



# HAMLET AT SOUTHBRIDGE HERALD

March 1, 2005

Hamlet at Southbridge  
Homeowners Association

Volume 2, Issue 1

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### Association Board Members

- Tom Pitschneider—President
- David Lindquist—Vice President and SCA Representative
- Open—Treasurer
- Robert Pickens—Secretary
- Sonya Kraft—Director and SCA Representative

## Important Dates

CSAH 21 Extension EIS Open House  
Scott County Government Center, Room A217  
200 4th Avenue West, Shakopee  
**March 3rd**, 5:00—7:30 pm

Neighborhood Meeting concerning Rules Violations  
All homeowners invited  
**March 10th**, 6:30—8:00 pm at Panera

Next Board of Directors Meeting  
All homeowners welcome  
**March 16th**, 7:00 pm at Panera

Annual Association Meeting  
All homeowners invited  
**April 20th**, 7:00 pm at Red Oak Elementary Cafeteria

## Letter from the President

As another winter winds down, it's time to begin thinking of all those spring and summer projects that have been lingering in the backs of our minds. I know I am looking forward to getting my kids out of the house, as the lack of snow has significantly limited our outdoor entertainment this winter season.

There has been a lot of discussion on enforcement of association rules over the past few months. In this issue of the *Hamlet Herald* you will find a copy of those rules as well as information on an upcoming meeting to discuss enforcement

*(Continued on page 4)*

## Assistance Needed

### Treasurer Position Open

The association treasurer has recently moved from the neighborhood. This leaves the association in need of assistance from someone with a financial/accounting background to maintain the association books.

The board has discussed the possibility of spending \$400 per month to outsource our bookkeeping needs. This funding would come directly from our association dues and directly affect what is available for other uses within our neighborhood.

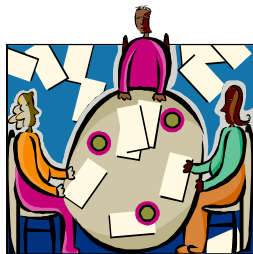
If you are interested and have the ability to help, please contact the Board via the association website: [www.hamlet-southbridge.com](http://www.hamlet-southbridge.com).

## Visit the Hamlet Website



Find out what events are happening in our neighborhood.

“The Hamlet website is updated frequently with current news and events, so please stop by and see what is new.”



Miss a meeting? Find out what happened by reading the meeting minutes on the website.

Do you ever wonder what the Hamlet association board members discuss at their meetings? Are you curious about new retail stores opening soon at Southbridge Crossing? Do you wish you knew whom to contact with a question about your neighborhood? You can find all of this information and more by visiting the association website at [www.hamlet-southbridge.com](http://www.hamlet-southbridge.com).

It's easy to stay current with association announcements, events and meetings just by logging on to your computer. The Hamlet association website includes an online version of the *Hamlet Herald*, as well as the most current version of the *Services Offered Directory*. You can use the links provided on the website to review the minutes from the latest association board meetings, view a list of frequently asked questions, or contact an association representative directly. The Hamlet association site also includes a community information link, which provides access to the websites of Savanna Oaks, The Classics, and Southbridge Crossing – our neighborhood shopping center.

In addition to keeping up with neighborhood news, the website offers direct access to area community, government, and recreational websites, including the City of Shakopee, Scott County, Valleyfair, Raceway Park, Canterbury Park, Shakopee Valley News, The Valley Green Business Park, and the Shakopee Visitor's Bureau. The Hamlet website is your resource for staying informed.

Below is a brief description of what can be found under each of the main headings on our site.

### News

- Details, dates and locations for upcoming board meetings (all neighbors are welcome to attend any scheduled meetings)

- Community updates
- Communications survey

### Services Directory

A listing of people who are experts at a variety of services right here in our own neighborhood. To be added, simply visit the directory page and submit your request online.

### Association Events

Announcements regarding upcoming neighborhood events

### Board of Directors

An introduction to each of our association board members, as well as an overview of their goals for the neighborhood.

### Committees

A listing of the committees representing the Hamlet neighborhood, as well as contact information.

### Residential Info

Online form to update your residential status as a new resident, or for closing information.

### Newsletter

Online version of the *Hamlet Herald*.

### Association Documents

- Association guidelines,
- Financial statements, and
- Board meeting minutes

### Alteration Request

Online form for association review of all exterior alterations to your home such as a fence, shed, garden structure/gazebo, pool, home addition, or attached porch.

The Hamlet website is updated frequently with current news and events, so please stop by and see what is new. We welcome your input and comments on the type of information you would like to see available at the site. If you have any suggestions, please submit your ideas to the Communications Committee via the "Contact Us" link on the website.

## Committee Updates

### Architectural

[architectural@hamlet-southbridge.com](mailto:architectural@hamlet-southbridge.com)

As you plan to build decks, porches and any other architectural updates to your home, please contact the Architectural Committee, as well as the City of Shakopee. The Architectural Committee is in place to preserve high architectural quality within our neighborhood.

### Maintenance

[maintenance@hamlet-southbridge.com](mailto:maintenance@hamlet-southbridge.com)

The Association Board has reviewed irrigation and landscape contract bids for 2005, and have selected Prescription Landscape.

Please watch for announcements regarding the Annual Spring Cleanup Day. This event usually takes place in late May to ensure warm growing weather for the annuals. We will be clearing debris from the common areas throughout our neighborhood, as well as planting annuals at the entrances located at Southbridge Parkway & Windsor Drive, and Southbridge Parkway & Hartley Boulevard.

## Utility Work along Southbridge Parkway

Undoubtedly, many of you have spotted the orange "Road Work" signs along Southbridge Parkway and seen, or even heard, the digging around the utility lines along the south side of the street. Xcel Energy is adding two combustion turbines, fired by clean-burning natural gas, to the Blue Lake peaking plant located directly across Highway 169 from our neighborhood. Xcel Energy expects that adding these new turbines will increase the capacity of the plant by 160 megawatts. Currently, Blue Lake runs four combustion turbines with a summer capacity of 225 megawatts. Since the greatest demand for electricity is during the

### Communications

[communications@hamlet-southbridge.com](mailto:communications@hamlet-southbridge.com)

A subcommittee dedicated to the welcoming of new neighbors has been created to personally meet and greet neighbors. We have put together a *Hamlet at Southbridge Neighborhood Guide* to introduce new families to the neighborhood and its amenities. This handbook, as well as a personal greeting from a neighbor, will go a long way to help new families feel at home here in Southbridge. If you are interested in this great opportunity to personally welcome new neighbors, please contact the Communications Committee with your name, contact information, and address.

### Rules

[rules@hamlet-southbridge.com](mailto:rules@hamlet-southbridge.com)

A neighborhood meeting has been planned for March 10th, 6:30—8:00 pm at Panera to discuss consequences for association covenant violations. All homeowners are invited to attend. Various options will be discussed, including assessing fines.



All committees could use your help, email if interested.

"...increasing the electrical capacity at the Blue Lake peaking plant will help meet high summer electricity demands."

summer season, increasing the capacity for the peaking plant before it warms up will help meet future demand.

To prepare for these additions, Xcel is upgrading the transmission lines leading to Blue Lake. The work in our neighborhood is to upgrade the line carrying structures. Steel pole structures will replace the towers, and new lines will be installed to the east towards the Black Dog plant, and north to the Blue Lake plant. Xcel has scheduled the work to be completed by June 1, 2005, and expects the new turbines to be installed this summer.



Blue Lake peaking plant receiving upgrades this summer.

## Letter from the President

*(Continued from page 1)*



**Do you have ideas on what to do in the case of violations of our neighborhood covenants?**

“There has been a lot of discussion on the enforcement of association rules over the past few months...”

**Share your ideas at the neighborhood meeting, March 10th, 6:30—8:00 pm at Panera.**



**Xcel is helping to alleviate the summer electrical crunch.**

issues (see page 5). Currently, we do not have enforcement guidelines or policies in place, and we are at a point where we need to determine the next steps. Should the association send a letter to homeowners who are in violation of established rules? What about initiating a fine system? These are some of the questions that we need to consider and evaluate. I encourage you to find time in your busy schedule to provide input on this subject.

The Board is busy preparing for the association’s annual meeting to be held in April. Information regarding the dates and details of the annual meeting can be found on page 8. You should be receiving a packet of

information from the association that includes your 2005 dues invoice, a communication survey, board and committee nomination form and proxy this week. If you have not received a packet by March 15th, please contact the Board via the association website: [www.hamlet-southbridge.com](http://www.hamlet-southbridge.com).

There are several committees that are in desperate need of additional members. Please read over the information included with your 2005 dues invoice for committee updates and consider volunteering your time.

On behalf of everyone on the Hamlet Association Board, we are looking forward to seeing you at the annual meeting. Until then, enjoy each and every day.

Tom Pitschneider

## County Road 21 Update

According to information from the latest Scott County highway budget, the County Road 21 project will not begin construction until at least 2008. The county’s original plans for the intersection of County Road 21, County Road 18 and Southbridge Parkway were to provide a four-lane, at-grade intersection. They are now looking into the feasibility of a six-lane, at-grade intersection or some type of elevated interchange at the intersection.

The Scott County Transit Review Board (TRB) is also conducting research to determine if the County Road 21/County Road 18 area would be a good location for a future transit station. The facility would be similar to

the transit station located on at the intersection of Nicollet Avenue and Highway 13 in Burnsville. The TRB has requested that the transit station proposal be included in the ongoing environmental impact statement (EIS) on the proposed extension of County Road 21.

There is a CSAH 21 Extension Open House on Thursday, March 3rd, 5—7:30pm at the Scott County Government Center, Room A217, 200 Fourth Avenue West, Shakopee. The purpose of this open house is to review three intersection design alternatives including a four-lane-at-grade intersection, a six-lane-at-grade intersection and a four-lane interchange.

## Covenants of the Association

**Please attend the neighborhood meeting, March 10th, 6:30—8:00 pm at Panera to discuss consequences for violations of our established neighborhood covenants.**

The Hamlet covenants, rules and guidelines are in place to protect each owner’s investment in their property from negative impact by those around them. These rules are designed to provide common sense guidelines to ensure that happens. They are also in place to provide a clear definition of what is acceptable in terms of home alterations and uses that affect your neighbors. Any alteration, especially in relation to decks, additions, and other permanent improvements is subject to architectural review and must be approved by the Board of Directors. This is supplemental to any city, county and state regulations.

The rules are designed to be more specific the larger the impact to neighbors. Small improvements such as grass or flowers are at the discretion of the homeowner. However, a tree planted on the property line impacts your neighbor. As the improvements begin to affect surrounding neighbors, the rules become more stringent and the oversight becomes greater. The board is the final arbiter in these cases, but does not take the place of communication between neighbors. Prior to bringing an alteration to the board, it is expected you would talk with your neighbors about it. They are the most directly affected by the improvement; they should be the first to know.

1. Rules of common decency apply.

No property shall be occupied and used in such manner as will cause a nuisance, nor unduly restrict or interfere with the use and quiet enjoyment of the property by other owners and occupants and their invitees. Loud music or improvement projects late into the night directly impacts those around you. Unless you have the tacit approval or participation of those effected these activities should be confined to daytime hours.

2. All lots shall be used for single family residential only. This rule is meant to restrict anyone utilizing their house to host business in lieu of a retail outlet. Home offices or home based businesses are permitted such as a cosmetics or book selling business based at home but mobile in nature. No lot shall be subdivided.
3. Mailboxes will be maintained by the association and should not be altered.
4. All fences require board approval. Fences have a distinct impact on your immediate neighbors, they should be discussed with those neighbors first. Pets can usually be restrained with relatively inexpensive invisible fences. If you wish to build a fence, the preferred design is rustic rail or decorative wood.
5. Vehicles used for the purpose of construction, delivery or repair work shall be permitted on a

*(Continued on page 6)*

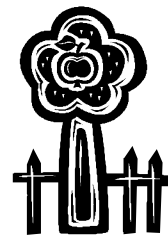


All about keeping our neighborhood nice.

This entire listing is available on our website at

[www.hamlet-southbridge.com](http://www.hamlet-southbridge.com)

- > Association Documents
- > Association Guidelines
- > Association Rules



Did you know that our covenants require board approval for adding fencing to your yard?

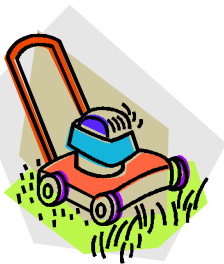
## Covenants of the Association

*(Continued from page 5)*



**Do you have a trailer, boat, camper or RV? See the covenants for the rules regarding parking such vehicles on your property.**

“The Hamlet covenants, rules and guidelines are in place to protect each owner’s investment in their property from negative impact by those around them.”



**Maintain your lawn within compliance of current city codes and regulations.**

- temporary basis. Trucks larger than one ton, all boats, trailers, campers, RVs, buses or delivery vans shall not be stored or repaired upon any lot for a period in excess of ten (10) days unless entirely confined within a structure located on such lot and the door of said structure is kept in a closed position.
6. Most TV antennas can be installed in an attic. Exterior antennas or large satellite dishes exceeding 1 meter in diameter require board approval.
  7. Almost all of the Hamlet houses have third car garage stalls, attics and basements that are your primary storage areas. If you have the need for outdoor storage it should be as unobtrusive as possible. Vinyl patio bins, lockers, and small storage containers are allowed so long as they are within 1 foot of the back of your house. Storage sheds require board approval and must be permanent, on a slab, same in appearance/materials as the roof and siding on the main house, and smaller than 10'x12'. Play forts, swing sets, and play/dog houses must be to the rear of the main dwelling.
  8. Each property shall maintain a lawn in compliance with current city codes and regulations.
  9. Each property shall maintain a tree in the front yard which is 2 ½" or greater in diameter.
  10. Temporary signs are permitted. No permanent signs allowed without approval by the Board of Directors.
  11. Sport Courts or other permanent recreational surfaces require approval by the Board of Directors. Considerations include the location on the lot, drainage and encroachment upon easements.
  12. Permanent swimming pools, in or above ground, require board approval.
  13. All woodpiles shall be either uncovered or covered with tarpaulins of dark (green or black) color and shall be properly secured.
  14. No animals, livestock or poultry of any kind shall be raised, bred or kept on any lot except for dogs, cats or other household pets which may not be kept for commercial purposes.
  15. All rules also apply to common areas. Nothing shall be altered or constructed in or removed from the common areas adopted by the association.
  16. Vegetation and trees surrounding ponds, marshes and wetland areas, whether located on a lot or on common elements (if any), and whether natural or otherwise, shall be maintained in substantially the same condition as originally established. No cutting, mowing, trimming, draining, dredging or other alteration of such areas and items shall be permitted.

## Spring Home Maintenance Tips

The spring season is upon us and the urge to get outside is reaching its peak. Here are a few tips to get you outside and on the way to a relaxing summer.

### Yard

Trim any shrubs, or remove dead plantings as necessary. **Take care NOT to trim oak trees between March 1<sup>st</sup> and October 1<sup>st</sup> due to the risk of oak wilt.**

Rake through any dirt or sand that has accumulated on your lawn due to snow removal.

Clear any leftover leaves or debris from your lawn and landscaping.

### Driveway

Repair any cracks and seal.

### Decks/Fences/Railings

Inspect decking, fences and railings.

Repair and stain/paint/seal as needed.

### Roof

Clear off any debris, and clean out

gutters.

Repair any loose or missing shingles or flashing.

### Siding

Wash siding and garage doors.

### Windows

Repair any damaged screens, and wash all screens and windows.

### Smoke Alarms

Inspect smoke and carbon monoxide alarms.

Replace all batteries.

### Air Conditioner

Have your air conditioning system inspected by a professional as recommended by the manufacturer.

Replace furnace filter (every 3 months).

### Clothes Dryer

Clear lint from your clothes dryer exhaust duct and from underneath the unit.



Read the tips to prepare your home and yard for spring.

“Take care NOT to trim oak trees between March 1st and October 1st due to the risk of oak wilt.”

## Gear Up for the Annual Garage Sale

Mark your calendars! The annual Neighborhood Garage Sale is just 2 ½ months away. You have time to clean out your closets, basements, garages and join the annual Neighborhood Garage Sale. This event is held every spring on the second weekend after Mother’s Day. This year’s event will be Friday, May 20<sup>th</sup> and Saturday, May 21<sup>st</sup> from 9am – 3pm. Listed in the Star Tribune’s Top 100 Largest Garage Sales in 2004, it is always a big hit!

Advertising and organization of the garage sale is sponsored by Dan Hennen, including maps with addresses of participating families.

You are welcome to open on Thursday, start earlier in the day or stay open later. If indicated in advance, these variances can be noted on the garage sale maps.

Please email Dan Hennen at [danhennen@mn.rr.com](mailto:danhennen@mn.rr.com) to sign up, or if you have any questions.



Friday, May 20th & Saturday, May 21st!

## The Annual Association Meeting



**It's a good idea to attend the annual Association Meeting!**

The Hamlet Annual Homeowners' Association Meeting is scheduled for April 20th, 2005 at 7:00 pm at Red Oak Elementary School Cafeteria. All homeowners are encouraged to attend!

Top 5 Reasons to Attend the Annual Meeting:

5. The association begins with you.
4. You will have an opportunity to volunteer for an association commit-

tee and work with other neighbors in continuing to make this neighborhood great.

3. Because the only thing on TV that night is reruns.
2. You will see neighbors you have not seen since October.
1. Everyone who attends the meeting will be entered in a drawing to win one of two prizes, \$25 to Panera or \$25 to Chili's.

## Communications Survey—Preliminary Results

Thank you to those of you who have taken the time to complete the communications survey on [www.hamlet-southbridge.com](http://www.hamlet-southbridge.com). Your feedback provides us with the information we need to insure that we are taking steps and making decisions that are effective, convenient and valuable for you.

Here are the results of the survey thus far:

*Hamlet Herald* – rated 4.3 out of 5 for effectiveness.

Annual Association Meeting – rated 3.8 out of 5 for effectiveness.

Hamlet at Southbridge Website – rated 4.2 out of 5 for effectiveness.

The result for those preferring online communications on a scale of 1 (never) to 5 (always) is 3.7.

The result for those who read the *Hamlet Herald* on a scale of 1 (never) to 5 (always) is 4.7.

The result for those who prefer to read the *Hamlet Herald* online on a scale of 1 (never) to 5 (always) is 3.2.

33% of those surveyed visit the website on a quarterly basis. 50% of those sur-

veyed visit the website on a monthly basis. 17% of those surveyed visit the website on a weekly basis.

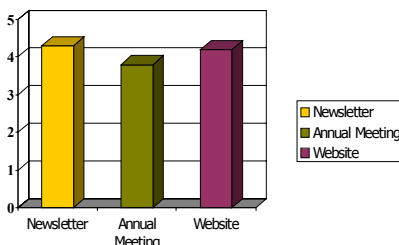
Your survey comments have also offered several suggestions on where we can improve communications, what you would like to know more about, and how the association can improve. We truly appreciate all of your comments and suggestions; we use your ideas to improve communications and increase the effectiveness of our association as a whole.

In an effort to collect responses from the majority of homeowners within our association, we included a printed copy of the communications survey along with the 2005 dues invoice mailing. If you have not yet voiced your opinion, please take a moment to fill out and return the survey. This will help us continue improving upon those things that are going well and identify areas in which we need to focus on refining our tactics.

We will post complete survey results in a future issue of the newsletter. Thank you!

If you haven't already, please respond to the Communications Survey, so that we know what communications you find most convenient and valuable.

Hamlet at Southbridge Communications Vehicles



## Enjoying Minnesota's Seasons: Great Ideas for Spring

According to the calendar spring arrives on March 20<sup>th</sup>, but according to the thermometer it might not set foot in Minnesota until much later. Although we may still have a few more weeks of cold, slushy weather, in just a short time the sun will shine brighter, the tulips will break through, and the fun will begin. Whether you are trying to find something to do indoors or want to get outside and enjoy the season, we have listed a variety of events to get you started and keep you entertained.

### Minnesota Landscape Arboretum

*Afternoon Teas*

*Wednesdays through March 30,  
3 – 4:30 p.m.*

Warm-up a blustery afternoon with "tea time" in the cozy Fireplace Room or the new Visitor Center restaurant. You can enjoy views of serene winter landscapes and a three-course tea complete with home-baked treats and savories. \$20 per person (plus tax). Reservations required: 952-443-1411

### Science Museum of Minnesota

*Chinasaurs Exhibit*

*Ongoing until 5/1/05*

"Chinasaurs" features the largest traveling collection of authentic Chinese fossils in the world. Stop by and check out dozens of never-before-seen skeletons and fossil objects, including dinosaur eggs, nests, and footprints. For more information, visit [www.smm.org](http://www.smm.org).

### Science Museum of Minnesota's Omnitheater

*Omnifest*

*3/18/05 – 4/17/05*

Visit the larger than life Omnitheater for an experience unlike any other. During Omnifest you can enjoy daily showings of six different films including *Extreme*, *Antarctica*, *Stomp's World Beat*, *Journey Into Amazing Caves*, *Seasons*, and *Kilimanjaro*. For more information, visit [www.smm.org/omnifest](http://www.smm.org/omnifest).

### Minnesota Children's Museum

*Pack Your Bags!*

*A Kids Ticket to Travel*

*1/29/05 - 5/15/05*

Pack Your Bags! A Kid's Ticket to Travel is a fun-filled exhibit that helps children explore and understand why people travel and how traveling affects us. Children and adults can explore five different kinds of travel: journeying to new homes, visiting new places, taking on new challenges, joining a celebration, and taking imaginary trips to destinations of our dreams. For more information, visit [www.mcm.org](http://www.mcm.org).

### Minnesota Zoo Farm Babies

*Weekends March 25-April 10, 2005*

*(Friday, Saturday, & Sunday)*

*9:00 - 4:00*

Meet the newest members of the zoo family with baby chicks, piglets, lambs, calves, goat kids, bunnies, and ducklings! There will be children's activities on the weekends. Volunteers will be available for questions and assist with "hands-on" interaction with the baby animals. For more information, visit [www.mnzoo.com](http://www.mnzoo.com).



Find new ways to enjoy this season!

"Get out and enjoy all that Minnesota has to offer!"



Check out the Chinasaurs exhibit at the Science Museum of Minnesota.

(Continued on page 10)

## Enjoying Minnesota's Seasons: Great Ideas for Spring

(Continued from page 9)



April 8th, Minnesota Twins' Home Opener!

"Get out and enjoy all that Minnesota has to offer!"



See all that the Library has to offer for your family!

### Bachman's-Marshall Field's Flower Show 2005

Saturday, March 12-Saturday, March 25th

This year's show is "Cote De La Musique" (The Coast of Music) and will be based on the works of French post-impressionist Raoul Duffy, additional artists may include Picasso, Braque and Matisse. The show will feature East Coast garden designer Julie Moir Messervy as well as an interactive music element designed in conjunction with MIT (Massachusetts Institute of Technology). For more information, visit [www.bachmans.com](http://www.bachmans.com).

### 2005 Get in Gear

10K Run/Walk & 2K Fun Run and the new 5K Run/Walk!

April 30, 2005

The largest 10K in Minnesota and one of the top 15 in the nation is now open for registration. Join thousands of other runners and walkers as you wind through the streets of Minneapolis and St. Paul along the beautiful Mississippi River. For more information, visit [www.getingear10K.com](http://www.getingear10K.com).

### Minnesota Twins Baseball Home Opener

4/8/05

You don't have to travel all the way down to Ft. Myers to see baseball this spring. Cheer on the Minnesota Twins at the Metrodome as they set out to defend their AL Championship crown beginning with the Chicago White

Sox. For a complete schedule, visit [www.mntwins.com](http://www.mntwins.com).

### Scott County Libraries

#### Special Events

Storytimes for preschool children and book sales are offered at all Scott County libraries. Many Scott County libraries also host family programs and book discussion groups for adults and/or for children. For more information, visit [www.scott.lib.mn.us](http://www.scott.lib.mn.us).

### Richardson Nature Center

#### Ongoing Events

Located in center of Hyland Lake Park Reserve, Richardson Nature Center has many interpretive displays and a wildlife feeding station/viewing area. The nature center offers year-round programming for the public. It features more than three miles of nature trails through woodlands and a restored tall-grass prairie.

### Minnesota Valley State Recreation Area

#### Year-Round Outdoor Activities

Trails running through the Minnesota Valley National Wildlife Refuge make up an incredible network of paths for hiking, bicycling, and snowmobiling. Portions of the trail are paved (others non-paved) as they wind through beautiful woods, prairies and marshlands. The paved portion of the State Trail is accessible from Veterans Memorial Park located on County Rd. 101, 1 mile west of *Valleyfair* in Shakopee.

Thank you to all of the local businesses who support our newsletter!



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**Email My Staff**

[Ron.breeggemann.nfzx@statefarm.com](mailto:Ron.breeggemann.nfzx@statefarm.com)

Thank you to all of the local businesses who support our newsletter!



Lori Adams  
(952) 233-3536

[www.PamperedChef.biz/LoriAdams](http://www.PamperedChef.biz/LoriAdams)

Spring is definitely on the way! Time for weddings, picnics and livening up your family dinners. Which means it is a perfect time for Pampered Chef!

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Call me today!



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## SOUTHBRIDGE DENTAL

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- Invisible Braces
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- Non-Mercury White Fillings
- Implants for Loose Lower Dentures
- Laughing Gas
- Payment Plans
- Senior Dental Plans with Discount



Michael England D.D.S.  
8074 Old Carriage Court

952-746-0808



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- \* Cleanings to meet any budget

Call Heidi

For a free estimate Today  
612-201-9823 or 952-402-9333

Thank you to all of the local businesses who support our newsletter!



# THE GRIMES GROUP

**DON'T TAKE A CHANCE WITH  
YOUR BIGGEST INVESTMENT**



7441 Whitehall Road  
Charming modified 2 story with 3 bedrooms up,  
hardwood floors, built-in cabinetry,  
and beautiful landscaping.  
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**FARMERS**

**Comments or Suggestions Welcome**

This is a homeowners association newsletter. The Communications Committee produces this publication quarterly. If you are interested in donating your time or talent, or if you have items you would like to add to the next newsletter please contact the committee at [Communications@Hamlet-Southbridge.com](mailto:Communications@Hamlet-Southbridge.com).

without you.

Our next issue will be out the first week of June 2005.

Have a great spring!

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THANK YOU to all of the local businesses who offered their support for this issue of our newsletter! We could not have done this



Produced Quarterly by the  
Communications  
Committee.

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