

# WEATHERSTONE<sup>SM</sup>

A Planned Community in Chester Springs, Pennsylvania



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## Volume 13 WeatherStone Community Association Newsletter Number 1

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### 2020 Board/Community Meeting Schedule

The community board meetings for 2020 will be held on:

- May 13, 2020 at 7:00 PM (Annual Meeting)
  - ✓ Location will be at the WVT meeting room.
- November 11, 2020 at 7:00 PM (Budget Meeting)
  - ✓ The 2020 budget will be discussed.
  - ✓ This meeting will be held at clubhouse.

#### FROM THE BOARD...

"Looking forward to a year where we bring Weatherstone to be the most desired living destination, not only in Chester Springs, but in all of Chester County."

### 2019 Budget Update (YTD) – as of Dec 31, 2019 (unaudited)

	BUDGET	ACTUAL	VARIANCE
INCOME	\$ 449,573	\$ 468,448	\$ 18,875
EXPENSE	\$ 449,684	\$ 477,939	(\$28,255)
CURRENT YEAR NET INCOME (LOSS)			(\$9,490)

RETAINED EARNINGS (UNAUDITED) = \$ 28,878

### 2019 Reserve Contributions (YTD) – as of Dec 31, 2019 (unaudited)

	YTD
COMMON AREA	\$ 70,704
TOWNHOMES	\$ 48,396

TOTAL RESERVE (UNAUDITED) = \$ 119,100

### Holiday Lighting and Decorations

Residents are reminded that holiday lighting and decorations must be taken down within fifteen (15) days after the holiday.

### WeatherStone Rule and Regulations

The Rules and Regulations governing our community have been updated and were recently mailed to residents. You can also download a copy from our community association website at the following URL: <https://www.weatherstonechestersprings.com/rules--regulations.html>.

## Contacting the Board of Directors

The best way to communicate with The Board of Directors is through Shew Community Management (SCM). SCM will log the information and refer it to the Board for a response. The Board sees your comment within twenty-four hours. You may do so in writing, by phone, or through the SCM website (preferred method): <http://shewmanagement.com/contact-us/>.

SCM's contact information is: Shew Community Management, Inc., P.O. Box 1605, West Chester, PA 19380. Office Phone: 610-431-3436. Fax Number: 610-430-8160.

## Getting News from the WeatherStone Community Association

The WeatherStone Board of Directors wants very much to provide as much communication to residents as possible. We do this by publishing this newsletter, as well as maintaining a website. We have also recently created a Facebook Page; which we hope you will follow.

- The website URL is: <https://www.weatherstonechestersprings.com/>
- The Facebook Page is: <https://www.facebook.com/WeatherstoneCommunityAssociation/>

## Snow Advisory Reminder

Below are a few things to keep in mind during a snow event.

- **Roadways** – The roadways within WeatherStone are public roads; therefore, plowing of the roadways is the responsibility of the West Vincent Township (WVT). WVT requests that you move your car from the roads during a snowstorm to permit plowing. Cars on the road during a Snow Emergency could be towed by WVT at the owner's expense. If a section of road has not been cleared or the plowing has caused damage to your property, contact WVT at (610) 458-1601 to report the problem.
- **Alleyways** – All alleyways are the responsibility of the WeatherStone Community Association (WCA). WCA has contracted with DiStefano Landscaping Services (DLS) for snow removal. If there is a snow removal problem on your alley, contact DLS directly at 610-269-9800. Leave your name, community name, location and they will handle the problem.
- **Single-family Home Sidewalks** – This is a single-family homeowner responsibility. If your sidewalk isn't cleared, you may be liable for any "slips and falls." Also, after a Snow Emergency, if your sidewalk has not been cleared, you may be fined by WVT.
- **Common Areas** – The common areas (including townhouse and park sidewalks, walkways and parking pads) are the responsibility of the WeatherStone Community Association (WCA). WCA has contracted with DiStefano Landscaping Services (DLS) for snow removal. If there is a snow removal problem in the common areas, contact DLS directly at 610-269-9800. Leave your name, community name, location and they will handle the problem.

## Recap of November's Community Budget Meeting

Our annual community budget meeting was held at the clubhouse on November 13, 2019 at 7:00 P.M. The meeting consisted of a review of the 2019 Budget and projections for 2020. Major projects and expenses for 2019 were also discussed.

A copy of the PDF file from the presentation can be downloaded from the News Archive Page on the Association website: <https://www.weatherstonechestersprings.com/news-archive.html>.

During the discussions at the meeting, a resident requested that we remind residents of the following:

- ✓ Residents should clean up their property;
- ✓ Trim their trees, including their trees at the sidewalks;
- ✓ Rake and bag their leaves;
- ✓ Not to rake or blow their leaves into the street or onto common areas;
- ✓ Mow their lawns;
- ✓ Maintain their homes to improve community curb appeal;
- ✓ Spray their trees for Spotted Lanternflies;
- ✓ Not put sticky tape on trees to catch Spotted Lanternflies, as this is ineffective and captures birds and helpful insects; and
- ✓ Adhere to the Association's rules pertaining to political sign placement and removal.

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A recommendation was also made that the Association should remove the "ornamental grasses" from WeatherStone Park and replant new ground cover.

## WeatherStone Projects Scheduled for 2020

With the year 2019 behind us, the Board is busy planning maintenance projects for 2020. In addition to the annual tree trimming and grass cutting efforts, the following projects are planned.

- ✓ Signs will be placed to identify Windswept and Weatherly alleys.
- ✓ The service fence at the pool will be repaired.
- ✓ Open Space-K area along Pinehurst Drive will be cleared of underbrush and Ailanthus altissima (Tree of Heaven).
- ✓ Some trees will be removed and replaced in Evergreen and Community Park.
- ✓ Acorn, Branch, and Blossom Alleys will be milled and repaved.
- ✓ Identification of sidewalks on common property that need repair or replacement, development of a plan of action, and then execution of the plan will be a priority. Many of the sidewalk problems have been caused by tree roots upheaving the sidewalks, so this issue needs to be addressed for a long-term solution.

## Street Trees in WeatherStone are Planned to be Trimmed

The West Vincent Township (WVT) Public Works Department has begun trimming the street trees in WeatherStone. WVT is not planning to utilize a contractor as they understand there is sensitivity around the issue of the tree trimming for the health and aesthetic of the trees. WVT intends to take great caution and care during the course of this work. As you are likely aware, the trees in the Right of Way in WeatherStone are certainly in need of this maintenance, which poses a potential hazard to motorists, snowplow trucks, and school buses.

## The 2020 Trash Collection Schedule

The 2020 holiday trash collection schedule is outlined below:

- MEMORIAL DAY – Monday, May 25, 2020
  - Trash will be collected on Saturday, May 23<sup>rd</sup>
  
- INDEPENDENCE DAY (Observed) – Friday, July 3, 2020
  - Trash and Recycling will not be affected by this holiday.
  
- LABOR DAY – Monday, September 7, 2020
  - Trash will be collected on Saturday, September 5<sup>th</sup>
  
- THANKSGIVING DAY – Thursday, November 26, 2020
  - Trash & Recycling will be collected on Saturday, November 28<sup>th</sup>
  
- CHRISTMAS DAY – Friday, December 25, 2020
  - Trash and Recycling will not be affected by this holiday.
  
- NEW YEAR'S DAY – Friday, January 1, 2021
  - Trash and Recycling will not be affected by this holiday.

Please place materials curbside the night prior to your service day, particularly on a special Saturday pickup. Some residents have missed getting their trash out in time on a pick-up day.

**Bulk Collection** – One bulk item is picked up on the first Thursday of each month. Examples include; mattress/box spring, furniture, carpeting, grills, etc. Hazardous waste, metal appliances, covered electronic devices and construction debris are excluded.

**Yard Waste Collection** – Simply bag or bundle your yard debris. Five items are accepted at each pick-up. Grass clippings and leaves must be placed in bags that are less than 20lbs each. Twigs and branches can be bundled, less than 3 feet in length.

## WeatherStone's 15th Annual Egg Hunt

The date has been set for March 29, 2020 with a rain date of April 5. Volunteers have organized an egg hunt for the past 14 years, but help is needed to continue the effort because the previous group of volunteers wanted to transition out of this responsibility. This is a nice tradition in our neighborhood that the children really enjoy. Please contact Keely Dadamo at [kodadamo@gmail.com](mailto:kodadamo@gmail.com) if you would like to volunteer.



## WeatherStone Yard Sales for 2020

Having bi-annual yard sales used to be the norm in WeatherStone. However, none was scheduled in 2019 due to a lack of volunteers. If you want to volunteer to organize yard sales in 2020, contact our community management company, Shew Community Management (SCM), through the SCM website: <http://shewmanagement.com/contact-us/>.

## Book Club

The WeatherStone book club meets on the fourth Wednesday of each month at 7:00 PM (except where noted otherwise). For more information please contact Candace Stoudt at 610-458-1996 or [cstoudt309@gmail.com](mailto:cstoudt309@gmail.com),

The book club does not meet during the summer months (July and August). **New members are always welcome.**

The 2020 book selections are listed below.

MEETING DATE	TIME	HOSTESS*	BOOK AND AUTHOR	RECOMMENDED BY
January 22	2:00	Judy Tunnell 304 Sundance	<i>The Honey Bus: A Memoir of Loss, Courage and a Girl Saved by Bees</i> by Meredith May	Judy
February 26	2:00	Molly Haas 1015 Linden	<i>Where the Crawdads Sing</i> by Delia Owens	Cheryl
March 25	2:00	TBD	<i>The One Man</i> by Andrew Gross	Molly
April 22	7:00	Irene Castagna 327 Sundance	<i>Next Year in Havana</i> by Chanel Cleeton	Candace
May 27	7:00	TBD	<i>Being Mortal: Medicine and What Matters in the End</i> by Atul Gawande	Cheryl
June 10	6:00	Candace Stoudt 309 Sundance	Picnic and Compile 2020/2021 Book List. BRING SUGGESTIONS	