

MEWS NEWS

The monthly news letter of the Landmark Mews Community Association

OCTOBER 2011

For Board meeting dates & locations, minutes & reports, governing documents, architectural standards, community news, residents directory, and other important information, log on to **www.landmarkmews.com**.

Board of Directors:

President: Dan Aminoff
prez@landmarkmews.com
Vice President: Loren Scieurba
lscieurba@gmail.com

Members:

Delia Riso deliariso@cox.net
Bill Gaffney bgaffney86@cox.net
Linda Carter carterxoxo@cox.net
Joel Kaplan superjk2010@gmail.com
Bill Menzies billmenzies@msn.com

Treasurer: Marty McDonald
mmcdon5279@aol.com

Secretary/Mews News: Heather McGhee
secretary@landmarkmews.com

Property Manager: Roger Casalengo
rocky6325@aol.com

Mews Webmaster: Heather McGhee
secretary@landmarkmews.com

Covenants Committee: Bill Evinger, Dick Fiske, Mecky Putman, Simon Bennett, Suzann Evinger, Michael Davids, Brian Koechel
covenants@landmarkmews.com,

Neighborhood Watch Chairman: Joel Kaplan
superjk2010@gmail.com

President's Message

The Board held its monthly meeting on a full moon evening Wednesday October 12th. I was in Los Angeles, but was able to call in for the first half of the meeting. Your Vice President, Loren Scieurba, ably filled in during my absence.

At the outset of the meeting, I thanked Roger Casalengo and Joel Kaplan for their tireless work during the re-mill and paving project. They provided hours of time assessing the work that needed to be done, monitoring the process throughout and providing me with the

information I needed to get out to the owners and residents.

Again, I would like to extend a very big thank you to the owners and residents for your patience and cooperation throughout the process. The final item in the project will be to repaint curbs with yellow paint. This is tentatively scheduled for October 31st. We will not be painting the addresses on the curbs this time around.

Financial Report – Treasurer Marty McDonald updated the Board. There

were no extraordinary expenses this past month.

We reviewed and approved the Association's budget for 2012. As I previously indicated, the budget projects less expenditure for 2012 vs. 2011 as per our 2011 Reserve Analysis we will be re-categorizing certain expenses from the operating budget to the major infrastructure budget.

The Mews has several new residents, and we are hoping to obtain their contact information. **If you are new to the Mews, please complete the form on the back of the Mews News to be sure you are on our E-Mail list. It will soon be our only method of communication.**

Property Report – The Landscape Advisory Committee (LAC) is coordinating with Valley Crest on our fall planting. We hope to see the results of this in the new few weeks.

The road project took up most of the time this past month. Up next is reviewing the bids from Valley Crest and Brickman as our current 3 year contract with Valley Crest is up for renewal at the end of this year.

The Board approved a couple of projects relative to water flow to round out the year.

That is it for this month. The next meeting will take place on Wednesday November 9th at 7:00 PM at the home of Bill Menzies 6313 Chaucer Lane

Thank You!

Dan Aminoff, President

Contact me: prez@landmarkmews.com

Covenants Corner

When requesting a **modification to your property**, please be sure to use the current version of the form [10/16/2010] available on the LMCA website or from any Committee member. Please be sure to provide as much information as possible on the form, including colors, materials, and company. If possible, include a sample of the materials and colors as maybe appropriate for your project. The cost of the project is NOT required. If you encounter any problem obtaining the signatures of your neighbors, indicate on the form and leave it to the Committee to notify them. Finally, don't forget to allow time for the Committee to review your request and act on your request BEFORE you start your project.

Please Slow Down

Please slow down while driving in the community and please obey the Stop signs. We have both children and the elderly living in the community, and it is simply not safe to drive fast on our narrow streets.

Reminder - Parking Policy

Please remember that the Landmark Mews Parking Policy has provisions for both residents as well as guests. Here are a few reminders:

1. Resident vehicles must display a Landmark Mews decal
2. Residents may not park in Visitors parking between 10:00 AM and 8:00 PM
3. Guests need to leave a note in their car as to whom they are visiting

How Can I Keep Bats Out of My Home?

Some bats live in buildings, and there may be no reason to evict them if there is little chance for contact with people. However, bats should always be prevented from entering rooms of your home. For assistance with "bat-proofing" your home, contact an animal-control or wildlife conservation agency. If you choose to do the "bat-proofing" yourself, here are some suggestions. Carefully examine your home for holes that might allow bats entry into your living quarters. Any openings larger than a quarter-inch by a half-inch should be caulked. Use window screens, chimney caps, and draft-guards beneath doors to attics, fill electrical and plumbing holes with stainless steel wool or caulking, and ensure that all doors to the outside close tightly.

Additional "bat-proofing" can prevent bats from roosting in attics or buildings by covering outside entry points. Observe where the bats exit at dusk and exclude them by loosely hanging clear plastic sheeting or bird netting over these areas. Bats can crawl out and leave, but cannot re-enter. After the bats have been excluded, the openings can be permanently sealed. For more information about "bat-proofing" your home, contact Bat Conservation International (www.batcon.org).

Dominion Power Home Protective Services

Please be aware of the below services provided by Dominion Power. All are available at the monthly fees listed below.

In-home Plumbing	\$4.95
Electric Line Repair	3.50

Sewer Line Repair	5.25
Water Line Replacement	4.50
Preferred Restoration	1.75
	<hr/>
	\$19.95

Pet Waste

We have a pet waste issue in the community and it is an ongoing problem. Unfortunately, we also have a few Mews residents who are not diligent about picking up after their pets. The responsibility of owning a pet continues past your own walls. It is simply inconsiderate and rude to leave pet waste out in our public areas or worse, on someone's private property. Finally, it is not okay to simply let a pet out through your yard fence to take care of business and leave the waste. Thank you for your ongoing assistance with this issue.

Board Meeting Dates and Host

November 9th, 7:00 p.m. at Bill Menzies' home, 6313 Chaucer Lane.

REAL ESTATE ACTIVITY

Courtesy of Fred and Nancie Williams, Weichert Realtors and Landmark Mews homeowners.

FOR SALE:

- 6317 Chaucer Lane, \$659,000
- 6261 Masefield Court, \$549,900
- 5198 Bedlington Terrace, \$499,900

FOR RENT

5209 Cottingham Place, \$3,200 per month

CONTRACT

6264 Masefield Court, \$430,000

LMCA Board Attendance 2011

Member Name	Position	Jan 12	Feb 9	Mar 9	Apr 13	May 11	Jun 15	Jul 13	Aug 10	Sep 21	Oct 12	Nov 9	Dec 14
Dan Aminoff	President	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Loren Sciarba	Vice President	N	Y	Y	Y	Y	N	N	Y	Y	Y	Y	Y
Bill Gaffney	Member	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Linda Carter	Member	Y	N	Y	Y	Y	Y	Y	Y	N	Y	Y	Y
Joel Kaplan	Member	Y	Y	Y	N	Y	N	Y	Y	Y	Y	Y	Y
Bill Menzies	Member	N	Y	Y	Y	Y	Y	N	N	Y	N	Y	N
Delia Riso	Member	Y	Y	N	N	Y	Y	Y	Y	Y	Y	Y	N
Marty McDonald	Treasurer	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Roger Casalengo	Property Manager	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y	Y
Heather McGhee	Secretary	Y	Y	Y	Y	Y	Y	N	Y	Y	Y	Y	Y

Please keep the MEWS informed about your current contact information. Please use the form below to update your contact information. As we may not have your most current information, we ask that all owners and residents complete the attached form and return with your next dues payment or E-Mail the information to Heather McGhee at Secretary@landmarkmews.com.

Thank you for your cooperation and in helping the community maintain an up to date database.

Name(s):

Mews Property Address:

Mailing Address:

City:

State:

Zip:

E-Mail(s):

Landmark Mews Parking Decal Numbers:

If you don't have a parking decal for any of your vehicles, please let us know the following about your vehicle:

Make:

Model:

Year:

License No.: