



The Pelican Brief

Serving the Community of Pelican Pointe

August 2016

<u>Board of Directors</u>		<u>Management</u>
Marcia Helfant	President	Allen Associates, Inc.
Elly Valas	V.P. & Sec'y.	Shawna Allen and Rowan Allen
Steve Susman	Treasurer	6140 So. Gun Club Road, Unit K6 #296
Caryl Shipley	At Large	Aurora, CO 80016 (303) 779-0789
Frank Parker	At Large	Shawna@allenassociatesinc.com

Aug. trash pickup: 3, 10, 17, 24, 31. **Recycling pickup:** 10, 24. **Extra-large pickup:** 10.

Fame and fortune await you! Well, not exactly. I merely wanted to grab your attention. At our Annual Meeting of Homeowners, on November 17, we will elect a new director to fill the then-vacancy on our Board. This is a chance to “give something back” to the community of which each of us is an integral part. Our Board consists of five directors, elected in staggered terms of three years each. There are no formal requirements, except that the candidate be a homeowner here and be current in his/her financial obligations to our Association. Ideally, each director would have some business experience; a rudimentary knowledge of business accounting; an independent thinker, but a willingness to work collaboratively with others. Any person who is a candidate for the Board must submit (to our manager or to a director) a simple one-sentence affirmation of that intent at least ten days before November 17. In early October, each homeowner will receive a packet of materials about that Meeting. A Board candidate may submit a one-page “bio,” about his/her background, qualifications, or any other relevant matter before that packet is mailed – in which case the packet will contain that “bio.” If you have any questions about what the position entails, please give me a call (Steve Susman), during normal business hours, at (303) 394-0942; or Marcia Helfant, our president, at (303) 722-0053.

Book Club. This vibrant group will next convene on Thursday, August 18, at the home of June Mullins, #JJ-101, at 6:30 p.m. The book being read is “My Brilliant Friend” by Elena Ferrante. The author, who interestingly enough, has never met in person with journalists, and will only answer questions in writing, grew up in Naples in the 1950’s, as did the narrator of the book. The author recalls her childhood in Naples, and is frank about the poverty, violence, child abuse, and expectations of working class families. The author has said that she likes to write narratives...”where the facts—the ordinary facts of life—are extraordinarily gripping when read.” It’s a story beautifully told.

Lunch Bunch. This interesting group of mid-day eaters will next convene at The Tavern in Lowry, 7401 E. 1st Avenue, at 11:30 a.m. on August 17. This is a democratic group: No membership; no dues; no obligations. Several residents and homeowners meet on the 3rd Wednesday of each month at different nearby restaurants. We select venues with reasonable prices, good parking, and which have been recommended, or to which we'll be pioneers. Conversation is lively. Or, you can just "dummy up," drop your eyes, and eat your porridge. Topics are free-flowing, and are "up for grabs." We adjourn about 1:00. All ages and genders (however many there are these days) are welcome. RSVP to Susan Million, (303) 316-7190, so she can make reservations.

Put this on your calendar now! Our Annual Fall Barbecue will again be held at The Lighthouse clubhouse on September 25, from 5:00 – 7:00 p.m. This is our biggie social event of the fall, and is always well-attended. That venue provides an attractive setting. Succulent BBQ awaits every Pelican Pointe resident and homeowner. It's free for two persons per townhome. This is merely a heads-up. Details will be forthcoming soon, including directions for submitting your RSVP (mandatory).

SUSMAN UNLEASHED

by Steve Susman

[Opinions expressed herein are solely mine, and do not necessarily represent those of other directors or our Board.]

So you can't write like Shakespeare or Chaucer. Nobody can understand those guys anyway. What you can do is write articles for – or even be the editor of – our monthly newsletter, *The Pelican Brief*. I will be retiring from that position after November. This is your chance to be privy to our Board's actions (and inactions); and to write, in your own inimitable style, to a wide circulation [maybe 300 persons] about the goings-on at Pelican Pointe. Your mother would be so proud, as you reprise your blue-ribbon submissions from 4th Grade at Podunk Elementary School – but now with decades of sophistication and a wealth of real-life experiences. For more details about what the position involves, please give me a call, (303) 394-0942, during normal business hours.

You don't need one of those heavy leather shoulder-bags which postmen formerly had to lug. Occasionally, our postal carriers will mis-deliver a piece of incoming mail. You'll receive the mail of another Pelican Pointe resident. It probably won't be contained in a plain brown envelope, marked "confidential." So you won't be tempted to steam it open. Please gather some thoughtfulness and courtesy, and re-deliver that mail to its intended recipient. If you don't know the proper unit number, please call our manager to obtain that information. After all, the Golden Rule applies to this situation: You'd be thankful if someone re-delivered your mis-directed mail to you, instead of pinning it to our bulletin board.

Smile! You're on Candid Camera for your screen-test! At Pelican Pointe, maintenance of our window- and patio-door screens is the responsibility of each homeowner, not of the Association.

Due primarily to age, weather, and ordinary wear-and-tear, many of the screens in our community are torn or otherwise in shoddy appearance. Jim Cuellar, our handyman, is offering to repair and rehabilitate your screens for a very low price. Actually, he subcontracts that work to a skilled, trusted screen-repair firm. The firm gives him preferential pricing. Please call Jim directly, (303) 520-8948, to make your private arrangement with him. Note: This is not an officially-endorsed program of our Association.

Canadian geese in Denver are a gigantic problem. So are the cottonwood trees which grow along the Highline Canal, behind our complex. They release those cute little balls of white fluff. However, that fluff will clog the louvers on each side of your air-conditioning condenser. That's the big, awkward box which each of us has outside his/her townhome. Falling leaves aggravate the problem, too. If circulating air cannot reach the condenser's motor, it may eventually overheat and burn itself into oblivion. In addition, that can create a fire hazard. If you don't subscribe to a regular, periodic maintenance service for your air-conditioning system, you must clean those louvers yourself. Jim Cuellar, the same Jim Cuellar in the preceding paragraph, will blow out your louvers for a very low price. Call him directly for a quote for this service. Replacing that piece of equipment is very expensive. Your warranty, if any, may be affected by allowing the louvers to become blocked.

So you don't have enough codes and passwords to memorize? You need not memorize this one: The bank statement of those homeowners who have subscribed to our Condo Cafe program (automatic monthly draft of your HOA dues) will show that draft under the name "**Yardi**." This word is probably derived from the ancient hieroglyphic term for pepperoni pizza, or something equally obscure.

"Blessed are those who welcome, for they shall be amply rewarded" [Rotarians 14:92]. Our Welcoming Committee in Pelican Pointe meets with all new homeowners and tenants, by appointment. These visits are, indeed, a wonderful way for the newbies to be received as part of our Pelican Pointe community. As a practical matter, at that informal get-together, the Committee members impart a large amount of important, useful information about our rules and procedures. Each visitation is made by a pair of Committee members, usually bearing a gift of brownies or wine. This Committee now needs new members. Present members invariably report that it's a rewarding and interesting way to spend an hour or so, for the betterment of our Association and of these new neighbors. Please contact the Committee chairperson, Sheila Powell, spowellmsn@comcast.net, or (303) 280-6943.

"Joshua fought the battle of Jericho, and the walls came tumbling down." Or something like that. Well, our entrance walls soon will come "tumbling down." The Board has contracted for the complete razing of these two impressive curved walls, because they have disintegrated over their 17+ years of life from the constant incursion of water, ice, snow, and rain. The sub-surface supporting blocks soon will no longer support the structure; the white tiles on the surface continue to drop off. The good news is that the walls will be rebuilt, beginning on or about

September 12. The finished design will closely mimic the original appearance. Different surface materials will be used, in part. The construction will be designed to minimize water incursions. In short, the new walls should last for many years. Once again, we will be proud to enter our home, and will regain the praise of the larger community of visitors and Realtors, for example. By delaying the commencement of this reconstruction into fall, we will be able to enjoy the beautiful floral displays there for another six weeks or so.

Meanwhile, our tripartite planter, with the directional sign in the middle, is crumbling. Several alternative proposals have been considered by your Board, which has not yet settled upon any of them. While reconstruction of this planter might appear as a simple project, there are complications – such as the requirement for insulation for the irrigated flower beds there; drainage; and cost. What is agreed, to date, is that surface flower beds there would be decimated by the rabbits that have commandeered our grounds.

Catamaran Club. I remind you that the Catamaran Club at the Breakers welcomes Pelican Pointers as members. For \$50 per month (per townhome, not per person), you can gain access to their tennis courts, and pool and paddle boats in the summer, and their athletic and gym facilities in their clubhouse all year. There are no initial fees; no contract; no termination fees. Some temporary restrictions do apply if you elect to terminate your membership and to re-join later. Contact our manager for details.

A reminder about your Catamaran Club dues: Your monthly dues is payable in advance, and is due on the 1st day of the calendar month, with a grace period to the 15th. Club dues should always accompany (or be included within) your HOA dues (unless you are a tenant). However, if our manager receives your dues beyond the 15th, your membership will, *ipso facto*, terminate; the Club will be so notified. Also, your payment of *multi*-months of Club dues will not be accepted.

Weird behavior:

- I was going to wear my camouflage shirt today, but I couldn't find it.
- Behind every great man – is a woman rolling her eyes.
- Ever stop to think – and forget to start again?
- When I'm finally holding all the right cards, everyone wants to play chess.