

Skyline
House

The

House Special

VOLUME IX

JANUARY 1989

No. 1

NOTES FROM THE BOARD

Dave Harvey, Vice President

The December meeting of the Board of Directors meeting was held on 13 December in the West Card Room. There were about 10 visitors present.

The meeting began by the President, Larry Ingels, giving his monthly report. He reported that Skyline House had requested they be excluded from the Smith Co. comprehensive signing plan that was submitted to the Planning Commission. Larry also reported that the following day would be the last day to contribute to the Employees Holiday fund. The door for the East garage entrance door has been installed. The new door is made of fiberglass and is a lot lighter in weight than the old door which was damaged beyond repair.

Ed Bisgyer gave the Treasurer's Report where he indicated that funds recently received from a maturing treasury bill was being reinvested in another T-Bill. The Treasurer's report was approved by the Board.

Next item on the agenda was the Management report given by Sara Schlichting, the Property Manager. Some of the highlights of that report were that management recommended that a town meeting be held to have our insurance agent explain what insurance coverage and to answer questions from owners.



HAPPY NEW YEAR!

The Board voted to have the insurance presentation as part of the annual meeting in March. A set of landscape specifications have been received and are now under review by management and committees. We have received bids for repair of the tile in the
(continued on page 2)

THE HOUSE SPECIAL

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Asst. Editor: Nancy DiSalvo

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LETTERS TO THE EDITOR: THE HOUSE SPECIAL welcomes brief comments from readers. Please limit your letters to 250 words. The letter shall be signed and contain the unit number. The Condominium Association Board reserves the right to refrain from publishing incorrect or improper statements.

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NEWSLETTER DEADLINES



Committee Chairpersons are reminded that the deadline for the Newsletter is the 20th of each month. In the event that the committee meets after that date, please contact the Editor so that report may be included.

NOTES FROM THE BOARD (continued)

East loading dock. We are waiting for one more bid before awarding the contract. The ficus trees in the lobby have a disease and must be replaced. Management recommended replacement with artificial silk trees. The matter will be turned over to the Decorating Committee for review of the alternatives and recommendations back to the Board. The Chief Engineer, it was reported, was injured on the job and had been hospitalized. He is now back on the job part time.

Bob Lowry gave his report on the balcony repair work and discussed his report and discussions he had had with Smith Co. engineers and our consultants. After the discussion, the Board voted to proceed with repair of the balcony edges. Other required work will be discussed at a later time.

Elizabeth Grant gave her report on the Smith Co. comprehensive Signing Plan where it was discussed at the final meeting of the Fairfax County Planning Commission where it was discussed. She announced that Skyline House will not be part of the plan and neither will Skyline Square but that Skyline Plaza will be part of the plan.

The President announced upcoming Board meeting dates for the next three months in the new year-- 17 January, 21 February and 21 March after which the Board meeting adjourned.



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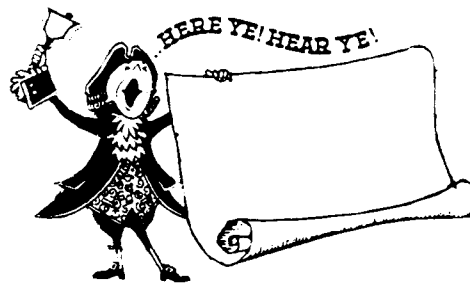
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ELECTION TO THE BOARD OF DIRECTORS

SKYLINE HOUSE - 1989

ON TUESDAY, MARCH 28, 1989, AN ELECTION WILL BE HELD TO ELECT TWO UNIT OWNERS FOR THREE YEAR TERMS, EXPIRING IN MARCH, 1992, AS MEMBERS OF THE BOARD OF DIRECTORS OF THE SKYLINE HOUSE UNIT OWNERS' ASSOCIATION, INC.

THE NOMINATIONS COMMITTEE IS ENCOURAGING RESIDENTS WHO ARE INTERESTED TO SUBMIT AN APPLICATION FOR NOMINATION TO THE BOARD OF DIRECTORS. APPLICATIONS ARE AVAILABLE AT THE FRONT DESK.

IF YOU PLAN ON RUNNING FOR THE BOARD, OR IF YOU KNOW SOMEONE WHO IS INTERESTED, PLEASE MAKE SURE THAT THE APPLICATIONS ARE SUBMITTED PROMPTLY. (NO LATER THAN FEBRUARY 22, 1989)

IF YOU HAVE ANY QUESTIONS CONCERNING THE NOMINATION PROCESS, PLEASE FEEL FREE TO CALL:

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Committee Reports



SECURITY AND SAFETY COMMITTEE RESIDENT WATCH UPDATE

Les Boykin, Resident Watch
Coordinator
Rob Sherrer, Chairman

The writers and Kay Kelly, Resident Manager, attended a periodic meeting on Nov.30 with the Mason District police representatives, Resident Watch coordinators and management representatives from the Plaza, Square, and Towers.

Officers Larry Clark and Jim Helper briefed us on the big crime picture in the Skyline community as well as the county. As usual, there is good and bad news. The good is that the House continues to experience very little criminal activity. Please, each of you, help us be aware of anything that may be happening without our knowledge by reporting any incidents such as obscene phone calls, attempted break-ins as evidenced by door marks, or car or other vandalism not only to the police but to the resident manager. We can at least publicize them without using your name or unit number, and someone may have information that ties in.

The sad side may be the fact that we are living in one of the richest per capita income jurisdictions in the U.S. As you may have noted on TV and in the papers, members of a Los Angeles street gang were recently arrested for drug activities in the Towers. Drug and ethnic gang activities including drug dealing are on the increase in the county.

We have had upward of 60 volunteers for the Resident Watch in past years. Unfortunately, for various reasons most never made their first patrol. Others have moved away or dropped out, and about 10 residents have continued to patrol.

Obviously, that number doesn't begin to give us the coverage we should have, particularly during the daytime when spot patrols can potentially deter burglary and maybe discover intruders in time to notify police.

If you have previously been active with the Watch and lost interest or whatever, please consider reactivating yourself. If you can join the Watch for the first time, please don't hesitate to do so -- it is so simple -- all we require is that you carefully read a briefing sheet and put on an armband and walk at your convenience INSIDE. The police do have briefings approximately every two to three months which cover the same ground as our briefing sheet but tend to be oriented toward single-family residential neighborhoods. It is basically a matter of getting extra eyes and ears around the building.

Don't forget, walking is probably your doctor's number one recommendation for your health. Living in a condo has the additional major advantage over single-family homes of offering a spa-like atmosphere to enjoy while walking long distances on carpet in a comfortable temperature during the approximately seven months of either broiling or freezing weather or the rainy or snowy and/or windy days. The Community Relations Committee has the hall measurements so you can compute easily as one, two, or three mile course. So do yourself a favor and join the Watch and enjoy staying in shape in luxurious surroundings while you incidentally help your neighbors. Contact either of us, Les (820-1567) or Rob (379-7442) or Kay Kelly in the Management Office.

J.T. SATTERWHITE
PRESIDENT



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Committee Reports

RECREATION COMMITTEE

Carroll Thompson, Chairman



Happy New Year to one and all! Last year this committee sponsored a number of activities ending up with the annual holiday party. As usual it was very well attended. The hors d'oeuvres were many and varied. Each year the sweet table is filled with the most delicious "goodies" one could possibly expect. The good cooks at Skyline House always prepare wonderful dishes from appetizers to desserts to make the holiday party a taster's delight. Of course there was plenty of champagne to help float down the food. But the best part of the evening was the jovial talk and conversations we shared with our friends and neighbors. That's what the Recreation Committee is all about --- getting residents to know one another in an enjoyable atmosphere.

Looking ahead at the next few months we have planned activities to keep the "ball rolling". January 13 is the date for the Pot Luck Dinner. Always a favorite at the House. This dinner gives you the opportunity to try out that recipe and share it with your neighbors. Bernice Kaminsky is our hostess.

T.G.I.F. January 6 and February 3 will be the usual cocktail hour or two when we visit with each other in the East and West party rooms, respectively.



Then in the middle of March, the Italian Nite Dinner will again be sponsored by the committee and hosted by Nancy and Tony DiSalvo. If you enjoy authentic Italian meals then plan to join us for another gourmet dinner at Italian Nite.



We invite anyone interested in helping the committee plan and organize activities to please join. We meet the second Wednesday of each month at 7:30 p.m.

RECREATION COMMITTEE COMING EVENTS

Jan 6	TGIF, East Party Room
Jan 11	Recreation Com. Meeting East Card Room
Jan 13	Pot Luck Dinner, West Party Room
Feb 3	TGIF, West Party Room
Feb 8	Recreation Com. Meeting West Card Room
Mar 3	TGIF, East Party Room
Mar 8	Recreation Com. Meeting East Card Room
Mar 16	Italian Nite East Party Room

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Committee Reports

PHYSICAL PLANT AND OPERATIONS COMMITTEE

Gordon Frank

BEST WISHES TO ALL FOR A HAPPY NEW YEAR AND A HEALTHY 1989

Many thanks to Ed Ing and Bill McClellan for the excellent job each did as Acting Chair during the October and November meetings respectively. Unavoidable conflicts prevented me from attending the meetings. Thanks also to all the committee members for their understanding when the December meeting had to be postponed due to another of my schedule conflicts. The support and cooperation of all is greatly appreciated.

There was no November committee report in the last issue. This report, therefore, will cover both the November and December meetings of the PPOC. At the November meeting, the PPOC supported the proposed adoption of monthly and annual calendars in order to improve the scheduling of recurring events such as contract award reviews and improve the timeliness of information that is supposed to flow among the Board members, committees and the Property Manager.

The committee recommended that the Board take action to improve the operation and responsiveness of the discrepancies noted in the maintenance log. (The log is maintained at the front desk and is available to any resident to note discrepancies in the maintenance or operation of the common areas of the Association. It is NOT for known or suspected violations of Association rules and regulations. A separate complaint form is also available at the front desk for this latter purpose.)



Approximately a quarter million dollars has been included in the 1989 budget to fund the capital equipment and maintenance reserve accounts. Funding for the repairs to the exterior of the residential towers, which are scheduled to begin in 1989, has not been included in the budget. The amount needed nor the means by which the repairs will be funded has not yet been determined. The cost of future repairs and maintenance of the exterior, however, has now been included in the reserve accounts.

The dryer duct lint removal test has been completed. Only one of the test units showed any appreciable amount of lint in the dryer duct. The committee requested the Board to direct the Property Manager to provide a fact sheet to all owner and develop a procedure whereby owners could request management to arrange for vacuuming of dryer ducts in individual units. The expense would be borne by the unit owner.

Sample repairs were undertaken on the pedestrian overpass over S. George Mason Drive. The sample patch will be left over the winter to test appearance, safety and efficacy. The patch has been installed on a lower section of the ramp and may be viewed by anyone interested. The overpass is NOT the responsibility of the Association. Any comments forwarded to the PPOC will be passed on to the State or County, as appropriate.

(Continued on page 13)



PHYSICAL PLANT (continued)

At the December meeting the Chair agreed to discuss the maintenance log operation with the Resident Manager. The timeliness of some of the responses has been delayed due to the unfortunate injury to Ed Barstow, the Chief Engineer. We all wish Ed a speedy recovery. As a result of the injury, PPOC members encourage management to follow existing procedures and assure that an injured employee receive prompt medical attention. It was also noted that burned out bulbs in the new lighting fixtures at the rear of the East building have not been replaced in a timely manner. Bulb availability appears to be a possible cause.

The majority of the meeting was spent discussing three actions presented by the PPOC Action Officer for television service. The President of the Association had requested recommendations to enhance service. Three independent recommendations were presented. The first recommendation was to add Channels 45 and 50 to the regular television service at a total one-time cost of approximately \$4,000. The PPOC members present rejected the recommendation by a split vote. The second recommendation was to use contract or in-house personnel to respond to owner complaints about poor television reception and correct the problem whenever the poor reception was caused by deficiencies in the master antenna distribution system. This recommendation was approved unanimously. The third recommendation was to seek reconsideration by the Board of the latter's defeat of the proposal to allow Media General to wire Skyline House for cable television at no cost to the Association. The cost of service would be borne by the individual subscribers. This motion

presenting this recommendation was defeated by one vote. (The full text of the motion and the discussion presented on behalf of the motion as well as an analysis of the competing television services offered to Skyline House will be attached to the minutes of the December meeting. Those interested may request a copy of the minutes from the Resident Manager after they have been approved by the PPOC.)

The Chair summarized for the committee the report by Bob Lowry on the latter's balcony repair report and recommendations to the Board. As this information will appear in the Board's report, it is not repeated here. The Chair reported that the Property Manager's December report indicated repairs to the roof. The Property Manager was unable to identify which roof was repaired nor was the Chair able to determine whether the repairs were funded by the operating budget or one of the reserve accounts.

The committee approved a motion indicating its dissatisfaction with the lack of communication between the Board and owners concerning the status of the warranty lawsuit against the developer.

Finally, the Board liaison member requested the PPOC review the Property Manager's statements concerning a review of the information she said was provided about the fiberglass garage doors. This prompted an agenda item to review all open actions and provide an end-of-year closeout of all such actions.

With one of the shortest agendas of 1988, the meeting turned out to be one of the longest and concluded almost 30 minutes later than our usual adjournment time. So ends 1988 -- 1989 here we come! Best wishes to all for a glorious year.

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COMMUNITY RELATIONS COMMITTEE CHAIRPERSON WANTED

The Committee met in the East Card Room which was chaired by the outgoing Chairman Ed Berman. This is the last meeting of CRC until someone comes forth to chair the committee. The Newcomers Orientation Subcommittee will continue to operate. Several of the members provided punch and cookies and we all sat around lamenting over the temporary loss of the committee. THANK YOU ED BERMAN for a wonderful job as the Committee Chairman.

**VOLUNTEER NEEDED AS COMMITTEE
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From Management

THANK YOU



The Employees of Skyline House wish to thank all of the residents who contributed to the Employee Holiday Fund. The gifts of money we received certainly are appreciated. Your contributions made our holiday even more enjoyable.

Our Christmas party was held at Hunan East Restaurant. The food was great and we all enjoyed the opportunity to spend sometime together.

We wish you all a very prosperous and Happy New Year.



DISPOSAL OF CHRISTMAS TREES, WREATHS OR DECORATIONS

Please do not throw any of the above items in the trash rooms, halls, stairwells or grounds. Since all these items are combustible, special care must be exercised in their disposal.

Please call the front desk to arrange for disposal of these items. Porters will be available December 27, 28, January 4 and 5 from 8:00 a.m. to 3:30 p.m. and on Saturday, December 31 and January 7 from 8:00 a.m. to 11:00 a.m. to remove your live decorations. There must be someone at home in order for the building personnel to enter your unit.



If you choose to dispose of your own tree or other Christmas decorations, please use the service elevator and take them to the dumpster behind the West Building, near the loading dock. The dumpster will be there until January 10, 1989.

STORAGE BINS

Just a note to remind residents that any items left outside the confines of the assigned storage bin will be considered abandoned and will be disposed of. All bins should have a padlock. For fire safety gasoline or vapor producing flammable material should not be kept in storage bins. This includes plants.

Items found outside storage bins will be removed after January 18, 1989.



MANAGEMENT OFFICE HOLIDAY SCHEDULE

Management office will be closed Monday, January 2, 1989 for the holiday.



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