

ASSOCIATION NEWS

November, 2016

Landscape Committee

The Landscape Committee is going to periodically (perhaps monthly) make announcements to the Village about upcoming landscape related activities. Our purpose is to alert you to what is underway and why.

Pruning vegetation near sidewalks. To ensure safety for residents we are being aggressive about pruning shrubs that can grow into the sidewalk area. We are having them pruned back about 6 inches from the sidewalk. This makes them unsightly initially, but we are confident almost all will grow out and then we can maintain them at a distance that will keep the sidewalk clear. Please be patient while we get this under control.

Beginning in November we are going to begin regeneration pruning of the cotoneaster in the common areas along portions of 45th and 49th streets. Due to past poor pruning practices and extensive winter damage many of these plants are in poor condition and are very unsightly. Regeneration pruning will cut the plants back close to the ground and allow them to sprout. A test of this approach on four plants behind 4900 Hollyhock (intersection of Birdsong and 49th Street) is quite successful. The pruning will occur in two phases, with half the plants being pruned in 2016, and the remainder in 2017 or 2018.

2017 Landscape Contract

Your Landscape Committee has worked diligently to bring a strong contract to the table for next year's landscape services. We are continuing with NLS Landscape Services. Tighter contract language, combined with improved communications, are expected to result in better, more consistent quality of service throughout our complex campus.

We are aware that not every individual's every expectation will be fulfilled by any service provider. However, the Board and your Landscape Committee wish to help you experience satisfaction as much as possible given many realities.

Here is how you should proceed if you have a question, concern, problem or issue to address:

First, if it is an emergency situation, call Kurt Powell [541-602-1775] at Willamette Community Management. If he is not available, call (current) Board President Tony Olsen [541-754-0086] and Landscape Committee Chair Lyn Martin [541-745-7916.] Somehow, one of these folks should be able to assist you quickly. An example of an emergency would be to have water gushing from a sprinkler head.

For other concerns PLEASE fill out a green Landscape Maintenance Request Form which is available at the mailbox inside the Club House. The comment is picked up by Kurt and relayed to Landscape Committee. It will set into motion a specific time line with corrective actions. The communication chain is tagged, followed, and filed for documentation. Do not let conditions linger. Report as soon as you have a legitimate concern.

Also, please do this: Familiarize yourself with our community's landscape specifications. They are posted on the SVOA website: <http://www.svoa-corvallis.org>.

2017 Landscape Contract - continued

Never is it appropriate to engage the landscape providers with personal issues while they are on site performing their duties. They are directed by their Foreman. Kurt is the Board and Landscape Committee contact with NLS management. We work through them on the basis of our Contract with NLS.

Your Landscape Committee members have monthly walks with our NLS contact, Will Ward. Will is knowledgeable and responsive to our concerns. In addition, each committee member is assigned to observe conditions in a portion of the neighborhood. Committee members are appropriate persons with whom any owner may visit informally about landscape care. Committee contacts are posted on the bulletin board in the Club House Meeting Room for your reference.

You are invited to attend Landscape Committee meetings. You are encouraged to consider Landscape Committee membership!!! Our activities and calendar are posted on the bulletin board in the Club House.

Preparedness Committee - Coming This Spring!

This is the Preparedness Workshop all have been asking about: When are we going to have a workshop on HOW TO PREPARE OUR EMERGENCY KITS? Well, stay tuned. Although the date has not yet been set, it is our very next workshop.

Meantime, stock up on extra canned goods, bottled water, and low sugar snack bars. And when you are at Bi-Mart, Home Depot, or a hardware store, or even on-line, check out their hand cranked flashlights and radios and the plug-in rechargeable flashlights. We will discuss items of this nature and much more during the workshop. See you there.

Welcome Committee

Do You Want to Make Any Changes to Your SVOA Directory Listing? Mobile Phone Listing Now Available. The Welcome Committee has begun work on the 2017 Stoneybrook Single Family Residents' Directory. As a result of requests by some residents, the option to list a Mobile (aka cell) phone in addition to a Home phone is now available. If you only have a Mobile phone, it can be identified as such rather than as a Home phone. Or, if you have you changed your telephone number, maybe switching from a landline to a cell phone, let us know. Has your e-mail address changed? Do you have any other changes? Please look at your listing in the 2016 Directory and advise Susan Hayes of any changes you would like by calling her at 541-752-0498 no later than December 28.

Tree Committee

The committee has proposed removal of 5 more birch trees. ARC has approved our proposal and we are currently getting bids for this work.

We are working with the Landscape Committee in choosing trees for replacement of some of the birch trees that were removed in September and also the five additional trees currently in process. We will request ARC approval and then submit to the Board for approval.

The Committee is currently working on procedures and specifications for tree maintenance. The Board started this process but did not complete it because they wanted the arborist's report on tree conditions in the Village first. That report has been received and the Tree Committee is implementing the recommendations in the report. We will submit our document when it is ready for Board review.

The Committee has received 4 proposals for limb removal in common area trees where branches extend into private yards. The requests are from Richard Town, Sammi Lehman, Vicky Copley, and Barbara Rossbacher. We will accept proposals through October 31. Proposals will then be evaluated and prioritized and a certified arborist will be contracted to accomplish the necessary work. Any additional requests will be cited in our November report.