



Community Update

July 24th, 2026

Compactor Update

The regular trash compactor was repaired this evening and will be available again when the facility opens at 7:00AM tomorrow morning. We appreciate everyone's patience during the service disruption.

Request for Homeowner Participation in the Final Four Community Walkthroughs for 2026

The HOA Grounds and Operations Committee (GOC) requests homeowners and Condo owners to participate in the following walkthroughs of Bayside. The purpose of these walkthroughs is to identify landscaping, irrigation, sidewalk, roadway, mowing or grooming issues on common property within these areas:

- 1) July 29th from 10:00-noon in these Commons areas: Aster Way, Day Lily, Clematis and Coneflower. Meet at the Commons Pool parking lot.
- 2) & 3) August 10th from 10:00-noon for two Condo areas to Include Kent 1 and 2 on Lake View Drive, proceeding down Signature Blvd for the Estate Homes, and; Kent 3, 4, & 6 near Sun Ridge. Meet at the Lake View parking lot in front of Kent 1 & 2.
- 4) August 10th from 1:00-2:00 for Sea Watch Walk/Crosswinds Landing west to Magnolia Circle, including Harbor Cove. Meet at the east entrance to Sea Watch Walk at the Crosswinds Landing intersection to park on the clamshells.

Call Jim Crandall at [301-518-3888](tel:301-518-3888) or Mickey Chlada at [410-913-2203](tel:410-913-2203) with questions or comments.

Landscape Update

The majority of the community was not mowed this week due to rainy weather and wet ground conditions. The 17th week of mowing will begin Monday, July 27th (weather permitting).

The third turf application of the year began this week. The treatment includes sedge control and an additional coating of broadleaf herbicide. Treatment has been completed throughout The Point and adjacent neighborhoods. The spray team is currently working in The Commons.

The first round of pruning has been completed. This included all evergreens for aesthetics and all spring blooming Spirea, Azaleas, and Rhododendrons. The next round of pruning will begin in August.

Irrigation Update

Due to the significant rain that we received this week, the community irrigation systems have been on rain delay since Wednesday, July 22. Sullivan's plans to resume irrigation over the weekend on a 4-day per week schedule.

Sullivan's has notified us of an electrical issue impacting controller 36, which provides irrigation to the Sea Grass Bend neighborhood. This issue was identified today and is actively being worked on. The controller is down until repairs are completed.

How to Request Landscape or Irrigation Maintenance Service

If you have a landscape or irrigation maintenance request, you must contact the Legum & Norman property management office to place the request. The property management team will create a work order for Sullivan's team to respond to. To ensure that requests are addressed timely and flow through the proper channels, please submit maintenance requests on TownSq or by calling the property management office at [302-988-2389](tel:302-988-2389).

Sod and New Plant Schedules

If you are installing new sod or plants at your home that will require additional water, kindly notify the property management office one week in advance so that Sullivan's can receive advance notice. This will help ensure that new sod and plants receive water right away. Due to the high volume of requests and community irrigation needs that Sullivan's must prioritize, we cannot guarantee that additional watering requests made less than one week in advance can be accommodated.

Community Website Spotlight

We encourage you to visit our new community website at www.baysidecompass.com. The website was designed to be a helpful resource for owners as well as renters and guests of Bayside. The site provides easy access to information on community policies, events, and important contact information. It also allows for easy navigation to other Bayside-related websites like TownSq and LiveBayside.

Compactor Update

If you have not yet submitted a request to obtain PIN access the compactors on West Sand Cove, you may click the following link to submit: <https://forms.gle/KistimZ2TXdvgT287>

Please be aware that homeowners with past due balances on their HOA account greater than 60 days will not be issued a PIN until the account is brought current.

Rental Reminder

If you list your property for rent, please be aware that the HOA rules require you to keep your HOA account in good standing. If an HOA account becomes delinquent greater than 60 days, the homeowner agrees not to rent their property and will be subject to fines of \$1,000 per day if it is determined that the property is continuing to be rented.

Trash & Recycling Reminder

The next curbside collection will take place on Monday, July 27th and will be trash & recycling. Please place containers by the curb no sooner than 6:00PM the night before pick-up and no later than 6:00AM the day of pick up. *A friendly reminder to break down and cut up cardboard boxes when placing items out for residential collection and when using the community compactors. The trash and recycling compactors are scheduled to be emptied every Friday.*

Safety & Security Corner – USTASC is on-site daily from 6:00PM to 2:00AM and can be reached at [888-813-4434](tel:888-813-4434). If a security concern arises outside of these hours, we encourage residents to contact Delaware State Police at [302-855-2980](tel:302-855-2980). For emergencies, always call 911.

Legum & Norman Hours: Monday – Friday from 8:30AM – 5:00PM. Our phone number is [302-988-2389](tel:302-988-2389). Office location: 37458 Lion Dr Unit 7, Selbyville DE 19975.

HOA Emergency Maintenance Service (outside of regular business hours) – [410-524-5577](tel:410-524-5577)

Condo Association Management Agent: First Service Residential – [1-800-870-0010](tel:1-800-870-0010)