



# Village of Robynwood News

## July 2019

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### **From the Council**

Summer is heating up and work is in full swing in Robynwood.

All our Committees are making great progress in their areas. Please be sure to review their reports in this newsletter

Please be cautious when driving through the Mill because of the various road closures.

We look forward to seeing you at our next Council Meeting on August 19<sup>th</sup> at 3:00 PM in the Paoli Room at the Community Center.

**It is an honor and privilege to serve you.**

### **From the Master Association**

Elections were held for Council Board Members. Bob Bronner, George Earle, and Dennis O'Leary were elected to the Master Council.

Elevator: A contract was awarded to Weaver Contracting in the amount of \$300,000 for the new elevator at the Community Center.

Road Repairs: Work will begin on July 17<sup>th</sup> for repairs to be done in the areas around Chatham and Merrifield.

At the Robynwood/Springton Basin, work continues to replace pipe that needed repair under the road on Chandler.

Pipeline: Sunoco continues drilling from Wellington to Route 202. A pilot hole is complete.

## **COMMITTEE REPORTS**

### **Architectural/Building Committee Report**

The Building Committee and the Council are pleased to report that Remediation work has begun in Upper Robynwood. In one week's time, all of the remediated walls have been torn down on Building 14 (1312-1315) and East Goshen town inspectors have approved the work

(inspection performed 7-15). Scaffolding has been placed around Building 15 (1316-1319) in preparation for work to begin within the next 24 - 48 hours.

Week 2 will result in tearing down walls on Building 15 and meetings with residents will be scheduled for the next Building (Building 16).

We are all very pleased with the quality of work and the attention to detail exhibited by members of McDermott Construction. They are all very courteous and willing to make our Remediation as pleasant as possible.

Although there is a degree of inconvenience involved with such an undertaking, we are enjoying the transition this year knowing that a new, revitalized Robynwood is just around the corner. More to come!!!

### **Finance Committee**

For the period ending June 30, we are on target and within \$1,000 of our budgeted 2019 Operating expense of \$781,250.

The Finance Committee met on July 17th to review a draft of the 2018 Robynwood Audit that is performed each year. Several questions and suggestions were raised by the committee. A meeting with the auditor has been requested for July 25th to review these suggestions.

### **Landscape Committee**

The Council has recently approved the pruning of 18 of our largest trees. We worked along with Mike Neale who said Arader Tree Service should be able to complete the work by the end of July.

As you water your flower gardens please keep in mind to also water well any new tree or shrub plantings especially during this heat wave.

Helping to keep Robynwood beautiful,  
The Landscape Committee

### **Maintenance Committee**

Maintenance is involved in several ways with the remediation project, now well underway. To help reduce costs, we will be repainting shutters (after removal), repainting and/or replacing trash closet doors, and replacing house numbers after trim replacement and painting.

We will greatly appreciate volunteers to help repaint shutters and trash doors. Also, we will need an unused garage bay in both middle and lower Robynwood to use as a protected space to

repaint the shutters (all brushed paint, no spray). If anyone is willing to help, please contact Don Owens at 610-719-8140.

The primary Maintenance Committee contact for each Robynwood section is:

Upper - Don Owens  
Middle - Tony Scavo  
Lower - Greg Cox

### Trash Room Outside Lamp Replacement

Listed below are the volunteers to contact if a light bulb burns out:

1267-1280 Ray Regan  
1281-1307 Bob Kope  
1281-1307 Phil Anders  
1308-1328 Evan Lenk

### **Social Committee**

**Save the date: Cocktail Party On The Back Deck** at The Club on August 22<sup>nd</sup> from 5-7 PM. The cost is \$20 per person for assorted appetizers. Please make checks payable to Patricia Doran, (**1293 Robynwood**) or Mariangela Hlis (**1322 Robynwood**) by August 18<sup>th</sup>. There will be a cash bar. All Robynwood residents are invited even if you are not a country club member. Look for your invitation in your mailbox as well as via email.

Unfortunately, Thirsty Thursday's have been rained out. We will continue to try and hopefully the weather will cooperate. A notice will be posted at the mailboxes with details. They should be every other Thursday weather permitting. Bring your favorite beverage in a plastic container and a snack to share. We will meet at the pavilion area at the left of the pool as you enter.

We will begin our Ladies Luncheon again in September. So many residents are on vacation and we have the Cocktail Party in August, September seems like a good time to start up again. Please do not hesitate to reach out to Trish Doran or Mariangela Hlis with luncheon suggestions.

The Social Committee continues to explore activities for the Village's enjoyment.

### **Real Estate Update for Robynwood and the Mill**

Mariangela Hlis- Source Bright MLS

Home sales in the Mill are doing very well. Currently there are 17 "Active" listings ranging in price from \$210,000 to \$699,000. There are 18 homes "Pending" or "Under Contract" and 17 homes have "Settled" in the last 30 days

Robynwood is very busy, as well. The home at 1271 Robynwood is “Under Contract.” Currently “Active” are 1288 Robynwood, \$500,000; 1290 Robynwood, \$430,000; 1294 Robynwood, \$550,000; 1292 has been “Withdrawn.” We have a really great Village and many wonderful friends.

**Alarm Panels**-Please continue to use your **CELL Phone** to dial 911 and then call Security on your cell or landline until the security panel issue is resolved.

**Dryer Vents**-As a reminder, it is recommended that a family of 4 or more have their dryer vents cleaned annually. A family of less than 4, every two years.

### **CARESHARERS**



Most Hershey’s Mill residents do not realize that we have a group of “Mill” volunteers who dedicate some of their time to helping our own (free of charge). For many years this group of volunteers has been helping residents with getting transportation to their appointments and with small handyman needs.

If you are a resident and have a need, please call us at **610-430-8830** and leave us a message.

Facebook—Look for and Like Robynwood Village on Facebook. Also go to [www.hersheysmill.org](http://www.hersheysmill.org) for additional news

### **Monthly Council Meetings**

Monthly meetings of the Council will take place on the 3rd Monday of the month at 3 p.m.. This month’s meeting will take place at the Community Center Paoli Room on August 19th. All residents are invited.

The Annual Meeting has been scheduled for November 13, 2019 at 2 p.m. in the Main Room of the Community Center. Please mark your calendars and participate in this important Robynwood event.

### **Quote of the Month**

One touch of nature makes the whole world kin. William Shakespeare  
We are fortunate to reside in Robynwood, a village endowed with nature’s beauty:

beautiful trees, shrubbery, and flowers.

## Committees

**We need your help in volunteering for our various committees. Please contact the chairpersons of the committee you are interested in. You will find that there is fun to be had and a sense of giving back to the Village.**

### **The Robynwood Council**

President, John Hlis  
Member at Large, Ed Prout  
Treasurer, Larry Appalucci  
Vice President, Bob Avin  
Secretary, Sheila Kanter

#### **Finance Committee:**

**Mike Reinking, Chair**  
Larry Appalucci,  
John Hlis  
Eileen Raffaele

#### **Architectural/Building Committee:**

**Bob Avin, Chair**  
Ed Prout  
Bill Patterson  
Don Owens  
John Hlis

#### **Maintenance Committee:**

**Don Owens, Chair**  
John Hlis  
Bob Avin  
Bill Patterson  
Tony Scavo  
Greg Cox

#### **Landscape Committee**

**Diane Lenk, Chair**  
Evan Lenk  
Tony Scavo  
Sue and Dave Arnold  
Ann Owens

#### **Social/Decorating Committee:**

**Mariangela Hlis, Co-Chair**  
**Trish Doran Co-Chair**  
Xonia Avin  
Linda Prout  
Tom Prior  
Louise Appalucci  
Frank Gianni

#### **Monthly Newsletter:**

**Pat Patterson, Editor**  
Sheila Kanter  
Sue Sciubba

#### **CSK Management, Inc.**

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