

The Westbury Newsletter

www.westburycondo.com

A Publication for Owners and Renters of the Westbury Condominium Association

August 2016

The Westbury Condominium Association Board of Directors/Officers

Alan Shechtman, President	Term: June 2015 to June 2018
Joyce Falkin, Vice President	Term: June 2014 to June 2017
Todd Darch, Treasurer	Term: June 2016 to June 2019
Susan Ahearn, Recording Secretary	Term: June 2015 to June 2017
Yvette Blanchard, Director	Term: June 2016 to June 2019

Board members may be contacted by e-mailing at westburyconduct@gmail.com or in writing by using the association mailbox in the outer lobby of 20 Outlook.

Board Meetings

The meetings for the board of directors for July 2016 to May 2017 will be held on the third Tuesday of each month at 7 PM in the basement of 20 Outlook. The 2016-2017 meeting dates are posted on the back-hall bulletin boards. The agenda for each board meeting will be posted on the back-hall bulletin boards five days in advance of the meeting. The August board meeting will be August 16, 2016.

Westbury Website

Owners may log on at www.westburycondo.com to read approved minutes of past meetings, newsletters, financial information, and to learn of scheduled meetings and agendas. For the owner's password, contact Alan Comrie at arosscomrie@gmail.com or 860-839-1853.

Board Activities

The new management office mailbox will be located in the outer lobby of 20 Outlook. A box for realtor lock boxes will be installed in the outer lobby of each building.

All exterior windows for the three buildings were washed the week of July 20.

JHPS, our landscaper, completed necessary trimming of shrubs the week of July 20.

The security systems in all three buildings have been restored to working order. The board is pursuing upgrade options for our antiquated security systems. New technology upgrades now available offer many possibilities. Determining which upgrades that would be appropriate for our security systems will take some time.

Repair of damaged concrete walkways is scheduled for late August.

The board is preparing a mailing for notice and comment. The mailing will contain three documents: 1. the new state-mandated rules for collection policies, 2. the proposed new rules governing property transactions, both sales and rentals, and 3. The Westbury pet survey. Please carefully consider these three documents and respond as indicated.

The resident information form will be distributed soon. All residents are required to fill out the form completely, accurately, and legibly and return the form as indicated.

Board members will soon walk around The Westbury to evaluate the present state of our landscaping and to begin to plan for future projects.

Newsletter

A year has passed since monthly publication of the newsletter was begun. We hope all residents find the newsletter informative and helpful. We welcome your comments and suggestions. Please submit all comments and suggestions to Joyce Falkin at 860-236-1378 or joycefalkin@att.net.

Fire Safety

Where there is smoke there may be fire! Please be sure your smoke detector is in working order. If you have a fire issue in your unit, call 911 and follow instructions. Safe exit instructions are posted in all buildings at the ends of all residential hallways, near the exit doors. Please familiarize yourself with these exit instructions.

Overnight Parking

Guest parking at The Westbury is limited. On-street overnight parking between the hours of 2 AM to 5 AM is prohibited in West Hartford and is subject to ticketing *unless you obtain an "omit"* by contacting the West Hartford police department. An omit grants permission to park overnight on town streets for up to three days. You may access the new system at the West Hartford Parking Omit System: Home Page at <https://omits.westhartfordct.gov/>. Questions may be addressed to IT Specialist Larry Niland at LNiland@WestHartfordCT.gov or by calling 860-570-8990.

Be a Good Neighbor

With as much advance notice as possible, inform your neighbors who will be affected by a water shutoff when plumbing work is done in your unit. If you are not able to speak with your neighbors in person, a signed note containing your name, unit number, and a brief explanation is an efficient way to inform your neighbors of the shutoff.

Please Welcome

Sara Lahey, 869-106. Sara is a life-long resident of West Hartford and was educated in the town schools. She recently sold the family homestead and looked no further than The Westbury to make her new home.

Contact Information

Service requests. All service requests should be submitted to Barbara Struthers, administrative assistant for Imagineers, at 860-218-1529 or bstruthers@imagineersllc.com. Requests can also be mailed to her attention at Imagineers LLC, 635 Farmington Avenue, Hartford, CT 06105. Business hours are 8:00 AM to 5:00 PM, Monday through Friday.

Bookkeeping, accounting, and resale information. Alan Comrie, accountant for the association, handles all resale activity. Contact Alan Comrie at arosscomrie@gmail.com or 860-839-1853 or leave him a note in the association mailbox in the outer lobby of 20 Outlook.

Mailbox nametags. If a new mailbox nametag is needed, contact Joyce Falkin at 860-236-1378 or joycefalkin@att.net.

Outdoor parking. Lois Menold is the contact person for renting or relinquishing a parking space. Contact information for Lois Menold is loismenold@comcast.net or 860-570-0051 or 860-571-1954.

Newsletter

Joyce Falkin is board liaison for *The Westbury Newsletter*. Patrick Miller is editor for the newsletter. Information for the newsletter may be submitted to Joyce Falkin at 860-236-1378 or joycefalkin@att.net.