

The Glencannon Newsletter

Visit our web site: www.glencannonhomes.org

August 2013



Pictured from left to right:

Maureen Krueger, Rob Klan, Michael Cappelli, Michael Krueger, Ethan Hopf, Tom Farmerie

Community Day Photos and Recap

(Details page 6)

In this issue

Resource Page	Page 2
Next Board Meeting	Page 4
Community News	Page 4
Financial Report	Page 5
Community Day Recap	Page 6
Pool Parties	Page 7
Pool Rules	Page 10
Minutes	Page 12
A.C.C. Form	Page 15
Calendar	Page 16

GLENCANNON

BOARD OF DIRECTORS

Terry Creighan, President

April John, Vice President

John Ackerman

Shawn Beard

Jim Byer

Richard Flood

Ed Frohnafel, Jr.

Rita Manolas

Tony Sacco

Phone: (724) 745-4911

e-mail: glencannon15317@yahoo.com



Glencannon

Resource Page

Babysitters

Janine Dolanch	531-0095
Krystina Litton	746-6747
Mary Lloyd	745-5988
Ashley Lucot	746-2730
Sarah Ackerman	745-3989
Carly Cappelli	743-3345
Katie Rosemeier	223-9653
Sarah Rosemeier	223-9653
Kaylyn Kusluch	746-8649
Fran Toma	413-5738
Breanna McDade	328-1731

Teen Yard Work

Patrick Bonner	746-0249
Tyler Oravetz	412-980-4389
Cody Kusluch	678-5640

Dog Walking

Bethany Henderson	746-4087
Janine Dolanch	531-0095
Natalie Ackerman	745-3989
Ethan Hopf	746-8655
Tyler Oravetz	412-980-4389

If you would like to add your name to any of the above lists, just call the association at 724-745-4911

Canon McMillan School District

Administrative Building	746-2940
Borland Manor Elementary	745-2700
N. Strabane Intermediate	873-5252
Canon McMillan H.S.	745-1400
Transportation Department	745-1502
St. Patrick Catholic School	745-7977
Canon McMillan M.S.	745-9030

North Strabane Twp. Municipal

Animal Control	746-4344
Police/Fire/Ambulance	911
Township Office	745-8880
Police Administration	746-8474

Utilities

West Penn Power	800-686-0021
<i>To report outages</i>	<i>800-544-4877</i>
PA American Water	800-474-7292
Equitable Gas	412-395-3050
Verizon	800-660-2215
Comcast Cable	724-745-4734
Gas Leaks	800-253-3928
PA-1 Call	800-242-1776
Allied Waste Services	412-429-2600
	or 1-800-464-2120

Glencannon Homes Association

P.O. Box 831 ♦ McMurray, PA 15317 ♦ 724-745-4911

glencannon15317@yahoo.com

glencannon15317@yahoo.com



www.glencannonhomes.org

A.C.C. Approval

Any Resident planning to change the exterior of their property must obtain approval from the A.C.C. Chairman. North Strabane Township will not issue a building permit to any resident of Glencannon unless they have this approval from the association. Approval must be obtained for decks, doors, windows, sidewalks, patios, sheds, painting, etc.

A copy of the ACC form is available from the association secretary or online at:

www.Glencannonhomes.org/accrequestform.pdf

Payment Reminders!

Your monthly association dues of \$43 should be sent to:

**GLENCANNON HOMES ASSOCIATION
P.O. Box 831, McMurray, PA 15317**

If you are ever unsure of the current balance on your account, please give us a call at 724-745-4911 and we will be happy to let you know.

Please include your lot number with your payment!

You may include a payment voucher, write the lot number on your check, or list it as the account number if you pay your bills online. This makes it much easier for us to ensure that your payment is credited to the proper lot!

Contacting Glencannon

To better serve our community members, we have set the following phone hours when you can be assured that your calls and emails will be answered in a timely manner. (if there is no answer during these hours, PLEASE leave a message as we are most likely on another call.)

Glencannon Phone Hours

Mondays	10:00 a.m. - 3:00 p.m.
Tuesdays	10:00 a.m. - 3:00 p.m.
Wednesdays	1:00 p.m. - 6:00 p.m.
Thursdays	1:00 p.m. - 6:00 p.m.

You may reach the Association by phone at (724) 745-4911 or by email at glencannon15317@yahoo.com

Selling Your Property?

If you are planning to sell your property, please contact the Association Secretary once you have accepted an offer and a tentative closing date has been determined. the Secretary will then prepare the Resale Certificate Package.

As a reminder, under Act 180, the association has 10 days to provide the resale certificate and other items to the seller. Please notify the Association Secretary as soon as possible so that a resale certificate can be prepared.

The fee for a resale packet is \$75.



Glencannon

Community News

Next Board Meeting

August 13, 2013 at 7:30 pm
Glencannon Pool Pavilion

Ed Kirn, our landscaper for the past several years has decided to move on and resign his position. We can't thank Mr. Kirn enough for his hard work, dedication and countless projects completed while in Glencannon.

Good luck in your future endeavors Ed!

The Aerator at the pond should be back in operation within a few weeks.

Mark Your Calendar

The annual Bonfire at the pond will be October 12, 2013 at 7:00 pm.

Pond Lawsuit Update:

On June 20, 2013 the jury for the Pond Lawsuit awarded \$1,629,000 to Glencannon Homes Association. On June 25th, 2013, Judge Debbie O'Dell Seneca ruled Canon-McMillan School District and North Strabane Township will be required to pay (a reduced) \$500,000 each because they are considered "Government entities." Phil Binotto, Jr. (one of Glencannon's Attorneys) filed post trial motions to the decision in addition to other post-trial motions. A final ruling will be decided by Judge Debbie O'Dell Seneca (set for early September).

Sand Volleyball Tournament Results

1st Place	Pheasant Cove
MVP - Ethan Hopf	
2nd Place	Deerfield
3rd Place	Hickory Circle
4th Place	Meadowview
5th Place	Hunting Creek

Thanks to everyone participating in this year's competition, get your team ready for next year!

Electronics Disposal

Due to a new PA electronics recycling law,
Electronics can not be disposed to
municipal waste. This includes
computers, TV's and any components of
these devices.

For more information on Electronic
Disposal and Recycling sites, visit the
Washington County Planning Commission
Website at:
www.depweb.state.pa.us.

Most Goodwill stores will accept Computers and
electronics however, they recently discontinued
accepting televisions.

Dog Laws

**Please remember that Pennsylvania
and the township of North Strabane
have laws pertaining to DOGS.**

Pennsylvania State Law: All dogs must
be under control and may not be
allowed to run at large. Dogs are
personal property and owners are
responsible for damages caused by
their dogs. This means that when your
dog is not on your property, it must be
under direct control of you or a
handler. The best way to control your
dog is with a leash.

North Strabane Township Ordinance:

It shall be unlawful for the owner of
any dog or dogs to allow or permit such
dog or dogs to run at large in the
township of North Strabane.

***We ask that all residents please leash
your dog and clean up after them.***

Thank you for your cooperation.

Glencannon Homes Association Financial Report June 30, 2013

General Operating Fund

Checking	\$69,442.13
Money Market	\$10,327.28

Total	\$79,768.41
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General Fund Revenue

Association Fees	\$ 25,874.00
Resale Packets	\$75.00
Rec. Center Guests	\$ 1,558.00
Rec. Center Rental	\$ 100.00
Pool Passes	\$ 1,200

Total	\$ 28,807.00
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General Fund Expenditure

Rec. Center	\$ 9,157.18
Commons	\$ 0
Grounds	\$ 5,090.85
Trash	\$ 3,960.00
Administrative	\$ 1,323.79

Total	\$ 19,531.82
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General Operating Fund

Beginning Balance	\$69,442.13
Deposits	\$28,807.00
Disbursement	\$19,531.82

Total as of 6/30/2013	\$78,716.31
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Please Note:

The amount that has been spent on the pond lawsuit to date (over the past 3 years) as of 6/30/2013 is:

Legal Fees and Expert Report -	\$145,784.28
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The current balances of our other accounts are:

Citizens CD	\$ 18,126.52
Citizens Capital Reserves	\$ 57,341.80
Washington Federal CDs	\$ 43,709.56
Edward Jones	\$ 348,322.44



Community Day
2013 was a huge
success!

*Thank You to all of the residents
that helped with the set up and
clean up!*

*Very special thanks to
the following donors:*

**Generous Cash
Donations:**

Eckert Seamans Cherin
& Mellott, LLC

ViaQuest Home Health
and Hospice

Stelmack

Dobransky Eannace, LLC

Sweat Law Offices

State Farm – Char Bozovich

Generous Door Prize Donors:

Direct Home Inspection Services – Scott
Klein

VIP III Nails and Lounge (Donaldson’s
Crossroads)

Townview Nursing and Rehabilitation

Max & Ermas

Med Express

Howard Hanna – Shawn Beard

Golden Living Center

Gallagher Home Health Services

Fibi & Clo – April John

Geno Levi Salon

Edward Kirn Enterprises

Wild Things

Omni Home Health Care

Ensphere College Planning Services

Mary Kay Cosmetics - Kim Spicer

Lisa Ackerman

Independent Beach Body
Coach – Erica DeNucci

Ollie’s Pizza

Northland Realty – Debbie Panza

Personnel Staffers

Judi Agostonelli – Century 21 (all
of the bottled water)

Pizza Hut – Canonsburg (pizzas for dinner)

Belfiore Vending (beverages for dinner)



Amanda Krueger with her caricature

**And special thanks to this year’s Community Day
Committee, your hard work showed, and we are
most appreciative of your efforts.**

Glencannon Pool Parties

Reserve the pavilion during normal pool hours for only \$25.00 (3 hours) plus \$3.00 per non-resident guest.

After-hours parties available,
only \$90.00 from 8:00 pm to 11:00 pm.
No additional fee for guests!

Call (724) 745-4911
to reserve your spot!

Advertise in the Glencannon Newsletter!

Ad Size	Ad Fee	Typing Fee
Full page	\$60	\$6
Half page	\$45	\$5
Quarter page	\$30	\$4
Business Card	\$17	\$ —
Line ads		\$.40 / word

Discounts apply when consecutive ads are placed

- 2 free ads when you purchase 10
- 1 free ad when you purchase 5
- 1 half-price add when you purchase 3

Deadline for all ads (except full-page ads) is the 15th of each month. Full-page ads are due by the 20th of each month.

Web site ads are available at an introductory rate, \$75.00 (for 1 year, on the home page.) \$95.00 (for 1 year, on all pages.)



Pool Hours

Mondays	Noon to 8:00 pm
Tuesdays	Noon to 8:00 pm
Wednesdays	Noon to 10:00 pm
Thursdays	Noon to 8:00 pm
Fridays	Noon to 10:00 pm
Saturdays	11:00 am to 8:00 pm
Sundays	11:00 am to 8:00 pm

Friday "Night Swim" continues
until August 23rd

Back to school hours start August 26, 2013

**HELP WANTED: DRIVER AND/OR COMMUNITY/
HABILITATION AIDE FOR OUR ADULT HANDICAP SON.**

DRIVER NEEDS TO HAVE A VALID DRIVER'S LICENSE WITH A CLEAN DRIVING RECORD. DRIVER WOULD NEED TO TRANSPORT TO/FROM OUR HOME TO WORK (APPROX 5 MILES EACH WAY), 2 DAYS PER WEEK, ROUGHLY AT 11:45 & 4:30. OUR SON NEEDS TO BE AT WORK AT 11:55 AND PICKED UP PROMPTLY AT 4:30. WE ARE WILLING TO PAY WAGES PLUS MILEAGE. WOULD PREFER HAVING SOMEONE ALSO WILLING TO COME PRIOR TO ENSURE HE IS UP AND READY FOR WORK.

COMMUNITY HAB WORKER NEEDED TO HELP HIM OUT WITH DAILY LIVING ACTIVITIES (SHOPPING/COOKING/LAUNDRY, ETC) AS WELL AS HAVE FUN PARTICIPATING IN THE COMMUNITY (GOING TO MOVIES, LUNCH, BIKE RIDES, SPORTING EVENTS, ETC), UP TO 12 HOURS PER WEEK. APPLICANTS MUST BE 18 YEARS OF AGE, PATIENT, LOVING, CARING, THOUGHTFUL, PUNCTUAL AND BE WILLING TO SUBMIT CLEARANCES FOR ACT 33/34 HAVE A DRIVER'S LICENSE AND HAVE TRANSPORTATION.

WAGE IS NEGOTIABLE. PLEASE CALL....

724-255-0255. LEAVE MESSAGE.

Reminder!

Glencannon ACC regulations require that GARBAGE CONTAINERS are to be stored indoors or inconspicuously outdoors (**not in front of your residence.**) Garbage containers should be placed in front of your residence **no earlier than 5:00 p.m. the night before collection day**, and should be removed the next day.

Thank you!

Been a while since you shopped around for car insurance?

Allstate Insurance just had a rate DECREASE.

Plus, with accident forgiveness and deductible rewards you could be getting a better deal than you ever thought possible.

Contact your local Allstate agent today to make sure you are getting the service and discounts that you deserve.



Brian Fisher - Exclusive Allstate Agent

With two convenient locations to better serve you:

148 West Pike Street
Canonsburg, PA 15317
724-746-4470

1130 Perry Highway
Pittsburgh, PA 15237
412-366-9480



Judi Agostinelli, Associate Broker, ABR, CRS, GRI
724-941-8680 ext 217
Cell 412-997-3969
RealtorJAA@aol.com
Web Site JudiAgostinelli.Realtor.com

ALL AGENTS ARE NOT CREATED EQUAL

- **Ranked #1 among CENTURY 21 Agents** in Pennsylvania for units SOLD
- **Ranked #2 among CENTURY 21 Agents** in the State of Pennsylvania
- **Ranked #86 among CENTURY 21 Agents** in the Unites States (The top .16% of Agents)
- **Recipient of the CENTURY 21 Centurian Award and the CENTURY 21 Double Centurian Award** (Level reached by .25% of agents)
- **Life Member of the Centurian Honors Society** (2.09% of agents to have ever reached this level)
- **CENTURY 21 Quality Service Award** Recipient
- Washington-Greene Association of Realtors **Circle of Excellence Member Diamond Award Recipient**
- 2010-2013 **Five Start Real Estate Agent Award** (Less than 7% of real estate agents in this area receive the award)
- **Associate Broker** (licensed in 2006 and a licensed Realtor since 1992)
- **Certified Residential Specialist** (CRS designation - comprises of only 3% of Realtors)
- **Accredited Buyer Representative** (ABR designation)
- **Graduate of the Real Estate Institute** (GRI designation)
- California University of Pennsylvania, **Bachelor of Science** 1983
- **Epsilon P Tau** (Honor Society for Professionals in Technology)

There are many qualities and skills that go into being a successful real estate agent: integrity, in-depth community and market knowledge, marketing savvy, effective negotiation skills and a high quality professional network, all of which are hallmarks of how I work.

*That said, in my experience as a Washington and Allegheny County Real Estate Professional, I've also found that providing the very best service is essentially about **putting my client first**. This means keeping myself accessible, being a good listener as well as a good communicator, and responding quickly to the needs of my clients.*

*This "**client first**" philosophy has always been my approach and it requires me to continually improve my skills and ways of doing business. In addition, I've found that the latest technologies are enabling me to do everything I've always done, only much more quickly and efficiently. They've also helped me to extend the range of services I provide to my clients.*



Glencannon Recreational Center

2013 RULES AND REGULATIONS

ONLY RESIDENTS CURRENT IN THEIR ASSESSMENTS MAY USE THE RECREATIONAL FACILITIES.

Violation of the following rules will result in revocation of swimming privileges.

- 1.. No diving or flipping into the pool at anytime.
2. Running and horseplay in the pool area is prohibited.
3. Water games in the pool are permitted only with the consent of the guard and when they don't interfere with the enjoyment of the pool by others.
4. Soft throwing and water balls, kickboards and other water equipment may be used only with the consent of the guard.
5. Non-swimmers must stay in the shallow end of the pool.
6. Please refrain from talking to the guard on duty except to request information.
7. Children 12 years of age and under will not be permitted in the area unless accompanied by a parent or an agent of the parent acting as the guardian. Authorization shall be submitted to the guard in writing. **CHILDREN MUST BE WATCHED BY THE GUARDIAN AT ALL TIMES! A GUARDIAN IS DEFINED AS A PERSON 15 YEARS OF AGE OR OLDER.**
8. Children 12 years of age and under who have not been certified as competent swimmers cannot be in the deep end of the pool. All children wearing water wings or flotation devices of any kind are considered non-swimmers by the staff and need to be accompanied/supervised by a responsible adult or guardian in the pool at all times. Children that have passed the deep water competency test four years in a row are exempt from repeating the test at the discretion of the guards.
9. Each parent is responsible for the safety of his/her child at the baby pool and must supervise at pool side.
10. Members and guests are permitted to enter the pool area only through the bathhouse gate.
11. Entering the pool area at any time when it is closed is prohibited.
12. Glass, sharp objects, or other dangerous articles are not permitted in the pool area at any time.
13. Throwing of rocks or other foreign materials in or around the pool is prohibited.
14. Please use the available ashtrays and trash cans keeping the pool area clean for the next guests.
15. Pets **ARE NOT** permitted in the pool area.
16. **NO ALCOHOLIC BEVERAGES** are permitted in the pool area at any time.
17. Glencannon Homes Association is not responsible for any valuables lost in the pool area.
18. Smoking, food and drinks and gum are not permitted in the pools or on the concrete apron around the pools at any time.
19. All members and guests using the recreational facilities must respect the rights and property of the neighboring residents at all times.
20. All persons must leave the pool at any time when directed to do so by the guard.
21. The baby pool is only for infants and toddlers up to age 4 years old.
22. Only guard chairs are permitted on the concrete apron near the pools. Chairs are not permitted in the baby pool.
23. No loud music by individuals interfering with the enjoyment of the pool by others will be allowed.
24. No chair saving, chairs are available on a first come, first serve basis.
25. All parties (normal hours and after hours) should be approved by the pool manager at least two weeks prior to the scheduled party.
26. No person showing evidence of a communicable disease, bodily discharges, open blisters or cuts and bandages will be allowed entry to the swimming pool area.
27. Persons suspected of being under the influence of drugs or alcohol shall be prohibited from entering the water.
28. Pool Management reserves the right to eject anyone (for the day) for conduct issues. Recurring violators will be referred to the Board of Directors for disciplinary action.

POOL SCHEDULE:

1. The pool will open for the season on a daily basis from Memorial Day weekend to Labor Day.
2. The pool hours (weather permitting) will be 12:00 p.m. - 8:00 p.m. Monday through Friday and 11:00 a.m. - 8:00 p.m. on Saturdays and Sundays for the pool season; pool opens at 11:00 a.m. on holidays. Wednesdays will add a "night swim," the pool will be open 12:00 p.m. - 10:00 p.m. Starting July 5, 2013 and continuing through August, a Friday "night swim" will be added. Some Friday "night swims" may be cancelled in the event of a booked private party.
3. A rest period for Adult Swim will occur promptly during the last 15 minutes of each hour. All children (17 years old and younger) must leave the pool for the mandatory rest period. During this time, children (5 and up) cannot be in the Baby Pool and are to be in the grass areas, pavilion/tennis court area. Children (2 and under) are permitted in the pool with their parent/guardian during Adult Swim.
4. The pool may be closed during the hours of inclement weather, at the discretion of pool management.

GUEST REGULATIONS:

1. Members may bring a guest to the pool at any time, subject to the following regulations.
2. Any Glencannon Resident in arrears on assessment cannot be a guest of a member in good standing.
3. Guests must be accompanied by a member in good standing and obtain a guest pool pass. Residents MUST stay with their guests at all times. There is a maximum of 10 guests permitted in at a time without prior notice.
4. Guest fees: \$3.00 per person daily admissions (children 5 and under are free). A season guest pass will be available for \$35.00. (One pass per unit, good for one person only). All guests must be accompanied by a resident. There is no fee for use of tennis courts when accompanied by a Glencannon resident.
5. A vacation pass is also available for \$15.00. Purpose: To eliminate the problem of having a member present when out of town guests are visiting, and to make the guests feel comfortable using our pool facilities.

DIRECTIONS: The member must fill out the vacation pass form and return it to the pool manager. Once approved/disapproved, the member will be notified (within two weeks after the request). Payment must be paid in full one day prior to arrival date. Only after payment is made and the pass is filled out will the vacation pass(es) be issued (this will be done at the pool).

RELEASE FORM: This can be filled out anytime and brought to the pool when picking up the pass(es). If anyone is less than 18 years of age, a parent or guardian must sign the form on their behalf.

VACATION TIME: Seven days (one week) is the maximum time for each vacation request, but there is no limit on the number of requests.

PAVILION RENTAL: The fee to exclusively reserve the full pavilion during regular pool hours is \$25 for 3 hours, plus \$3.00 per guest. The pavilion will have water/electricity available (if the pavilion is not already reserved, residents may use the pavilion informally during regular pool hours free of charge).

AFTER HOURS POOL USAGE: Please contact the Pool Manager (724-554-1651) or the office (724-745-4911) about renting the pool for an after hours party. The fee to rent the pool from 8:00 p.m. to 11:00 p.m. is \$90.00 - This includes use of the pavilion.

OTHER COMMONS FACILITIES: Tennis, Volleyball, Pavilion (10:00 a.m. to Dusk weather permitting)

1. Only members in good standing and their guests can use the courts. Guests must be accompanied by members at all times.
2. Reservations for the courts may be made with the Association Secretary. Use of the tennis court and volleyball court will be limited to two hour increments. Anyone wishing to use the softball field for an organized event must reserve the date and time at least one week in advance through the Secretary. Fees may be charged depending on the type of reservation.
3. No skateboards, rollerblades, or hee-lies are permitted on the courts at any time.
4. No pets are permitted on the courts at any time.
5. Any individual playing tennis/volleyball/basketball must shower before swimming.

ENTIRE REC. CENTER: Damage to any property in the recreation area by any member or guest will result in the liability of the responsible party for repairs or replacements necessary as a result of their actions.

Glencannon Homes Association

Executive Meeting

June 4, 2013

Board members present: President-Terry Creighan, Vice President - April John, Tony Sacco, Ed Frohnaphel Jr, John Ackerman, Jim Byer, Rita Manolas

Mr Creighan called the meeting to order at 7:00pm

New Business

Mr Creighan opened the discussion with an update on the lawsuit and the trial is starting on June 10, 2013.

The board discussed the Edward Jones investment. The monthly contributions over the past nine months have not been allocated into a mutual fund or a bond fund so there is no gain or loss. Mr. Byer suggested we hold off on further contributions until we complete our review of the investment portfolio.

Mr. Creighan made a motion to stop contributing \$500 each month to Edward Jones. Mr. Ackerman seconded the motion. Vote: Mr. Creighan,- yes, Mr. Ackerman- yes, Mr. Byer – yes, Mr. Flood – yes, Mr. Frohnaphel Jr.- yes, Mrs. John – yes, Ms. Manolas – yes, Mr. Sacco – yes.

The board also discussed the rates associated with the Washington Financial CD Maturity. Mr. Byer made a motion to renew the CD for another 6 months. Mr. Flood Seconded the motion. Vote: Mr. Creighan – yes, Mrs. John – yes, Mr. Sacco – yes, Mr. Frohnaphel Jr. – yes, Mr. Byer- yes and Ms. Manolas – yes.

Financials

The monthly financial information was distributed to each board member and reviewed. The financials will be voted on at the June 11, 2013 regular board meeting after each board member has 7 days to review.

ACC- Mr. Ackerman discussed there was 1 ACC request this month and it was approved. He also stated that a resident letter is needed to remove a dead tree.

Rec- Mr. Creighan stated that Mr. Hogan (Pool Manager) will be present next week at the regular board meeting to discuss the pool operation and field any questions.

Commons – Mr. Ackerman discussed issues with the beds in the community. He feels they are not in good condition. He discussed the condition of the mulch and that an upgrade is

necessary. He said he would be working on bids to have the beds re-done. Mr. Ackerman also stated that Rice Electric still has the aerator for the pond. Mr. Creighan said he called Rice Electric to check the status and it is still in line to be diagnosed for repair.

Ms. Manolas provided an update on the cluster boxes on Meadowview and her communication with the post office. Ms. Manolas also discussed needed resident letters.

Minutes

The minutes from the executive meeting on May 7, 2013 were reviewed. Ms. Manolos made a motion to approve the minutes and Mr. Ackerman seconded the motion. Vote: .Mr. Sacco – Yes, Mr. Ackerman – Yes, Ms Manolas – Yes, Mr. Byer – yes, Mrs. John – Abstain, Mr. Flood – Abstain, Mr. Creighan – yes, Mr.. Fronaphel Jr. – Yes.

After review of the regular board meeting minutes on May 14, 2013, Mr. Ackerman made a motion to approve, Mr. Flood seconded the motion. Vote: Mr. Sacco – Yes, Mr. Ackerman – Yes, Ms Manolas – Yes, Mr. Byer – yes, Mrs. John – yes, Mr. Flood – yes Mr. Creighan – yes, Mr. Fronaphel Jr. – Yes.

Mr. Creighan discussed that there was a report of a bike stolen outside of the pool on Friday, May 31, 2013. Mrs. John stated that residents on Cricketwood also notified the police because their car was broken into.

Mr. Frohnaphel made a motion to adjourn and Mr. Ackerman seconded. Meeting adjourned at 9 pm.

Respectfully submitted by Kim Spicer

Glencannon Homes Association

Regular Board Meeting

June 11, 2013

Board members present: President - Terry Creighan, Vice President – April John, Tony Sacco, Ed Frohnaphel, Jr., John Ackerman, Rita Manolas, Jim Byer, Shawn Beard and Rick Flood.

Meeting called to order by Mr. Creighan at 7:00pm

Open Discussion:

Patrick Hogan (Pool Manager) was present at the meeting to discuss pool operation. Mr. Creighan commended the lifeguards for the cleanliness of the chairs.

Also, there were lights fixed at the pool and the tennis court net was repaired. Mr. Frohnaphel, Jr. asked Mr. Hogan if the names on the delinquent list were being checked when people come to the pool, he also said the guards were aware and doing this daily. Mr. Hogan stated there are 3 new guards this year but the others are from last season. Mr. Creighan asked Mr. Hogan to be sure that the guards have residents sign in and put their lot number on the sheet. The extra night (starting in July) was also discussed.

[Mr. Ackerman asked if all of the guards had the necessary paperwork and training. Mr. Hogan said that he has been informed of the new pool rules and all of the paperwork has been submitted. It was also discussed that the guards could contact Mr. Hogan or Mr. Creighan if there are any issues during pool operation.

Pond Lawsuit

Mr. Creighan stated that the trial is underway and residents are welcome to attend. He also stated that the trial will probably be wrapped up by Friday.

Rec- Mr. Creighan stated that new reel is needed for the tennis court net and it costs around \$55.00. He also said that a new leaf blower is needed for the guards to clear sand from the tennis court. Edward Kirn Enterprises has also been doing extra work around the pool as well. Mr. Creighan made a motion to purchase a leaf blower and new power cords for it. Mr. Byer seconded the motion. Vote: Mr. Sacco – Yes, Mr. Ackerman - Yes, Mrs. John - Yes and Mr. Byer – yes, Mr Flood – Yes, Mr. Beard – Yes, Mr. Frohnaphel Jr. - Yes and Mr. Creighan – Yes, Ms. Manolas – Yes.

ACC – Mr Ackerman stated that there were 2 requests and both were approved.

Commons - Mr. Ackerman stated that he contacted different landscapers in order to make improvements to the entry beds. Mr. Creighan said he talked to Rice Electric again and we are still in-line for the aerator to be diagnosed for repair; they will not have a definitive answer for a few weeks. The Waste Management dumpster (in the pool parking lot) was discussed and that they have been notified twice via certified letter to remove it. The board discussed the possibility of Allied

Waste emptying it and then sealing it off. The board will also contact the Attorney for further direction with Waste Management.

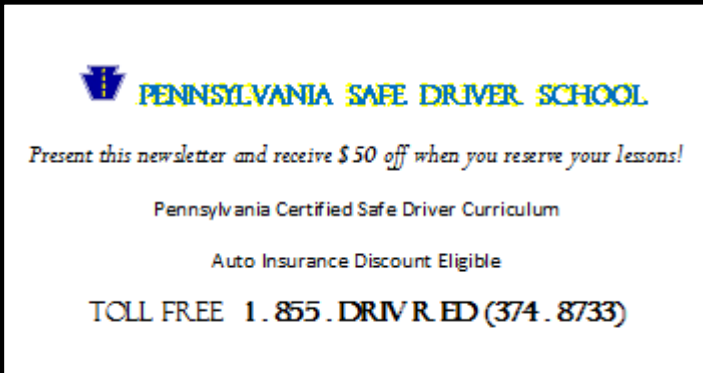
Erosion problems between Hunting Creek Rd. and Rt. 19 were discussed. The board will have Ed Kirn clear small trees and brush to expose the area for a better view of the problem.

Financial

The financial information was discussed and specific bills were discussed including extra work done by Edward Kirn Enterprises and Allied Waste. Legal bills were discussed and each board member confirmed that they had copies. Mr. Flood made a motion to approve the financials, Mr. Ackerman seconded the motion. Vote: Mr. Sacco – Yes, Mr. Ackerman - Yes, Mrs. John - Yes and Mr. Byer - Abstain, Mr Flood – Yes, Mr. Beard – Yes, Mr. Frohnaphel, Jr. - Yes, Mr. Creighan – Yes and Ms. Manolas - Yes.

Mr. Frohnaphel made a motion to adjourn the meeting. Meeting adjourned at 8:30pm.

Respectfully submitted by Kim Spicer



The "Wild Thing" visits Community Day

Privileged to help.



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Request for Review
Architectural Control Committee
Glencannon Homes Association

Name: _____ Date: _____

Address: _____

Telephone: _____ Lot: _____

Project Description:

Owner's Signature: _____

ACC Recommendations & Comments: _____ Date received: _____

ACC Committee's Signatures: _____

INSTRUCTIONS: Prepare a written description and a sketch of the proposed improvement or change in sufficient detail so that the committee can make a decision. Provide a site plan, including unit location, and indicate where on the property the improvement is to be located. The ACC will respond to your request within 30 days.

MAIL REQUESTS TO:

Glencannon Homes Association ♦ P.O. Box 831 ♦ McMurray, PA 15317

AUGUST 2013

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1 <i>Garbage</i>	2	3
4	5	6	7	8 <i>Garbage and Recycling</i>	9	10
11 <i>Ice Cream Day at the pool 2:00 pm</i>	12	13 <i>Board Meeting 7:30 pm pool pavilion</i>	14	15 <i>Garbage</i>	16	17
18	19	20	21	22 <i>Garbage and Recycling</i>	23	24
25	26 Canon-McMillan <i>First Day of School</i>	27	28	29 <i>Garbage</i>	30	31

Don't miss the last Hot Dog Day - Sunday, September 1st



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