

# Newsletter

July - August 2012

## In Memoriam

It is with a heavy heart that we offer tribute on the passing of neighbor, friend, and former Council member Steve Long, from 228 East Court. Below is his obituary, courtesy of tributes.com, minus the section on his funeral services which have already passed:

*Stephen P. Long, 41 of Wilmington passed away on Thursday, May 31, 2012.*

*Steve was currently employed as a senior operations forecaster for 21st Century Insurance in Wilmington.*

*Steve is survived by his wife of five years: Geralyn Long and her son Leif Carney; his parents: Carol N. and Walter C. Long of Wilmington; his sister: Lee A. Long; his paternal grandmother: Jacqueline Long and his maternal grandmother: Beatrice Norris.*

*In lieu of flowers, the family suggests contributions be made to Mill Creek Fire Company, 3900 Kirkwood Highway, Wilmington, DE 19808.*

Steve will be missed for his welcome smile, his passion for gardening, and his willingness to chip in when and where needed in the community.

Please join all of us on Council in offering Geralyn our heartfelt condolences on her loss and our support during this time of sorrow.

## Asphalt Repairs Update

Council continues plans with our vendor for asphalt and curb repairs and repainting, with work planned for early autumn. Unit owners will be notified if/when cars need to be moved to facilitate those repairs and the repainting of curbs, lines, and unit numbers.

## BHTC Annual Unit Owner Meeting

Tuesday, October 23, 2012

6:30 PM

Brandywine Hundred Library

Room TBD

**Mark your calendars!**



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## Gutter Guards Installed

At the May meeting, Council approved the installation of gutter guards on 36 units around the community. Those units were chosen based on their proximity to tall trees and their history of accumulating considerable debris, with the goal of minimizing our need for semi-annual gutter cleaning and reattachment. Our semi-annual cleaning and reattachment was costing from just over \$2k to over \$4k depending on the contractor and the amount of reattachment required.

By protecting the gutters of homes with more severe debris issues our aim is to reduce the need for regular gutter cleaning, ultimately reducing our long-term costs.

The units where gutter guards were installed were:

West Court: units 14, 16, 18, and 20

Center Court: units 100, 102, 112, 114, 116, 117, 118, 119, 120, 121, and 123

East Court: units 200, 202, 204, 206, 208, 210, 212, 214, 216, 217, 218, 219, 220, 222, 224, 226, 228, 230, 232, 234, and 236

All installed gutter guards carry a 20-year warranty on both products and workmanship.

## 12 Tips for Staying Cool This Summer

- Be aware of the heat. Pay attention to it and modify your activities appropriately.
- Pay attention to your hydration status, and be sure to drink plenty of fluids.
- Try to stay in relatively cool areas, even when outside. Many public places such as libraries, shopping malls and movie theatres are air conditioned.
- Avoid hot enclosed places, such as cars. Never leave children or pets unattended in a car parked in the sun.
- Use a fan, if available.
- Stay on the lowest floor of your building.
- Eat well-balanced, light and regular meals.
- Wear loose-fitting, lightweight and light-colored clothing.
- Cover windows that receive a significant amount of sun with drapes or shades to help keep your house cool.
- Weather stripping and proper insulation will keep cool air inside your home.
- Cool beverages are good for cooling down the body, while alcoholic drinks can impair the body's ability to regulate its temperature.

*Source: abcnews.go.com*

## Welcome!

The BHTC Council would like to welcome the following new unit owner:

- Nancy Shaw, 219 East Court

Welcome to the neighborhood!

## Community Contacts

### President

Darin Reffitt - 103 Center Court  
302-529-9663 | [dmreffitt@gmail.com](mailto:dmreffitt@gmail.com)

### Vice President

Lisa Miller - 106 Center Court  
302-439-3986 | [lamiller8181@gmail.com](mailto:lamiller8181@gmail.com)

### Treasurer

Justin Edelson - 101 Center Court  
302-290-7600 | [jkedelson@gmail.com](mailto:jkedelson@gmail.com)

### Secretary

Virginia Mas - 16 West Court  
302-562-2091 | [vmass.bhtc@gmail.com](mailto:vmass.bhtc@gmail.com)

### Member-at-Large

Sheila Lamphear - 226 East Court  
302-475-7937 | [sglamphear@gmail.com](mailto:sglamphear@gmail.com)

### Property Manager:

Allison Fenwick  
Aspen Property Management  
Phone: 410-620-2598 | Fax: 443-303-8890 | [info@aspenpropertymgmt.com](mailto:info@aspenpropertymgmt.com)  
[www.aspenpropertymgmt.com](http://www.aspenpropertymgmt.com)

## Trash and Recycling

Trash pick-up occurs each Tuesday morning and Recycling pick-up occurs each Friday morning, unless impacted by a holiday. See calendars on page 4 for exact schedule.

Yard waste pickups in 2012 are scheduled as follows:

July 6	August 3	September 14
October 12	November 9	December 7

## Scheduled Meeting Dates

Council meetings are generally held at 6:30pm on the last Tuesday of the month. Agendas, including discussion items and location, will be distributed/mailed no less than 14 days prior to the meeting date each month. Scheduled meeting dates appear on the monthly calendars on page 4.

Unit owners are encouraged to attend our Council meetings. You are also welcome to submit agenda items to the Council for consideration.

## Reminder

Any unusual use of the common areas or any major exterior projects should be submitted for approval to Council through Aspen Property Management. There is an Architectural Request Form available online for major architectural changes (patios, balconies, window replacement, etc.) and a Special Request Form for use of common areas. Please allow time for approval on special requests, since Council will attempt to discuss them at a Council meeting to solicit Unit Owner comments/concerns.

## Rules & Regulations Change

At the May meeting, Council made a small change to the Maintenance Grid to clarify unit owner versus community responsibility for pest control. Please visit our site at [http://www.neighborhoodlink.com/Beacon\\_Hill\\_Condo/pages](http://www.neighborhoodlink.com/Beacon_Hill_Condo/pages) to view those changes.

# Community Calendars

July	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1	2	3 Trash Day	4 Independence Day	5	6 Yard Waste & Recycling Day	7
	8	9	10 Trash Day	11	12	13 Recycling Day	14
	15	16	17 Trash Day	18	19	20 Recycling Day	21
	22	23	24 Trash Day	25	26	27 Recycling Day	28
	29	30	31 BHTC Council Meeting* Trash Day				

August	Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1	2	3 Yard Waste & Recycling Day	4
	5	6	7 Trash Day	8	9	10 Recycling Day	11
	12	13	14 Trash Day	15	16	17 Recycling Day	18
	19	20	21 Trash Day	22	23	24 Recycling Day	25
	26	27	28 BHTC Council Meeting* Trash Day	29	30	31 Recycling Day	

\* Council meeting dates are tentative and subject to change. See distributed agendas for actual dates/times.

**Visit our Website!**

[http://www.neighborhoodlink.com/Beacon\\_Hill\\_Condo](http://www.neighborhoodlink.com/Beacon_Hill_Condo)

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<http://www.facebook.com/BHTC19810>

*Suggestions for a newsletter article? Let us know at [bhtcfeedback@gmail.com](mailto:bhtcfeedback@gmail.com)!*