

VAIL'S VOICE

Newsletter of the Vail's Grove Community
located on Peach Lake
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Greetings from the Chair **Juliann Salerno**



I, along with the Board of Directors hope that 2022 was a good year for all of you in the Grove. There have been many changes to our community over this past year. We continue to move forward on the major projects that were started this past year. As many of you noticed, the North End boatyard has been transformed into a wonderful area for those stockholders wishing to store their boats, trailers, jet skis and other items for a minimal cost. This area is solely maintained financially by the residents who use it and no monies are taken in from anywhere else. We were very fortunate to have had some of the items donated in order to make it the area it is today. Many thanks to our Buildings and Grounds Chair Hugh Andrews for all his efforts and time in this project. Speaking of B&G, many of you know that our previous maintenance employee left in March. We have had a committee who took a great deal of time discussing the qualifications and needs that this community has in a maintenance employee, and I am happy to say that on December 1st, Petr Trlica was hired as our newest employee. Petr will be working 3, 8-hour days and has already made an impact on the quality of things in the community. I hope that if you see Petr you will say a quick hello, and welcome him into the VG community. As usual, if you have any issues that require B&G, you will still need to call the office or Hugh Andrews directly. Thank you again for your patience during this process.

As we begin this New Year, I can once again promise you that the Board of Directors work hard to be responsible to all of you at all times. We take our fiscal responsibility very serious, and we are always looking for ways to save money, or spending less on projects that are completed to improve the quality of our community.

This year we have lost some of our community members, and I hope that you will keep those families in your thoughts and prayers.

As always, please keep an eye on any of your elderly neighbors and continue to be safe and healthy during 2023.

Finally, I would like to say a huge thank you to our office manager, Cindy. As many of you know, Cindy suffered a devastating injury in April but never missed a beat. She worked from home, answered e-mails, texts and phone calls, never letting anyone down. It is once again a testament to the dedication that we expect and receive from those who work for Vail's Grove.

Office News From Cindy



Happy New Year to All! I hope you had a wonderful holiday season. Enclosed you will find your first quarterly invoice for 2023. You will see an increase in maintenance fees. Please look at the invoice prior to writing a check. In addition, please be sure to contact your bank if they send checks directly to Vails Grove to be sure they are paying the correct amount.

A few weeks ago, I sent out instructions and information regarding Grinder pumps. Please read so in case of a power outage, you know what to do. Please see the section in this Vails Voice regarding doing any work on your property prior to contacting VRI.

The Board has hired Petr Trlica as our new Buildings & Grounds employee. Petr is a pleasure to work with, and I welcome him. If you have any B&G comments, concerns, etc., please e-mail the office at vailsgrovecoop@gmail.com, and I will communicate with Petr about the issue.

Now that the cold months are rolling in, the Pavilion will be open on Wednesday mornings from 10 am until 11:30 a.m. for a mom and toddler playgroup. Come on down!

If you have anyone staying in your home for 30 days a year or more, consecutive or cumulative, THEY MUST BE VETTED. For the safety of all, you were vetted prior to purchasing and all staying over 30 days must be vetted. Please contact the office if you need info on this.

Any RE applications, Pavilion applications, membership, rental applications, need to be in office 21 days prior to the next Board meeting. The Board meetings are held on the third Thursday of month at 8 pm. Full list of dates is on website, www.vailsgrove.us.

If you are interested in volunteering for anything or service on one of the committee's, please contact the office. The amount of time you spend volunteering is totally up to you.

Note from Ellen Mytych, Treasurer

Starting January 1, we will see an increase in the quarterly fee of 5%.

Our Board of Directors has worked so hard in 2022 to stay within our budget, and I think we've been successful on nearly every front. However, for 2023, we need to account for an increase in prices from our contractors and vendors. We also want to build up our reserves for potential long term projects that will improve our infrastructure.

Thanks to the Board and to Cindy for always finding ways to get the best prices and keep our costs down. I'm sure you all know by now, but it's worth mentioning--Hugh Andrews has really kept us going while staying within and even below his own budget. Thanks a million, Hugh!

Sunshine News From Sue Enos



We have a baby boom going on here at the Grove. Congratulations to:

- Justin and Romy Werner on the birth of their son, Beauden
- Rob and Caitlin Lee on the birth of their son, Robbie and also grandson to John and Jeannie Lee
- Matt and Lisa Foley on the birth of their daughter Sloane and
- Becca and Pat McParland on the birth of their daughter Gracie

Get well wishes to Jack Waltzer, Barbara King, Letizia Diamond, Trudi Born, Sandra Yablonski and Carol Harting

Sincere condolences to the families of Sam "Bud" Mullins and Dr. Steve Sferlazza on their passing, and to Peter Van Soy and family on the passing of his brother Randy and to the Colavito family on the passing of Pat Colavito.

Welcome to Cole Adams and Elizabeth Breeden of 39 Vail's Lake Shore Drive.
Congratulations to Andrew Troup and Everett Taylor on their marriage.

Buildings and Grounds From Hugh Andrews, Chair



Happy Holidays!! A lot has been going on ,,,, First and foremost, we are happy to report that we have hired a Maintenance person, his name is Petr and he is already bringing his many skills to the Grove. We welcome him wholeheartedly and look forward to working with him.

A recent endeavor during the last few months was the leveling and resurfacing of the boat and trailer storage yard. After a huge and thorough clean up done by Salem Landscaping, black top millings worth over \$9,000 were donated to the Grove through the contacts of our own resident Anthony Spennicchia and a black top company down county. Special thanks to Anthony and Salem Landscaping along with Dave Janecek and Paul Wicha for their efforts to make this huge improvement to our storage area. We are so proud of this accomplishment to the Grove.

Boat docks are out!! With the help of volunteers, Gary Krol, Dave Janecek, Peter Vincent and Tom Duffy all docks were removed from the Pavilion and beach along with the beach float. Thanks to all of the above for getting this task done timely and efficiently in lieu of all the obstacles we faced with this project.

Going forward all brush pickup should consist of grass, leaves and twigs (up to 3 ft), bagged and put on your own property curbside. Please do not put your bags or loose brush on common area grounds. Also, if you have a private landscaping service and they produce brush of any kind, it is your landscaper's responsibility to remove what they have cleared.

Please be mindful that the Grove's Insurance requires any outside contractor doing work on the Groves' common areas must show proof of insurance before they start their work. This proof of insurance can be faxed, emailed or brought into the office. This is a Grove insurance requirement.... Once again, this is only if the contractor is doing work on Grove common property not your own property. Of course, any work you have done on your own property is covered under your homeowners insurance.

With the winter season upon us, a reminder that snow plowing is a very difficult task in the Grove. We have limited areas to put the snow and very narrow streets. Please cooperate by absolutely no parking on the streets; and if you park in a lot and you are home, please be aware of the plow and come out and move your car so our contractor can do a thorough job. We are going to try and set up a system that the plow truck blows their horn when approaching a parking lot, but we ask you to be aware and conscious of snow removal and help any way you can.

As always we have to mention once again your cooperation and consideration when walking your dogs.... Please pick up your dog waste and discard it in your own trash can or the trash cans available in the Grove. There is zero tolerance of dog waste on other resident's property, the streets or the common area fields. Let's all try to keep the Grove clean and safe.

B&G is looking forward to moving ahead to next year's projects--one being the basketball court's fundraising event to help with its renovation and updates.

Lastly, if you have any issues or concerns regarding Buildings and Grounds, please do not contact our maintenance person directly. Please contact the office first, and the office will direct to the proper party.

Thank you all and a happy, healthy 2023.

Pump House Reports by Pat McGuinness

Greetings all. As most of you might know by now, the company VRI, in addition to myself (Pat McGuinness), have been continuing to monitor, test and maintain all the workings in our pump house to insure the safe flow and integrity of our water supply to all households on a daily basis. As of the writing of this message, there have been no major incidents that have interrupted or compromised our water supply in any way. I'd like to thank Tyler Post and his crew over at VRI for their continued great work in this regard. We will obviously keep a watchful eye as the winter months approach.

So brew your tea, sip your coffee and savor your hot chocolate! **Happy Holidays from Team Pump House!!!**

Boat Ramp/North End Storage

...and Greetings again! Thanks to Hugh Andrews and all those who were able to assist Buildings and Grounds, the North End Storage area has been given a much needed makeover and it looks outstanding!! The clearing of brush, removal of trash items, old vessels and the like has made it much easier to accommodate all those who needed use of the North End. Hats off to you Hugh! Thanks again to all of you who use this part of Vails for your patience and cooperation throughout the process of the upgrade. It is greatly appreciated. **Once again Happy Holidays to all!!**

Recreation Report by Marianne (Boots) Collins

Besides the obvious festive photos, we have a photo of the youngest guest, Caitlyn and Rob Lee's baby boy, Robbie, five weeks old, as well as the oldest guest, Millie Martin (97).

There were at least 6 three generation families, which says a lot about what a great family-oriented community this is. ...and mercifully (strictly from an old lady's point of view) it was winding down by 9:30 pm). The rec committee did their usual amazing job in putting it all together. And the food was delish. **Pure Holiday Magic!!!!**



Recreation Report Continued by Sarah Broderick

2022 has been a great year for Recreation, hosting many of our favorite community events including the NFL Championship game party, Valentine's Day tea, the Easter egg hunt at our new playground space, the 4th of July parade, water sports and cardboard boat regatta, bingo-ween; and of course, the 2022 Vails Holiday party. It is always wonderful to see the many children, families, and friends coming together and creating lasting memories.

Many of our events could not happen without to help and generosity from our community members, especially Peter Vincent, Cathy Morris, Helen Vail, Dan and Julie Collins, James Collins and many more people.
Thank you!

In 2023, the Recreation Committee is planning many of our traditional events. Look forward to details about coming events including the NFL Championship Sunday Game, Super Bowl Pool, Valentine's Day Tea, and the Easter Egg Hunt. **Cheers to another great year!**

Peach Lake Sewer District

Did you know?...

Prior to any construction, fencing, digging or any type of work being started, the property owner shall contact VRI at 845-677-3839 and have property marked out for sewer lines.

Property owners shall be responsible for any breakage/damage to any part of the sewer system, including sewer line, grinder pump, or electrical lines. No work can commence until all approvals are in place. Property owners will be billed for the cost of any needed repairs.

You must not cover with dirt, drive over or otherwise disturb any curb cocks, grinder pumps or valves. They must be readily accessible for inspection or maintenance at any time.

No equipment may be connected to the sewer system including grinder pumps, piping, one way valves, curb cocks unless they meet the required specs and are purchased by the sewer district and paid for by contractor/homeowner, or written approval is given to homeowners to install a specific unit or model (by the Town).

VRI shall inspect and sign off on any installations or repairs made to the system before any work is backfilled. A Town authorized installer must do work.

The sewer line is a pressurized line. No contractor will make any attempt to connect to the sewer main at any time. A Town authorized installer must do the work.

You cannot move a grinder pump without calling ahead of time, and you are responsible for all parts and work to disconnect and connect. If you want your own plumber to do work, you still need someone from town to stand there and look, and you will need to pay them. People move sewer lines without informing, damaging them, and then reported that they need a new sewer line right away. A grinder pump costs \$5000, and you will need to pay if you do any work.

So....no one is allowed to touch a grinder pump. If you do, you take full responsibility in purchasing a new unit.