



Spring 2017 Newsletter

Hello Residents,

Thank you for all your support during the annual dues period. Upkeep, maintenance, and improvements help keep the neighborhood the place we all call home. Without your support we would not be able to maintain common areas, ditches, and amenities. This would lead to declining property values. With everyone's hard work, Magness Creek Village will be the place that everyone desires it to be.

Neighborhood Improvements

In 2016, we replaced the three common area fishing docks. The new concrete docks at Sunset and Sunrise bridges are waiting on railing. We plan to have metal railings added to minimize maintenance, but keep an attractive aesthetic.

We also installed our new neighborhood playground on the North side of Sunrise Bridge. Many families are enjoying it, and we hope to add benches in the near future. Please help us keep the area neat and clean by picking up after your families and pets. Also respect neighbors who live nearby and those using the playground by following the posted rules.

All of our amenities are provided by your yearly dues and for the use of residents and their guests.

Security

As with most areas around Cabot, we have been experiencing some crime throughout the neighborhood. These tend to be crimes of opportunity. Being vigilant about personal security can help keep you from becoming a victim.

Make it a habit to always lock your homes and vehicles, even in the daytime. Keep your garage doors closed if you are not nearby. Do not leave anything of any value in sight. Leaving porch and garage lights on is a deterrent at night.

If you notice anything suspicious, do not hesitate to contact Cabot Police. And if you do become a victim of this sort of crime, make sure you alert Cabot Police.

Things To Consider

With mowing season approaching, we would like to remind you to please refrain from blowing cut grass into the street. The grass clogs the street drains and carries unnecessary solids and chemicals into the lake that affect the habitat, not to mention it is quite unsightly.

Just as important PLEASE DO NOT throw grass clippings into the lakes and drainage ditches. The ditches are not a dumping ground for yard waste.

IMPORTANT DATES

ANNUAL GARAGE SALE!

The annual garage sale will be on
Saturday, May 6th rain or shine!!

EASTER EGG HUNT!

The annual Easter Egg Hunt will be on
Saturday, April 15th. We will provide
more details as the date gets closer.

Things To Consider (Continued)

Boats, trailers and campers are required to be parked on the side of homes or in back yards and on concrete pads. The garage is also acceptable if you have the space. When parked, these items are not to extend past the front of the dwelling. Short term parking in driveways for cleaning and use prep is acceptable. This is part of the Bill of Assurance, it applies to all residents (member and non-member).

Please consider your neighbors when having get-togethers. Residents work and sleep at all sorts of hours. People have the right to have get-togethers, but are expected to wrap it up by 10 PM., regardless of the day. Cabot nuisance laws apply to Magness Creek Village. The POA Board supports this.

Please remember that the speed limit is 25 mph in the neighborhood and that there are children all over the place. Please slow down and ask your younger drivers and guests to do the same.

As we continue to improve upon our neighborhood, there will be areas that are work and construction zones. Please remind children to stay away from these areas and to not disturb ongoing projects

In addition, children should never be under bridges or in the spillway areas for any reason. These areas are quite slick, and we want to keep all our neighborhood children safe.

Animal Issues

We don't mind sending out communications via our Facebook page if you have lost your pet, but please make sure that your pets cannot get out of the backyard or off their leash. Animals that may be cuddly at home can become scared and defensive if they come across strangers. Please be a responsible owner. The City of Cabot requires all animals to be leashed when outside a fenced yard.

Also, make sure when walking your animals, you are cleaning up after them. We have been asked by the school to remind residents to pick up after their animals if you walk them at the school. Children at recess aren't paying attention to where they are walking, and some have ended up in messy situations.

Safe Route To School

We are still so proud of the Safe Route to School. It is wonderful to see so many families utilizing it on a daily basis. As always, please be respectful of those living nearby. Please stay out of yards and do not litter. No motorized vehicles are to be on any paths in the neighborhood.

If you have any questions, the By-Laws and the Bill of Assurance can be found on our website.

IF YOU ARE NOT ALREADY ON OUR EMAIL LIST PLEASE SIGN UP ON OUR WEBSITE OR SEND US AN EMAIL

Thanks for helping us keep our neighborhood beautiful and a great place to live!

Magness Creek POA

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