

THE FAIRWAY FALLS' NEWSLETTER

SEPTEMBER 2025



Notes from Joan

Thank you to all who have paid their dues. We need everyone to participate so that we have enough money to cover all snow and ice events this winter, all our other expenses, and a cushion to cover part of the snow plowing and salting for next year. Our annual dues collection does not cover all of our annual expenses when we experience snow and/or ice.

One of the realities of living in townhouses is that sometimes we, or people we have hired, need to go through our neighbors' yards. If at all possible, please notify your neighbors about people who will be on their property and when they will be coming through. Please minimize these events to only going through when necessary and be as considerate of your neighbors' privacy as possible.

Also, there is the possibility of Fairway Falls Civic Association Board Members, members of the Architectural Review Committee, and New Castle County Code Enforcement Officers coming through your property. Notice will not be given in many instances from these folks as they are frequently checking on deed or code violations.

There are some areas of the neighborhood that look fabulous and some that don't. One of the easiest improvements that can be made is to make your trash cans less obvious. It is a deed violation to store trash and recycling cans at the road except on collection days. If you are able to put the receptacles in the garage, please do so. If not, please place them where they are not the focal point on your property, i.e. hide them behind shrubbery. Let's work together to make Fairway Falls a better neighborhood for all of us.

Last, per the county, regarding the neighborhood to be built on both sides of our entranceway,
"Although slow, the project is moving forward."

Community Website:
www.fairwayfalls.org

Community Email:
fairwayfallsde@gmail.com

Community Voicemail:
302-615-0009

Fairway Falls Civic Association Executive Board

President - Joan Adelman

1st Vice President - VACANT

2nd Vice President - VACANT

Treasurer - Jennifer Gatnarek

Secretary - Brooke Ophardt

Architectural Control Committee

Chair - VACANT

Manny Kanas

Anne Kirby

Landscaping Committee

Chair - Yvette Seda

Henry Ophardt

VACANT

Next Community Meeting:

When:
September 24, 2025 at
7pm

Where:
D-Fit, Mermaid Blvd.



Joan Adelman



Halloween Trick-Or-Treating

Fairway Falls Civic Association does not have an organized Halloween event. We do encourage the use of general safety guidelines when you are trick-or-treating throughout the neighborhood :

- Go to houses with porch lights on or that you personally know.
- Wear bright colors and/or reflective fabrics to be seen easier.
- There are no sidewalks so be careful in the roads.

CARS - PLEASE DRIVE WITH EXTRA CAUTION!!!

SAND BARRELS

If you are willing to put a sand barrel on your property for the winter and you live in a location where that sand barrel will help your neighbors navigate the roads in bad weather, please let the Board know by contacting the FFCA Board by phone or email. We need to have your answer by **Friday, November 7th** so we can notify DelDOT, who provides them free of charge and are responsible for removing them in the Spring.

COMMUNITY YARD SALE

There is a Fairway Falls Community Yard Sale being organized by residents. It is happening on:

**Saturday, October 18th from 8am-4pm and
Sunday, October 19th from 8am-1pm.**

If you are interested in participating, please reach out by sending an email to Sherry at sherjen@aol.com with the subject line showing "Yard Sale".

Parking & Speed Information:

The legal parking distance from stop signs is 30' and 15' from fire hydrants. Parking close to corners and hydrants creates visibility issues & safety hazards for emergency vehicles.

The Speed Limit is
25 MPH

Speed continues to be an issue for people who are walking.

PLEASE SLOW DOWN!!

Before any updates or outside work is done on your property, please fill out an Architectural Approval Form found on our website:
www.fairwayfalls.org

Public Servants

Councilwoman
Janet Kilpatrick (Dist. 3)
Phone: 302-395-8343
janet.kilpatrick@newcastlede.gov

State Representative
Frank Burns (RD 21)
Leghall Phone: 302-744-4351
frank.burns@delaware.gov

State Senator
Laura Sturgeon (SD 4)
Leghall Phone: 302-744-4135
laura.sturgeon@delaware.gov