

Manor Messenger

A Publication of Sewickley Heights Manor Homes Association
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APRIL 2018

Annual Meeting, March 19, 2018.

Thank you to all that attended the Annual Meeting. Your attendance allowed us to obtain a quorum and conduct business.

Highlights of the meeting were discussions about landscape and the pool and of course the election of a new Board of Directors.

The Board of Directors reorganized at their April 3 meeting following the annual election.

The following are the Board members for the coming year.

President	Judy Haluka, 101 Sewickley Heights Dr.
Vice President	Maggie Noble, 402 Sewickley Heights Dr.
Secretary	Len Kinter, 201 Sewickley Heights Drive
Treasurer	Cathy Cartieri, 501 Sewickley Heights Drive
Board Member	Tom Corbett, 108 Wood Crest Dr.
Board Member	Mike Kaszer, 304 Rolling Hills
Board Member	Tim Miller, 302 Sewickley Ridge Dr.

The following committee chairpersons were appointed:

Finance	Cathy Cartieri, 501 Sewickley Heights Drive
Recreation	Tom Corbett, 108 Wood Crest Dr.
Manor Landscape	Mike Kaszer, 304 Rolling Hills
Ridge Landscape	Tim Miller, 301 Sewickley Ridge Dr.
Maintenance/Contracting	Len Kinter, 201 Sewickley Heights Dr.
Architectural Control	Maggie Noble, 402 Sewickley Heights Dr.
Communications	Maggie Noble, 402 Sewickley Heights Dr.
Management	Judy Haluka, 101 Sewickley Heights Dr.

Interested in serving on a committee? Please contact the Association Office.

A big thank you to the new Board! Being a volunteer is not an easy task, and the people you elected care enough about their community to take on this challenge. Remember, they are residents just like you and share the same problems.

Board of Directors News - The next meeting of the Board of Directors is scheduled for Monday, May 14, 6:00 P.M. If you have a matter you wish to discuss with the Board, the first 15 minutes are devoted to residents' input, provided you have notified the Association Office in writing at least a week in advance of the meeting.

Second Quarter Assessment Due 4/1: Homeowners are encouraged to make their quarterly payments on time. If your payment is received after April 30, you will be charged a late fee of \$50/month. Payment is first applied to late charges, making the assessment short. The Association quickly acts through the courts on unpaid assessments, which could result in garnishing of your checking account or home foreclosure.

Bee Spraying 2018

As a service to the residents and to obtain a group rate, the Board approved a contract with Four Seasons Exterminating for exterior spraying of the homes for nesting of bees and wasps. The rate is dependent on having at least 50 participants and is guaranteed against the nesting of bees and wasps outside the homes through 11/1. If your home is being painted and you wish to participate, the spray will be delayed until after the painting is finished. If you are a Minnock tenant, they usually pay for the treatment. The spraying is scheduled for **5/1, rain date 5/2**.

If you wish to participate make your check payable to **Sewickley Hts. Manor Homes**.

Cost:	Multi-townhouse	\$42.00
	Duplex townhouse	\$85.00
	Single-family home	\$85.00



The deadline for payment is April 23, 2018.

Architectural Control – Maggie Noble, Chair.

All exterior changes (Manor and Ridge), windows, storm/screen doors, awnings, etc. must be approved in advance of any work begins. Architectural Control forms are available from the office or online. Please allow ample time for the committee to meet and review your request. Make sure you fully complete the form, since missing information may delay an approval.

Do you still have, or have you permanently put up outside decorative lights? What about statuary and ornamental items? Decorations, statuary, ornamental items and lights affect everyone in the neighborhood, given the proximity of our homes. Please abide by the decorating policy on removal of seasonal items, and take an objective look at your home regarding decorative items.

Manor Landscape – Mike Kaszer, Chair.

During the last budget preparation process (last fall), the Board and Staff researched outsourcing some or all Manor landscaping services and obtained bids. Due to the difficulties of getting seasonal staff on board and trained, the Board revisited the bids, and discussed possibilities with the contractors. After examining the options, the Board, working with recommendations from the Management committee, opted to contract for some services and keep others in-house. The contractor, Sarver Landscape Maintenance Company (currently servicing The Ridge) will cut the grass weekly and provide two fall cleanups. The balance of the landscape work, reseeding, planting, etc. will be completed in-house. While this first year may present us with a learning experience, we look forward to improved services.

This is the final year of a four-year landscape renovation project. Zone 4 buildings being completed this year are 802-812, 902-912, 1002-1012, 1202-1216 SHD, all of Woodcrest and Little Hollow. **When areas are reseeded, or shrubs are planted, residents are asked to water throughout the season.**

Need mulch? Orders can be placed and paid in advance. The price includes the Manor staff delivering the bags to your driveway/front planting bed for you to spread. SHMHA needs to buy in even pallet quantities (65 bags per skid), and orders will be taken by the Manor office until the end of May. Price per bag is \$4.25. If you are interested, please contact the Manor office.

Ridge Landscape – Tim Miller, Chair.

Sarver Landscape has started his work in the Ridge by completing the spring cleanup and beginning the edging and mulching.

Lawn fertilizing for the Manor and Ridge will be completed by Lark Lawn & Landscape.

All comments or concerns about landscape from Ridge or Manor residents should be e-mailed to the SHMHA office.

PLEASE REFRAIN FROM DRIVING OR PARKING ON THE GRASS!!!

Manor Maintenance/Contracting – Len Kinter, Chair.

Stucco Replacement: Buildings on the painting schedule for 2018 have been inspected for rotted stucco and replacement work will be completed by McCoyBuilders prior to painting.

Driveways: Nether Asphalt Sealing will be sealing 64 driveways this summer and completing some pot hole patching. Stay tuned for more details.

Deck Refurbishment: In late summer, the following decks will be refurbished by McCoy Builders: 502-512, 802-812, 901-911 SHD.

Painting, 2018: Arena Painting will be starting their work as soon as the weather is agreeable for painting. They will start work first on the homes having only decks refinished. As a reminder, **homeowners must make water available for the painter. If water is not available, the work cannot be done.** Power washing is usually done 2-3 days before the painting begins. The work is listed in the order in which it will be completed.

Buildings having only their deck (no awning delay required) completed are:

101-111 Little Glen, 101-107 Trailside, 201-207 Trailside, 301 Trailside, 402-412 Sew. Hts. Dr., 202-208 Rolling Hills, 301-311 Sew. Hts. Dr., 201-211 Sew. Hts. Dr., 301-311 Timber Lane

Buildings that will be completely painted (awning delay required) are:

302-304 Trailside, 505-507 Timber Lane, 601-603 Timber Lane, 104-106 Timber Lane Ct. 802-812 Sew. Hts. Dr., 902-912 Sew. Hts. Dr., 1002-1012 Sew. Hts. Dr., 1201-1216 Sew. Hts. Dr.



Recreation – Tom Corbett, Chair.



Pool opening 5/26 at 10:00 A.M.!

Beginning this summer, we will no longer employ lifeguards. As a result, there will be changes to pool procedures, rules and regulations. The most significant changes are:

- **The pool will now be “swim at your own risk”, there will be no lifeguards**
- **A child must be 14 years of age to come to the pool alone.**
- **Children must be accompanied to the pool with a parent or guardian. A guardian must be at least 18 years of age.**
- **Pool Hours will be from 10 A.M. to 8 P.M. seven days a week.**

Please watch for your pool envelope with all the pool and tennis court rules and the pool registration sheet. Please carefully review the new pool rules.

Looking for a summer job?

Pool Attendant: We are planning to hire 3-4 pool attendants. The rate of pay is \$10/hour and the staffing hours are from noon to 8 P.M. on week days and 9:30 A.M. to 8:00 P.M. on weekends and holidays. Candidates should be adults able to monitor behavior at the pool, check registrations, put the pool vacuum in and out, and sit outside. If interested, please contact the Association Office.



Good neighbor policy: Let's all remember to use our garages and driveways and allow our visitors to use the Guest Parking spaces. Please be a good neighbor!

Aleppo Township News



Looking ahead, Aleppo Township has completed core drillings for future paving of Sewickley Heights Drive, which is a public road. The next step is for their engineer to prepare a request for quotation. Once bids are received, the Commissioners will review them to see if the work can be completed this year. If so, the work involves paving Sewickley Heights Drive and increasing the turning radius onto some of our side streets. This will be accomplished by shortening of some of the islands and the removal of some small islands. If the work does progress, it will be an inconvenience during the paving, which may take several weeks, but it will be a permanent improvement! Stay tuned for more information or contact Aleppo Township for more specifics.

Operations Manager
Maintenance Assistant
Office Manager

Staff and Hours of Operation

Robert E. Merriman
Jesse Jankowski
Susan L. Moran

7:00 A.M.-3:30 P.M.
7:30 A.M.-4:00 P.M.
8:00 A.M.-4:30 P.M.