



VALLEY FORGE TOWERS SOUTH NEIGHBORHOOD NEWS



The VFTS Newsletter for News, Reminders, Tidbits and Updates

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April Showers...keep them outdoors

This editor's personal journey- In 2018 the Council at the time passed a policy that every owner must install a water alarm/ shut off system on the hot water tank in their unit. After all, while VFTS replaces tanks every 10 years, they can break and leak causing damage to units below and an insurance deductible charge to the unit owner. I thought it was a great idea and planned to have one installed right away. I never got around to it. The following year they announced a new policy in response to owner feedback. That is, that owners must install, at their expense, when new tanks are installed, a water alarm/shut off system. In the meantime, every owner had the option of having one installed immediately. I still thought it was a great idea and planned to have one installed right away. I never got around to it.

After hearing some horror stories, in January, I finally got around to it. Within a week of contacting the office, Elmer and Don came to my unit, installed the system in about an hour, I was charged \$260 for parts, no charge for labor. Now I have peace of mind. I wish nothing less for my neighbors, so here is your very own Round To It.

Call the office at 610-783-0810 or email manager@vftsouth.com to schedule installation.

Elections

Another annual rite of spring is elections for VFTS Condominium Council and Community Association Board. There are 3 positions open on the VFTS Council, two 2 year positions and one 1 year position.

The Community Association Board has 3 openings, 1 two year term, 1 one year term and alternate.

VFTS Council members have at least one meeting a month, study information and communication between meetings and take on special projects such as meeting with structural engineers, publishing a newsletter, finance/budget committee, and the like. The time commitment averages about 30 hours a month.

Community Association members attend one meeting a month, study information and communication between meetings, serve on committees, and post meeting minutes on the CA Bulletin Board. On a rotating basis they attend part of VFTS Council meetings to share CA issues and get feedback. The time commitment averages about 8 hours a month.

If you are interested in running for any position, please submit your name to the VFTS Management office by May 1, 2022.

Office Staffing

✂ The Management office is staffed every weekday unless there is an illness or vacation day for staff. On Wednesdays the office is only closed to *foot traffic*, staff can be reached by phone or email. This is to give staff a chance to work on projects uninterrupted.

✂ Cathy Dahl is the lovely and capable administrative assistant. She only works Monday to Thursday from 10 to 2. Kathy Neary is a resident, council member and wizened old crone. Yet somehow people mix them up. Cathy can be reached at manager@vftsouth.com, until further notice. Might help to put “Cathy” in the subject line. Or call 610-783-0810.

✂ Please be patient. Not that long ago we had 2 full time and 1 part time staff person in the office. While Galman does the collection of fees and disbursement of funds, managing a 250 unit building is still onerous.

A Beautiful Day in the Neighborhood?

✂ We have had many complaints about odors from smoking...illegal and legal. Mary is working on the illegal part. Cigarette, cigar and pipe smoke can be irritating and harmful to non-smoking neighbors. Please, as a courtesy to fellow residents, invest in smoke and odor mitigation devices and restrict this habit to inside your home.

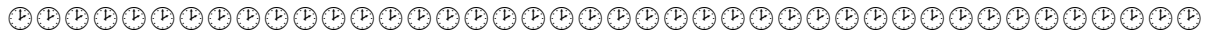
✂ Reminder...please restrict use of appliances between 8AM and 10PM.

✂ Please securely bag all of the trash you put in the chute. Unbagged trash (yes, some people just empty trash cans right down the chute) and refuse from loosely tied bags end up on the floor of the basement and our staff has to sweep it up by hand. Ugh! It is best to limit bag size to the 13 pound kitchen size. Stuffed 30 pound bags will get stuck in the chute causing a shut down until staff can clear it.

Cantilever Update Update

The preliminary engineering report is in. We know this has been a yearlong process and a headache for our neighbors on the 14th floor. We now know what is causing the leaks. We need to schedule a number of planning sessions to lay out a remediation plan. This will be a multi-year and multi-million dollar endeavor.

Last minute news – Clubhouse gym open from 5am to 7am Mondays, then closed till 2pm.



Happy Daylight Saving Time



Friends are people who know you really well and like you anyway. Greg Tamblyn