



Silver Ridge Condominium Association Newsletter



QUALITY LIVING IN THE HEART OF NOTTINGHAM

Message from Our President

It's hard to believe that summer is about to begin. If you plan to have flower pots on your decks, make sure you place a saucer under the pot. For safety reasons, no pots are to be hanging over your decks' railings.

Your board has been very busy with several projects. I want to take this opportunity to give you an update on these projects:

Maintenance and Major Repairs

- The roofs on all eight buildings have been inspected. Buildings 5 and 8 roofs, gutters and down spouts, and Building 7's roof was repaired. Buildings 1, 2, 3, and 4 had their roofs inspected. The

contract for repairs has been approved. Approximately cost for the roofs is \$200,000.

- The Board held a Spring Inspection of our grounds on Apr. 8, 2017. The grounds look well-manicured and attractive. We noted several areas need grass seed. Margaret will work with Precision Landscaping to correct these issues. Where violations were noted, letters were sent to the unit owners.

- Several units were sold in our community over the last several months. In order to stay competitive in the real estate market, our units need to have eye appeal. During the Spring Inspection, windows in several units have lost their seal and the windows look foggy, thus making our community unattractive.

- All interior lights have been replaced with LED efficient lighting in 3800 – 3802 Wean, with a dramatic difference. Interior lights in all buildings will also be replaced with LED efficient lights. This is an expensive project, but a project that will enhance our buildings. Approximate cost: \$85,000.

Better Lighted Parking Lot

- Thanks to Margaret Bell and Cinnie Sweet for coordinating with BGE to update the lights on our parking lot. Our parking lot is brighter, thus safer!

- I feel I need to remind residents, there are no reserved parking spaces. If you have a handicap tag, there are no reserved parking spaces. If you have more than 2 vehicles, you are asked to

park only 2 vehicles near your building, so your neighbors have a place to park their vehicles. More than 2 vehicles, park away from the buildings. Our parking lot is not to be used for storing any vehicles. Vehicles will be towed at your expense. Be considerate of your neighbors.'

- A new fence was installed behind building 4. A section of fence in front of building 6 was replaced. Repairs were made to the fence in front of building 7. The shopping center fence by building 7 was repaired by the shopping center management company.

- We love our pets! Thank you for picking up the waste from your pet, but I ask you not to drop the plastic bags into trash container. The small bags drop to the bottom of the container and the trash collectors do not pick these small bags out. We end up with bags stuck to the bottom of the container that stink! Please put them into a larger bag.

- I apologize for canceling our May Board Meeting, but due to members not available to attend, we could not hold a business meeting. Our next Board Meeting will be held in September. If you have not attended a meeting lately, considering joining us in September.

On behalf of the Board, have a safe summer.....

Joan Meadowcroft

Don't Flush This!

Here are some helpful tips from Baltimore's Dept. of Public Works on avoiding costly, clogging problems.

Keep products such as wipes (baby, disinfectant, make-up, wet, etc.), paper towels, and feminine hygiene products out of the toilet. These items should be placed in the trash, not flushed down toilets.

Other products that should not be flushed include:

- Plastic wrappers, packaging
- Dental floss
- Toilet bowl scrub pads
- Diapers (cloth, disposable)
- Rags, wash clothes, towels

Can the Grease!

Finally, used cooking fats, oils, and grease belong in the trash, not down the drains.

Treasurer's Report

As of Apr. 30, 2017

Cash:
\$21,431

Community Replacement Fund:
\$466,927.

Elevator Replacement Fund:
\$121,528

Total Replacement Fund:
\$588,456.

Total Available Cash:
\$609,887

For more details go to:
silverridgecondomnium.com

BOARD MEMBERS

President:
Joan Meadowcroft
410-497-5327
Term Expires 2017

Vice President:
Edith Smith
410-933-0983
Term Expires 2017

Treasurer:
Paul Coleianne
stregone6@gmail.com
Term Expires 2018

Secretary:
Pat Sibiski
410-870-6394
Term Expires 2017

Members-At Large:

Greg Gummer
410-256-1322
Term Expires 2018

Michael Clisham
410-931-0726
Term Expires 2018

Chet Dembeck
410-371-5625
Term Expires 2018

Silver Ridge & Perry Brook Building Representatives

1. **None.**
2. **Mary Greif** 4102 Chardel Rd # 1E 410-931-3798
3. **Pauline Albert** 4104 Chardel Rd # A

- 410-931-0546,
4. **Becky Pelletier** 3800 Meagan Dr. # B, 410-206-6117.
beckpell@yahoo.com and **JoAnn Beck** 3800 Megan #1C, 443-722-7827,
jo53beck@yahoo.com
 5. **Frank Delaney** 3905 Darleigh Rd. # 3A
410-917-3509,
delaneyfrank48@yahoo.com
 6. **None.**
 7. **Debbie Snyder** (interim), 3901 Hannon CT, 2C,
godmommy@comcast.net
 8. **Herb Ruth**, 3901 Darleigh Rd. 3H
410-931-0038,
hwruth@verizon.net

Our Security Begins with Each of Us

Have you ever let someone you didn't know into your building as you opened up the secure door?

Sure, they look like they belong and they're friendly enough, but the question is do they belong here?

Although you might feel embarrassed to ask someone you don't recognize who they are and why they want to enter your building, it is the first step in ensuring your security, as well as your neighbors.'

Cons Aren't Called Cons for Nothing

Criminals are successful because they have learned how to appear harmless, or blend in with the background. Countless police reports confirm that most victims of crime never expected the "nice, polite stranger," seeking entrance to their building to suddenly attack and rob them. But, unfortunately, it happens every day.

Be Aware of Your Surroundings

That's why it is so important for all of us to be aware of who is coming and going near our building and in the parking lot. If you see something suspicious, or it just doesn't look right, report it to the police. Better safe than sorry. And of course, if you don't recognize someone who is entering, or trying to enter your building, challenge them. You can do it politely by saying: "I've never seen you before, do you live here? Are you visiting someone?"

Be Nice but Firm

If they answer you satisfactorily, then let them in. It could keep you and your neighbors from becoming crime victims.

Important Numbers

Emergency- 911

Licenses (Dog and Cat) – 410-887-3630

Animal Services (8 a.m. to 4 p.m., Monday to Friday) – 410-887-7297

Aging and Senior Information and Assistance -- 410-887-2594

Disabilities Information and Referral—410-887-3580

Refuse Collection

Complaints – 410-887-2000

Disposal – 410-887-2000

Recycling (Residential) – 410-887-2000

Our Website:
silverridgecondominium.com