



STURBRIDGE PLANTATION



VOLUME VIII

FALL 2006

ISSUE 25

SHA Officers

Resident President Frank Snowden
244-1626

Resident V. President . . . Michael Morgan
274-1117

Resident Secretary Duane Brookhart
272-3424

Welcome Committee NEEDED

Newsletter Laramie Rushing
213-4085

Newsletter Committee NEEDED

Neighborhood Watch NEEDED

Activity Committee Chair. NEEDED

Ladies Luncheon Chairs . . . Karol Zyskind
270-5936
Caroline Nelson
279-8094

Community Manager Laramie Rushing
213-4085

Email: larushing@alfains.com

Board Members

Barbara Reed, Billy McQueen,
Joe Silverman, Travis Taylor



**Thursday,
October 19, 2006
7:00 p.m.
Clubhouse**

Agenda:

Special Speakers!
Open Forum on Current Issues
Coffee provided!

State of the Onion

President's Perspective



Greetings
neighbors! Before I get too far into this report, I first want to say "Great Job!" to our new neighborhood manager, Laramie Rushing. Since she began her tenure with us, she has cleaned out 15 years worth of junk from the Clubhouse, handled more problems and complaints, encountered more "uncharted waters" and fixed more stuff than any one person ought to have to, and for all that, we salute her. If you see her, please say a kind word to her as I am sure she would like to hear it.

It is my great pleasure to announce the Sturbridge Homeowners Web page. Check us out on the web at www.sturbridgehomeowners.com. This has been a long awaited step for our neighborhood and a valuable tool for communication between the homeowner and the SHOA Board. When you do check out the web site, you will notice we still have several positions to fill, please consider volunteering your time and talents to help with community services. Without volunteers, established traditions such as the 4th of July Parade will suffer and our neighborhood will be the victim. Also, let me encourage you that if you have an idea for a new event, don't be shy, tell us about it so we can try to put it together. And speaking of the July 4th Parade, we had record numbers this year, first time we have ever run out of popsicles!

Our next homeowners general

meeting is scheduled for October 19th, 2006 at the Clubhouse. Please make plans to attend. We have some exciting news to share with all of you and we are looking for your ideas on how to improve the neighborhood. If it motivates you, we also have cookies and beverages. I want to invite and encourage you to come to the meetings as scheduled, your input is requested. However, please understand that if you want to address the Board or the folks in attendance, you must make arrangements with Laramie to be on the agenda at least two weeks prior to the scheduled meeting.

Lastly, I feel it is my duty to remind everyone to carefully observe the neighborhood covenants. Some of the most common complaints are on street parking, rvs and trailers in plain view, trash left on the curb for extended periods, and others. Covenants protect our neighborhood value and are good for all of us. Let's keep it together. Report violators and help us with enforcement.

Although not contained in the covenants per se, speeding is proving to be a major problem. We are all busy and sometimes we forget to abide by the posted speed. Let me remind you, the speed limit in all of Sturbridge is 25 MPH. We have had dozens of reports of automobiles speeding and causing damage to property, in fact one car rolled over in a driveway and burned. Please everyone, slow down and watch for children. Let's not wait until an innocent child is injured before we observe these rules for safe travel.

As always, I am proud to serve you all and look forward to another great year here in Montgomery's best neighborhood.

Frank

Ladies Luncheon

Our Sturbridge Ladies' Luncheons are in full swing once again. Our opening luncheon will be held on Thursday, September 28th, at the Arrowhead Country Club at 11:30. Our get togethers are strictly social and a wonderful, informal way to get to know your neighbors. We eat and chat and chat and eat. What could be more fun?

If you are interested in attending, you must RSVP to Karol Zyskind at 270-5936 by Wednesday, September 27th. Another special date is Thursday, November 9th. That is when we have our annual evening dinner with husbands and friends. This year the dinner will be at 6:30 at the Sturbridge Clubhouse. We certainly hope that you will join us. Please contact Karol Zyskind for more information.



RON & TERRI'S CORNER

(on site ALFA realtors)



Another Parade of Homes season is upon us! The weekends of September 29th and October 6th, we will again host a Village for the 2006 Parade of Homes in ROCKBRIDGE. We will have 3 luxury homes for your viewing along with additional finished homes from both Alfa Builders and Legacy Homes. Please come join us and see some of the prettiest homes Montgomery has to offer. Remember "we" are available everyday to help you with your existing real estate needs. We offer a complete service for resales and we will show you the entire tri-county area and Lake Martin for a New Home if that is your desire. Don't sell yourself short or overprice

and sit on your existing house too long. Come see us at the clubhouse or call 279-8012 and get the most knowledgeable information on Sturbridge. **WHO KNOWS STURBRIDGE BETTER???** See you at the Parade!



Terri and Ron

WEBSITE

This Fall the Sturbridge website will go live. The website will offer residents the ability to view upcoming neighborhood events and print out all forms that previously had to be obtained from the office. Also, you will be able to email concerns, comments or complaints directly to the Community Manager. Beginning with the next newsletter, we will begin eliminating the bulk of our printing and postage costs by offering the newsletter on the website.

IF YOU DO NOT HAVE INTERNET ACCESS OR WOULD PREFER TO STILL RECEIVE A HARD COPY, PLEASE NOTIFY LARAMIE AT 213-4085 BY WEDNESDAY, NOVEMBER 15TH, 2006.

As soon as the website is complete, homeowners will receive an invitation via phone tree to join us online!

TRASH PICK-UP

Many of you may not be aware that there are additional options to the normal sanitation services schedule.

#1 Every Saturday morning, the City of Montgomery Sanitation Department has trash trucks stationed at several local schools, where homeowners may drop off almost any type of trash (including building materials). Halcyon, Vaughn Road and Wares Ferry Elementary Schools are the closest to Sturbridge. Saturday drop off hours are from 9:00 a.m. until 3:30 p.m. Items containing oil and Freon may only be disposed off at the Crampton Bowl Station.

#2 A bulk trash service is offered. Homeowners may call 241-2750 and for a \$5 charge have almost any items (sofas, appliances, mattresses, etc.) picked up at home. **Please do not place these items curbside until the scheduled day of pickup.**

Standard trash pick up (grass clippings, tree limbs, rubbish, etc.) is on Wednesdays, roll out service is Tuesdays and Fridays and recycling (orange bags) is Fridays.

Please honor the commitment that you made when choosing Sturbridge and keep our neighborhood beautiful.



DON'T FORGET...

The commitment that you made in choosing Sturbridge Plantation as your home! Below are some of the most common covenant violations that are reported to the office:

- ★ Parking on the street is allowed on a temporary basis and is used by visitors, delivery or service men, etc. It is not to be used as a means of parking by homeowners.
- ★ Golf carts, 4-wheelers and other motorized vehicles are not street legal vehicles. When necessary, the police are notified and tickets are issued. They are also NOT allowed in our common areas or on our sidewalks. If caught, you could be assessed by the HOA!
- ★ Recreational vehicles are not allowed.
- ★ Loose and/or barking dogs are a nuisance to your neighbors. Please remember that constantly barking and/or unleashed dogs violate a city ordinance and anyone may contact Animal Control.
- ★ Please place your garbage/trash by the curb no earlier than the evening just prior to pickup.

GARBAGE - Tuesdays & Fridays
TRASH (grass bags, etc.)- Wednesdays
RECYCLING - Fridays

ATTENTION

Skaters, Skateboarders & 4-Wheelers!

Fall is here and even though we know you enjoy your outdoor activities, please remember the parks are for everyone's enjoyment. The tennis courts are for tennis shoes and tennis balls only, the park benches are for resting our posteriors, and the park grass does not like any wheeled vehicles. Please be appreciative and respectful of our parks.



MAILBOXES

Does your mailbox need a new coat of paint? Pick up the Essex Green paint, furnished by the Homeowners' Association, at the Clubhouse. Please return unused paint when you are finished so we can pass it along to another neighbor!

New brass number plates must be ordered through Landmark Signs by calling 264-0267 and are picked up at 723 North Perry Street. If your post or copper top needs replacing, you may contact us at the Clubhouse and we can assist you in having that done.



GOT KEYS?

Currently we have more than three dozen homeowners who have not picked up their Pool & Fitness Keys. This is just a reminder that if you have not come by the Clubhouse to sign the Sturbridge Plantation Park & Pool/Fitness Center Information & Waiver form and pick up your keys, we have them available for you. Clubhouse hours are Monday through Friday from 8 am until 4:30 pm. If these hours are not convenient for you, please contact us so that we can schedule an appointment after hours.



HOMEOWNERS & RENTERS!

If you are selling your home, please notify the office of your new address as well as the names of the future residents so that we may keep our data base current and reduce our postage costs! Also, if you are a tenant in Sturbridge, please forward your name as well as the name of your landlords to our office. This will insure the timely billing of homeowners dues!

FITNESS CENTER RULES:

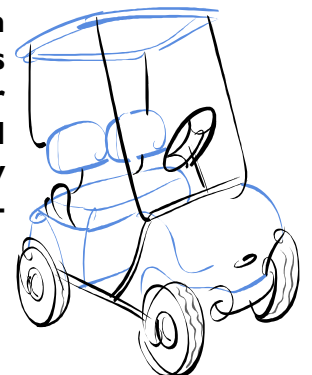
1. You must be 18 or older.
2. Must sign Pool/Fitness Center Info & Waiver.
3. Children, guests & pets are not allowed.
4. Do not use lubricants on the equipment.
5. Do not set thermostat so low as to overload unit.
6. Shoes must be free from dirt, grass or mud.
7. **Reminder:** Please do not clang the weights — this damages the equipment.

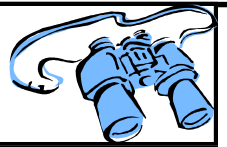
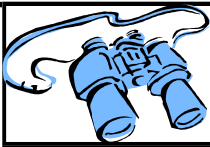
Membership can be revoked if the rules are not followed. If you enter the fitness room and notice doors open, broken equipment, or other issues needing attention, please call the office at 213-4085 or leave a note as to the date and time of occurrence.

Thanks for helping
keep your center in
good shape



Please note that Sturbridge is **NOT** a golf cart community! The Montgomery Police Department periodically police our streets. **ATV's, golf carts, etc., are NOT STREET LEGAL vehicles!** Motorized vehicles are not allowed on our sidewalks and park areas! This is a violation of the covenants. Anyone caught in violation may face fines by the homeowners' association! Please remember this is for the safety of our residents. Walkers and bike riders are being pushed off the sidewalks by children carelessly driving. There have also been several "near miss accidents" by children operating these vehicles on our streets! Your help as parents and neighbors is desperately needed to keep our residents safe!





NEIGHBORHOOD WATCH

Recent incidents in our neighborhood (as well as others nearby) have reinforced the need for an active crime watch. These day-time break-ins are occurring throughout Montgomery and unfortunately, the Police Department can not always respond fast enough to stop incidents as they are in progress. Two recent incidents were stopped in-progress by alert neighbors.

It is important that we have enough interest in our own safety to get involved with the crime watch on your street or at least be aware of happenings around you whenever at home. If you see something suspicious, call the MPD and then watch closely to get a good description of any vehicles or individuals involved.

Block captains work their nearby neighbors to encourage their participation, and more importantly to immediately inform them of incidents/alerts. The captain coordinator currently utilizes email to quickly spread information that is not appropriate for the community wide phone tree at the clubhouse. The Sturbridge website, which is currently under development, will offer access to information regarding crime in our neighborhood. Each captain could also use a "phone tree" to spread information quickly and would involve minimal phone calls by each person.

Serving as Block Captain is a good way to meet your neighbors while spending a little time in protecting our homes and families. No more than 12 - 15 homes are assigned to each captain, so several volunteers are needed on long streets such as Chadburn Crossing.

The following streets need someone to step forward and get involved: Rockbridge Circle, Wible Court, Twelve Oaks Lane, Old Savannah, Lenox Way, Harvest Hill Court, Hammond Drive/Circle, Craftsman Place, Chadburn Way, Chadburn Crossing, Chantilly Way, Sturbridge Place and Harvest Ridge Drive. Please contact Laramie at the Clubhouse if you are interested in helping as a Block Captain.



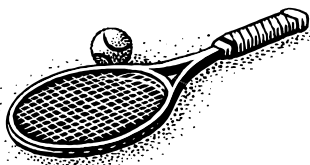
Broken Curbs or Sidewalks???

Please contact the City of Montgomery Maintenance Department at 241-2880 to report any curbs or sidewalks that are in need of repair!



TENNIS COURTS

Several homeowners have contacted the office expressing concern that the tennis courts are in need of attention. The Homeowners' Association shares this concern and has received estimates that includes the repair and resurfacing of the courts. This project is planned for the first of the year and should take less than a week to complete.



WELCOME COMMITTEE

Welcome Committee volunteers are a vital part of the spirit of our community. The welcome person has the great responsibility of facilitating the attitude of his/her entire street. This person distribute flyers, news letters and welcome packets. The volunteer is a person that homeowners should go to provide news concerning a hardship or praise that your neighbors or the office should know about. Sturbridge has grown to almost 700 families and to continue to foster a community of loving and caring neighbors, homeowners as well as the clubhouse manager depend on these volunteers. Ownership and pride far exceeds the responsibility of just one person. The Welcome Committee helps facilitate community spirit and provides a means of feedback and ideas for all. Please encourage, assist when needed and thank your Welcome Committee member when you see them volunteering around your neighborhood. **Be sure to thank your Welcome Committee member for delivering your newsletter today!**





2006 HOMEOWNERS ASSOCIATION GOLF CLASSIC



The 6th Annual Sturbridge Homeowners' Association Golf Tournament was held on June 24, 2006 at River Run Golf Course. We had 36 players (9 four person teams) participating in the scramble event. The 1st place team of Scott Skoneki, Dan Floyd, Mark Sadie and Tom Watson finished at 51 or 21 under par. The 2nd place team of Brett DeJong, Mike Wilker, Craig Wilson and Brian Lowery also finished at 51 or 21 under par and was second by virtue of a tie-breaker. The 3rd place team of Lyndol Williamson, Ed Smith, Blake Smith and Bobby Wilkins had a net score of 54. Prizes were received by all nine teams and each player received a raffle prize. Longest drive prizes were won by Clint Welch and Mark Sadie. Closest to the pin prizes were won by Mark Sadie and Bobby Wilkins. Lunch was served after the golf and everyone enjoyed themselves.

We would like to thank all our sponsors for their support and we would urge all our residents to support the businesses listed below because of their support of this golf tournament. It shows that they appreciate being neighbors with the Sturbridge community.

Chick-Fil-A
Panera Bread
Piccadilly Cafeteria
Blockbuster Video
Lee's Kids Shoes
Peppertree Steaks & Wines
Dabbo's Steak & Seafood
Sinclair's
Ryan's Steakhouse
Wild Birds Unlimited
Chappy's Deli
Kut Above Hair Salon
Lone Star Steakhouse
Down the Street Café
Krispy Kreme Doughnuts

Marble Slab Creamery
Up the Creek Fish Camp
Scholtzsky's
Roadhouse Grill
Sam's Wholesale
Outback Steakhouse
Ruby Tuesday's
Chebberger Cheeburger
Carrabba's Italian Grill
La Jolla
Applebee's
Dylan Rings
O'Charley's
Pizza Hut
Fitness Together
Jim N Nick's BBQ

Movie Gallery
Red Lobster
Steak Devine
Rave Theaters
Toys R Us
Olive Garden
Just Golf
Dillard's
Back Yard Burger
Napoli II
Subway
Red Star Tavern
Fresh Market
Quiznos
Winn Dixie
East China

Metro Fitness
Bruster's Ice Cream
Mickleboro's
Sommer's Place
Papa Johns
Zoe's
Whataburger
Cracker Barrel
Leon Loard
Blue Moon Café
Jason's Deli
Bonefish Grill
Coldwater Creek
El Paso Chili Co.
Publix
Regions Bank

Crop, Borders, Letters, Dye Cuts, Photo- Safe ...



If these words caught your eye, you are probably someone who loves scrap booking. We try to get together once a month on a Friday night from 5 pm until mid-night. It doesn't cost anything to join. Bring a snack to share and something to drink. If you are interested please call Betsy Nesbitt, 271-5756.

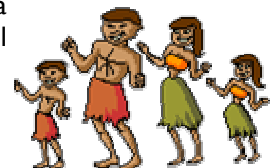
The schedule is the third Friday of every month unless the clubhouse is needed for a function. If I have your information I will email or call you to let you know about our next crop. So dig out those photos, dust off your scrap booking tools, and join us for some fun. For more info, contact Betsy Nesbitt, 271-5756, or betsybug@knology.net.

*Sturbridge
Scrapppers*



LUAU UPDATE

The 7th Annual Sturbridge Luau was a great success thanks to the tireless efforts of our Luau Chair, **Susan Halt**. She went above and beyond to make sure that this year's luau was fun for all who participated. Helping her this year were: **Mark & Ashley Sadie, Jim & Glenda Gunther, Shawn Gunther Young, Phil Halt, Cheryl Brown, David & Marcia Foster, Donna Hughes, Frank, Jillian & Austin Walker, Courtney Whitfield, Gina Izer, Pam Mashburn, Rhea Grate, Sid & Cyndi Brown, Ann McQueen and Jim & Linda Silverman**. These homeowners stepped up to the plate and volunteered on the following committees: Host/Hostesses, Decorations, Games, Food and Clean Up. The HOA would like to thank any other homeowners who volunteered their time and all those in attendance who, along with Susan and her crew, made the event a success. We hope to see you all again next year!!!



SHA 2007 DUES

Please remember invoices for the SHA dues are mailed in December 2006. We thank you in advance for your prompt payment!

News You Can Use!

This newsletter contains important information you will need throughout the year. Please do not discard! Keeping this information in your files will give you quick and easy access to answer many questions you may have in the future.

TRICK OR TREAT

Per Mayor Bobby Bright, Halloween Trick or Treating will be observed in Montgomery after dusk on Tuesday, October 31st. For those participating we ask that you please leave your front porch light on from 6:00 p.m. until 8:00 p.m. HAPPY HALLOWEEN!!!



ACTIVITY NEWS...

The Homeowners' Association would like to express its thanks to all of our Activity Chairs who have worked so hard throughout the year to make our neighborhood events possible. Be sure to personally thank each of them:

Caroline Nelson & Karol Zyskind (Ladies Luncheon), **Susan Halt** (Luau), **Jim Smith & Dixie Robinson** (Golf Tournament), **Betsy Nesbitt** (Kite Flying Contest, Easter Egg Hunt & Fourth of July Parade flyers), and **Melissa & Frank Snowden** (Fourth of July Parade). Thank you all for your time and efforts!



Don't forget...we still have a few activities left this year:

Trim a Tree Party

Come help decorate the clubhouse for Christmas!

Thursday, November 16th at 6:00 p.m.

(Please notify Laramie at the Clubhouse by Wednesday, November 15th if you plan to attend)

Christmas Decorating Contest

Please have your yards decorated by **Thursday, December 14th at 6:00 p.m.**

(Awards based on originality, creativity and overall presentation)



9015 Sturbridge Place
Montgomery, AL 36116

ADDRESS SERVICE REQUESTED