



Yardley Village News

October 2024

Message from the President

Fall is here and pumpkins are popping out all over. I hope everyone had a great summer! The Village looks great with the new roofs, gutters, painted shutters and medallions and mulch!

Roofing project

The roofing project is essentially done. The last gutters were installed on Friday! This is well ahead of schedule! The final punch list will be done this week and the final details will be completed shortly thereafter. We are particularly pleased with KPI and the work they have done. Their materials and equipment will disappear soon.

The remaining issue is the deteriorated chimney caps. We are replacing six caps that leaked and caused the need for chimney repair, an unexpected cost. We feel the remaining chimney caps will start to leak over (short) time that could create needed roof repair on the 40 year roofs we just installed, so we are planning to replace **ALL** the chimney caps and do it this fall. I think all would agree that we must to complete the roofs properly!

We are accumulating all the extra costs, **including** the cost for the chimney caps, as we get them. We still have the hopes we will not need to do an additional

assessment to cover these additional costs.

Medallions

The medallions over the garages have been repaired and painted and look great!

Yardley entrance signs

Many thanks to Jim DiCarlo and his helpers for the re-conditioning of our entry signs!

Master Association

The Master Association has approved the location of the new pavilion closer to the

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shuffleboard courts and we still hope to get the structure erected this fall.

The Master Association has voted to remove the steep road above the sports area (and below Sullivan House) due to safety concerns. Our insurance company also paid a significant settlement for a fall due to the excessive slope that is also code non-compliant.

Yellow Dot Program

The rest is up to you! You need to fill out the paper work as detailed in the plan, apply the yellow dots as direct and put the paperwork in locations as described. It is important and can **save your life!**

Mailboxes

Some mailboxes are becoming faded and can be rejuvenated by cleaning. This will not be addressed this summer with all the other work being done but could be helped if homeowners are able to give cleaning a try.

Exterior Changes

Keep in mind that **any changes** you wish to make to the exterior of your unit, whether to the structure or the landscaping, must be **signed off by Council**. Contacting the Architectural or Landscaping committees for input and/or advice on the product or procedure will help move your project forward. Proceeding without **signed** approval may require attention to make changes to comply with our **Rules and Regulations**.

*George Earle,
Yardley Village President*

Architecture Committee

No report this month.

Tony Bruno, Chairman

Landscape Committee

Neighbors,

HML has concluded the mulch application in Yardley and the village looks great with the new mulch and all the work that has been done on our homes this year. Mulching is done every other year so there will be no mulch applied in 2025.

Mowing for the season will conclude mid-October. HML will be doing the fall cleanup later in November and into December and winter pruning will start when the fall cleanup has been completed. Timing is dependent on the leaf drop and when Yardley is scheduled among the other villages.

Fall is a great time to enjoy the cooler temperatures and the time to clean out our summer flowers and hanging baskets that have seen better days. When you dispose of your plant material i.e., hanging baskets, annuals, trimmings etc.... do not dispose of these materials off your deck, in the detention ponds and preserved woodland areas.

*Pierre Nolin
Landscape Chairman*

Social Committee

Our annual Sullivan House event was a big success. The caterer, Tasty Table, did a lovely job with both the quality and quantity of food provided. Our very own Dennis played on the piano background music to enhance the beautiful weather we had that day.

We are hoping to resume our Happy Hour event at the Kohler's (1702) this week on Thursday the 5th between 5:00 and 7:00. No RSVP needed for this. Just bring an appetizer to share along with

your own beverage and lawn chairs. Look for an invite early this week in your email. If you are new to Yardley it is a great way to meet your fellow neighbors.

Our Annual Holiday Brunch will be held on Sunday, December 15th this year at the HM Country Club. More information will follow in the November newsletter.

We are planning a sort of tail gate get together for the annual Hershey's Mill parade on Saturday December 7th by the west entrance. (weather permitting) More information will follow in November.

Please feel free to contact any of our committee members with your ideas and suggestions.

For our new residents to Yardley village, if you would like to have an "official" Yardley nametag, please contact Erik at Crown Trophy and tell him you are a HM Yardley resident.

Melaine Blair
Social Committee Co-Chair

Decorating Committee

Maureen Devlin, Chair
Decorating Committee

Yardley Activity Corner

JULIETS

"Just us ladies interested in engaging together"

The ladies of Yardley and Zephyr meet the first Tuesday of each month at The Desmond from 11:45 until? The Desmond has agreed to separate checks and our HM discount. They have a nice

spacious area to enjoy our lunch and also easy parking with a drop off area. Please note our next luncheon will be on Tuesday, November 12th.

Melaine Blair
Jan Nolin
Dee Stick

Yardley Village ROMEO Club

As you may know each month, typically on the first Monday, the ROMEO* men of Yardley meet at 9:00 am at Nudy's Cafe 309 Lancaster Ave (route 30) in Malvern for breakfast and conversation.

We invite any and all male residents of Yardley Village to come and meet your neighbors. We look forward to seeing you there.

Please gather in the rear enclosed area. Future dates are listed below:

2024: 9/9, 10/7, 11/4, 12/2

*Retired Old Men Eating Out

Jim DiCarlo

Dine Around News

Hello Everyone,

We skipped September's Dine Around because our village had the event at the Sullivan House. October's Dine Around will be at Spence Café on Tuesday, October 22. We are full and have a wait list for both times, but we do get cancellations so if you are interested, please let us know as we will add you to the list.

Bon Appétit.

Danny & Brigitte Feinberg
484-948-5874

Yardley Village Road Rallye

Yardley Village had its second car rallye on September 21st. 34 of our neighbors met at the Community Center for the start of the rallye and we all finished up at Anthony's Italian Restaurant in Malvern for lunch. The rallye itself was approximately 65 miles long and took between 2 ½ to 3 hours for the cars to finish. The scenic route meandered through Southern Chester County where answers to the questions would be found. We were fortunate to have good weather.

First Place in the winning car were Barbara & Keith Emery and Kathy & Fred Pioggia. The Second Place winners were Lynn Mander, Rod Heckman, and crowd favorite, Guinness. Pat and Dennis Keifer also got an award for their noble effort. Congratulations to all the winners! There were some challenges about the answers and co-rallye master Jim DiCarlo with all his wisdom and gentle persuasive nature, masterfully handled the issues and almost everyone went home happy. We did get a lot of positive comments.

Sue & Jim DiCarlo

Danny & Brigitte Feinberg

Neighbor News

Welcome Committee

No report this month.

Maureen Devlin
Welcome Committee

Letters to the Editor

Please submit questions or comments to Yardleynewsletter@gmail.com

Yardley Village Council and Committee Members

Yardley Village Council

George Earle, President
Rex Cassel - Vice President
Roger Fleming - Treasurer
Steve Keefer - Secretary
Pierre Nolin- Member at Large
Joe Ciasullo - Member Ex-officio

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Architecture Committee

Anthony Bruno, Chair
Steve Keefer

Decoration Committee

Maureen & John Devlin, Chairs
Rich Blair
Jeannie Colvin
Sue & Jim DiCarlo
Joanne Ebert
Nancy Hansen
Karen & John McKenna
Bill Reynolds
William Seres
Marian Sweeney
Lucy & Tom Watt

Finance Committee

"ON HIATUS"

Maintenance Committee

Jim DiCarlo, Chair
Richard Blair
Ed Sweeney

Social Committee

Melaine Blair (Co-chair)
Donna Neil (Co-chair)
Dee Stick (Secretary)
Lynne Fleming
Karen McKenna
Adrienne Miller (Treasurer)
Edie Taylor-Zephyr

Newsletter Committee

Leslie Kirsch
Jim Davis
Jim Kane

Landscape Committee

Pierre Nolin, Chair
Joanne Ebert
Jo Ann Hino
Barbara Reeves-Cohen

Welcoming Committee

Pat Kiefer (Chair)
Maureen Devlin
Jeanie Matteson
Karen McKenna

Sullivan House Social







