

# HERITAGE HUNT CONDOMINIUM I UNIT OWNERS ASSOCIATION

## NEWSLETTER

AUGUST 15, 2009

### MISSING NEWSPAPERS CONTINUE TO BE A PROBLEM

In last November's newsletter we reported a problem with newspapers disappearing. Unfortunately, it continues.

Our *Washington Post* carrier writes the unit number on each resident's copy of the paper and puts them in the entrance vestibule. From there, an informal system takes over where volunteer individuals either take the papers to their floor's lobby or deliver them to the units on their floor.

Unfortunately, the informality of the process means that, should a resident fail to receive his or her paper, the resident doesn't know where the problem is. Did the volunteer fail to deliver it? Did the carrier fail to leave the paper? Did someone take the paper?

Similarly, the volunteer doesn't know the situation if there is no paper for a particular unit. Did the carrier fail to deliver? Did the intended resident, or someone else, take the paper? Did the resident stop delivery?

We need to solve this problem. If you have a suggestion, please send them to Ed Plummer by e-mail to [eplummer@heritagehuntcondos.org](mailto:eplummer@heritagehuntcondos.org) or call x1656.

In the mean time, please respect that papers should go only to the unit whose number is written on the paper. If your paper is missing, call our carrier (Anthony Vazquez) directly at 703-897-1066 rather than complaining to *The Post* as calls to the newspaper result in the carrier being charged \$5 per complaint.

### RECYCLE NOTES

Improper items continue to appear in the Recycle Bins. Every week we are finding "trash" in the Recycle Bins. Please read the following carefully and place only appropriate items in the bins and NEVER leave anything on the Recycle Room floor. If it is not listed as acceptable, do not recycle.

#### Acceptable for Recycling

- Plastic bottles that have a neck, including soda bottles
- Cans
- Glass bottles
- Jars
- Mixed Clean Paper, including junk mail, magazines, catalogs, newspapers, phone books, cereal & cracker boxes, and **flattened**, small pieces of cardboard

Containers should be rinsed as necessary. Cardboard pieces should be small enough to fit bin with folding.

#### Unacceptable for Recycling; Put in Dumpster

- Plastic other than bottles with necks – this means NO plastic bags, trays, packaging, etc
- Aluminum Foil & Foil Pie Pans
- Bottle & Jar Caps
- Ceramic dishes
- Cookware
- Hardcover Books
- Juice Boxes & Milk Cartons
- Light Bulbs
- Pizza Boxes
- Styrofoam
- Wax Paper
- Yogurt, Margarine, or Similar, Tubs

# **BUILDING IMPROVEMENTS**

Several improvement projects are under way in and around our condos.

## In the garage and store room areas

Thanks to the volunteer efforts of Mike Cavanaugh and Steve LaMantia, the drywall in the garage and store room halls of Building A have already been repainted. In addition, Steve Verosko and George Field have added baseboard trim to the Building A store room hallway. Similar work will be extended to the Building B garage and store room hallway in later this month and next.

## Signs

Eight SLOW signs have been ordered for installation in the two garages and NO OUTLET signs will be erected at the entrance to the Fire Lanes that run behind each building.

## Sprinkler System Maintenance

New rain sensors have been installed for both buildings, which means the systems should now know when the grass is wet enough from rain and not water needlessly.

## Attic-Access Door, Bldg A

The attic-access door in the hall outside of units A303 & A304 will be replaced in the near future. The existing door has a broken latch and cannot be easily opened.

## Water Leak Testing

We have scheduled August 20<sup>th</sup> for a day of testing for water leaks around our buildings. It will involve the systematic application of water to the outside of the building to identify the source of some leaks. The contractor will seal leaks where they can that day or develop a plan to address the leaks.

## Lending Library Extended to BUILDING B

George Field has made and painted additional shelves for the book cases in the Building B lobby

and we now have a lending library in each building. Recent hard cover books will be on the exposed shelves and paperbacks will be kept in the lower right cabinets. Residents are encouraged to contribute their recent reads.

## **SMOKE DETECTOR REMINDER**

Smoke detectors require routine and regular maintenance. Backup batteries need to be changed yearly and the detectors and the area around them should be vacuumed and the units tested monthly.

Smoke detectors get old and should be replaced at least every ten years, or if they starting sounding and don't respond to cleaning and new batteries. The units in our buildings are wired into the 110 volt AC building for power but have battery backup. Further, within each unit they are interconnected so that when one sounds, they will all go OFF. Replacements must be of compatible design.

## **MESS IN B BLDG 3<sup>RD</sup> FLOOR TRASH CHUTE ROOM**

During the annual fire sprinkler system testing on July 30<sup>th</sup>, a valve in the B Building 3<sup>rd</sup> floor trash chute room failed a test. Faced with the choice of putting the building on an expensive, around-the-clock Fire Watch until the valve could be replaced or repairing the valve on-site, our contractor performed an on-site repair. Unfortunately, the result was dirty water got splashed on all the walls of the trash room. Our regular cleaning people substantially improved the situation but the scrubbing of the walls is clearly evident and there are still stains on the baseboards. At this point, our intention is to repaint the room.