



Common Knowledge

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The Official Newsletter of the Chandler Commons Property Owners Association

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Letters from the President

Property Maintenance

Most of us have pretty hectic schedules this time of year, and things like regular property maintenance can sometimes be pushed to the side. But all homes must be maintained and lawns and landscapes must be managed. The same standards apply whether you own or are renting a home here in Chandler Commons.

We have had to send out reminders of these standards to some residents as of late. In accordance with our by-laws and protective covenants, grass must be mowed to a height not exceeding 4 inches. Shrubs must be trimmed and landscaping should be kept free of weeds. Tree limbs near sidewalks must be trimmed to a height of 6 feet to allow safe passage (this is a common one). Take a moment and walk down to the sidewalk. If the branches are impeding your path, it's time to get trimming. While you're down there, check your light bulb and replace it if necessary. All light posts must be in working order.

Finally, home exteriors, roofs, gutters, and driveways must not be in disrepair. If you receive notification of any of these infractions, we ask that you please take corrective measures in a timely manner. If the problems persist, the Association will have no choice but to work with the City of Strongsville to resolve these issues. In these instances the homeowner will be responsible for payment to the city, and nonpayment could result in a lien on the property. We certainly do not want to get into that type of situation. These standards are in place to preserve the beauty and value of the neighborhood. We ask that you please do your part by maintaining your property.

Architectural Review Board

If you are planning on any home improvements such as adding a deck, fence, shed, room addition, etc., please remember that your plans must be submitted to the architectural review board (ARC) for approval. If your plans are not approved by the ARC, they will not be approved by the city. When a permit application is filed at the city, the city will then contact us to see if it has been approved. This results in unnecessary delays. To save yourself some time and possibly save some money, please submit plans to us BEFORE submitting them to the city. That way when your application is filed with the city, they will already have our approval and your project can move forward without delay. Plans can be submitted by calling Jason Hughes at (440) 668-4211.

Common Grounds

We have again had issues this summer with isolated incidents of vandalism, trespassing, and after hours activity in some of the Common Grounds areas. The pavilion and the fence at the pool have suffered repeated damage. As a reminder, anyone found trespassing or vandalizing the property will be prosecuted, whether they are Chandler Commons residents or not. This is our policy and we will not make exceptions.

The pavilion and Common Grounds will normally be closed at 10PM. The lights at the pavilion and volleyball area are now on a timer to turn off at 10PM. We ask that anyone renting the pavilion be aware of the time and plan accordingly. Please be mindful of the residents living in close proximity of the pavilion.

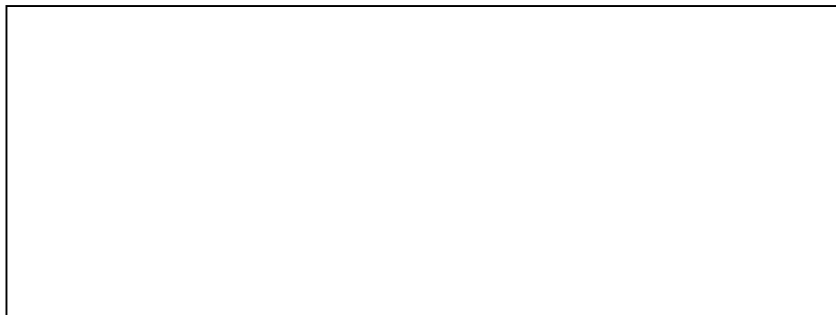
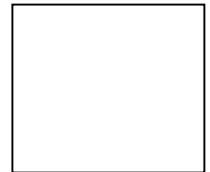
Social Committee Update

As many of you already know, we have three social events each year. The wine and cheese event in the Spring, the Family Day and Cookout in July, and the Fall Clambake September 25. The first two events were well attended again this year, and for the most part the weather cooperated. I expect the Clambake to be a success as well. If you have attended these events in the past, you know that they are a good time and are a great way to meet new neighbors or chat with people you haven't seen in awhile. If you have not yet attended these events, I invite you to do so in the future.

The Social Committee also tried to expand our activities this year, with mixed results. Based on the responses received in the survey earlier in the year, we have had softball games, a family fishing day, and "ladies only" wine nights. Please note, these new events are not funded by the Association, but are way to try and organize some fun events within our neighborhood. Some require an additional cost and additional help. We are always open to new ideas, suggestions, and of course participation. The idea is to get involved with some of the neighbors you know and others you don't. New faces are always welcome. For further info you can contact Tom Durbin at (440) 572-0371.

Chandler Commons Property Owners Association

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Do Not Forward