

The Clarion

FOUR COLONIES
HOMES ASSOCIATION

A WELCOMING COMMUNITY
WITH PRIDE IN
OUR PROPERTY

VOLUME 10, ISSUE 11

NOVEMBER 2021

SPECIAL POINTS OF INTEREST

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President's Message November 2021

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For this November report I want to give a grateful shout out to whoever has placed the colorful and inspirational painted rocks along our walkways. Thank you. The rocks have been a pleasant encounter for me on my daily walks and I hope other homeowners have enjoyed them as well.

Also, a shout out to the Four Colonies Garden Club for the attractive holiday decorations it placed at our three entrances. Thank you. The Garden Club is a donation-funded volunteer group that has been busy this past year working with home owners to clear out weeds and debris from their yards and flower beds.

A third shout out to our staff for the excellent job on this year's seeding effort. The grass now in our common areas is the best since I have lived here. I understand plentiful rainfall has certainly helped but the staff worked hard to seed barren areas and that effort has paid off. Thank you.

The basketball court is resurfaced, painted and available for play. This project had been planned for several years but until now other projects had come first. The good news it is now done and looks great. Please see the picture in this month's Clarion.

The October Board of Directors meeting was fairly brief as there is not much new in the works. The previously reported road pavement project planned for the spring of 2022 is moving forward. We have secured bids from several contractors and an ad hoc committee will review those bids and make a recommendation to the board.

Lastly, we are entering the holiday season and, as every year, we ask that you instruct your guests at holiday gatherings to park at the clubhouses or in public areas so as not to block access to your neighbors' driveways or parking spaces.

If you see me on the walkways say "Hi".

Bob Burgdorfer
President, Four Colonies Homes Association

MANAGER'S REPORT

The fall seeding is complete. We seeded 18 individual areas in addition to along Quivira and 83rd Street. Many of the areas needed top soil added, and several required seed mat. Harold & Alan added top soil & seeded all the areas where trees were removed. Harold is watering as needed.

Top Care also completed a project in what we refer to as "The Four Corners". This is where the walking trails intersect behind houses from 12413-12411 W. 82nd Terrace and 12356 W. 82nd Place. This is a shaded area that was eroding badly affecting the walkways. They installed pvc pipe, weed mat, and buffalo rock with steel edging. The pvc pipe will help take the water to the drain.

I'm still working on getting a contractor to repair the backwash issue at pool 3 before the weather turns.

We are meeting with a couple of the contractors that have bid the streets next week to go over their bids and iron out details.

Shoot Some Hoops

The renovated Four Colonies basketball court is ready for play.

The court has new asphalt, surface paint and court lines.



Holiday Decorations

Thank you to the Four Colonies Garden Club, which added seasonal flowers and decorations to our three entryways and Clubhouse 3.





FOUR COLONIES' BOOK CLUB SELECTIONS 2021-22



Second Wednesday: Social – 7 p.m.; Book Discussion – 7:30 p.m.

Date	Book Title	Author	Book Type	Reviewer/Host
November 10, 2021	The Code Breaker	Walter Isaacson Biography/ Science	Nobel prize winner Jennifer Doudna, Gene Editing, and the Future of the Human Race	Larry Smith
December 8, 2021	It's Okay to Miss the Bed on the First Jump	John O'Hurley Humorous fiction	A charming and hilarious NYT bestseller about the enduring wisdom of dogs, from the host of the National Dog Show	Julie Messplay
January 2022	No meeting			
February 9, 2022	Dead Wake	Eric Larsen History/ WWI	The enthralling story of the Lusitania, a luxury ocean liner, as it sailed out of New York, bound for Liverpool, carrying a record number of children in the 10 th month of WWI.	Bob Burgdorfer
March 10, 2022	My Remarkable Journey	Katherine Johnson Memoir	Tells the full story of her life, including what it took to work at NASA, help land the first man on the moon, and live through a century of turmoil and change.	TBA
April 13, 2022	The Storm on Our Shores	Mark Obmascik History/ WWII/ Japan	A heartbreaking tale of tragedy and redemption involving one Island, two Soldiers, and a forgotten battle of WWII	Carol Howe
May 11, 2022	The Pull of the Stars	Emma Donoghue Historical fiction/ Spanish flu	In 1918 Dublin, the city and the country are ravaged by war, poverty, and the Great Flu.	Susan Richardson
June 8, 2022	Caste	Isabel Wilkerson Non-fiction	Pulitzer Prize winning journalist, makes the case that America is a caste system analogous to that of India's but organized on the basis of race.	TBA
July 2022	No meeting			
August 10, 2022	Honolulu	Alan Brennert Historical fiction	A moving, multilayered epic in which one immigrant's journey helps us understand our nation's "becoming."	Rebecca Reagan
September 14, 2022	Select books for next year and party!!!			

Republic Service/Compost Connection Yard Waste 2021 Schedule & Guidelines

Four Colonies Homeowners Association Your yard waste day is Monday

Four Colonies Homes Association has purchased a yard waste pick up service on the following dates for all residents. Dates, as well as packaging guidelines, are listed below. Be sure to have all bags to the curb by 7:00 a.m. on these scheduled dates.

Association Collection will be made on these MONDAY dates:

March 15	August 9
April 12	September 13
May 10	October 11
June 14	November 15
July 12	December 13

**Please have your paper bags or 18" x 36" bundles out by 7:00 am.
Your service is unlimited bags/bundles per pick up.**

All items must be packaged in paper lawn waste bags or tied into 18" x 36" bundles. Route Service begins at 7:00 a.m. Please make sure all items are easily accessible from the street and not blocked by cars, or garbage cans.

We only pick up natural yard waste including grass, leaves, tree limbs (up to 6" diameter), flower or garden plants (without their pots), walnuts, apples, and Christmas trees (6' or less). All materials collected are taken to a licensed compost facility. This recycling facility does not allow for ANY trash, landscape, or construction materials. If bags contain trash or foreign material they will have to be left at the curb. Any plastic inside your bag will be considered trash and not picked up. We do NOT collect animal waste. Please tie brush securely with rope or twine – not wire. Mark bundles of thorns for the driver's safety. Christmas Trees are the only items that do not require bagging or bundling. We will accept Christmas trees up to 6' in length. If larger than 6' length please cut in half.

Your maximum item weight is 50 pounds. Do not use plastic tape on paper bags since it is not biodegradable. Small cardboard boxes may be used provided they are no larger than the size and weight limits. We suggest boxes for fruits, small brush, wood or items that would easily break a bag during removal. We do not pick up yard waste in cans. Watch the placement of your paper bags to avoid sitting in water at the curb.

**Thank you for your business and compliance with our guidelines.
If you have any questions, please contact Compost Connection at
816-761-8300 or Email office@compostconnection.com**

**ARCHITECTURAL CONTROL APPROVAL
IS STILL A REQUIREMENT!!!!!!**

Architectural Control Approval is required before any permanent exterior change is made. This would include the removal of a fence, the removal of trees, the addition of trees and shrubs, basically any addition, or removal or replacement.

If you are planning to rebuild a deck or a fence in the same way it is currently designed, it is still necessary to get approval.

Architectural control helps to ensure that changes will fit in with the aesthetics of the surroundings. The look of your home impacts the look and value of your neighbors home. The reverse is also true; what your neighbor does to the exterior of his home impacts your home value. The Architectural Control Committee works hard to quickly approve homeowner requests.

**YOU NEED ARCHITECTURAL CONTROL APPROVAL BEFORE BEGINNING
ANY EXTERIOR CHANGES TO YOUR HOME!!!!!!**

**ARCHITECTURAL CONTROL FORMS ARE AVAILABLE AT THE OFFICE IN CLUBHOUSE 2
AND ON THE WEBSITE AT www.fourcolonies.net**

SIGN UP NOW FOR ELECTRONIC DUES PAYMENT

Four Colonies residents now have the opportunity to pay their monthly dues electronically.

To participate, residents must go to the office and provide your bank account information.

Also you will need to sign the bank's required written authorization to participate in the withdrawal.

Four Colonies will authorize your electronic dues payment around the 15th of each month or the first business day thereafter

REMINDER

Everyone needs to pick up after their pets.

It's the law. City of Lenexa Ordinance Leash Law 3-2-D-3 states "owners must remove any excrement deposited by his animal on any public or private property." It is also "unlawful for any domestic animal to run at large." 3-2-D-2 of the Leash Law.

IN THE KNOW

Communication for the Four Colonies Community

IN THE KNOW is a great way to stay up-to-date with the "goings-on" in Four Colonies.

IN THE KNOW will keep you "in the know" with community announcements and invitations.

To join IN THE KNOW, just fill in your e-mail address below and drop this information off at the office, email - the office at fourcolonies@kc.surewest.net, or call the office (913) 888-4920.

Name _____

E-Mail Address _____

Phone # _____

How to reach us:
 Phone: 913-888-4920
 Fax: 913-888-6732
Four Colonies Office E-Mail:
fourcolonies@kc.surewest.net
Four Colonies WEB Site:
www.fourcolonies.net

**BOARD MEETINGS
 ALWAYS THE 3RD MONDAY
 OF THE MONTH**

**Satellite Dish
 Do's & Don'ts**
Do Not place on roof.
Put in inconspicuous place.
**Place under roof, on siding, as close
 to top as possible.**
Attach to chimney.
Place on pole inside fence.
Place on fence.
**Not on common grounds and tree on
 common grounds cannot be removed.**

**REPUBLIC SERVICES
 TRASH REMOVAL
 HOLIDAYS SCHEDULE
 RESIDENTIAL CUSTOMERS**

OBSERVED HOLIDAY

NEW YEARS DAY

MEMORIAL DAY

INDEPENDENCE DAY

LABOR DAY

THANKSGIVING DAY

CHRISTMAS DAY

**Should one of the above holidays
 fall on your
 Normal pick-up day, your waste will be
 picked up one day later that week.**

ALL OTHER HOLIDAYS THERE WILL BE
 NORMAL PICKUP SERVICE.

PARKING REMINDERS

- We do not allow commercial vehicles
- We do not allow vehicles to be stored. If they are not operational or in regular use, they are not allowed to be parked in Four Colonies.
- Article III, Section 3 of the Revised Bylaws

Parking Rights. The Owner or Owners of a Lot which does not have on-lot parking shall be entitled to no more than **two automobile parking spaces** as near to the owned lot as practical. The Owner or Owners of a Lot which has on-lot parking shall be entitled to no more than one additional automobile parking space as near to the owned Lot as practical. Garages and carports shall be considered to be on-lot parking facilities. (Adopted: September 18, 1989)

The second space should not interfere with your neighbors' parking by their front doors. Guests should be instructed to park in a clubhouse parking lot. Any additional vehicles should be parked where they do not interfere with your neighbors parking privileges.

**FOUR COLONIES HOMES ASSOCIATION
REGULAR BOARD MEETING MINUTE
September 20, 2021**

Bob Burgdorfer	President
Linda Khan-McKibben	Vice-President
Sara Hurley	Secretary
Evie Kowalewski	Treasurer
Debbie Bearden	
Amy Guion	
Stefanie Weishaar	
David Williams	
Gregory Wright	
Erin Hallblade	General Manager
Absent: None	

The Homeowner's Forum started at 5:45 p.m. There were 2 homeowners present.

President Bob Burgdorfer called the Regular Board Meeting of September 20, 2021 to order at 6:00 p.m. A quorum was present.

Ms. Guion made the motion to accept August 16, 2021, Regular Board Meeting minutes as written. Ms. Linda Khan-McKibben seconded and the motion passed. **(Vote #1)**

COMMITTEE REPORTS:

Manager's Report – Ms. Hallblade read her report. Discussion followed.

New Business- Mr. Burgdorfer made the motion to proceed with the needed sidewalk repairs in the amount of \$58,516.00. The work will be done by Gann Asphalt & Concrete, Inc. The first portion to be completed in the 2021 budget and the remainder in the 2022 budget. Ms. Kowalewski seconded. The motion passed. **(Vote #2)**

Unfinished Business- There was no unfinished business.

COMMITTEE REPORTS:

Architectural Review – Ms. Weishaar discussed the current specifications for windows and window color. Discussion followed. Ms. Weishaar made the motion to accept the changes in the specifications as follows:

Window replacement in single family (freestanding) homes may be white, neutral, black or brown. Window replacement in multi-family homes may be white, neutral or brown. However, once the color is changed in one unit, subsequent units must replace with the same color in order to create a uniform appearance throughout the building. Any manufacturer may be used as long as the style of the window is the same. Contractor specifications must state that window trim will first be removed, the window installed and the trim re-applied. Approval must be obtained for any different window styles.

Mr. Wright seconded and the motion passed. **(Vote #3)**

Common Facilities – Mr. Burgdorfer reported on the condition of the Tennis Courts behind Clubhouse 2 which have large cracks in them. Discussion followed. Mr. Burgdorfer made the motion to close the Tennis Courts behind Clubhouse 2 until repairs can be made in 2022. Ms. Linda Khan-McKibben seconded. The motion passed. **(Vote #4)**

Finance- The Board received copies of the financial reports.

Ms. Kowalewski made a motion that the Board approves a 30% reduction of the 2022 dues allocated to exterior homes painting and apply that amount to the 2022 budget for common area maintenance. Ms. Weishaar seconded. The motion passed. **(Vote #5)**

The Board received copies of the proposed 2022 budget. Ms. Kowalewski did a presentation of the proposed budget for 2022 and the year-to-date financials. Discussion followed. Ms. Kowalewski made a motion that the Board approve the 2022 Budget as proposed by the Finance Committee. Mr. Wright seconded. The motion passed. **(Vote #6)**

Grounds- Ms. Bearden discussed the cost of replacing the retaining wall at 8217 Halsey. Ms. Bearden made the motion to rescind Vote #4 of the August 16, 2021 meeting and to approve replacing the wall on the west side of 8217 Halsey in the amount of \$14,575.00. Ms. Guion seconded. The motion passed. **(Vote #7)**

Social – There was no report.

Communications – There was no report.

Long Range Planning Committee - There was no report.

Ms. Kowalewski made the motion to adjourn, seconded by Mr. Wright. The meeting adjourned at 7:30 p.m.

Respectfully Submitted By:

Sara Hurley, Secretary

Approved On

Board Member	1	2	3	4	5	6	7	8	9
Debbie Bearden	Y	Y	Y	Y	Y	Y	Y		
Amy Guion	Y	Y	Y	Y	Y	Y	Y		
Sara Hurley	Y	Y	Y	Y	Y	Y	Y		
Linda Khan-McKibben	Y	Y	Y	Y	Y	Y	N		
Evie Kowalewski	Y	Y	Y	Y	Y	Y	Y		
Stefanie Weishaar	Y	Y	Y	Y	Y	Y	Y		
David Williams	Y	Y	Y	Y	Y	Y	Y		
Gregory Wright	Y	Y	Y	Y	Y	Y	Y		
Bob Burgdorfer									

A = Abstain Y = Yes N = No
BOARD OF DIRECTORS VOTING RECORD
FOR THE – September 20, 2021 MEETING

Four Colonies Homes Association
Balance Sheet 9-30-21

Account	Description	Operating	Reserves	Other	Totals
ASSETS					
10100	Petty Cash	500.00			500.00
10200	National BK of KC Operating CH	1,302,533.74			1,302,533.74
10209	Great Western Bank		247,623.04		247,623.04
10210	United Missouri Bank		253,038.93		253,038.93
10212	Bank Of Labor 1		143,999.63		143,999.63
12000	Unit Dues Receivable	119,709.84			119,709.84
12100	Accrued Interest Receivable	7,315.01			7,315.01
12400	Allowance for Delinquent Dues	(67,519.98)			(67,519.98)
12800	Prepaid Insurance	13,080.89			13,080.89
12825	Prepaid Income taxes	482.00			482.00
15257	Bank Of Labor 2		116,342.97		116,342.97
15263	Fidelity Bank Reserve		255,892.81		255,892.81
17100	Improvements			2,651,512.93	2,651,512.93
17200	Clubhouse			438,600.00	438,600.00
17300	Clubhouse Improvements			217,743.25	217,743.25
17400	Trucks/Equipment			48,267.43	48,267.43
17500	Furniture/Appliances			5,476.08	5,476.08
17600	Pool			356,546.43	356,546.43
17700	Computers			6,934.05	6,934.05
17800	Land			913,175.69	913,175.69
18100	Accumulated Depreciation			(1,520,817.44)	(1,520,817.44)
	TOTAL ASSETS	<u>1,376,101.50</u> =====	<u>1,016,897.38</u> =====	<u>3,117,438.42</u> =====	<u>5,510,437.30</u> =====
LIABILITIES & EQUITY					
CURRENT LIABILITIES:					
21286	Note Payable Ford 2020 Truck	28,669.58			28,669.58
22250	Prepaid Homeowner Dues	20,394.99			20,394.99
22260	Accrued Payroll	5,779.07			5,779.07
22270	Accrued Interest	262.91			262.91
22300	Clubhouse Deposits	3,200.00			3,200.00
23100	Contract Liabilities - Roofs	597,261.00			597,261.00
23120	Contract Liabilities - Gutters	123,638.44			123,638.44
23130	Contract Liability - Painting	31,220.84			31,220.84
	Subtotal Current Liab.	<u>810,426.83</u>	<u>0.00</u>	<u>0.00</u>	<u>810,426.83</u>
EQUITY:					
26500	Designated Capital	1,045,300.28			1,045,300.28
27500	Additional Pd - In Capital	477,953.04			477,953.04
28000	Retained Earnings-prior years	2,750,333.83			2,750,333.83
	Current Year Net Income/(Loss)	426,423.32	0.00	0.00	426,423.32
	Subtotal Equity	<u>4,700,010.47</u>	<u>0.00</u>	<u>0.00</u>	<u>4,700,010.47</u>
	TOTAL LIABILITIES & EQUITY	<u>5,510,437.30</u> =====	<u>0.00</u> =====	<u>0.00</u> =====	<u>5,510,437.30</u> =====

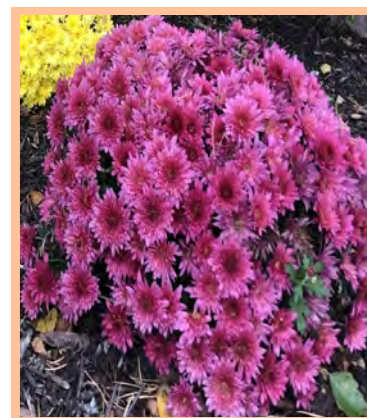
Four Colonies Homes Association

Account	Description	Income/Expense	9/1-9/30/21	Current Actual	Year-To-Date Actual
INCOME:					
33000	Administrative & Common Area			102,706.17	924,355.53
33010	Reserves - Roof Replacement			15,999.50	143,995.50
33020	Roof Repair			1,875.00	16,875.00
33030	Gutters			3,188.12	28,693.08
33031	Gutter Repair			833.33	7,499.97
33040	Paint - Homes			16,153.32	145,379.88
33050	Paint/Roof - Garage			261.68	2,355.12
33060	Paint/Roof - Carport			530.35	4,773.15
33070	Light Credit			(3.50)	(31.50)
34000	Clubhouse Rentals			600.00	4,650.00
34010	Clarion			30.00	1,100.00
34020	Interest-Regular			741.96	5,692.50
34022	Major Improvements Interest			43.04	6,300.02
34030	Misc. Other			36.00	585.94
34040	Misc. Owner Income			0.00	15.00
34045	Income Pool Cards			70.00	940.00
	Subtotal Income			143,064.97	1,293,179.19
 EXPENSES					
General & Administrative					
50011	Payroll			18,867.40	182,053.29
50021	Accounting Fees			237.95	2,116.55
50031	Annual Audit/Tax Prep			0.00	6,600.00
50040	Web Page Maintenance			37.50	510.54
50041	Computer			136.64	519.40
50051	Copier Expense			173.13	1,504.42
50061	Collection Expense (Del Due)			(100.00)	(239.31)
50071	Insurance			0.00	27,166.40
50091	Legal			0.00	2,337.37
50111	Office Materials/Supplies			589.99	3,019.08
50112	Annual Meeting			0.00	1,382.85
50131	Postage			0.00	553.70
50141	Security Alarm			1,116.00	5,044.75
50151	Professional Services			307.12	2,947.15
50161	Taxes (corporate income)			1,093.00	2,797.00
50171	Taxes-other(property/licenses)			0.00	774.73
50231	Office Telephone			275.14	2,905.41
50232	Communication Expense			0.00	469.85
50242	Service Charges			(14.00)	0.00
	General & Administrative			22,719.87	242,463.18

	Current Actual	Year-To-Date Actual
Common Area Maintenance		
51032 Contract - Trash	8,825.52	78,632.10
51041 Pool Security Services	3,484.80	3,484.80
51042 Contract - Pool	10,427.66	35,645.71
51043 Keri System (Pools)	2,735.66	7,016.94
51051 Optional Lawn Service	135.00	135.00
51052 Contract - Lawn	14,487.50	127,787.50
51053 Yard Waste Pick Up	1,376.97	8,261.82
51055 Entrance/Clubhouse Seasonal	503.64	1,131.96
51062 Contract Tree Trimming	0.00	19,900.00
51063 Tree Maintenance	11,325.00	28,750.00
51072 Snow Removal/Chemicals	0.00	21,640.50
51082 Pool Maintenance/Improvements	625.51	7,189.18
51092 Grounds Improvements	0.00	1,010.67
51095 Public Relations	0.00	1,613.98
51103 Clubhouse/Pool Furniture	221.98	1,306.17
51115 Common Facilities Maintenance	882.31	19,263.41
51116 Termite Treatment Clubhouses	0.00	1,131.93
51123 Common Area Seeding/Turf Rep	409.18	1,261.18
51142 Utilities	7,070.45	37,462.40
51152 Truck Maintenance/Golf Cart	1,707.03	2,977.18
51153 Purchase New Truck	774.27	6,968.43
51162 Tools/Equip/Supplies	0.00	295.54
	<hr/>	<hr/>
Common Area Maintenance	64,992.48	412,866.40
Residential Maintenance		
52013 Paint Homes	61,550.00	127,850.00
52034 Paint Residential Fences	12,985.00	23,836.00
52043 Residential-Roof Repairs	0.00	2,891.00
52053 Gutter -Repairs	1,623.00	5,676.00
	<hr/>	<hr/>
Residential Maintenance	76,158.00	160,253.00
Major Improvements/Repair		
53016 Storm Drain Expense	21,000.00	21,000.00
53024 Retaining Wall Replacement	0.00	25,000.00
53037 Erosion	0.00	1,212.01
53095 Clubhouse Improvement Project	0.00	179.01
53096 Repair/Restoration Pool 3	3,782.27	3,782.27
	<hr/>	<hr/>
Major Improvements/Repair	24,782.27	51,173.29
Reserves		
	<hr/>	<hr/>
Reserves	0.00	0.00
TOTAL EXPENSES	188,652.62	866,755.87
Current Year Net Income/(loss)	(45,587.65)	426,423.32
	=====	=====



NOVEMBER 2021
JOYCE ZIBRO
 Your Real Estate Specialist
 since 1976
 Four Colonies Resident
 since 1973



THE CUPBOARD IS BARE!

There are no Four Colonies properties listed for sale in the Heartland MLS as the November Clarion goes to press today, October 25, 2021 NONE! ZERO! ZILCH!

IN OCTOBER 1-25, 2021 - THREE SALES:

A Manor I - 2 bedroom, 3 & 1/2 bath, end-unit, 2 story, with finished basement and carport, (note: this unit combined 3rd bedroom with master) listed at \$189,000;

A Maisonette II - 2 bedroom, 2 bath, 2 story with finished basement, listed at \$165,000;

Garden View Home: an exquisite, large (3,007 total finished sq. ft. per MLS listing) Don Julian 1.5 story free-standing plan with finished basement and double garage, listed at \$339,900.

ONE CONTINGENCY LISTING

Garden View free-standing ranch (previously reported in the Clarion) is under a contingency contract and can be shown through MLS. Priced at \$279,000.

THE SELLERS MARKET CONTINUES!

Much of the country continues with a boom market for Sellers with many homes selling over asking price. How much longer will this continue? No one really knows. If you have been considering moving . . . better not wait too long to sell!

HAPPY THANKSGIVING!!

JOYCE ZIBRO
RE/MAX REALTY SUBURBAN

913-645-9144

JoyceZibro@remax.net

www.JoyceZibro.com



KANSAS CITY REGIONAL HOMES, INC.

913-538-6900

JIM LINDSEY - AGENT

913-515-4178

**VETERAN****GREAT SELLING COMMISSION STRUCTURE.****FREE MARKET ANALYSIS.****HAVE RE-HABBER THAT WILL MAKE OFFER WITH NO COMMISSION. (SAVES TIME AND MONEY) WILL CLOSE 3 WEEKS FROM ACCEPTED OFFER.****EITHER LISTING OR SELLING DIRECT,
YOU SAVE MONEY.****CALL ME IF INTERESTED.****SELLING HOMES FOR MORE AT LESS COST.**

**Women spend more time wondering
what men are thinking
than men spend thinking.**

Architectural Control Policy Concerning Gutter Guards.

When the homeowner requests to add gutter guards in which the gutter guard company then warranties the gutters, this will then negate Four Colonies Homes Association from maintenance or repairs of the gutters. Furthermore, the gutter/gutter cover color must match the color of the home or the homeowner is responsible to paint the gutters to match the home.

The homeowner must sign a waiver that they acknowledge that they release the Four Colonies Homes Association from the obligation of gutter maintenance or repairs.



WINDOW REPLACEMENT

Window replacement in single family (freestanding) homes may be white, neutral, black or brown. Window replacement in multi-family homes may be white, neutral or brown. However, once the color is changed in one unit, subsequent units must replace with the same color in order to create a uniform appearance throughout the building. Any manufacturer may be used as long as the style of the window is the same. Contractor specifications must state that window trim will first be removed, the window installed and the trim re-applied. Approval must be obtained for any different window styles.

NOVEMBER 2021

SUN	MON	TUE	WED	THU	FRI	SAT
	1	2  ELECTION CH 3	3	4	5 Le Peep Coffee 9:00am	6
7  DAYLIGHT SAVINGS TIME ENDS	8	9	10 BOOK CLUB 	11	12 Le Peep Coffee 9:00am	13 RENTAL CH 1 RENTAL CH 3
14 	15 YARD WASTE PICK UP BOARD MEEING 5:45 PM	16 BUNKO	17	18 CLARION DEADLINE	19 Le Peep Coffee 9:00am	20 RENTAL CH 3
21 RENTAL CH 3	22	23	24	25 OFFICE CLOSED THANKSGIVING RENTAL CH 1 RENTAL CH 3	26 Le Peep Coffee 9:00am OFFICE CLOSED	27
28	29	30				

DECEMBER 2021

SUN	MON	TUE	WED	THU	FRI	SAT
			1	2	3 Le Peep Coffee 9:00am	4
5	6	7	8 BOOK CLUB 	9	10 Le Peep Coffee 9:00am	11
12 	13 YARD WASTE PICK UP	14	15	16 CLARION DEADLINE	17 Le Peep Coffee 9:00am	18

NEXT BOARD MEETING October 18, 2021