar.....	Dick Bertin .....	774-7926	
Dive Reps.....	Roni Septoff rsep01@aol.com....	570-5435	
Pre-Team Rep .....	Gay Braker ggbraker@comcast.net	570-1553	
Swim Team .....A Reps	Susan Johnson Susanljo@comcast.net	924-5979	
	Karen Gallagher kj.gallagher@verizon.net	570-0673	
	B Reps	Carleen Patterson Carleen_Patterson@ars.aon.com	
		240-342-2336	
	Tina Varron tinav4@verizon.net .....	260-0704	
Treasurer	Jim Cagley JCBolzLaw@aol.com ....	570-1475	
Tanterra Website	Ann Joliet.....	774-1415	
	Admin@tanterra.com		
Tanterra Today	Charlotte Cary.....	774-6862	
	tanterratoday@hotmail.com		
Tennis.....	Keith Evans .....	260-1042	
Volleyball.....	Wayne Johnson.....	774-1906	
Welcoming Committee.....	Jodie Siarkis .....	774-2117	

TANTERRA COMMUNITY  
PHONE NUMBERS:

# New 311

**To access Montgomery County government call center. 240-777-0311 also accesses the 311 call center**

<b>POISON CONTROL</b>	<b>1-800-222-1222</b>
Cable TV Montgomery	301 424-4400
Childcare	301 279-1773
Greenwood School	301 924-3145
Library (Olney)	240-773-9545
Longwood Rec Ctr	301 570-1200
Montgomery Hospital	301 774-8882
Police, Wheaton	240 217-4400
Gangs	240 773-5570
Olney Substation	301 570-2880
Non-emergency	240 773-5390
Post Office, Brookeville	301 260-2975
Olney	301 260-9013
Rosa Parks MS	301-924-3180
Sherwood HS	301-924-3200

### Schedule of Board Meetings

(all meetings start at 7:30pm)

**Dates**

**December 8**  
**January 19**  
**February 16**  
**March 16**

*All meetings in 2010 will be held at the Pool Shed*

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