



COTTAGE FORUM
Monday, July 13, 2015

Carol Holzman opened the meeting by welcoming everyone.

She advised that we are bringing in a dumpster for yard clippings. The dumpster will be housed in the fenced station area near C44. For any bushes/trees that Cadbury clips, we will dispose of the clippings. Any residents that prefer to do their own trimming must dispose of the yard waste themselves. Some residents said that Maintenance used to come by and pick up resident's clippings. Carol said she will discuss with Chuck when he's back in the office.

Carol said that she and Chuck took a ride through the community and identified some low spots in the sidewalks. Many of the areas will have French drains installed in the near future. She said there is one spot outside of Apt. 109 where the sidewalk separated and a piece of wood that is between the separation is jagged and dangerous which will also be fixed this summer, as well as the sidewalk behind C40. We are having a contractor come in to advise where we can put in the French drains.

Barbara Cleaveland said that the weeding is way behind.

Power washing of the cottages has started and work will be complete soon.

Jim Bazzoli said that whenever it rains, the water from the downspouts goes into the window wells and into the crawl space in C1 and C2.

Carol reminded cottage residents that if they're using the patio for a special function, they cannot exclude other residents from attending since they're using community space.

Carol Bishop said that the umbrellas are left up all night long and asked if Maintenance/Security could put it on the list of items to be checked.

It was also reported that the chairs left on the patio from Friday's ice cream social were still outside.

Elsie Gould reported that an outdoor light on one of the vacant cottages has been left on for several days. Carol said she will ask Security to stop by and turn it off. Elsie asked if someone goes through the cottages before a new resident moves in and opens drawers, doors, etc. and checks to see if everything is in good working condition. A resident suggested that we need a caretaker or dog walker to take note.

Carol Bishop said that the auditorium floor has not been cleaned in a year.

Carol Holzman said she appreciates everyone's comments and then opened the floor for additional questions/comments.

Jim Bazzoli said that last Fall, Maintenance closed the crawl space vents and hasn't had them reopened for the summer, when air flow is important. Carol said she will check with Chuck and find out what the plan is.

Jane Lord said they had some wood that rotted in the den and suggested we take preventative measures.

Lois Nickerson said that the original Cadbury "bible" stated that we would repaint residences in 5 years; many of us have been here 8 years and haven't had cottages repainted. She said we need to look at them from the occupant's point of view. Carol said that we went through all the cottages some time ago and that the contract reads that we "may" repaint. She said that we look at them from time to time and we're happy to take another look.

Jane Hood reported that her microwave died and she had a replacement within a week.

Elsie Gould said that a resident that was unable to attend the meeting asked her to mention that they would like the bus drivers to pull into the driveway and wait until the resident is inside the front door before driving off. Other residents said that this doesn't occur on Monday-Friday. Carol said she will personally speak with Security and ensure that this process happens.

Judy Seamone said that they had company before July 4th and discovered there was lots of mold when she was sweeping the porch. She said she would have liked to have had the power washing done earlier. Carol said that we wait for the heavy pollen to fall in the Spring before starting.

Gil Kaufman said that he and Ruth took a walk around the pond/shuffle board area and were impressed how nice everything looked and that they appreciate the work that Maintenance has done.

Jim Bazzoli said that one of the trees in the back along Gills Neck Road has some dead branches that need to be trimmed off. Carol said she and Chuck found it too and they will take care of it.

Jim also mentioned something that Maintenance does not do annually is to drain the sediment out of the hot water heaters. Carol said she will mention it to Chuck.

Gil said that the Resident Handbook is old and there may have been some updates to it. Carol said that Carol Cascone is responsible for updating and we will see about getting updates out to residents that have been here for a while.

Elsie said that the concrete is beginning to deteriorate on her patio. A large chunk has been dug out and she nearly fell as a result and we need to remediate. Carol said that she and Chuck did not look at porches/patios, but they will come by and take a look. Carol told residents that if there is an immediate problem, please put in a work order request.

Joan Ellis said that back in January of 2012 she noticed some cracks in her driveway. She said that a long list of items was made and that nothing on the list has been taken care of. She said she feels like there's no point in calling.

Dick Cleaveland said that a maintenance person signed off on something that wasn't ever done.

Frances Bazzoli said she'd like to know who the new employees are and that it would be nice to have a photo of them. Carol said that we'll look into taking photos. She said that we have hired a new Chef Manager, Dave McKenty. He worked at the Peninsula and has extensive experience. He went to culinary school and worked for the Food Network. He will be responsible for food coming out of the kitchen and he is replacing Mary Hunt who resigned. We may do a special event to introduce him. We have also hired a cook, Ray Richardson, who starts tomorrow.

Jane Hood asked what Alan does and said he can't answer any questions. Carol said that he handles all the back office work for Maintenance that includes ordering all supplies, and ADP/work orders.

JoAnn Feather was recently awarded the Star of the Quarter. Each recipient receives a certificate of achievement, a special parking spot and a \$50 gift card to either Wawa, Wal-Mart or Home Depot.

Don Burgess said that the entrance to the Health Care Center needs some attention. There are birds up in the awning and the mulch washes out to the walkway. Carol said that we'll take a look at what we can do to fix it.

Suzanne Ziegler suggested putting new employee information in the newsletter. Carol said that Pat O'Hanlon is the resident responsible for putting together the CALRA Newsletter and that she could meet with Alice to identify new employees. Someone asked if the residents could see the employee newsletter as the information is listed there. Residents can also interview a staff member to put an article in the CALRA Newsletter. Carol advised that some of the information is available in the Afternoon Exchange minutes. We will make copies of the employee newsletter available in the mailroom.

Carol welcomed new residents, Tony & Mary Agnes Manyak (C26). Our newest residents, Charles & Joan Hayes (C37), could not be here today. Carol thanked everyone again for coming and the meeting was ended.

