OH NO, SNOW!!

Most of us enjoy the beautiful sight of snow falling. Few of us enjoy the havoc that lots of snow can cause. If you live in the town homes of our HOA then you pay an extra fee each month to have snow removed from your driveway and sidewalk. Last year we had so much snow and it created difficulties for many of us.

The Executive Board hires a contractor to remove snow from town home driveways, town home sidewalks, and sidewalks bordering common areas. All lot owners pay an annual fee and part of this fee covers the cost of removing snow from the sidewalks bordering common areas. Snow removal will occur if there is a snowfall of more than 1 ½ inches.

Just what is covered in the snow removal for town homes? Here is a list to answer this question:

- Driveways are cleared to the driveway surface, but only up to 12 inches of any vehicle parked in a driveway or parking lot.
- Some town home driveways are curved making clearing to the edge with a plow more difficult. If lot owners place a stake at the edge of their driveway, it makes snow removal to the driveway edge easier for the contractor.
- Snow removal also includes re-clearing of snow at the end of driveways after Dover Township clears the roads -- if this is needed.
- Sidewalks are cleared up to the any step to the porch. Some town homes have handicapped ramps leading to the porch. These ramps are like a sidewalk and are cleared but only to the edge of the porch.
- Priority is given to removing snow from town home driveways and sidewalks as this takes the longest amount of time, then sidewalks bordering common areas are cleared next. Common area sidewalks for school bus stops are the next priority.
- At the discretion of the Executive Board, only calcium chloride is used as ice melt. The snow removal contractor does not make this decision.

And what is not covered?

- Steps and porches are not included in the snow removal process. If wind causes drifting of snow on porches or rear patios, the snow removal contractor is not required to remove snow from these areas.
- Clearing of snow drifts that may occur on driveways or sidewalks clearly after snow removal has been completed for the HOA is at the discretion of the Executive Board and may not be covered.
- During the snow removal process for the Town Homes any damage to personal property of the first 12 inches on either side of any driveway will be excluded from required repair by the contractor; with the following exception: the item damaged was installed by a builder; i.e. the stand pipes in between some town homes, and the electrical boxes which are quite close to some driveways, and yard lamp poles.
- Scraping of driveway surfaces during plowing is considered to be normal during the snow removal process and the snow removal contractor will not be expected to repair such normal wear and tear.
- It will also be considered normal consequences of heavy snow if some damage to shrubs and plants occurs during the removal of heavy snow fall amounts.

Snow Etiquette for all of us who live in Ashcombe Farms Dover HOA:

- Snow should not pushed or shoveled into any road way.
- Snow should not shoveled or blown onto any neighboring property.
- Helping neighbors who are elderly, ill, or disabled is encouraged. We should all be good neighbors.

After last winter’s record breaking snow fall amounts, let’s hope for a mild winter with little snow!