



Stenning Woods Maintenance Association - PO Box 1503 - Hockessin, DE 19707

President's Message

January 2022

To Stenning Woods residents and neighbors,

Happy New Year to you and your families. As we enter the third year of the COVID pandemic we have learned to effectively handle many of our activities remotely and virtually, keeping everyone safe and protected, while making sure nothing is overlooked or neglected as we continue to keep our community looking great.

With the continued pandemic and a concern to keep everyone as safe as possible, our Annual Meeting is scheduled for Wednesday, March 23rd at 7:00 PM and will, once again, be held via a virtual webinar led by our partner, A2Z Property Management. You will receive another email with all the details, as we get closer to the meeting, with instructions for accessing and attending the webinar.

Our existing Board is:

Ralph Lopilato, President

Bob Tully, Vice President and Common Area Maintenance Leader

Harry Dowling, Treasurer

Secretary, Open (Ralph has been covering this role)

Lynne Gunter, Architectural Review Committee Leader

If you're interested in serving on the Board, we do have an opening for the Secretary position and we have also been trying to find residents interested in forming a social committee to help develop activities for residents and children, please contact me directly if you are interested in lending a hand.

We had a very active year, which you will hear more details at the Annual Meeting. A few highlights:

- Harry Dowling joined the Board as Treasurer.
- We moved to a new fiscal year, now April 1st to March 31st to better manage our revenue and expenses.
- We moved our financial process to A2Z and they manage the day to day activities of paying our bills and working with our providers.
- We developed and will be introducing a new portal which will eventually replace the Stenning Woods website. (the website will be retained, but will become a 'static' landing page)
- We continue to improve the look of the front entrance. This is an ongoing project that will take a few years to complete.
- The lower part of Stenning Drive was milled and repaved.

We had our first review of the 2023 budget (4/1/22-3/31/23) and all indications lead us to believe that we will be able to keep the annual assessment at \$250 a year. Of course, this is dependent on a normal winter and snowfall accumulations, but we will know better as we get to the end of February.

As always, if you have any questions please contact me directly.

Ralph Lopilato

President, SWMA

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