



Common Knowledge

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The Official Newsletter of the Chandler Commons Property Owners Association

July 2012

From the President

Summer is here, and the pool season is in full swing. In this issue please note the pool update and the dates of our remaining swim team meets. Please come out and cheer our Tidal Waves team on to victory. Please also see the article regarding the Family Cookout on July 28, which is always a great event for the whole community.

In our March issue we announced term openings for two Board of Trustee positions. We did not receive any letters of intent for the positions and as a result Greg McDonald and I will continue to serve in the roles of Treasurer and President.

Also in this issue we are addressing a number of questions and concerns that many residents have come to us with regarding home maintenance and other issues. My hope is to cover some of your questions and explain our positions on these issues. If you have other questions, or would like to discuss these or any other matters in more detail, you can feel free to call me at (440) 668-4211 or via e-mail at president@chandlercommons.com

Thank you and I hope you all enjoy the rest of your summer.

Jason Hughes

Home Maintenance

A big issue on the minds of many residents (us included) is the upkeep of homes in our neighborhood. Not only with regards to general upkeep such as trimming the bushes and cutting the lawn, but the upkeep of a few individual homes that are currently unoccupied and neglected. Yes, we are aware of these homes, and yes, we agree that this is unacceptable in a neighborhood such as

ours. The individual homes being referred to have been foreclosed on and the banks have now taken possession. Resolving these issues is now a legal matter and can unfortunately be a long, painstaking process. We are working with the city of Strongsville to resolve these matters as quickly as possible.

Family Cookout – Saturday, July 28!

Thanks to everyone who came out to help make our June Wine & Cheese party another great success. Now it's time for some fun for the whole family.

The 7th annual Family Cookout will take place on Saturday, July 28, from 4 to 6 PM. The Chandler Commons Social Committee will once again be serving up bratwurst, hot dogs, sodas and beers to all Chandler Commons residents. This is always our best attended event, as it is free and family friendly. Come enjoy some food, sun, music and fun, and you can hit the pool while you're there. If you have a neighbor who hasn't attended before, drag them on down, they won't be disappointed. Feel free to bring a snack or side to share. We hope to see you there! Also be sure to mark your calendars early for the Clambake on September 29.



Frequently Asked Questions

I'd like to address some of the more frequent requests that we receive. These are some of the issues and concerns brought up to us with from the dues invoices, e-mails, and phone calls:

Street Lights – Some have inquired about putting up street lights to make the neighborhood brighter at night. We as an association are not able to erect street lights wherever we see fit, and many homeowners do not want lights shining in at all hours. Our recommendation is that all residents make sure that they have a working lamp post. This is a city ordinance, not just a request. Despite our many past reminders, a walk at night shows a great number of homes that still do not have a working light. This, as well as outdoor lights on our homes, will brighten things up considerably at night.

Stop Signs – Like the street light request, many have asked us to place more stop signs in the neighborhood, or to place them in certain problem areas. As with street lights, we as an association cannot erect stop signs to control traffic as we see fit. Stop signs, like other traffic signs, are placed by the city, based on their studies. I would urge residents to be mindful of the stop signs that we do have, as the “rolling stop” continues to be a very common occurrence throughout our development.

Smoking in the Pool Area – After a number of requests, we have agreed that a no smoking policy will now be implemented within the pool area. Although this is an outdoor area, it can become quite crowded, usually with children. Signs will be posted advising of this new rule. Guests will be required to leave the fenced-in area to smoke. We apologize for any inconvenience this may cause but feel that it is in the best interest of the community.

Renting of Homes – We have had many residents asking why we allow homeowners to rent out their homes, with the concern being that some renters may not have the same long term investment in the home or the neighborhood as a homeowner would. The fact is that within the city of Strongsville, homeowners have the right to rent their home if they so choose. The homeowner, however, remains responsible for the upkeep of their property and for any problems that arise with their tenants. We do our best to keep all homes in compliance with our covenants, both homeowners and renters alike.

Phone Directory – There have been requests for an updated phone directory, mainly from residents looking for babysitters. We have hesitated to produce one for a number of years, as there are a large number of residents who do not wish to have their family member names, addresses, and phone numbers published. We also regularly deny requests, both from within and outside of our neighborhood, for resident names and addresses for marketing purposes. In lieu of a phone directory, we are asking that any neighborhood babysitters provide us with their contact information which we can provide to residents through this newsletter.

Geese – Residents near the ponds have asked us to keep the ducks and geese from accessing the pond due to the mess they tend to leave behind. At this time we have no plans to control the waterfowl population. The geese are protected, for one, and second, attempts to control their numbers can be costly, with no guarantee of success.

DOGS – The mother of all complaints. We cannot police people not cleaning up after their dogs. This one is up to the courtesy of your neighbors. As always, we ask that you please bring a bag along when walking your dog, and use it. We also ask that those bags are not tossed in the pavilion trash cans. This makes the entire area quite unpleasant for those renting the amenities, as we do not have trash pickup service. All dogs must also be leashed when outside. We did have one recent attack by an unleashed dog and we want to avoid any such event in the future. This is also a city ordinance, not just our request. Finally, please note that dogs are not permitted in the pool area, for obvious reasons. We will be adhering to a humans-only policy within the pool area.

I understand that these responses may not satisfy everyone, and that you may have other concerns that were not addressed. If you would like to discuss these or any other issues further, please contact Jason Hughes by phone at (440) 668-4211 or via e-mail at president@chandlercommons.com.

Pool Update

A new pool season has begun. Fortunately the weather cooperated this year with a high of 92 degrees and we were able to open on Memorial Day. And for those of you who were at the pool you would probably agree we are not normally that busy, even in July.

Because of the early opening we ended up with inexperienced guards. Although things eventually worked out, it was not as smooth as expected. I know that some people were not allowed either in the pool area or in the water because of a maximum occupancy number. A couple of years and a few phone calls later, I have finally been able to pin down the exact specs we have to live with. We were previously told we could have a maximum of 125 people inside the entire pool area. This obviously isn't going to work when we have over 1200 pool tags given out to residents. As I have argued in the past, nobody has ever drowned standing on the ground. That being said we are allowed a maximum of 130 people in the water. I don't know about you but if there are 130 people in the pool I will come back and swim at another date. So in the future nobody should be denied entry into the pool area.

Also we are going to maintain our extended pool hours as listed on our website. Through July 20, the pool will be open Monday through Friday from 1:00 to 9:00 P.M. and on weekends from 12:00-9:00 P.M.

Starting July 23 the pool will be open every day from 12:00 to 9:00 P.M. Starting the first week of August we will be closing at 8:00 because of the lack of sunlight.

Please note the pool will be closing at 4:00 P.M. on Tuesday July 10 and Tuesday July 17 due to the remaining swim team meets.

Swim Team Home Meets

If you haven't done so yet, come down to the pool and support your Chandler Commons Tidal Waves! These events are full of fun and excitement and our kids can use your cheers and support. There are still a few home meet dates left on July 10th and 17th (both Tuesdays). The Champs meet will be held at the Strongsville Rec Center on July 21.

Finally, pool tags, my favorite subject (NOT!). 245 families received their pool tags at the five posted pickup dates. Based on prior years that is telling me around 50 families will be getting their tags late, because on average 25 percent of our homeowners never receive pool tags. I know I am starting to sound like a broken record because I say the same thing every year, but there is a \$10.00 late fee if you get your pool tags late and lost tags are \$5.00 per tag. Also, if you are renting a home in Chandler Commons you are required to pay a \$5.00 per tag deposit to get pool tags, as many of these are not returned.

You may e-mail me if you like regarding getting new pool tags, but I prefer a phone call instead. If you e-mail or call me I will only return your call once; after that it is up to you to call me back. I say this only because last year I returned at least a dozen requests and never heard back from individuals.

Please remember the lifeguards are given a very specific set of instructions. So if you try to enter the pool without current tags and are turned away please do not argue or give the guards a hard time. They are there for safety, period, and all this does is distract them from their jobs. I on the other hand would love to have you talk or complain to me personally. Please remember, if you are calling regarding late pool tags I work like most of you, so I am generally not available until at least 7:00 P.M. to have you come to my home.

Thank you,

Dan Hoag
(440) 572-1231



Attention Babysitters!

Residents are looking for potential babysitters. We are asking that anyone interested in providing babysitting services provide us with their name and phone number for publication in a future issue of Common Knowledge. This also goes for anyone interested in providing other services,

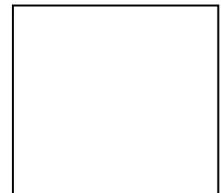
such as yard work, snow shoveling, etc. It's a good way to get your name out to others in the neighborhood. Please forward your information to us via the contact page at chandlercommons.com. We will not post contact info for any minors without parental approval.

Pavilion Rental and Common Grounds

As a reminder to those reserving the pavilion, remember that it must be cleaned out after your event and returned to the state you found it in. This includes taking all trash home (as we do not have trash removal service at the pavilion), cleaning the grills and fireplace out if you use them, and sweeping the floors. If the pavilion is left a mess, we will cash your deposit check.

We have had a few incidents of vandalism on our common grounds in recent months. As a reminder, anyone found trespassing after hours or vandalizing any Chandler Commons property, including the pavilion, pool, or any common ground areas will be arrested and prosecuted, regardless of whether they are Chandler Commons residents or not. If we are asking the police to patrol and protect our common areas, we have to be willing to follow through on our end. There are no exceptions to this policy.

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Do Not Forward