



The Newtown Grant Newsletter

Volume 3 Issue 1

January - February 2019

Tel: 215-968-3789

www.newtowngrant.org



360 Eagle Road, Newtown, PA 18940

Email Addresses

- events@newtowngrant.org
- suggestions@newtowngrant.org
- intheloop@newtowngrant.org

Stay in the Loop!

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- [facebook.com/NewtownGrantHOA](https://www.facebook.com/NewtownGrantHOA)
- twitter.com/NewtownGrantHOA

View All Our Events Page at:

www.newtowngrant.org/events.

Also make sure to sign up for our newsletter either via our Website at

www.newtowngrant.org

Or

**Text to join by Texting
NTGHOA to 22828.**

You will not receive text messages from Newtown Grant but it will enable you to join our email Newsletter. (text rates may apply)



BEAUTIFUL AND DANGEROUS!!

Snow removal in Newtown Grant is a process and we want to keep you updated!! Please read this important winter information!!

Streets - Newtown Township plows all streets in Newtown Grant. Please direct all complaints to the Township. There is a place to reach Public Works on the Township website. Please follow this link: <http://www.newtownpa.gov/report-a-concern-to-newtown-township/>

Using this format will email the Public Works Director and he will see your snow complaint, pothole complaint, street light complaint, etc. Please direct all snow complaints to the Public Works Department of Newtown Township, 215-968-2800 extension 246.

Sidewalks - the sidewalks in front of your home and in the back, for those that back up to the street, are your responsibility to clear within 24 hours after a snow event has stopped. This is not just a convenience issue, this is a safety issue. Please keep the corners free for the children waiting on the school bus. The Board of Directors is meeting with the Township to help alleviate some of the snow removal concerns. Thank you for your support and assistance with this important maintenance item!!

Removing Parked Cars from the street - To allow the Township to clear the roads, please remove parked cars from the roadway to avoid damage from the plow trucks or to avoid being towed. You may use the softball field recreation parking lot. It is not monitored, but it will be plowed within 48 hours after the storm.

Fire Hydrants - if you live near a fire hydrant, please remove the snow from 3 feet around the hydrant.



THE KINDNESS PROJECT

The Kindness Rock Project is a movement motivating people across the US and now nine other countries around the world to be happy, to be kind and to connect! Founder, Megan Murphy, was the inspiration behind the concept which began with her random placement of painted natural rocks on the beaches of Cape Cod. Each had been decorated with a word or phrase she hoped would send a positive message that might make an unsuspecting someone smile or potentially even change their perspective on life in a more optimistic and encouraging way.



Today, the Kindness Rock Project continues to evolve with one simple goal of promoting random acts of kindness in cities, towns and other locations across the country and around the world. Newtown Grant HOA would like to implement the idea in our own community. Come enjoy this event filled with love and kindness painting and planting these thoughtful messages throughout Newtown Grant! An event for the whole family to enjoy!

Where: Newtown Grant Club House

When: Monday, February 11th at 7:15pm

Cost: Free!

Register Here: <https://conta.cc/2F7SeAc>

NEW YOGA CLASS STARTING THIS FALL AT NEWTOWN GRANT!!

Newtown Grant will continue it's Thursday evening Yoga Class with Natassia in 2019, 7:00 pm to 8:15pm starting January 17th.

About the class



Ha tha, when broken down, translates to 'sun' (energizing, warming, active energy) and 'moon' (passive, calm, stable energy) with the goal of the practice being to balance the two. On Thursday nights, practitioners can expect a grounded and slow moving practice where postures are held for a few breaths to build strength and flexibility while focusing the mind. This mixed level class is EXCELLENT for beginners and those with experience and affordable class cards are available.

\$15/drop-in rate

5 classes pre-paid for \$65

10 classes pre-paid for \$100



About the instructor, Natassia Levine

What started as an outlet to relieve stress and stay active after college evolved into a way of life and personal passion. This passion led to the journey of becoming a Certified Mat Pilates Teacher in 2014 and Certified Vinyasa Yoga Teacher in Costa Rica in 2015.

In the shala (yoga practice space), Natassia builds creative, & intelligent sequences on a strong foundation of alignment, breath awareness, and, of course, tuning in to the heart. It is her hope that each practitioner leave class with a sense of physical empowerment, self-acceptance, mental clarity, and a new awareness of their physical & energetic bodies.

Natassia is a legal assistant by day, and comes to us from Bristol where she happily resides with her husband David and fur baby Gertrude.

IS YOUR MAILBOX SNOW REMOVAL READY?

Single-family home mailboxes along the curb should be inspected to be sure they are sturdy enough to withstand the winter weather.

Newtown Township has requested that you be sure to install your mailbox within the USPS guidelines of at least 6-8 inches from the curb. Newtown Township recommends 15 inches from the curb.

Please be sure to check plastic mailbox posts for brittle and cracked areas that will appear over time. Is the wooden post leaning? Rotting? Those mailboxes leaning into the roadway will not be eligible for replacement if knocked over by the plow drivers.

Further information and the reimbursement policy, please visit www.newtownpa.gov.



STREET LIGHT OUT?

Please call Public Works with the pole number and location:

- **Telephone:** 215-968-2800
or
- **Email:** <http://www.newtownpa.gov/report-a-concern-to-newtown-township/>



NEWTOWN GRANT FANTASY FOOTBALL LEAGUE

The Newtown Grant Fantasy Football League has ended for 2018. Out of 12 competitive fantasy football teams, three great teams have emerged to be the best!

Third Place is awarded to *"More than a Thielen"*

Second Place is awarded to *"The Avengers"*

First Place is awarded to the *"Newtown Grant Hawks"*.
Team captains Matt Daley and Chris Malavarca.

Congratulations to all the teams and thank you for a great season.

Look for 2019 season draft information in July/August Newsletter.



Wednesday Night Book Club



“THE LILAC GIRLS” BY MARTHA HALL KELLY

Join us at the Newtown Grant clubhouse to discuss the latest book, “The Lilac Girls”

BYO Beverage and snacks to share.

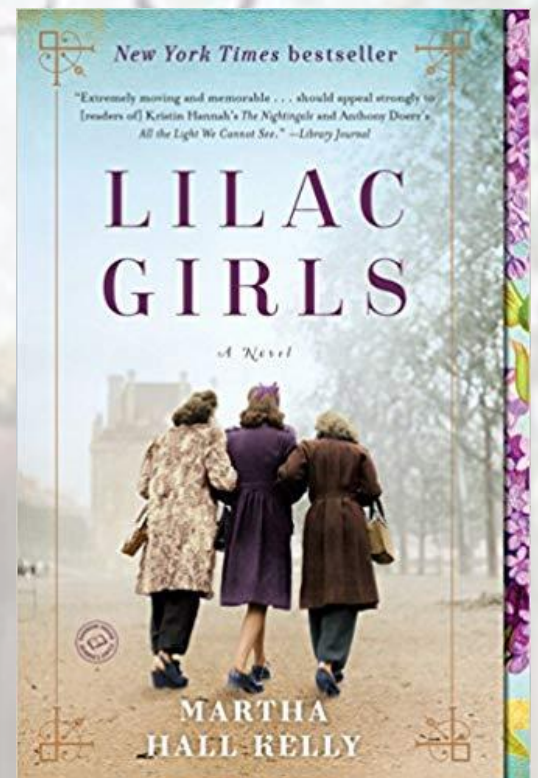
The book selected will be discussed in detail on

Tuesday, January 29th @ 7:15pm

NEW YORK TIMES BESTSELLER • For readers of *The Nightingale* and *Sarah’s Key*, inspired by the life of a real World War II heroine, this remarkable debut novel reveals the power of unsung women to change history in their quest for love, freedom, and second chances.

New York socialite Caroline Ferriday has her hands full with her post at the French consulate and a new love on the horizon. But Caroline’s world is forever changed when Hitler’s army invades Poland in September 1939—and then sets its sights on France. An ocean away from Caroline, Kasia Kuzmerick, a Polish teenager, senses her carefree youth disappearing as she is drawn deeper into her role as courier for the underground resistance movement. In a tense atmosphere of watchful eyes and suspecting neighbors, one false move can have dire consequences. For the ambitious young German doctor, Herta Oberheuser, an ad for a government medical position seems her ticket out of a desolate life. Once hired, though, she finds herself trapped in a male-dominated realm of Nazi secrets and power.

The lives of these three women are set on a collision course when the unthinkable happens and Kasia is sent to Ravensbrück, the notorious Nazi concentration camp for women. Their stories cross continents—from New York to Paris, Germany, and Poland—as Caroline and Kasia strive to bring justice to those whom history has forgotten.



Sign up here-----> <https://conta.cc/2F9caTh>

Attention Newtown Grant Homeowners



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Recent Newtown Grant Sales

October/November 2018

All statistics and information are taken from TREND MLS.

Condominiums

\$170,000	815 Society Place	1 BR / 1 Bath, 1 st Floor, new granite
\$200,000	1909 Society Pl	2 BR / 1 Bath, 1 st Floor, fresh paint
\$209,500	315 Society Pl	2 BR / 1 Bath, 1 st Floor, well updated
\$210,000	207 Society Pl	2 BR / 1 Bath, 1 st Floor, well updated
\$216,000	3207 Society Pl	2 BR / 2 Bath, 1 st Floor, well updated
\$239,900	1910 Society Pl	2 BR / 1 Bath + LOFT, 2 nd Fl, hardwood, granite, fully redone

Townhouses

\$300,000	31 Laurel Cir	2 BR / 2.5 Bath, END unit, cathedral LR, redone kitchen, fireplace, new powder room, backs to woods.
\$310,000	53 Honey Locust Ln	3 BR / 2.5 Bath, hardwood LR/DR, granite kitchen, new roof/hvac/large deck/water heater, cul-de-sac location.
\$320,000	64 Honey Locust Ln	3 BR / 2.5 Bath, END unit, cul-de-sac (no further info available)
\$323,750	42 Birch Ct	2 BR / 2.5 Bath, solid flooring on 1 st fl, vaulted LR with built-in bookcases, renovated master bath, deck, backs to woods, fireplace, cul-de-sac
\$324,900	24 Birch Ct	3 BR / 2.5 Bath, END unit, cul-de-sac, all hardwood throughout, fireplace in vaulted LR, updated baths, granite/stainless kitchen.
\$340,000	14 Birch Ct	2 BR + LOFT / 2.5 Bath, END unit, hardwood 1 st Fl, updated baths, new kitchen, fireplace, cul-de-sac.
\$355,000	236 Sequoia Dr	3 BR / 2.5 Bath, END unit, tile & laminate 1 st Fl, new kitchen, new master bath, fenced yard with brick patio, family room with fireplace.
\$364,050	45 Honey Locust Ln	3 BR / 2.5 Bath, END unit, FULLY updated throughout, including family room with fireplace and master BR sitting room.
\$367,000	21 Magnolia Dr	3 BR / 2.5 Bath, END unit, wood floors throughout, vaulted family room with fireplace.
\$390,000	102 Laurel Cir	3+ BR / 2.5 Bath, fully upgraded and redone throughout, luxury finished walk-out basement, large raised deck, backing to woods. Optional bedroom/office in basement.
\$405,000	31 Sparrow Walk	3 BR / 2.5 Bath, END unit, remodeled corian/stainless kitchen, family room with fireplace, master BR sitting room, finished basement, 2 tiered deck, backs to open space.

Recent Newtown Grant Sales *(Continued)*

October/November 2018

All statistics and information are taken from TREND MLS.

Single Family Homes

\$530,000	7 MyrtlePlace	4 BR / 2.5 Baths, updated enlarged kitchen with Viking appliances & granite, updated bathrooms, family room with fireplace, finished basement, newer roof/siding/floors/carpeting, cul-de-sac location.
\$545,000	2 Lotus Place	3 BR+LOFT / 2.5 Baths, everything new and redone to look like a model home. Unfinished Basement.
\$562,000	25 Crocus Lane	4 BR / 2.5 Bath, hardwood floors throughout, vaulted master BR, family room with fireplace, sunroom addition, fully updated, finished basement.

Buyer's Purchasing Power

RATE	\$ 2,398	\$ 2,338	\$ 2,278	\$ 2,218	\$ 2,158
6.00	\$ 2,398	\$ 2,338	\$ 2,278	\$ 2,218	\$ 2,158
5.75	\$ 2,334	\$ 2,276	\$ 2,218	\$ 2,160	\$ 2,100
5.50	\$ 2,272	\$ 2,214	\$ 2,158	\$ 2,100	\$ 2,044
5.25	\$ 2,208	\$ 2,154	\$ 2,098	\$ 2,044	\$ 1,988
5.00	\$ 2,148	\$ 2,094	\$ 2,040	\$ 1,986	\$ 1,932
4.75	\$ 2,086	\$ 2,034	\$ 1,982	\$ 1,930	\$ 1,878
4.50	\$ 2,026	\$ 1,976	\$ 1,926	\$ 1,874	\$ 1,824
	\$ 400,000	\$ 390,000	\$ 380,000	\$ 370,000	\$ 360,000
		-2.5%	-5%	-7.5%	-10%



Principal and Interest Payments
rounded to the nearest dollar amount

KEEPING CURRENT MATTERS

Selling & Buying a home has become more complex in 2018 with higher expectations in quality, upgrades, and overall condition. Rising interest rates will affect Buyer's purchasing power and affect the overall market.

Call me to discuss my **2019 Market Predictions**.

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For Full Market Information:

[Click Here!](#)

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Classified Advertisements in the newsletter may be purchased at \$50 per business card. For larger advertisements please email (events@newtowngrant.org) or call for rates. All ads must be submitted, on paper, with check enclosed. No ads via phone/fax/email.

Send to: **Newtown Grant, 360 Eagle Road, Newtown, PA 18940.** Make checks payable to: **Newtown Grant Master Association.**

Call and ask about sponsoring an event **215-968-3789**

WEEKNIGHT CLUBHOUSE HOURS FOR THE WINTER

THE CLUBHOUSE RECREATION HOURS :

Monday - Thursday 6 pm to 9 pm

Friday - 6 pm to 10 pm

Saturday and Sunday - 11 am to 7 pm



MANAGEMENT HOURS:

Monday through Friday 10 am to 6 pm

Recreation Hours

Monday through Thursday 6 pm to 9 pm

Friday 6 pm to 11 pm

Saturday and Sunday 11 am to 7 pm



YOU CAN JOIN OUR EMAIL LIST AND STAY IN CONTACT IN DIFFERENT WAYS:

<p>It's easy to join Newtown Grant's email list!</p> <p>Just send your email address by text message:</p> <p>Text NTGHOA to 22828 to get started.</p> <p>Message and data rates may apply.</p> 	 <p>facebook.com/NewtownGrantHOA</p> <p>Join Our List Tab</p> 	  <p>www.newtowngrant.org</p>
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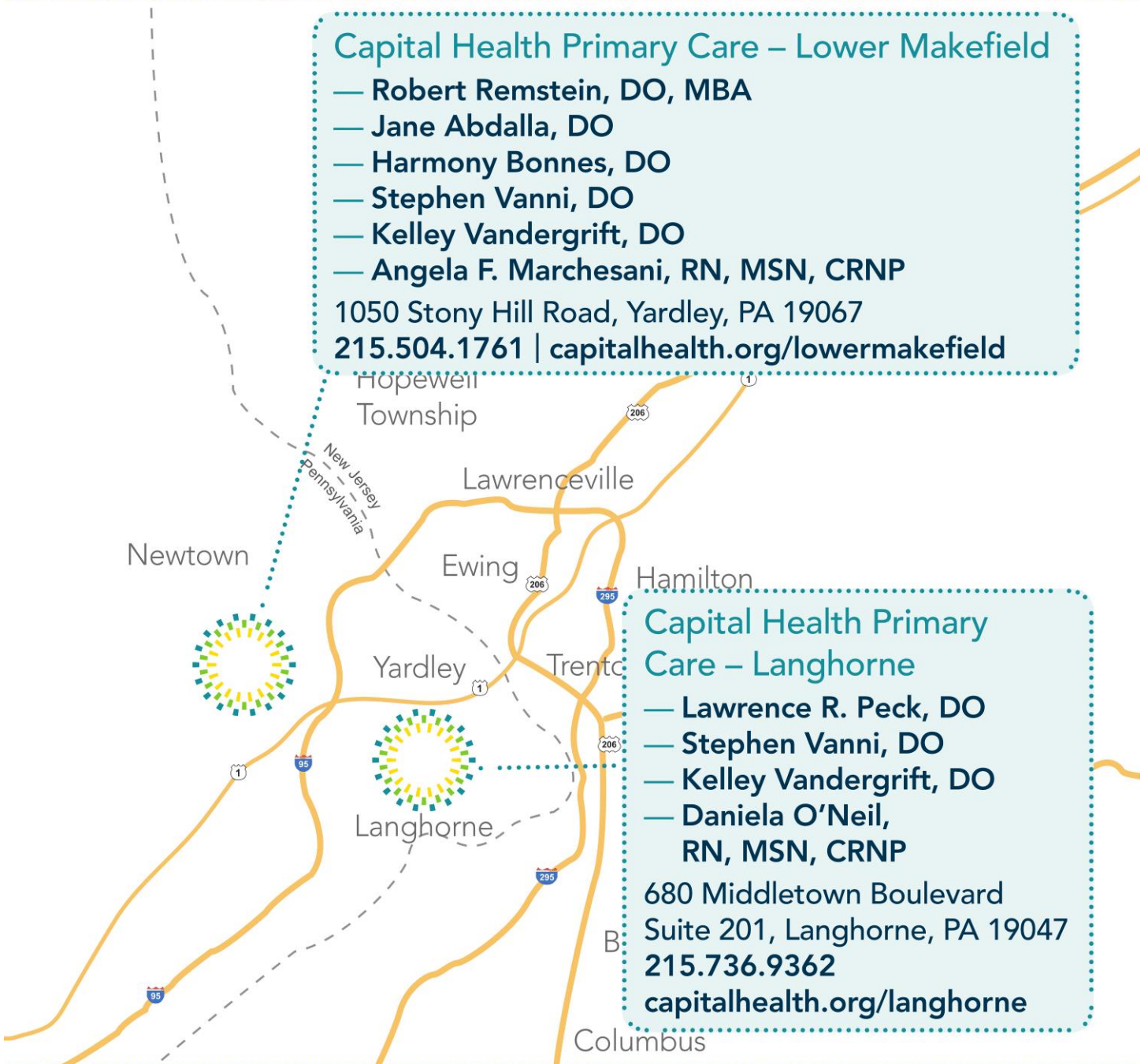
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