



The VFTS Newsletter for News, Reminders, Tidbits and Updates

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Urgent Alert

We have been slammed with a huge increase in electricity costs. Galman, believing they were working in the building's best interest entered into a new contract that was at a below the short-term market rate but effectively doubled our cost for this year. We are going to see if we can negotiate a reduction or go to a different vender. Please make every effort to conserve electricity. Turn off the heat/AC when you go out, unplug small appliances when not in use (examples: coffer maker, phone charger, toaster).Launder in cold water. For more tips, google **10 Best DIY Hacks for Saving Money on Electricity | NOPEC.**

Council Elections

VFTS Council elections will be conducted by Galman in mid May. There are two, 2 year terms and one, 1 year term to be filled. If you are interested in running for council, please submit your nomination to Kelly Cabell, VFTS Manager no later than April 30. You must be a unit owner and have lived here for two years to be eligible to run.

Bulking Up in May

The next bulk pick up is Thursday, May 18. Email manager@vftsouth.com or drop a note in the office to reserve your spot. You will need to let them know the approximate size of the items of which you are disposing. You must take those items to the basement the Tuesday or Wednesday before the pick up. Our maintenance staff will help if they are available. Contact the office for help.

Renovating?

Owner's are responsible for the actions of anyone who does renovations in their units. Before the first screwdriver is in hand, your renovation plans and Cerificates of Insurance must be on file in the

Manager's office. Permits must also be on file with Upper Merion Township. Owners will be held responsible if contractors do not follow appropriate procedures such as trash disposal or if they do any damage to common areas such as the elevator or hallways.

It's That Time of Year

No, not April Showers or pollen. Routine maintenance begins in early April. The staff will begin on the 15th floor and work down. You will receive a notice when they are approaching your floor. They will be checking for potential leaks in hoses and faucets, inspecting the AC system and changing filters. Please be sure your balcony storage has a clear path to the AC. Your cooperation accomodating the schedule is appreciated.

Projects Progressing

- We have contracted with Swartly Brothers Engineers to install a Disconnect Switch in the Main Outdoor Substation. The need for the new switch was discovered during a routine transformer inspection. That is the good news, the bad news is that the equipment is ordered and may take eight weeks to arrive. We have Swartly Brothers on speed dial and they assure us that if there is a malfunction in the interim, they can restore power in a few hours.
- Residents have complained about the height of the guard desk for years. One of the first goals of this council was to lower the desk. Naïvly, we thought we could just lop off a few inches. We learned that we know nothing about the structure or wiring of a functional piece of furniture. We had design specs drawn up and contacted contractors and cabinet makers for bids. Still waiting for someone to come in with a reasonable price and time frame!
- We know the package delivery system here is onerous and unsecure. Our office contacted four companies for bids to remodel the package room to a locker style room with electronic notification system. Council member Nimesh Shah and manager Kelly Cabell are going to review the proposals and make a recommendation to the Council.

