

Bayberry Cove Bulletin

April/May 2012



Spring Yard Work and Tool Tips

Rethink your Landscape:

In the spirit of spring cleaning, don't be afraid to take an out-with-the-old-in-with-the-new-attitude when it comes to your backyard maintenance. "Remove elements that aren't working," suggests landscape designer [Dennis Stevens](#). "Keep great things, thin out and add additional plant material to make it all more interesting."

Repair your Landscape:

Stevens also recommends that you take a good look at your hardscape. Survey any rocks, patios, walkways, pavers, boxes around planters, fences, gates, arbors, gazebos, and more that need repair. Chances are that winter conditions have weathered grout areas, paint and other hardscape elements so they may well need mending.

Manicure your Lawn:

Whether or not your backyard was hiding under a blanket of snow all winter, springtime is the time to put lawn maintenance tips into play. Start by giving your lawn a deep raking to remove dead grass and leaves. Next, aerate your lawn to get compacted ground ready for spring showers. Then, before fertilizing, fill in bare grass spots with turf builder or by seeding.

Feed With Fertilizer:

One of the most important lawn maintenance tips come spring is to fertilize your backyard. The Scotts Company, at www.scotts.com, recommends fertilizing your lawn four times a year to maintain healthy turf, giving your lawn its first feeding in early spring when your lawn is waking up from its winter slumber. Before feeding the rest of the vegetation in your backyard, learn what types of fertilizer you need.

Clean up Garden, Beds, and Shrubs:

Give flora attention with spring cleaning tips that will bring your garden back to life, such as removing extra mulch used to protect vegetation during cold weather, along with dead leaves and other debris around the backyard. Early spring is also the time to turn over winter soil and plant new vegetation. And don't forget to give trees and shrubs some shaping -- but be sure to wait until spring-blooming trees have had a chance to bloom before pruning.

Upcoming Events:

- *BBC Community Yard Sale - May 5th from 8am-Noon*
- *Book Drive May 5th - Bin will be outside 109 Rabey Farm from 8am*
- *June: Wine and Jazz in the Cove!*

Next HOA Meeting:

*April 17th, 2012
UPA Office at 7pm*



We had a wonderful time at the Easter Event!!

President's Corner

Hello BBC,

It's been a short winter and I for one am ok with that. It means though, that the yard work will commence a bit earlier this year than in the past. I for one am paying for not putting out preventative in the fall. I had way too many weeds this spring, and am having to catch up; but I'm getting it back under control. I want to ask everyone if they see a yard out of control, especially a house for sale, please email UPA (Qiana) at gsolomon@unitedproperty.org. She has begun the required inspections of the neighborhood and we want to make sure all homeowners are properly maintaining their yards. As I walk my dogs, I also take note of these houses and report them back to UPA to take action. The process for resolution is as follows:

- 1) *Identify the house and contact the owner in writing.*
- 2) *Re-evaluate the house on the next inspection run and notify in writing again. (2nd notice)*
- 3) *Repeat for the 3rd notice if required.*
- 4) *At this point the board meets whether to lien the property/owner until the problem is resolved.*

This last step prevents the sale of said property until the lien is resolved. This is our main tool for violation resolution. We also have a repeat offender policy as well.

Lawn care, weeding beds, etc are subjective by nature without rules. In BBC, we try to be well rounded in our interpretation of a neat yard. The by-laws do not dictate type of grass, cut height, color, weed free lawn, etc, just a general clean look. (note: cut is set in the rules at 6 inches, but I know I cut mine that long in the summer just not to kill it. So, the 6 inch rule is not enforced with that in mind on neat yards) Here are those two acceptable extremes used by the inspection team at UPA:

- 1) The "perfect yard" - There are of course those who prefer the every blade cut and cross cut, flower beds perfect, and gnomes hanging out and checking out the flowers.
- 2) Then there is what I would call the "English Yards". Those yards were anything can grow and are cut regularly to keep in check. The beds are free of weeds and grass but might not be super colorful (if any at all) but are still neat none the less.

Those are the two extremes used to determine if a homeowner gets written notice of some needed yard work or not. I for one am somewhere in the middle of the scale. I do care that my lawn is nicely kept and weed free (as possible), but I am not going to spend all my free time working it. My wife likes a few flowers here and there and I will take the necessary steps, cutting, weeding, trimming, and mulching to keep it as neat as possible. For all of you who are already at a place of neat yards, thank you. Your pride in ownership is evident. For those of you, including me, who need a little more work, let's get out there and sweat a little.

Have a great spring and I hope to see you at the next meeting!

Todd Breeding / BBC Board President / "A board that works"

Architectural Review Board

Hello neighbors!

It sure has been beautiful these past few weeks. I'm ready for a great summer paired with a whole lot of outside time. Since we didn't really have much of a winter this year, you may be noticing that there are a lot more weeds than usual; at least that's how it is in my yard. Well don't worry; the majority of these weeds will die off once it becomes warmer. Before the summer weeds arrive I would recommend putting down a fertilizer with crabgrass preventer such as Scott's Turf Builder with Halts. This will keep the majority of your weeds at bay if you put it down before the temperature reaches the upper 70's consistently. Follow up with a good post emergent four to eight weeks after your pre-emergent to really fight back at those weeds.

Along with a larger than normal number of weeds the mild winter has also rolled out the red carpet to a larger than normal host of insects. It takes a nice cold winter to help control the insect population. Unfortunately, there isn't a whole lot that one can do about the insects short of installing a bat-house. Putting out granules of insect repellent once a month will cut down on the insects a bit and help kill your grub worms that ultimately turn into your Japanese beetles (June Bugs). Japanese beetles are responsible for destroying your ornamental and fruit producing trees by eating their leaves which strips them of the ability to create photosynthesis. I typically spray my trees with insect killer the last week of May; the June Bugs seem to know exactly when June arrives. Well, enjoy your summer and I hope to see everyone out at some point or another.

James Rivoir
BBC HOA VP



Social Committee

Happy Spring Bayberry Cove!

I am overjoyed that Spring has decided to come early this year. Even with such a mild Winter, I think I am still suffering from Winter 2010!!

We had a WONDERFUL turnout for the Easter Egg Hunt this year! We played games, had prizes, and a ton of fun. We hope any who couldn't make it had a Happy Easter weekend.

The Social Committee is gearing up for Summer now! Our next 'events' are the annual Community Yard Sale and Book Drive. We decided to combine it this year, due to time constraints and practicality. This way, if you don't sell those books at the Yard Sale, you can take them to 109 Rabey Farm Road on the same, and be sure they will be going to great homes! All books will be donated to shelters, churches, and other NPOs.

We are also planning other fun events, such as a repeat Jazz and Wine night for the adults, and a Barbecue/Ice Cream Social to mark the end of Summer Vacation! If you would like to help out with one event, or join us as a regular - feel free to contact a member of the Social Committee, or send an email to socialcommittee@bayberrycove.org, and someone will get back to you as soon as possible! You can also feel free to email or contact us with comments on past events, or suggestions for future events, we can always use help, even for things as simple as setting up.

We all hope you have a wonderful Spring, and great luck during your Yard/Garage sales!! We will be posting an announcement for the Yard Sale in the newspaper, Craigslist, as well as on the sign out front.

Brooke Gordon

All events, newsletters, and photos of events are posted on the Bayberry Cove website at bayberrycove.org.



Don't forget the Yard Sale/Book Drive in May!!!

Yard Sale Tips!

- **Be clear on the purpose of your sale.** Are you selling things to make money or to get rid of them? This question affects everything you do, from how you price things to how willing you are to negotiate. (If your goal is to get top dollar, you should really be selling on [eBay](#) or [Craigslist](#).)
- **Advertise effectively.** Stick an ad in the newspaper. Put up a notice on Craigslist. Post clear, simple signs around the neighborhood. *Make sure your signs are readable.* It's best to use big bold text like "HUGE SALE" with an arrow pointing the right direction.
- **Be prepared.** Wear comfortable clothing. Have water and snacks at hand. Get plenty of one-dollar bills and a roll of quarters the day before. Move things out early. Good preparation will help things run smoothly.
- **Display items to their advantage.** People will be more inclined to stop if you set up shop in your yard or driveway. Some folks are reluctant to enter a dark and dreary garage. Make your sale inviting and easy to browse. You can lure customers by placing highly desirable items near the road.
- **Think like a customer.** As soon as you've opened and fielded the initial flood of shoppers, walk through your sale as if you were there to buy something. How does it feel? Are things clearly marked? Is it easy to move around? Are your books on the ground in boxes? Or are they placed neatly on shelves or tables? *Would you pay \$10 for that porcelain cat?*
- **Do *not* bad-mouth your stuff.** At one group garage sale, a friend consistently told customers what was wrong with the items they were buying. "Oh, that book is awful. That's a terrible movie. That skillet doesn't heat very well. That game is boring."
- **Be willing to bargain, but be less flexible at the start.** On the first day, you want to get as much as you can for each item. Most people will still buy Aunt Lucy's soup tureen at \$5 even after asking you to sell it for \$3. If they're bargaining, it's because they want the item. Don't be completely rigid, but don't give your stuff away at the start.
- **Do *not* use a cash box!!** Carry your money with you at *all* times. Casual thieves and professional swindlers can both make off with cash boxes in an instant. I use a cheap cloth apron/utility belt from the local hardware store to carry my money. Some people use a fanny pack or a zippered bank deposit pouch.
- **Have a plan for what you'll do with your unsold merchandise.** Some non-profits will pick up unsold stuff, so research this ahead of time.
- **Some tips for avoiding Garage/Yard Sale scams** can be found at: <http://blog.movebuilder.com/posts/tips-for-avoiding-garage-sale-scams>