



# Manor Lake Civic Association

## March 2017

### Manor Lake Community General Meeting

Tuesday, March 28, 7:30 – 9:00 pm at the Bauer Drive Community Center. It is important that as many members – and residents – as possible attend this meeting to learn about important issues affecting our community, including the potential placement of an MCPS bus depot in our backyard on Avery Road (see related story below). Montgomery County Councilmember Nancy Floreen, or a staff member, will be in attendance to hear residents' concerns, especially around the proposed bus depot on Avery Road.

While you do not need to be a member of MLCA to attend, we hope all residents will come, join or renew and pay the nominal dues (\$40) to help the MLCA continue to represent your interests in Montgomery County, and in the Rockville area.

As a reminder, the community elected in 2015 to revise our membership year to follow the calendar year so dues cover the period of January 1 through December 31. A 2017 membership form is included in this newsletter and will be available at the March meeting. Forms are also available on the MLCA website [www.manorlake.org](http://www.manorlake.org).

### IMPORTANT INFORMATION

#### Potential 400-School-Bus Depot on Avery Road!?

Montgomery County Executive Ike Leggett is pushing to demolish the Blair G. Ewing Center and adjacent athletic fields (approximately 490' from the intersection of Avery and Norbeck roads), and use the site for up to 400 school buses and 700 support vehicles from the Shady Grove Transportation Depot.

The County Executive wants to use the current bus depot site off Crabbs Branch Way in Derwood, near the Shady Grove Metro Station, for his "Smart Growth" initiative, which will convert the land to mixed-use retail and housing. However, there is very little about the use of the Avery Road site as a bus depot that aligns with the smart growth concept.

A new association made up of the communities along Norbeck Road from Gude Drive to Georgia Avenue has formed to speak out against making the Blair Ewing School and park into a bus depot. This group, which has been

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### Greeting Friends & Neighbors!

I hope this edition of the Manor Lake Civic Association newsletter finds you well.

On March 28<sup>th</sup> we will have our next General Meeting for Manor Lake residents, and the first with the new Board of Directors that you elected back in October, 2016.

With the new year comes a new request for residents to join the Manor Lake Civic Association. If you are not sure if you have paid your dues, we will have the membership list at the meeting and will accept payments from those wishing to pay at that time. You also can go to [www.manorlake.org](http://www.manorlake.org), to see if your dues are up to date and make a payment using our secure online service by PayPal. You don't have to be a PayPal member. Easy-to-follow directions are on the website. Our thanks to first time members, and members who have already renewed.

Additionally, this is a reminder to sign up on the MLCA website with your email address. Registering your email will help to get important information regarding our community out to you via a group email blast when appropriate. It also allows you access to all features of our website including private information only for residents.

NOTE: A MLCA Volunteers Appreciation Party is planned for residents who volunteer on the Neighborhood Watch, social, or other committees. For all of you who continue to support Manor Lake by volunteering, keep a lookout for your Volunteer appreciation party invite with the date/time.

I look forward to seeing you at the next General Meeting, March 28<sup>th</sup> at the Bauer Drive Community Center, beginning at 7:30 p.m.

Best wishes,

*Michelle*

Michelle Miller Bean

### Be Aware of Door-to-Door Scammers

This information was sent to us last year from the Community Liaison at Protect America, a national home security company, but it's always timely to remind folks to watch out for themselves and their neighbors. Door-to-door scammers are plaguing many neighborhoods so to help with this, they've created a door-to-door solicitor safety guide: [www.protectamerica.com/door-knockers](http://www.protectamerica.com/door-knockers).

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named the Coalition Against the Avery Road Depot (CAARD), is composed of civic associations from Manor Lake, Manor Woods, Aspen Hill, Flower Valley, Manor Park (adjacent to the country club), Twinbrook and others.

CAARD held a public rally last fall at the Bauer Drive Community Center, attended by representatives from all these communities, and several elected officials.



Imagine 400 School buses and possibly as many as 700 support vehicles added to this traffic!

Please reach out to the County Executive, County Council members, and Board of Education members to express your support for CAARD and your opposition to using the Avery Road site as a school bus depot. Go to <http://www.saveblairewing.org/> for contact information and a description of the issues. Pick an issue that is of interest to you. Feel free to borrow the language available on this web site. The county is working on this issue and [community meetings](#) are being planned for March.

Come to the General Meeting on 3/28 to find out more, and potentially hear from Council Member Nancy Floreen on what the status is.

If you have any questions about this issue or want to get more involved, feel free to contact the MLCA at [manorlakecivica@aol.com](mailto:manorlakecivica@aol.com). Use this [link](#) for more information on "Why Avery Rd. is a Bad Idea."

### **Ride On Extends Free Weekday Trips**

Ride On's free fare program for seniors/persons with disabilities has been expanded to include Saturdays, 9:30 a.m. to 3:00 p.m. as of September 2016. Those with a valid ID can ride free on weekdays during those hours. Fares are half price all other times. Metrobuses in the County also extend free trips on Saturdays to seniors and people with disabilities from 9:30am to 3:00 p.m. Seniors must show a Medicare or photo ID or a Senior SmarTrip card, available at a county library for \$2 with photo ID/proof of age

### **Recycling Bin Hinge Repairs**

If your blue, paper recycling bin hinges need repair, the County 311 system says to put out the bin on a "non-collection day" by 7:00 AM. Hinges will be replaced by the County, Call 311 for more information.

## **41 shade trees planted along Marlin Street, by Montgomery County**

*By Bret Lyhus*

Does your street need new shade trees along the County right-of-way in front your homes? If so, you can coordinate with the Montgomery County tree planting program to have shade trees planted for free by the County in those parts of your street where trees have died and been removed.

Marlin Street residents took action to return their street to the beautiful, tree-lined, shaded street it was 15 years ago. Our recent coordination with Montgomery County's Tree Planting Program, was an effort by homeowners to restore the former tree-lined, shaded beauty of Marlin Street. By signing up as a community instead of individuals, we were able to arrange two plantings of about 20 trees each, over the last two years. Residents can request one of four types of major trees: Yellowwood, Hackberry, Black Gum, or Overcup Oak. Marlin Street was eligible for these major tree types (which will reach a fully-grown height and spread of 40 to 55 feet), because we do not have overhead power lines. On those streets that have overhead power lines, residents are offered a choice of minor trees, which are smaller shade trees that will not grow to the power line height.

The County is no longer planting pear trees, since they are not native to North America, and they have generally not done well. The original big Bradford pear trees (only three of them remain on Marlin) became weak and dangerous at full size, and have mostly broken up and been removed. The later generation of pear tree that still exists in front of every other house in Manor Lake, has been deemed by County arborists as not desirable as they develop bare branches and appear unhealthy.

A mature and healthy tree cover enhances the appeal of a neighborhood, and should ultimately improve all our property values. The County has detailed (see link below) their reasons for providing this service to residents - to include air filtering, noise dampening, carbon absorption, etc. See the details of the County street tree planting program at <http://www.montgomerycountymd.gov/DOT-Highway/Tree/index.html>

For information on a related but separate program, offering free trees for private property, for similar purposes can be found at <https://www.montgomerycountymd.gov/green/trees/tree-montgomery.html>

If you and your neighbors would be interested in having multiple free trees planted, contact Bret Lyhus at 301-613-7184.



## Manor Lake Bulk Item Pickup Scheduled

Manor Lake residents who are current on their Civic Association dues are eligible for a free bulk item pick-up once during the membership year (MLCA membership year follows the calendar year). The next bulk item pick-up event for Manor Lake Civic Association members is scheduled for Saturday, April 8, 2017.

To participate in the April event, make sure your dues are current and send your name and street address with subject: Bulk Item Collection, to Phyllis Taylor at [ptmlboard@gmail.com](mailto:ptmlboard@gmail.com), or call 301-460-5581.

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## It's Tax Time!

Many consumers have notified the Office of Consumer Protection of calls received from various telephone numbers purporting to be IRS agents. These so-called agents will then tell the consumers that they owe the IRS money and demand payment over the telephone or by wire transfer or gift cards. The IRS will never call you on your return and [demand money this way](#). If you get this false call, either just hang up, or record the telephone number and any other information and **report it to the Treasury Inspector General for Tax Administration** through its [online reporting form](#) or at 1-800-366-4484. If you have any questions, contact the Office of Consumer Protection at (240) 777-3636.

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## What kind of maintenance is needed for our entry way solar lights?

*By Bret Lyhus*

The solar light systems at both Manor Lake entrance ways were installed in October, 2011, following long debate and research on how to illuminate the sign walls. It was determined that hard wiring to a grid connected power source, would be cost prohibitive. The MLCA board and community evaluated proposals for illumination by professional grade photovoltaic – battery systems, and these were found to be the most practical and cost effective means for this purpose.

These solar lighting systems may appear to be maintenance-free, but there are several maintenance tasks that need to be performed on a regular basis to keep these systems operating at their best (see below). One or two of these tasks may be performed by Manor Lake residents with electrical power experience, while others may be performed by any attentive residents, who may be passing by and see the need:

- After each time the landscapers visit and complete their work - check that the light fixtures are pointing at the wall and words "Manor Lake." On occasion, fixtures are bumped, and point away. Simply turn the fixture, to aim at the wall.
  - By mid-summer - check that no tall and fast growing weeds are casting shadows on the panels. These should be cut as soon as possible, so the panels are not even partially shadowed. Our landscapers should be removing overgrowth.
  - Twice each summer - if any plantings/flowers grow over or between the light fixtures and the Manor Lake signs, these should be cut back, to clear any obstruction to the light.
  - Each winter, throughout - following any amount of snowfall, push the snow off of the solar panels, using a simple ice scraper, brush, or broom. If snow stays on the panels, battery charging is limited, especially if covered for more than a day.
  - Between October and March, when the days are much shorter - disconnect the "Ed Milenky" memorial light from the circuit. As sunlight lessens at this time of year, the reduced load will allow the batteries to serve only the main sign lights, thereby preventing any wintertime low voltage outages. Reconnect this circuit in March.
  - Twice each year - use a voltmeter to check the voltage of each battery at each site (2 batteries at each site, 4 batteries in all), typically just before the lights turn on for the evening. For healthy batteries, the voltage should read above 13 volts, when near or at full charge. If the reading is less, we need to monitor the lights for any low voltage outages and begin to budget for battery replacement. At this writing, the batteries at the Rocking Spring site are at end-of-life and due for replacement. This expense has been approved by the MLCA, and is the largest maintenance expense, as each of these deep cycle batteries costs about \$350; they typically last between 5 and 6 years.
  - Whenever visible on solar panels - deposits of tree sap or bird droppings, should be cleaned with standard window cleaner and paper towel. Other debris (leaves or branches) should be cleared so the panels are always uncovered.
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## Manor Lake Directory

Manor Lake Board members have been diligently working on an updated version of the Manor Lake Directory, however, many residents have not responded with their names, emails, and/or phone numbers as they would like them listed. (Email addresses will be included only with your permission.) We were hoping to have the directory available at the March meeting, but were unable to meet the printing deadline. Therefore, there's still time to tell us how you wish to be listed or to insure we have it correct. The easiest way is to send an email to [Directory@ManorLake.org](mailto:Directory@ManorLake.org) with your Name(s), address, phone numbers and email addresses the way you would like your listing. This email address goes to the Directory volunteers as well as our President, [Michelle Bean](#). [Or you may mail in your information using the Membership Form in this newsletter.](#)

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## Neighborhood Watch Volunteers Needed

The Neighborhood Watch program is in need of additional volunteers. During the past year or so we have lost many volunteers due to moving out, illnesses, deaths or other needs. It only requires about a hour of your time once a month. A schedule is sent monthly and you may request specific dates if necessary. Volunteers patrol in two person teams and may patrol at any time of day on their scheduled date. About half our volunteers are husband and wife teams. The others are neighbors who have gotten together to form a team. If you would like us to pair you with someone, please let us know. Since many burglaries and break-ins occur during the day, it would be nice if we had more retirees, people who work at home or have flexible work hours to volunteer to patrol during the daytime. But don't let that deter you from signing up.

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## Please support our advertisers!

Several local businesses advertise in the MLCA newsletter and even more on the community website. Advertising revenue helps keep resident dues as low as they are. See the last page of this newsletter, and go to [www.manorlake.org](http://www.manorlake.org) to see our online advertisers. Interested in taking out a Manor Lake ad? Contact [ManorLakeCivicA@aol.com](mailto:ManorLakeCivicA@aol.com).

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## MLCA Membership Drive

Thanks to all who have already paid their 2017 MLCA membership dues. Last year MLCA membership topped a record with 55% of households joining! Let's make 2017 another record-breaking membership year!

It's difficult to believe that so many households in our community either don't feel it's worthwhile to support our civic association, or – more likely – aren't aware that they have a Civic Association watching out for the wellbeing of their neighborhood. There is a cost to maintaining our entrance landscaping and lighting, as well as purchasing supplies for the Neighborhood Watch, reflectors for locating fire hydrants in snow, insurance for our common areas, and other items. Your dues make all of this possible. Annual dues are only \$40 which is *less than 11 cents per day*. Please make your payment today before you forget and let's see if we can get that number up to 70%. A membership form is attached, on which residents may volunteer or express their interest in neighborhood activities, and you may pay by check sent with the form, or you may pay via PayPal online at our website by clicking this link [www.ManorLake.org/pages/510392](http://www.ManorLake.org/pages/510392).

The Manor Lake Civic Association Board is interested in hearing from residents about why they decline to join, or what type of activity or communication would make membership more attractive. Please take the time to send your thoughts to [ManorLakeCivicA@aol.com](mailto:ManorLakeCivicA@aol.com). Your comments will be reviewed by the Board.

Note: the MLCA newsletter is emailed to the majority of residents, and is also available at [www.manorlake.org](http://www.manorlake.org). We save more than \$1,500 per year by NOT mailing the newsletter. However, if you are a *paid member* of the Manor Lake Civic Association and do not have access to email and want to receive a paper copy, contact Don Seifert at 301-871-1033. Visit [www.manorlake.org](http://www.manorlake.org) to register on the website and provide your email.

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*Jane Dobridge*

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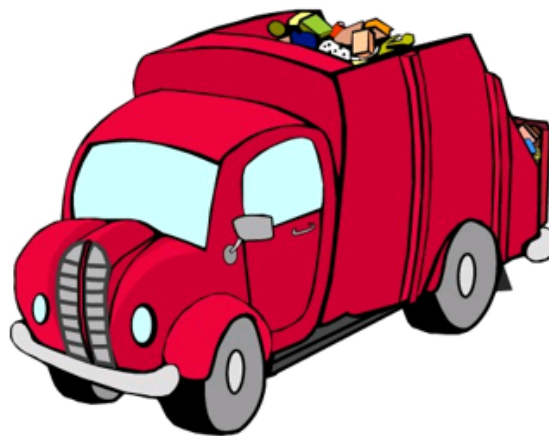
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Thank you to the Manor Lake Civic Association for their continued patronage and support.

# Manor Lake Civic Association 2017 Membership Application, Directory Information and Dues Form

As prescribed in the Manor Lake Civic Association By-Laws, dues payment is required for full participation in the Civic Association, including voting privileges and certain other benefits. Please complete this form for your household and mail it with your payment to the address below.

Manor Lake Civic Association  
P.O. Box 768  
Rockville, MD 20851

Name(s): \_\_\_\_\_

Address: \_\_\_\_\_

Phone: \_\_\_\_\_

E-Mail 1: \_\_\_\_\_ E-Mail 2: \_\_\_\_\_

**By default, your e-mail address(s) will NOT be included in the directory and will be only used for e-mail news and information from MLCA. If it is OK to include your email address in the directory, please initial the appropriate space:**

OK to include Email 1 \_\_\_\_\_ OK to include Email 2 \_\_\_\_\_

Please exclude from future directories: My name \_\_\_\_\_ My phone number \_\_\_\_\_

**Members only benefit - Free Curbside Bulk Item Collection:** Planned for December & April each year. To participate, make sure your dues are current and send your name, street address and desired date with subject: Bulk Item Collection, to Phyllis Taylor, email: [ptmlboard@gmail.com](mailto:ptmlboard@gmail.com), or call 301-460-5581

## I am interested in volunteering for:

____ Neighborhood Watch	____ Block Captains/Membership	____ Social
____ Traffic/Roads/Pedestrian Safety	____ Environmental/Zoning/Health	____ Garden Tour
____ Newsletter/Communications	____ New Directory Committee	____ Other _____

**I would like to advise on:** \_\_\_\_ Information Technology \_\_\_\_ Political Liaison \_\_\_\_ Other \_\_\_\_\_

## I am interested in the following club(s):

\_\_\_\_ Book \_\_\_\_ Card/Bridge \_\_\_\_ Gardening \_\_\_\_ Other: \_\_\_\_\_  
(please describe)

## My family can offer these services:

Family Member's name: \_\_\_\_\_ Phone Number: \_\_\_\_\_

Service: \_\_\_\_\_  
(Examples: Babysitting, Pet sitting, Lawn mowing, Snow shoveling, Tutoring, etc.)

## Dues Payment

**Annual Dues \$40.00** + additional contribution \$ \_\_\_\_\_ = **Total Remitted \$** \_\_\_\_\_ **Check #** \_\_\_\_\_ **Date** \_\_\_\_\_

Checks should be made payable to Manor Lake Civic Association. Or, to use our secure online payment service, click [here](#), or go to [www.ManorLake.org](http://www.ManorLake.org) and click "[Pay Your MLCA Membership Dues Online](#)."

**Not yet registered on [www.manorlake.org](http://www.manorlake.org)? Registration is free and separate from MLCA membership.**

Thank you for your support