

VANDALISM!!!

Vandalism continues to be a concern. Try to keep your cars off the streets and in your garage if possible and remember to keep valuables out of sight inside your car, if you must leave it outside. If you see any suspicious activity in the neighborhood, contact the police immediately.

WOOD CREEK WEBSITE

WWW.GEOCITIES.COM/WOODCREEK_DE

Our website is packed with info about our community. It is updated regularly. You can even email board members via the website. Check us out!!

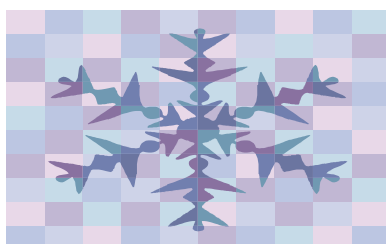
The website designers are Donald Gallagher and Eric Dunford.

VOLUNTEERS NEEDED FOR HOLIDAY COMMITTEES

We need volunteers to coordinate holiday events for the children in the development. Events like Easter Egg Hunts, Halloween Parade, and Santa Claus visits. If you are interested please contact Rick Rokita at 633-6373.

SNOW REMOVAL

IF SNOW IS EXPECTED— please remove cars from the street or they may be plowed in. If you have a problem regarding snow removal, call Paul Thurston, Maintenance Director or Rick Rokita, President. We have renewed our contract with All Seasons for snow removal for another two years.



Fireplace Safety Tips

- ◆ Clear the area around the fireplace and chimney.
- ◆ Always use a fireplace screen.
- ◆ Keep a fire extinguisher on hand.
- ◆ When building a fire, place logs at the rear.
- ◆ Never leave fire unattended.
- ◆ Keep wood stacked, covered, and outside.
- ◆ Have your fireplace inspected annually.



Holiday Entertaining Help...

FASTEST CHEESECAKE RECIPE

You can use the chocolate flavored sweetened condensed milk or the plain type if you'd like. This cheesecake can be topped with any flavor of canned pie filling for a finishing touch.

INGREDIENTS:

- 8 oz. pkg. cream cheese, softened
- 14 oz. can chocolate flavored sweetened condensed milk (NOT evaporated)
- 1 9" graham cracker crust

PREPARATION:

In medium bowl beat cream cheese until smooth and fluffy. Add sweetened condensed milk and mix until very well combined. Pour into graham cracker crust and chill.

REMEMBER TO BUCKLE YOUR CHILD in the proper child safety or booster seat.

Quick Tips for Transporting Children Safely

- ◆ NO MORE THAN ONE FINGER SHOULD FIT BETWEEN THE CHILD'S COLLAR BONE AND THE HARNESS STRAPS.
- ◆ THE HARNESS RETAINER CLIP SHOULD BE LOCATED AT ARM PIT LEVEL.
- ◆ THE SEAT SHOULD BE INSTALLED TIGHT. THERE SHOULD BE NO MORE THAN ONE INCH OF MOVEMENT SIDE TO SIDE AT THE RESTRAINT SYSTEM'S BELT PATH.
- ◆ CHILDREN SHOULD RIDE IN A REAR-FACING CHILD SAFETY SEAT UNTIL REACHING THE MAXIMUM WEIGHT FOR THE CHILD SAFETY SEAT OR THE TOP OF THEIR HEAD IS WITHIN 1" FROM THE TOP OF THE SEAT BACK.
- ◆ NEVER PLACE A REAR-FACING CHILD SAFETY SEAT IN THE FRONT SEAT OF A VEHICLE WITH A PASSENGER SIDE AIRBAG.
- ◆ OLDER CHILDREN, UP TO 8 YEARS OLD AND 80 POUNDS SHOULD RIDE IN BOOSTER SEATS.
- ◆ CHILDREN 12 AND UNDER SHOULD RIDE IN THE BACK SEAT, THE SAFEST PLACE!

Holiday Tips

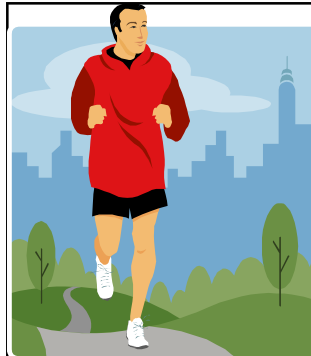
1. Organized Wrapping - Keep holiday ribbon on an upright paper towel holder for easy access. It's a great way to sort your ribbon -- out-of-season, too.
2. Clump-free Tinsel - Keep tinsel icicles from clinging together by sticking them in the freezer for half an hour before you hang them.
3. Better Packing - If you're using Styrofoam peanuts for shipping, spray them with an anti-static spray. They'll be easier to handle.
4. Dripping Wax From Candles - Lightly coat candlestick holders with vegetable spray. That way, any wax that drips down from your candles can easily be removed.
5. Cleaner Hands - Rub a bit of butter, oil or margarine into hands to easily remove tree sap. Let it sit for a minute, then wipe away with a paper towel.
6. Yummier Hot Cocoa - Serve candy canes with hot chocolate -- they add a minty flavor, plus there are no spoons to wash.

Looking For A Babysitter?

Here is the WC Babysitter List:

Christal Daniels	999-9704
Katrina Medoff	633-0334
Michelle Palermo	999-7339
Laura Ratliff	994-4445
Lauren Reinhard	994-4336

If anyone else is interested in being on our the WC Babysitting List, call Sally Dougherty at 995-6969.

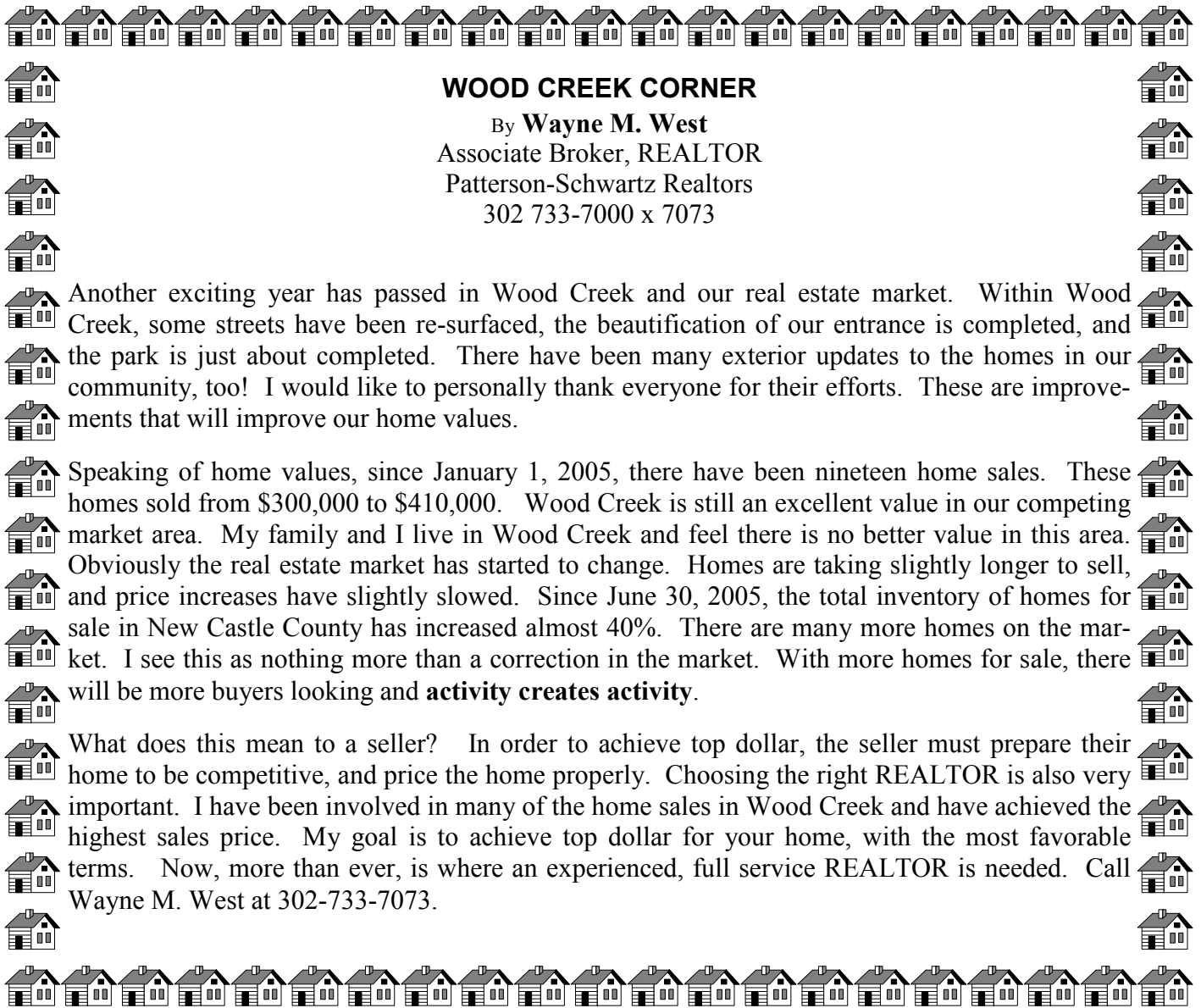


IF YOU WALK OR RUN IN THE DARK...

Please remember to wear some type of reflective clothing . Either carry a flashlight, wear a reflective vest, or a strobe light — something that can be seen by drivers in the dark - both morning and night.

A VERY SINCERE THANK YOU TO...

- ◆ Lisa Adams for eight years of dedicated service as Wood Creek Secretary.
- ◆ Wayne West for his contributions to our newsletters and his assistance in printing them.
- ◆ Wayne Davis for volunteering as Captain of Block 2.



WOOD CREEK CORNER

By **Wayne M. West**
Associate Broker, REALTOR
Patterson-Schwartz Realtors
302 733-7000 x 7073

Another exciting year has passed in Wood Creek and our real estate market. Within Wood Creek, some streets have been re-surfaced, the beautification of our entrance is completed, and the park is just about completed. There have been many exterior updates to the homes in our community, too! I would like to personally thank everyone for their efforts. These are improvements that will improve our home values.

Speaking of home values, since January 1, 2005, there have been nineteen home sales. These homes sold from \$300,000 to \$410,000. Wood Creek is still an excellent value in our competing market area. My family and I live in Wood Creek and feel there is no better value in this area. Obviously the real estate market has started to change. Homes are taking slightly longer to sell, and price increases have slightly slowed. Since June 30, 2005, the total inventory of homes for sale in New Castle County has increased almost 40%. There are many more homes on the market. I see this as nothing more than a correction in the market. With more homes for sale, there will be more buyers looking and **activity creates activity**.

What does this mean to a seller? In order to achieve top dollar, the seller must prepare their home to be competitive, and price the home properly. Choosing the right REALTOR is also very important. I have been involved in many of the home sales in Wood Creek and have achieved the highest sales price. My goal is to achieve top dollar for your home, with the most favorable terms. Now, more than ever, is where an experienced, full service REALTOR is needed. Call Wayne M. West at 302-733-7073.

DELAWARE DID YOU KNOW.....

- ♦ Population: 783,600
- ♦ Motto: Liberty and Independence
- ♦ State flower: Peach Blossom
- ♦ State Tree: American Holly
- ♦ State Insect: Lady Bug
- ♦ State Song: Our Delaware

HELP KEEP WOOD CREEK

BEAUTIFUL....

Don't litter! Let's all pitch in to pick up trash along the way in the development.

Deed restrictions keep home values high. They will be strictly enforced. We have recently seen several violations. If necessary, Board Members will be knocking on doors to enforce the Restrictions.

...IT'S EVERYONE'S RESPONSIBILITY

Deed Restrictions!! Don't know all the deed restrictions for Wood Creek?? Here they are! They are also on our website!

- 1 No trade, business, commerce, industry or occupation shall be conducted on any residential building lot or in any building erected thereon except where the professional office or studio of a physician, surgeon, dentist, lawyer, architect, musician, artist, teacher, real estate broker, registered nurse, or other similar professional person, who resides in a dwelling unit on the premises and incidental to such residence maintains his professional office in said structure.
- 2 No trailer, basement, tent, shack, garage, barn or other outbuilding erected shall at any time be used as a residence temporarily or permanently, nor shall any structure of a temporary character be used as a residence.
- 3 No animals, livestock or poultry shall be raised, bred or kept on any lot, except that dogs, cats, or other household pets may be kept, provided that they are not kept, bred or maintained for commercial purpose. No noxious or offensive trade or activity shall be carried on upon any residential lot, nor shall anything be done thereon which may be or become an annoyance or nuisance to the neighborhood.
- 4 No hedge or mass planting shall be erected or permitted except to the rear and side of the main house structure.
- 5 Private Residences. Each lot in the property shall be used for private residential purposes only and no buildings of any kind except private dwelling units shall be erected or maintained thereon.
- 6 Trailers, Mobile Homes, etc. No temporary structure, including trailers and mobile homes, shall be permitted or maintained on any lot.
- 7 Animals and Pets. No animals or any kind other than usual household pets shall be kept or maintained upon any lot.
- 8 Vegetable Gardens. No vegetable gardens shall be kept or maintained in side or front yard areas.
- 9 Television and Radio Antennas. No permanent or temporary television or radio receiving or transmitting antenna shall be installed, constructed, placed or maintained on any lot, except that same may be installed, constructed, placed and/or maintained if it is attached to the dwelling house on such lot, provided that it shall not exceed in height the peak of the roof of said dwelling house by more than ten (10) feet. No Satellite dishes shall be placed or maintained on any lot.
- 10 Trash Receptacles. Trash receptacles shall be kept in enclosed areas, hidden from view, excepting on regular collection days, when they may be placed temporarily at the curb. (1985) Trash must be covered in cans or sealed plastic bags. (NCC Ordinance)

- 11 Prohibited Vehicles. No trucks, buses, travel trailers, boat trailers, boats, utility trailers, campers or disabled vehicles of any description shall be kept or maintained on any street, lot or driveway, except that any of the same may be kept within enclosed garages and, except that pick up trucks up to an including 3/4 ton and enclosed vans up to 10,000 lbs. G.V.W. are permitted, provided that they do not exceed a height of seven (7) feet.
- 12 Fences. No fence shall be erected on any lot closer to the front street line than the rear face of the dwelling on said lot. No fences shall be of a height of more than four (4) feet and all fences shall be constructed only of wood except that fences enclosing in ground swimming pools may vary from these restrictions to the extent, and only to the extent, required by law, ordinance or regulation. No Fence shall be erected on any lot.
- 13 Signs. No signs of any nature shall be erected, placed or maintained on any lot...except that a single real estate "For Sale" sign may be so placed and maintained.
- 14 Swimming Pools. No above ground swimming pools shall be constructed or maintained on any lot. In ground swimming pools may be constructed and maintained thereon.
- 15 Hot tubs and Saunas. No hot tubs or saunas are permitted in the side or front yards. (NCC building codes)

YOUR BLOCK CAPTAINS

BLOCK 1: Mary Faciolo, 7 Quince Ct., 994-4347; Quince Ct., Woodward Dr. #1-18, Ocheltree Dr. #1.

BLOCK 2: Wayne Davis: 22 Woodward Dr., 995-1617 #19-40, 42, 44, 46, 48, 48, 50, Barberry Dr. #199.

BLOCK 3: Fran and Elizabeth Pepeta, 16 Ocheltree Dr., 633-0564; Gregg Ct., Ocheltree Dr. #2-20.

BLOCK 4: Pat Farrell, 58 Woodward Dr., 995-2569; Woodward Dr. #41, 43, 45, 47, 52, 54, 56, 58, Barberry Dr. #198, 200, 201, 202, 204, 206, 208, 210, 212, Daylilly Ct.

BLOCK 5: Debbie Dunford, 41 Woodward Dr., 996-4862; Barberry Dr. #203, 205, 207, 209, 211, 213-220, 222, 224, 226, 228, 230, 232, 234, 236, 238, Jonquil Ct.

BLOCK 6: Lisa Adams, 430 Greenwood Dr., 633-4049; Greenwood Ct., Greenwood Dr. #400, 411, 413, Hosta Ct., Barberry Dr. #240, 242, Sweetleaf Dr. #700-705.

BLOCK 7: Fran and Elizabeth Pepeta, 6 Ocheltree Dr., 633-0564; Ivy Ct., Sweetleaf Dr. #706-727, Maureen Ct., Jasmine Dr. #826, 827.

BLOCK 8: Judy Smith, 1 Gregg Ct., 995-6635; Jasmine Dr., #814-825, Greenwood Dr. #402-410, 412, 414-421, 423, 425, 427.

BLOCK 9: Mary LaRue, 439 Greenwood Dr., 994-6787; Greenwood Dr. #422, 424, 426, 428-449, Bluegrass Dr. #511, 518.