



Yardley Village News

October 2017

Message from the President

Verizon

Fall is here and so is Verizon! Underground utilities are marked and installation of the orange conduit has begun. They seem to be doing a good job cleaning up after they have dug their holes, backfilled them and replaced the grass. Installation of the cables to (not into) the homes will start shortly. It looks like we could be ready to start transitioning to the new system after the beginning of the year. The first to transition to Verizon, or "Adopters", will be voluntary and able to do so from the end of January until March. All the rest will be transitioned from March until the Comcast contract ends the end of May.

Hopefully, our residents have taken advantage of the number of "town hall meetings" that have been held over the past weeks. These meetings are very informative and more will be held in the future. I can't encourage more that anyone who has questions, or lack of detailed information about the process, to attend one of these meetings. If you can't make it to one of these meetings or have a problem with the installation, please email Sherry Kane at:

bsfkane@gmail.com. She is happy to answer any questions and is helpful in solving issues that may arise. We will send out updates as we get them and keep everyone informed of the schedule. I have sent out the latest update on the program in an email.

When the technicians come to make YOUR transition to the new service, have them test all your systems-phone, fire alarm notification to the guard station, internet and tv and make sure all work to your satisfaction. Make sure all your tablets, wireless phones etc. are connected and work before they leave. Also make sure you have internet at all areas of your home-service extenders are available.

Litigation

We are in the final stages of this process. We have received notice from the courts that we are to be ready to go to court as of the beginning of

January. We should have our case heard soon thereafter since our case has been on the books for a long time. Our opponents attempted to try to settle early this summer but could not come up with a reasonable offer. I will keep you updated with any news on this front.

Jarmin Electric

Jarmin has replaced many smoke detectors in the village and some are still waiting for the service to be done. I talked to them-Bob apologized for not being farther along but will work on the list more aggressively. Bob said his office will call all remaining on the list shortly and try to schedule all asap. If you haven't signed up for the update, there is still time, just let CSK know to add you to the list.

Stucco Remediation

The stucco remediation has been complete and their punch list finished. We asked if any homeowners had any issues related to this work that needed to be rectified and these issues have been dealt with. We are unable to continue to blame problems on this work and expect the contractor to pay for more issues.

In This Issue

<i>Message from the President</i>	<i>Page 1</i>
<i>Architecture Committee</i>	<i>Page 2</i>
<i>Landscape Committee</i>	<i>Page 2</i>
<i>Maintenance Committee</i>	<i>Page 2</i>
<i>Social Committee</i>	<i>Page 2</i>
<i>Decorating Committee</i>	<i>Page 2</i>
<i>Yardley Activity Corner</i>	<i>Page 2</i>
<i>Neighbor News</i>	<i>Page 2</i>
<i>Letters to the Editor</i>	<i>Page 3</i>
<i>Council and Committee Members</i>	<i>Page 4</i>

Insurance

We are pleased to state that we intend to re-sign with Nationwide Insurance.

*George Earle
Council President*

Architecture Committee

No report this month

Tony Bruno, Chairman

Landscape Committee

No report this month

Reiny Ludin, Landscape Chair

Maintenance Committee

No report this month.

Jim DiCarlo, Maintenance Committee Co-Chair

Social Committee

Our September party at Sullivan House was a great success. Although the weather gave us some issues it held up during the event and we were able to take advantage of the outdoor patio. Many thanks to my hard-working committee and all the other volunteers who helped us.

There will be a "Dining Around" event in October. Those interested should contact Susan Bronner (Zephyr) or John Koonz (Yardley).

Our Christmas Brunch is early this year, scheduled for December 3, 2017. A flyer will be sent later with all the details. In the meantime, let's enjoy the lovely fall weather here in Pennsylvania.

*Jana Richey, Social
Committee Co-Chair*

Decorating Committee

No report this month.

Decorating Committee

Yardley Activity Corner

Yardley Village ROMEO Club

As you may know each month, typically on the first Monday the ROMEO* men of Yardley meet at 9:00 am at Nudy's Cafe in Frazer for breakfast. The dates for 2017 are as follows:

October 2; November 6; December 5.

We invite any and all male residents of Yardley Village to come and meet your neighbors for a friendly discussion of current, peculiar or in fact any, interesting topic. We look forward to seeing you there.

*Retired Old Men Eating Out

Jim DiCarlo

Yardley and Zephyr Ladies Luncheon

The next Ladies Luncheon is in the planning stages.

Neighbor News

Welcome to our new neighbors Kaushik (Kosh) and Surma Daphtry 1704 Yardley Dr.

Moving Help

Republic Services, will pick up 1 free large bulk pick up a month. Call 215-744-2995 (press #4). Identify yourself as Yardley Village.

Letters to the Editor

I have lived in Yardley village for 17 years...With the influx of new owners, I am witnessing the lack of care and consideration of the dog owners to pick up after their dogs and carry a bag to do so.

Would you kindly notify new owners of our pet rules; as we have a lot of people walking, we all would like a clean path....

F. PETS:

1. Conditions under which Pets Allowed in Homes

Dogs, cats, or other animal pets may be kept in the House provided, however, that the presence of such animals does not disturb or interfere unreasonably with the rights, comfort, or convenience of any other resident of the Village or cause injury to property. The owner of the House where any animal is kept or harbored or whose invitee brings any animal upon the Village Land shall be responsible for and shall indemnify and hold harmless the Council, the Homeowners Association, and each other Homeowner from and against any loss or liability to persons or property of any kind arising out of the presence of such animal on the Village Land.

2. Leash, Noise, and Waste Procedures for all Pets

No animal, insect, fish, or reptile of any kind shall be bred in any House over the objection of any other resident of the Village; and in no event shall more than two (2) dogs, cats, or other ambulatory pets be kept in any House. Dogs, cats, or other domestic animals shall, when not on a leash, be kept within their owner's House, and shall not be tied on the porch, deck, patio, or Common Area. All pets must be on a leash outside of

resident's home. No dog, cat, or other domestic animal should be permitted to relieve itself on the lawn area or object immediately surrounding a house or houses. Any solid waste left on any Common Area shall be the responsibility of the owner to promptly place the refuse in a bag and put in the pet owner's refuse container. Every pet owner shall take all reasonable steps to prevent noise, waste, or odors of his pet from annoying other residents of the Village. In the event of a breach of the Rule, the Council or its agent may require the removal of such pet from the Village Land.

Sincerely,

George Earle, President

Please submit questions or comments to Lgamma1937@aol.com.

Yardley Village Council and Committee Members

Yardley Village Council

George Earle, President
Rex Cassel - Vice President
Roger Fleming - Treasurer
Daniel Worden - Secretary
Art DiGiuseppe - Member at Large
Joe Ciasullo - Member Ex-officio

CSK Management, Inc.

1012 West 9th Avenue, Suite 10
King of Prussia, PA 19406
Janet Burgess, Manager
610-337-3500
Fax: 610-337-0900

Jburgess@cskmgmt.com
cdecray@cskmgmt.com

K Hovnanian Homes
110 W. Front Street
Red Bank, New Jersey 07701
phone: 609-570-4700

Architecture Committee

Anthony Bruno, Chair
Jim Alexander
Connie Campbell
Annette Coleman
Katie Worhacz

Decoration Committee

Katie Worhacz
Nancy Hansen
Lucy & Tom Watt
Marion & Ed Sweeney
Jan & Pierre Nolin
Jim & Sue DiCarlo

Finance Committee

Bob Moyer, Chair
John Babiec
Art DiGiuseppe
Frank Merenda

Maintenance Committee

Jim DiCarlo, Chair
Ed Sweeney

Social Committee

Jana Richey, Chair
Betty Shaffer, Treasurer
Susan Bronner-Zephyr
Lynne Fleming
Rudi Hall
John Koonz
Jan Nolin
Kathee Schmidt
Judy Smeltzer
Nancy St. Laurent
Lucy Watts

Newsletter Committee

Lee Gamma, Chair
Al Gamma
Leslie Kirsch

Landscape Committee

Reiny Ludin, Chair
Janet Day
Jo Ann Hino
Bob Moyer
Barbara Reeves-Cohen
Judy Smeltzer
Lynn Trump