

THE CROSS CREEK CHRONICLE

MAY 2012 Volume 12 Issue 2



From the President

Spring has arrived a bit earlier than usual this year. In addition to the chirping of birds, the greening of lawns and trees and the beautiful display of flowers there always seems to be an uptick in criminal activity in the surrounding area. For this reason we have decided to feature security in this issue of the Chronicle in order to alert residents of potential threats, and to advise them on products and services that are available to help safeguard their property.

In addition to the increased criminal activity in the surrounding area, Spring's longer days seem to bring an increase in the amount of activity on the Community's streets. In response to this increase in traffic, the Association's Board of Directors has requested that the off-duty police officers that patrol the Community place a greater emphasis on speed control and traffic enforcement. Their continued presence and efforts have greatly increased the level of safety throughout our neighborhoods.

The Board of Directors would again like to encourage those residents not currently participating in the Neighborhood Watch to attend one of their meetings. Better still, consider attending a training session and become certified as a Block Captain. This is a great way to meet your neighbors and to provide a valuable service as well.

It is a pleasure to serve this Community and along with my fellow Board members we would like to thank all of the residents for their continued support.

Patsy Koehler, President
Cross Creek HOA

GOLF COURSE NEWS

Over the past few months the Cross Creek Club staff has been meeting with the Association's Board of Directors and owners bordering the 14th Hole to develop a plan that would lead to a shorter, safer par 4. The redesign was required following the construction of the I.C.C. which borders the hole.

What has evolved is a plan for a 315 yard hole that would be played as a strategic par 4. The current hole stretches to well over 400 yards and could potentially result in golf balls landing upon the new highway. In the new design players would aim for a landing area 190 to 200 yards from the rear tees, located east of an existing wetland area and north of the current forward tee. To ensure that big hitters are not tempted to try to drive the green, the area between the end of a new, wider fairway and the green would be severely contoured. Bunkers, additional rock outcrops and a variety of tall grasses would be installed to provide significant obstacles.

The golf course architect and the project's engineers are currently preparing their final plans. The timing of any construction would depend on the length of time needed to acquire the required permits. Until then, the hole will be played as a par 3.



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From the Manager

As you can see from the President's message, much of this edition of the Chronicle will deal with security. In keeping with this theme, I would like to highlight several items in and around your home and property.

We have stressed before the need for adequate lighting, and have suggested that all owners consider adding additional exterior fixtures. These fixtures should be controlled by photocells or motion detectors, particularly, those in the rear of the home.

Another area where residents could upgrade their security would be to improve upon the features of their doors. Hinges and locks can be reinforced through a variety of methods such as longer screws, heavier gauge steel and the installation of a deadbolt. Likewise, wooden door frames can be reinforced with metal plates.

A number of residents have had security systems installed as a part

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Be Safe...Be Aware Of Your
Surroundings...Talk To & Get To
Know Your Neighbors

Neighborhood Watch

Sharon Wilder
Chair & Coordinator,
Neighborhood Watch Committee
Cross Creek Club Community

For Residents of Prince George's County the Police Department through its' Community Oriented Policing Service (C.O.P.S), will come to your home for FREE and will conduct a home security survey for you. All you need to do is contact The District VI Office At (301) 937-0910 to set up an appointment.



**The Prince George's County Police Department
District VI
4321 Sellman Road, Beltsville, MD 20705**



We will inspect the following inside and outside:

- Hinged, garage and sliding doors
- Frame and strike plates
- Locks
- Hinges
- Door viewers
- Windows and casements
- Alarms
- Lighting
- Shrubbery

We will introduce and review:

- Security habits
- Operation ID
- Vacation practices
- Neighborhood watch Safety inside and outside of your home

For more information or to schedule your home security survey,
Please call the Distract VI Office at (301) 937-0910
And ask for a C.O.P.S. Officer

For Residents of Montgomery County, their Police Department will perform a similar Free Security Evaluation. Residents can set up an appointment by E-mailing Officer Joy Patil at Joy.Patil@montgomerycountymd.gov.

Cross Creek Communicators Needed

- Are you the last one to know what's happening in our community?
- Did you miss the Puppet Show or Jazz Night?
- Are you using social media (i.e. Facebook, Twitter, Flickr, etc.)?
- Do you have an email account?
- Do you have a phone or send text messages?

If you answered yes to **any** of these questions, then the Cross Creek HOA could use your help in forming a new Communications Committee. The committee is looking for residents that have an interest in increasing effective and efficient communications within the community and want to be sure we all have timely and topical information. We need to figure out the best ways to get the word out about events, emergencies, development plans, or anything that affects the community. We also want to hear from our residents about their concerns, ideas, and suggestions for Cross Creek. If you are interested in being a part of this new committee, please contact Pinnacle at pinnacle.lc@verizon.net - subject "Cross Creek Communicators. The first meeting of the Communications Committee will be 7:00pm on Tuesday, May 22, 2012 at the Cross Creek Golf Course Club House.

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2012 Neighborhood Watch Meeting Schedule:

May 22,
July 24th,
September 25th,
November 27th

Meetings are held at 7:00 pm at the Clubhouse.



Cross Creek Club HOA Board of Directors

Patsy Koehler, President
Natalie Byrd, Vice President
David Darcey, Treasurer
Andrew Leighton, Secretary
Brian McDaniel
Paul Easterling



Cross Creek Board Meeting Schedules

The Cross Creek Club Board of Directors will meet on the 3rd Tuesday of each month.

Meetings are held at the Cross Creek Golf Clubhouse starting at 6:45 pm. The first 15 minutes of each meeting there is a residents forum, where residents can directly address the Board with any items they may care to discuss. An email notification to Pinnacle (pinnacle.lc@verizon.net) in advance of the meeting if possible would be appreciated regarding anything that residents would like to discuss the Board of Directors.

May 15th	August 21st
June 19th	September 18th
July 17th	October 16th
	November 20th

The Architectural Review Meetings will be held the 4th Tuesday of each month.

May 22nd	September 25th
June 26th	October 23rd
July 24th	November 27th
August 28th	

From the Manager

Continued from page 1

of their original construction. For those that did not, it is still not too late to add such a system. There are many new products on the market today that use wireless technology. Some even include cameras that permit viewing from an off site location.

In the past, warmer weather has brought with it an increase in the number of thefts from vehicles, particularly electronic devices that have been left in unlocked cars. Remember to remove or conceal such items and to always lock your vehicles left in your driveway. Whenever possible, store your vehicles in a locked garage.

Finally, make a renewed effort to meet your neighbors. Let them know when you plan to be away. You should also inform Pinnacle LC when you go out of town on business or vacation so that we can have the off duty officers check on your property while you are away.

Covenants Committee

The advent of warmer weather always brings with it an increase in the number of projects to be reviewed by the Covenants Committee as residents continue to build, to plant or otherwise improve their property. These efforts benefit everyone in the Community.

Just a reminder, that many of these will need advanced approval from the Committee. This process is not as difficult as many residents believe. The Committee meets on the 4th Tuesday of each month at the Clubhouse. Modification applications, along with the Committee's Design Guidelines, can be found on the Community's website at www.crosscreekclub.com. Applications need to be submitted at least one week prior to each month's meeting. Make a note of these dates so that your project is not unnecessarily delayed. If your project requires a site plan Pinnacle LC, the Community's manager, will be glad to provide one. They can also answer any questions that you may have about the approval process.

Recreation Committee News

Summer will be here before we know it! On June 23rd from 12 Noon to 4:00 pm, we will host the 2nd annual Cross Creek Pool Party! Join your neighbors and friends for a fun day in the sun! Pizza and watermelon will be served between 1:00 and 2:00pm. Please RSVP by June 18 and don't miss this fun event!

In July, our popular Movie Night under the Stars is back! Mark your calendars and plan to come out on a summer night in July for a movie the whole family will enjoy.

If you are interested in receiving information about events from the Recreation Committee, please join our e-mail list service by e-mailing crosscreekrec@gmail.com. You will receive invitations to upcoming events!

The Recreation Committee is looking for energetic folks who want to assist the committee in planning events! If you are interested in participating in the committee, please call or e-mail Pinnacle or the Cross Creek Recreation Committee at crosscreekrec@gmail.com.



Cross Creek Club Pool Hours

MONDAY: **CLOSED**
TUESDAY: 12:00 PM to 8:00 PM
WEDNESDAY: 12:00 PM to 8:00 PM
THURSDAY: 12:00 PM to 8:00 PM
FRIDAY: 12:00 PM to 8:00 PM
SATURDAY: 11:00 AM to 8:00 PM
SUNDAY: 11:00 AM to 8:00 PM

HOLIDAY: 11:00 AM to 8:00 PM

On Public School Days, the pool will be open 4:00 - 8:00



POOL UPDATE

The swimming season will soon be upon us, and the Association, along with the Cross Creek golf staff has been active over the winter months preparing for the upcoming season.

Following complaints from owners regarding last year's pool manager, the Association helped the Club solicit proposals for 2012. We are pleased to announce that a new firm, AquaSafe, will be the pool manager this season. They are locally based, and have successfully managed a number of pools in the vicinity of Cross Creek.

Along with a new manager, the pool will have a new look in 2012 as work is currently under way to install a new whitecoat to the pool shells. Additionally, the interior of the bathhouse will be repainted. Much of the cost of these projects will be paid from reserve accounts built up over the years for such purposes.

With these changes we are looking forward to this season and we hope to see a large number of residents take advantage of the Community's varied recreational opportunities.

***Remember that your dues must be current in order to have use of the pool.**

Don't forget to visit the Cross Creek HOA Website at www.crosscreekclub.com

THE CROSS CREEK CHRONICLE



Sharon DeGrouchy
“Your Cross Creek Real Estate Agent”
 3901 National Drive
 Burtonsville, MD 20866
 (240) 417-7364 – Cell (301) 384-8700 – Office



DON'T GET LOST IN THE HOME BUYING OR SELLING PROCESS—

I am also a Cross Creek Homeowner and the values of homes in my community are of utmost importance. Home prices in Cross Creek are gaining momentum. If you find that you are “under water” with your home, there are options! Consider the HARP. HARP is unique in that it is the only refinance program that enables borrowers who owe more than their home is worth to take advantage of low interest rates and other refinancing benefits (www.fhfa.gov/webfiles/22721/HARP)

Perhaps a Short Sale is the answer:

- * Avoid foreclosure and help save your credit.
- * Ease financial stress and recapture a sense of happiness.
- * Reduce debt and regain control of your finances.
- * Make a fresh start and restore your confidence.
- * Move forward with my help as a Short Sale Specialist.

CROSS CREEK PROPERTIES – ACTIVE, UNDER CONTRACT AND SOLD As of April, 2012

Address	Model	List Price	Under Contract	Close Price/Date Last 180 days
12622 Bear Creek	Potomac	\$565,000		
12204 Torrey Pines Terrace	Victoria	\$525,000		
12918 Bay Hill Dr	Brandenburg	\$459,000		
13115 Shinnecock Dr	Courtland	\$450,000	X	
13002 Ledo Creek Terr	Brandenburg	\$410,000	X	
13001 Alpenhorn Way	Juniper	\$569,900	X	
12905 Bay Hill Drive	Victoria	\$415,800	X	
4728 River Creek Terr	Oberlin	\$5000,000	X	
4808 Briggs Chaney Road	Remington	\$464,900	X	
12801 Eagle Creek Dr.	Zachary	\$3500,000		\$350,000/Nov 2011
4307 Harbour Town Dr	Waverly	\$470,000		\$450,000/Feb 2012
12500 Bear Creek Terr	Victoria	\$420,000		\$380,000/Nov 2011
4714 River Creek Terr	Highgrove	\$526,680		\$552,000/Jan 2012
4718 River Creek Terr	Victoria	\$372,900		\$375,000/Mar 2012
4809 Daisy Creek Terr	Ravenwood	\$439,900		\$395,000/Mar 2012



Streetlight out?

Owners who notice a streetlight out in their section of the community are encouraged to contact the management company with that information. Please obtain the 4 digit number off of the streetlight pole and provide that information to Pinnacle L.C. along with the location of the streetlight.

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“At Your Service”

Names submitted by satisfied customers



<u>COMPANY</u>	<u>TELEPHONE NUMBER</u>	<u>COMPANY</u>	<u>TELEPHONE NUMBER</u>
<u>CHILD CARE</u>		<u>HEATING AND PLUMBING</u>	
Dee's Family Day Care	(301) 572-6596	Sovereign Service	(301) 490-9500
Emnet Tena	(301) 931-9299	Thomas Plumbing Co.	(240) 508-8778
Pepe's Kids, Before & After School Care	(301) 890-8723	<u>HOME IMPROVEMENT</u>	
<u>CLEANING SERVICES</u>		Andre' Hunter Company	(301) 420-2047
JE Cleaning Services	(703) 579-7588	D.L. Davison Wallpaper Installation	(301) 982-0172
Stanley Steamers Carpet Cleaner	(301) 990-2390	Everton Burton Painting & Home Imp.	(301) 461-8709
<u>COMPUTER REPAIR</u>		Galaxy Painting and Decorating	(301) 530-2600
Eric Liu	(442) 444-0769	Louver Shop (Custom Interior Shutters)	(301) 528-7866
<u>DECK BUILDERS</u>		Precise Design and Remodeling	(301) 924-0105
Archadeck	(800) 423-3325	Polan Contracting	(301) 776-0324
<u>ELECTRICIAN</u>		<u>LAWN CARE</u>	
Cliff's Electric Service	(301) 514-9121	MVP Irrigation	(866) 432-7270
Michael Baggott	(301) 440-1947	Jose Landscaping	(240) 888-8446
<u>FINANCIAL SERVICES</u>		Bob's Lawn and Landscape	(301) 572-2797
Global Mortgage and	(301) 343-5584	E.W. Landscaping	(301) 538-3742
Investment Services, Craig Cooper		Fairway Lawn Service	(301) 681-3000
Total Home Mortgage	(240) 247-8484	Dan's Lawn and Landscape	(301) 572-6816
Rasindu Tax & Accounting Services	(301) 455-8395	The Best Landscape Company	(301) 445-5010
1st Preference Mortgage	(202) 391-3916	True Green Chem Lawn	(301) 390-1800
IHASCARES-Healthcare Info. SVC	(301)206-2006	Charles Smellie	(240) 388-7888
<u>FLOORING/TILE</u>		<u>PET SITTING</u>	
George Newman	(202) 492-0388	Terripin Pets	(202) 528-3271
<u>HANDY MAN</u>		<u>ROOFING/GUTTERS/SIDING</u>	
Emmanuel Contractors, LLC	(240) 832-4807	PJ McTavish & Co (Pat McTavish)	(301) 476-8551
Jeeves Handyman Services	(877)205-2174	Gutter Covers of Maryland	(888) 325-5323
		United National Construction	(410) 712-0900

These firms have been identified by residents in the Cross Creek community for having performed above average work. These companies are simply recommendations and their work is in no way guaranteed. Do you have a company that you would like to recommend?

ADVERTISING IN THE CROSS CREEK CHRONICLE

Cross Creek residents are able to advertise in the Cross Creek Chronicle. Are you trying to get rid of that sofa or treadmill? Offering babysitting or professional services? Place a FREE classified ad in the Cross Creek Chronicle. There are now over 600 residents within the community who receive this publication.

The deadline for business ad submission for the September newsletter is August 30, 2012. Business card size advertisement space may be purchased for \$20 an issue, 1/4 page ads are \$40, 1/2 page ads are \$70 and full page ads are \$140. Checks are to be made payable to the Cross Creek HOA and mailed to Pinnacle L.C., P.O. Box 3252, Oakton, VA 22124. Advertisements must be sent to Pinnacle in an electronic format at: Pinnacle.lc@verizon.net.

Cross Creek HOA
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Phone: 703-591-0800
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**All HOA Payments are
to be mailed to our
Post Office Address:**
Pinnacle L.C.
P.O. Box 3252
Oakton, VA 22124