



Brookside Estates HOA
SPRING 2009
Newsletter



Visit the official Brookside Estates HOA website for news and announcements
www.Brookside-Estates.org

You'll find meeting minutes, important announcements, HOA documents, and a link to let you e-mail the board with any questions or concerns.



Mark Your Calendar

June 24 – Brookside Estates HOA Annual Members Meeting

The Brookside Estates Annual HOA meeting will be held at the Oxford Senior Center (12 East Locust St) on **Wednesday June 24th**. The meeting will start at 6 pm. One board position will be voted on at this meeting. You will be receiving information in the mail before the end of May on candidates running for election. If you will be unable to attend the meeting, but would like to cast your vote, a proxy voting form will be included in the mailing.

April 10 - Downtown Oxford Easter Egg Hunt

Scavenger Hunt type Egg Hunt. Gather eggs and follow clues to next business for more eggs. Easter Bunny will be at the end of the hunt. Bring your own basket and camera!
11 am. - 1 pm. Starts at H&R Block South Third Street

April 18 – Brookside Estates Spring Tree and Shrub Planting

Join us at the retaining basin on Sebastian Drive to plant trees and shrubs obtained through a TreeVitalize grant from the Chester County Conservation District. Planting starts at 8:00 am. Come out and help beautify your neighborhood!

APRIL 22nd to 25th BOROUGH OF OXFORD SPRING CLEAN UP

A dumpster will be available at the Borough Garage on Locust Street for receipt of trash/scrap as follows:

Wednesday, Thursday, Friday and Saturday 8:00 am. – 3:00 pm.

For more information go to www.oxfordboro.org or call 610-932-2500.

May 2 - 5th Annual Oxford Plant & Garden Sale

8 am. - 1 pm. Downtown Oxford Corner of Third & Locust Streets
Sponsored by Green Thumb Garden Club & OMI

June 20 – Borough-Wide Yard Sale

Brookside Estates will take part in the event again this year. Clean out the closets, basement, and garage and get ready to rake in the dough!



Trash Talk



Here are a few suggestions regarding trash and recycling to help keep the litter in our community to a minimum:

- ✓ *Please make sure all trash is in bags and that the bags are secured within your trash container. There are some very strong winds in our area. Taking a minute to tie bags closed will keep a neighbor from having to clean your refuse from their yard.*
- ✓ *Please don't place trash receptacles out for collection too far in advance. Trash cans should not be placed on the curb any earlier than the night before scheduled pick-up. This is one more way to keep litter from escaping.*
- ✓ *Please make sure you know when recycling will be collected. Some companies in our area no longer pick up recycling every week. Knowing when your scheduled recycling pick-up will be can prevent loose cans and plastic bottles from having a chance to scatter.*
- ✓ *Try to place a heavier item (such as a bag of newspapers or magazines) on top of lighter recycled items to keep them in the recycling bin until pick-up.*



Input From Our Neighbors:

Here are some items our neighbors have asked to have addressed in the current newsletter:

- ★ *Please remember – persons operating unauthorized vehicles in the open space are subject to fines. The Brookside Estates Rules and Regulations state : " No unlicensed, gas-powered vehicles, to include motorized bikes, go-carts or ATV's may be operated within the community. With the exception of landscaping equipment, no vehicles may be operated within the open space."*
- ★ *Reminder - "Brookside Estates Homeowners Association Homeowners are subject to any Borough ordinances relating to pets.
a. All dogs must be on a leash and under the control of a homeowner or resident at all times.
b. Homeowners or residents must immediately pick up and properly dispose of pet waste."
To report any violation of Borough ordinances, please call the Oxford Police Department at 610-932-2500.*



Brookside Estates Receives A 2009 TreeVitalize Grant

In December an application was submitted to the Chester County Conservation District for a 2009 TreeVitalize grant for Brookside Estates. We asked for a combination of native trees and shrubs to plant around the storm retaining basin on Sebastian Drive and on both sides of Sebastian Drive where the creek passes under the road. In early February the grant was approved and an order was placed for 100 trees and shrubs – including silky dogwood, gray dogwood, eastern redbuds, tulip poplars, and red maples. These are nice-sized plants that cost the residents of Brookside Estates nothing but the labor to get them planted.

*This is the second TreeVitalize grant awarded to Brookside Estates. Last Fall, with the help of volunteers, we planted 100 trees along the creek and in the upland area towards Route 1. Your help would be greatly appreciated for the Spring planting to be done on **Saturday April 18th**. If you can spare an hour or two please join us at the retaining basin on Sebastian Drive at 8:00 am. This activity is a long-term investment in our community. So bring a pair of gloves and a shovel and take part in this exciting event!*



New Website Feature! Free Classified Ads for Brookside Estates Residents!



Starting April 3rd there will be a new feature added to the Brookside Estates web page (www.brookside-estates.org) – FREE classified ads for residents of Brookside Estates. Having a yard sale? Selling a sofa? Need to find a babysitter? Just click on the "Ads" tab on the front page of the website and fill out the submission form. You can even have a picture of your item appear in your ad!



IMPORTANT SAFETY INFORMATION



*With warmer weather here, please be extra watchful of children playing in our community. The posted speed limit on all roads within the Brookside Estates development is **25 mph**. And be sure to note the **new STOP sign** located at the corner of West Hillside Drive and Sebastian Drive (closest to Rt 472).*

The Recipe Box

This easy meal idea comes from HeathyEating.com:

Corn & Bacon Chowder

Comforting and wholesome, corn chowder served with a green salad makes a satisfying light supper. Stir in some cooked diced or shredded chicken if you crave more protein.

Makes 2 servings, 1 1/2 cups each

2 slices bacon, chopped
1 tablespoon extra-virgin olive oil
1 small onion, finely chopped
4 cloves garlic, minced
1/2 teaspoon dried thyme
1/8 teaspoon salt
1/8 teaspoon freshly ground pepper
1 tablespoon all-purpose flour
1 14-ounce can reduced-sodium chicken broth
1/2 cup low-fat milk
1 cup fresh or frozen corn kernels
1 cup frozen diced hash brown potatoes
2 tablespoons chopped fresh chives
1 teaspoon lemon juice or rice vinegar

- 1. Heat a medium saucepan over medium heat. Add bacon, and cook, stirring often, until crisp, 3 to 5 minutes. Transfer the bacon with a slotted spoon to a paper towel-lined plate to drain.*
- 2. Add oil, onion, garlic, thyme, salt and pepper to the pot and stir to combine. Cover and cook, stirring occasionally, until the onion begins to brown and soften, about 3 minutes. Sprinkle flour over the onion mixture and stir to coat. Add broth and milk and bring to a simmer, whisking constantly. Add corn and potatoes, increase heat to medium-high and return to a simmer. Reduce heat to maintain a simmer and cook, stirring often, until the potatoes are tender, 4 to 5 minutes.*
- 3. Transfer 1 cup of the soup to a blender and puree until smooth. (Use caution when pureeing hot liquids; see Tip.) Return the pureed soup to the saucepan along with chives, lemon juice (or vinegar) and the cooked bacon.*

NUTRITION INFORMATION: Per serving: 338 calories; 17 g fat (5 g sat, 9 g mono); 15 mg cholesterol; 39 g carbohydrate; 12 g protein; 4 g fiber; 443 mg sodium; 507 mg potassium.

Nutrition bonus: Vitamin C (25% daily value).

Exchanges: 2 starch, 1 vegetable, 3 fat

2 1/2 Carbohydrate Servings

Nominations for Board Position Being Accepted

One board position will be up for election at this year's Annual Meeting in June. This is a three year term. If you would like to run, or would like to nominate one of your neighbors please send us a note at:

Brookside Estates HOA
P.O. Box 36
Oxford, Pa. 19363
ATTN: Nominating Committee

The deadline for nominations is April 30, 2009.



Yard Sales - A Beginner's Guide



The Borough-wide yard sale will be held on June 20th this year. Advertising and posting of signs will be taken care of, so this is a good opportunity for yard sale "rookies" to get their feet wet. Here are a few tips from About.com for those who are new to the yard sale experience:

A couple of weeks before the sale -

- Go through Storage Areas, Attic, Garage, Sheds, etc. and collect items to be sold.
- Gather supplies.
 - x Coat hangers for clothes.
 - x Tables for items.
 - x Boxes for free items.
 - x Posters for posting prices. This will keep you from having to answer pricing questions.
 - x Grocery sacks to bag items.
 - x Tagging items, (masking tape, tags, markers, etc.)
 - x A rack to hang clothes on.
- Start sorting items by price and attaching tags

The week of the sale -

- Finish pricing items. Remember your goal is to get rid of this stuff.
- Plan out your yard area. Big items line the driveway to attract people. Clothing on racks. A giveaway box.
- Get lots of change to use for the sale.

The day of the sale -

- Don't sleep in! Take the time early in the day to get ready and set up. Customers will begin coming as soon as you'll let them in. The early morning is one of your busiest times. NOTE: You will probably have "early birds" making the rounds an hour or two before the sale starts - so be prepared.
- Setup all of your tables, items, etc.
- Sell, Sell, Sell. Be prepared for customers to bargain.
- Donate the rest. Don't let yourself bring the clutter back in. Remind yourself that you don't need it.

With a little planning, you'll have a great result. Good luck!

Spring Coloring Page



© Elizabeth O. Dulemba
www.dulemba.com