

NEWBERRY NEWS

También En Español



AN "EPIC" STORM

They say storms of this magnitude hit our area once every 15 years. If "snowmageddon" was 2010, then something's either wrong with the math, or things are changing for the worse -depending on your take. "Snow" is usually classified by two groups of people; those that love it and get to play in it and those hate it and have to work in it. Since most of us have to work in it, this was one an epic nightmare. Intense blinding snow blanketed our area for 24hrs straight. Despite plow trucks working around the clock to keep roads open, the outcome was nothing short of a disaster. Wind drifts reached nearly 5 ft and the mountains of snow amassed by the plow trucks encroached on parking spots everywhere. The sense of despair was overwhelming and no one new where to start. Just opening a door was a struggle, not to mention what to do once you got out. The crew was exhausted and had only managed to carve a small passageway out to civilization...

**MARCH
2016**

The Morning After

...The next morning's bright sunshine and white scenery brought a sense of hope that was fleeting and short lived. Folks came out in droves with shovels in hand ready to attack the snowy mess. Unfortunately, as is often the case, not everyone was thinking clearly. A few tried to call the office hoping to get some extra help only to realize the crew was too busy fighting a new type of foe. This new formidable opponent developed almost instantly (blame "brain freeze") when some thought it was easier to throw snow back into the street that had just been cleared! In a few short hours, mounds of snow up to 5 feet deep had resurfaced on the roads that even charging plows couldn't budge. It was soon obvious more help was needed. The preferred weapon "the mighty Bobcat" jumped into action and worked feverishly, though it soon ran out of places to put the snow. Miraculously, a "god- sent" contractor was found with a dump truck and a pair of extra bobcats that agreed to join the effort and for a week straight worked hand in hand with our crew relocating dozens of truck loads of snow to a staged area behind the Villas. When it was "all said and done", twice the annual budget was spent which was still remarkably cheap compared to what others paid. A special thanks to all who worked so hard cleaning snow responsibly and resisted the temptation of dumping it in places where it doesn't belong.

OFFICE HOURS: 8:00-4:30 Monday-Friday /Closed 12-1 Phone: 703 430-3099/ E-mail ncaass@aol
Emergency pager: 703 282-8859 /Newberryonline.com Road Runner Towing: 703 450-7555



Gardner's Wanted

With spring just around the corner and flowers soon to be a featured attraction, the landscape committee would like to invite anyone interested in getting their hands dirty to join them for a meeting on March 29th–7pm @ the clubhouse for a discussion on possible future events.

Yard Sale, Saturday May 7th

The annual community yard sale will be held Saturday, May 7th from 7-12:00 at the clubhouse parking lot. Anyone interested in reserving a table should call the office on a first-come first-served basis.

Pool Registration

Please review and complete the attached pool registration form for the 2016 pool season. The clubhouse office will be open daily from 9-3 for pool pass renewals and Tuesday evening before and after Memorial day from 5 -7 pm. Everyone is required to renew pool passes each year and there's a \$5 dollars fee for replacement passes. You must provide proof of residence to obtain passes. Anyone who does not have a current valid pass, will not be permitted to enter the pool area. Pool hours will be M-F 4-8 pm during school, 2-8 after school and 12-8 on weekends and holidays.

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3% fee applies



Major Pool Repairs Now In Progress

As many of you know and some have seen, the main and baby pools are in the process of a major “face lift.” After more than two decades of basic maintenance, the pool beam has started exhibiting large cracks indicative of structural concerns the Board could no longer ignore. The issue is related to the concrete under the coping stones and behind the tiles eroding and much like an old bathroom needing renovation, tiles begin to loosen and fall off.

Work started as soon as the weather permitted in late February and is expected to take several months to complete. When it finally wraps up, the entire shell will get a white coat and the upper façade new tile and coping stones. The repair will run close to \$200K, but will not include a few other important components like pumps and filters. Since these are working normally at this time and there's no cost savings in replacing them together, it didn't make sense to increase the scope of the project unnecessarily. Should they need future replacement, they're expected to run about \$50k and should take a couple of weeks to exchange.

Flowerbed Maintenance

Landscapeers will soon start annual weeding, edging and mulching of flowerbeds, so if you want your flowerbed skipped, please be sure to place a reflector in a visible location so they'll no to avoid it.

Please Remove Salt Bags & Shovels From Front Patios

Villa Deck Inspections

Villa residents may notice folks walking around the property inspecting decks, taking measurements and looking inside sheds for structural clues. Our engineer has been asked to inspect the decks and look at a possible design change that can be implemented for their future replacement. The hope is to go away from the original long, heavy and costly support beams no longer readily available, to a support design that uses shorter perpendicular beams more typical of today's deck construction. Once design has been completed and a contractor is selected to perform the work, lower "A" units will need to temporarily remove personal belongings from sheds so that carpenters can frame up inside these areas. The process shouldn't take too long, hopefully a week or less and notifications will be sent out to inform residents when work is scheduled in their units. Stay tuned for more on this as it develops.



Trash & Recycling

Folks– it seems like a few out there have either forgotten the trash & recycling policy or elected to just plain ignore it. Soooooo– here's "fair warning:"

Put out unprotected trash bags at night for all the animals to rip open and make a filthy mess– you will pay!

Put out recycling in loose containers or not in clear bags so that the wind can scatter it all over common areas and leave a huge mess– you will pay!

Leave your trash can out for days at a time and don't return it back to the proper place of storage– we will pick it up and you will pay to get it back.

Let's rehash- Follow the rules, store trash in a sealed container, place recycling out in a closed container (Monday's only) and retrieve your container(s) by the next morning, community stays clean and everyone's happy. Resist these simple and sensible rules, no one's happy and you will pay.

Sensible \$ Reminder

Condo fees cover water, insurance, trash, landscaping , pool, exterior maintenance, snow removal & emergency response to name a few. Among the biggest items steadily increasing are water and insurance. The interesting thing about both of these is that they can be easily controlled by each and everyone of us. By fixing leaks and protecting your home from fire risk and things like frozen pipes, we can all do our part to avoid claims and minimize waste. Let's remember that we're all in this together and that a partnership built on caring, avoiding waste and minimizing risk benefits everyone!