



NEWS FROM THE GLEN

Newsletter of Glen Allen

www.glenallen.org

Bowie, Maryland

Spring 2007

Ingrid Turner to Speak at Annual Meeting

**April 24, 2007, 7:00 PM
Village Baptist Church
(1950 Mitchellville Rd.,
Bowie, MD 20716)**

Ingrid Turner, the Prince George's County Councilperson for District 4, will speak at Glen Allen's Annual Meeting on April 24, 2007. She is most interested in meeting with members of the community and in hearing our concerns. Ms Turner will hold a brief question and answer session at 7:00 before our community's business meeting.

Our Annual Meeting sets the tone for how the community is run for the next few years. This includes such issues as how rigorously the guidelines are enforced; making sure the signs and lights at the entrances are maintained and in good repair; letting contracts for legal representation, maintenance of the common areas, and community management; and working with the city and county when necessary. These issues affect all of us living in Glen Allen. The Annual Meeting is the time to make your voice heard on what has gone on

in the past year and what will happen in the coming year.

We will be conducting an election to fill vacated seats on the Board of Directors for a term of three years. This year Charles Brown's and Cary Hithon's terms are up. They can be nominated for another term however. The seats occupied by Karen DeFazio, Dorothy Morrison and Gary Goldberg are not up for election; they will remain on the Board of Directors. Nominations will also be taken from the floor at the meeting itself.

A proxy and nomination form was sent to you on April 5th (copies are also included elsewhere in this newsletter). To nominate someone for the vacated seats, complete the nomination form and send it to Adriane Merkel, ProCom, 1111 Benfield Blvd, Suite 110, Millersville, MD 21108-3002 or fax it to Adriane on 1-310-721-4854. Be sure that the person you are nominating is willing to run for office and work for the community. If you can't attend the meeting on April 24, complete the proxy and give it to one of the Board of Directors, a neighbor that's coming, or fax it to Adriane Merkel of ProCom on 1-410-721-4854.

See you on the 24th.

Thoughts From Your HOA Treasurer

By Cary Hithon

Hello from the treasurer. Each year about this time we are mulling over the steps we take to get the attention of fellow homeowners who are delinquent on their annual assessment payments. We are continually befuddled by our neighbors who forget, ignore or are just plain obstinate about paying their assessments and late fees. This inaction causes us to turn these accounts over to the attorney for collection. This causes a delinquent homeowner to incur an additional cost of over \$500. We again will be publishing the names of the people who are delinquent.

For those of you who think this unfair the process very simply is: 1) We are all given a notice about our annual assessment (a courtesy paid for by your previous assessments); 2) A later letter advising of the overdue payment is sent; 3) Notification is made that the account is being turned over to the attorney, and essentially out of the board's hands regarding your ability to negotiate or petition the board. At this point the attorney fees will be paid by the delinquent homeowner.

This process surely motivates me to pay on time and I'm sure it does for most of you. However my hope is to have the number of delinquencies decrease to avoid having to pay the exorbitant attorney's fees.

Spring Rants

With Spring underway, it's time to get some annoyances off my chest. One annoyance is the practice of dumping lawn waste (among other things) in the common areas just off the bike paths. Bowie has excellent refuse services. Regular garbage collection on Tuesdays and Fridays, recycling pickups on Tuesdays, yard waste pickups on Wednesdays, and pickups of larger furniture and appliances

upon request. You've already paid for these services in your taxes, so why not use them. Dumping on the bike paths just makes them look a lot trashier and less inviting.

Another annoyance is the free papers we all get thrown in our driveways. Not the papers themselves, but the fact that more than a few people don't bother to pick them up. They seem to think that since they appeared there on their own, they will disappear the same way. They won't. Leaving them in your driveway in all weather just results in a sodden mass of papier mache. If you don't want to read them, at least dump them in the garbage or recycle them. If a neighboring home is vacant / up for sale and these free papers continue to be delivered, do the community a favor and please pick them up and discard them.

HOA Contact List

ProCom, Inc.

Adriane Merkel: 301-261-0777

HOA Board of Directors

Karen DeFazio, President: 301-249-7463
Charles Brown, Vice President: 301-351-1396
Cary Hithon, Treasurer: 301-218-1956
Gary Goldberg, Secretary: 301-249-2271
Dorothy Morrison, At-Large: 301-390-2841

City Council Member, District 4

Michael Lyles: 301-249-0521

Committees and Chairs

Architectural Review, Charles Brown
Grounds and Maintenance, Joe Brust
Hospitality, Gary Goldberg
Neighborhood Watch, vacant
Newsletter: Karen and Bob DeFazio

Website

www.glenallen.org

Glen Allen's 2007 Yard Sale

By Gary Goldberg

Glen Allen's annual Yard Sale will be held this year on Saturday, May 12th, 2007, rain or shine. Signs will be posted at the main entrances to Glen Allen approximately a week prior to the sale day. We invite every family in our community to participate by cleaning out those bulging closets and possibly make a few dollars in the process. All you need to do is set your goods out on your driveway on the day of the sale and you're in business.

The following suggestions for making your sale more successful were gleaned from About.com and Wikipedia. After the sale, I would appreciate a quick email message to "yard-sale@glenallen.org" with a summary of how your day went, a rough count of how many buyers visited, and any suggestions for making next year's sale more successful. Thanks for participating and good luck selling!

1. A good yard sale begins with a comfortable seller. Never run a yard sale by yourself -- always have one or more people helping you so you can take a break, run into the house or grab a sandwich. You might also keep a book handy for those quiet times when no-one is browsing. (Don't sell your reading book unless the price offered is too good!)

2. Pay attention to your buyers but don't follow them around or make comments about what they are looking at unless asked. Buyers hate to feel like they are being watched.

3. Generally yard sales fetch about ten cents on the dollar for your sale items, but don't hesitate to adjust up or down based upon condition, age or popularity. Some items, such as child safety seats, cribs and high-chairs older than five years and children's bicycle helmets should be junked rather than sold because of safety concerns. Consider whether an item you've had for a while might be a collector's item.

(An hour or two surfing on eBay may be worth your time to try and gauge the value of items).

4. Don't be afraid to haggle but know your limits. If you just want to get rid of things the Goodwill bin is easier, but if you get too greedy you'll be hauling that stuff back into your house.

5. Highlight your most interesting items. Paper, masking tape and permanent markers are your friends -- use them frequently. Keep tarps and/or large plastic bags nearby to throw over your sale items in case of rain.

6. Relax and smile -- you'll sell a lot more with the right attitude. When the sale is over, take your loot to the bank and stop for a coffee or ice cream -- you've earned it!

Widening of Driveways

Several requests have been received to widen individual driveways in the community. We would like to take a moment to remind everyone that it is the policy of the Board and Architectural Review committee that widening of driveways is not permitted. Both the Board and committee have come to this agreement in order to avoid turning the driveways into parking lots. Every home within Glen Allen has both a garage and driveway area that should provide sufficient parking. If you find that you need additional parking space, you may also park your vehicle on the street. We are sorry for any inconvenience this may cause, however, we feel that keeping the driveway areas uniform in appearance will help to maintain the value of your home.

[The City of Bowie also does not permit driveway expansions without a zoning variance. The code states, "No parking space, parking area, or parking structure other than a driveway no wider than its associated garage, carport, or other parking structure may be built in the front yard of a dwelling, except a townhouse or multifamily dwelling, in the area between the front street line and the sides of the dwelling."]

Cooking With Bob

New Orleans' School Of Cooking Jambalaya

Recipe feeds 12 people who eat properly, or four people who want to pig out.

1/4 cup cooking oil (We use canola)

1 lb chicken, cut up or boned. (We use boneless chicken breast.)

1 1/2 lbs sausage. (Long links sliced into discs work well. Consider cajun andouille for authenticity, but most anything firm and low-fennel will do.)

(Optional) 1 lb peeled and de-veined shrimp (no Old Bay seasoning)

The Holy Trinity (common group of ingredients in New Orleans cooking) -- All diced and chunky:

4 cups chopped onions
2 cups chopped celery
2 cups chopped green pepper

1 Tbsp chopped garlic (Sometimes called the "pope" to the "Holy Trinity".)

4 cups long grain, converted or premium long grain rice

5 cups chicken stock or stock substitute

2 heaping tsp salt

Cayenne pepper to taste
1-2 tbsp. Kitchen Bouquet-style browning sauce

(Optional) 2 cups chopped green onion.

1. Using a large pot, brown chicken in oil over medium high heat.

2. Add sausage to pot and saute with chicken. Add shrimp if desired and cook thoroughly. Remove all from pot and put aside temporarily.

3. Saute onions, celery, green pepper and garlic to tenderness. Return the chicken and sausage to the pot.

4. Add chicken stock, salt and pepper to the pot and bring to a boil. Add the Kitchen Bouquet and rice and return to a boil. Cover and reduce heat; simmer for 30 minutes. 10 minutes into the simmer, remove cover and quickly turn rice from top to bottom completely and re-cover.

5. When rice has cooked and absorbed most of the liquid (after the 30 minutes simmer), add the green onions and/or shrimp if desired.

(This jambalaya is a "brown" jambalaya, which we liked best. If you prefer a "red" jambalaya, use 1/4 cup paprika instead of the Kitchen Bouquet, and you might want to use 1/2 stock and 1/2 V-8 vegetable juice or tomato juice for the liquid. Adding some chopped/diced tomatoes will also enhance the "redness".)

Contributed by Gary Goldberg



Organized Hospitality In Glen Allen Slumbering; Help Wake It Up!

If you are new to Glen Allen you might be surprised to discover that there is a group of volunteer homeowners who have taken the responsibility to welcome new residents and organize community-building events including the annual Yard Sale and Community Day. "Old Timers" might recall some real blowout parties that we've had in years past, with music, really good food and drinks and family entertainment. We've had a significant budget assigned to us from the HOA to fund these activities, and it's a wonderful opportunity to make some new friends. Hospitality Group members meet periodically in each other's homes to plan events and prepare "Welcome" kits for delivery to new residents. These kits contain small gifts, coupons for local services and are delivered to the incoming families with a welcoming smile, a friendly handshake and leave newcomers with a great first impression confirming their choice to move to Glen Allen.

Unfortunately the Hospitality Group membership has been decimated recently with some members moving away. The HOA directors would like to invite you to contact Gary Goldberg at hospitality@glenallen.org if you would be interested in reviving some of these fun activities or developing new events. Considering the lead time to plan a major event like Community Day, it may only be possible to organize a smaller event, like a big-screen outdoor movie night, for later this summer. But we need your involvement to make it happen. Certainly if we can get going now, next year's Community Day can be one all of Bowie will talk about for years!



2007 Crime Statistics for Glen Allen and Surrounding Area

	Jan.	Feb.	Mar.
Homicides	0	0	0
Shootings	0	0	0
Assaults	4	4	5
Known	2	3	4
Stranger	2	1	1
Carjackings	0	0	0
Citizen Robberies	0	2	3
Residential Robberies	0	0	0
Commercial Robberies	3	2	1
Residential Burglaries	8	1	2
Commercial Burglaries	3	0	1
Auto Thefts	5	6	2
Auto Thefts w/ Engine Running	0	0	0
% w/ Engine Running	0	0	0

Compiled by Charles Brown
Data Source: District II Crime Analysis Unit

The residents within the Glen Allen community continue to enjoy a low amount of police calls for service. A total of forty-one calls for service were made during the two month period, twenty-four for January and seventeen for February. Residential burglar alarm calls remain the highest type of call with sixteen. The officers responded to fourteen and two were cancelled. During January, four police reports were taken, one stolen auto report, one theft from auto report, and two residential breaking and entering reports. One theft report was taken in February.

Glen Allen

Homeowners' Association
Bowie, Maryland

REQUEST FOR NOMINATIONS TO BOARD OF DIRECTORS

I, _____ (print owner's name) hereby nominate the following person(s)
for election to the Board of Directors:

Name and Address of Nominee(s)

- 1) _____
- 2) _____
- 3) _____

(Please note: Before nominating someone, verify that the person is willing to serve on the Board of Directors)

Signature of Owner: _____

Address: _____

Date: _____

** Please fax or mail your nomination to ProCom at the number/address below.*

PROCOM

Professional Community Management, Inc.

1111 Benfield Blvd., Suite 110
Millersville, MD 21108
(301) 261-0777 (D.C. Line)
(410) 721-0777 (Local)
(410) 721-4854 (Fax)
www.procomgt.com





Glen Allen Homeowners Assoc., Inc.
c/o ProCom, Inc.
1111 Benefield Blvd., Suite 110
Millersville, MD 21108

Dated Material:
Please deliver by April 16th