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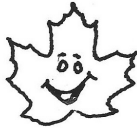
# The Inverness "I"

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Vol. 2. No 4.

October 2011

## Fall is Here!



### From The Editors

Preparation of this issue has produced a growing sense of excitement about life here in Inverness Village. This issue continues to feature individuals who exemplify living full, interesting and active lives. We are always pleased to learn of varied and extensive life stories as we profile long-term residents and welcome several newcomers.

In anticipation of an upcoming art show, we include profiles of the two artists whose work will be shown at a fall event.

The Village has benefitted from an intensive effort to address the landscaping environment. Plaudits to Judy Amand and her committee for their commitment to this. There is much to learn from Judy's column in this issue. Don't miss it!

Speaking of learning, a very informative and concisely presented article was prepared by Joe Proctor, a long-time member of the Finance Committee. Perhaps both of these articles are worth keeping for reference.

We have much to celebrate as we come together after a leisurely summer. **Sign up for the wonderful social events being offered. See you there!**

### From the Village President

On September 8, 2011, the Hershey's Mill Homeowners Association, by a vote of 21 members in favor and one member opposed, agreed to authorize the expenditure of \$928,080 for the repair and restoration of the Hershey's Mill Community Center. The motion was offered by HMCC Task Force Chair Carolyn Eagan (Princeton) and seconded by Jack Schuerger (HLN), and awarded the bid to the low bidder Berks Ridge Construction. During the bidding process six bidders were invited to bid and all submitted bids.

During the fall of 2009, Daley and Jalboot architects estimated a project cost of \$1,118,000. All are pleased that the bidding process produced an almost \$190,000 savings. It was also agreed to discontinue at the end of 2013 the \$7.50 per unit per month fee that had been added to the monthly assessment in 2010 for the Reserve to address the Community Center.

The Community Center will be closed from December 26, 2011, until sometime in May of 2012 to complete the renovations. Plan accordingly!

The next open Village meeting will be on the evening of Thursday, December 1, 2011. The results of the Falcon Group Capital Reserve Replacement Fund Analysis report will be on the agenda for discussion.

Continued on page 2.

### **From the Village President (cont.)**

Starting in late September 2011, the Finance Committee will begin working on the Village budget for 2012. This process starts with spread sheets provided by Hershey's Mill Management which are then molded into a preliminary budget by the Finance Committee for Village Council to look at and approve as the final product for 2012.

It is once again necessary to remind residents to pick up after their outside pets, particularly dogs. Pets must be leashed when walking and common sense says keep them in the common area. Walking dogs on the golf course is a violation of MA rules as well as an extreme safety hazard for both dog and owner.

**Boyd Mackleer (#698)**

**Editor's Note:** Be sure to mark this on your calendars! You won't want to miss this art show by two of our residents.

### **INVITATION TO AN ART SALE**

**WHO: Judy Antonelli Klanderman and Jane Phelan Auer**

**WHERE: Hershey's Mill Community Center**

**WHEN: SATURDAY AND SUNDAY,  
NOVEMBER 19-20, 1:30-4:40 PM**

**DETAILS: Judy's** original paintings include landscapes, flowers, nature spots of Hershey's Mill, and also prints.

**Jane's** specialty is portraits (from life or your photos), and oil landscapes.

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### **A Great Bunco Night**

Twenty-five residents and guests played two spirited and fast-paced rounds of Bunco in the Community Center on August 25th, and then enjoyed delicious desserts. The next game is scheduled for October 27th. Don't miss the fun!

**Bunco Players  
Enjoying the game !**



**Big Bunco Winner  
George Colby**



**Judy Antonelli Klanderman (#773)**



One seldom meets an artist who personifies the pleasure that comes from translating the beauty of the world into a treasured art piece as much as does Judy. Her obvious enthusiasm

for her life's work is infectious, and listening to her talk about it inspires one to get on with pursuing her/his own "special" thing.

Judy began drawing and coloring as soon as she could hold a Crayola crayon, while growing up in Aldan, Delaware County. Her father, while not given to excessive praise, did not discourage this interest. She continued to draw and paint through the high school years, sometimes drawing fanciful figures on a pad in her lap during class.

Upon graduation her desire to attend art school was thwarted by the reality of being one of six children with limited family college funds. She did, however, receive a scholarship to Drexel, but it was not a good fit, and Judy left after one year.

She then taught for two unfulfilling years at a Catholic elementary school. Later, married with three children, she continued to paint and attend watercolor classes while working from home.

For fourteen years she studied with Dominic Destefano, a nationally known artist. At age 35, she was asked to take over a class at the Wallingford Art Center, launching her art teaching career.

Over the ensuing years Judy taught pastels and oil painting in addition to water colors, both at Wallingford and at Atlantic

Cape Community College. She has held workshops throughout the area as well.

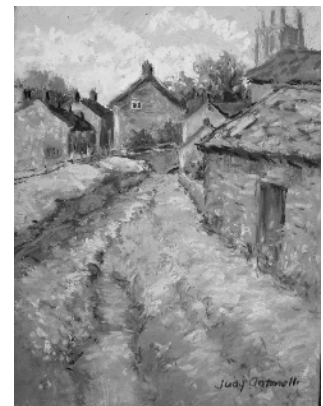
In 1977, while showing at the Brandywine Art Festival, she was approached by an art publisher interested in her work. Around this time she also established a long-term relationship with the Hardcastle Gallery, Wilmington DE, and more recently with the Longwood Art Gallery in Kennett Square.

From 1992 to 2004, she enjoyed biennial watercolor painting trips to England, France, Italy and Ireland with a former student. Since her marriage to John in 2004, she has traveled extensively with him, working primarily in pastel. He is very supportive of her art, and does sightseeing on his own while she works on new pieces.

Over the years Judy has displayed in numerous solo and juried shows. Although she is a most accomplished professional artist, Judy still strives to be "Always Learning!"



She says she "Feels blessed with the Joy of painting," and those who see her work will be likewise blessed.



George Colby

## Featured Artist

### Jane Phelan Auer (#710)



Jane Auer's love of art spans her entire life, ever since she was captivated by art in her high school art class with Sister Mary Stella at St. Leonard's

Academy in Philadelphia. This early interest motivated Jane to attend Moore College of Art in Philadelphia. Upon graduation, she designed dresses for Cinderella Frocks in Philadelphia and also did newspaper fashion illustration.

After several years, marriage and six children led to a career change but not away from art. Jane found that the portraits she painted of her children were admired by friends and neighbors who wanted to commission her, so a business was begun. Regarding her portraits of children, Jane says, "I have done hundreds of them. I have also painted two Masters of the Hounds in their pinks, the Abbot at the Daylesford Abbey, and a few bank presidents."

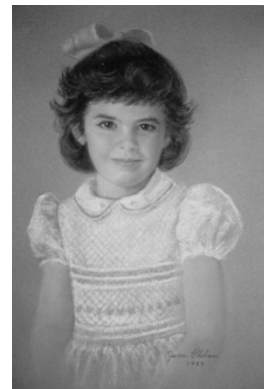
Jane was trained in watercolor, but she added, "I also enjoy pastels for children's portraits. I mostly use oils now for landscapes and portraits. I put all the primary colors on my palette and mix whatever colors I need. In oil I use a lot of white to mix with the colors."

Jane explained her paintings are "mostly representational, however, when I paint landscapes, they are slightly impressionistic. I really enjoy seeing a painting come to life." When

asked how she would like viewers to respond to her art, she answered, "I hope they see the beauty in the paintings that I see in nature and people."

Over the years Jane has exhibited her work in several venues: Daylesford Abbey Art Show, Notre Dame Academy Art Show, Magee Rehabilitation Hospital, and Gwyned Mercy Academy. In November she will exhibit her work at the Hershey's Mill Community Center with Inverness artist Judy Antonelli. At that time, Jane will exhibit some new paintings that she is completing now.

Recently, Jane has used her artistic ability by remodeling and building new homes. She has remodeled several homes in the area and has just completed a major renovation of her home here in Hershey's Mill, which was featured on the Hershey's Mill House Tour this spring.



Carol Ellis



**Report from the Landscape Committee:**

The Landscape Committee serves the Inverness Council by providing recommendations for the management of the horticulture of Inverness Village. The Committee works with the contracted Landscape Company to create and maintain a natural landscape to satisfy the aesthetic expectations of the residents and enhance investment value for each property owner. In balancing practical needs, such as sunshine versus shade and open areas versus clustered vegetation, the Committee must decide what types of trees, shrubs and other plantings are appropriate by considering such factors as age and height of existing vegetation, difficulty of maintenance, rate of growth, years of aesthetic viability and effects on buildings and walkways.

Inverness village is overgrown in some areas. Many trees and shrubs were planted in clusters when the Village was constructed. Clustering trees in a young Village was aesthetically appealing and gave privacy to new homes. Circles of shrubbery around trees enhanced privacy. Twenty-five years later, these areas are no longer attractive or practical. Dense vegetation creates wet conditions around our wood houses that impedes air circulation and affects the homes as well as the disease susceptibility of the plantings. Adjacent trees are growing into each other, destroying the symmetry of the individual trees on the entwined sides. Shrubby around mature trees hides the beauty of the tree and adds to the wet environment. Many flowering ornamentals are in decline having grown past the years of their optimum flowering appeal. Some conifers are in decline and have become unsightly. The Landscape Committee feels that removing a few of these plants every year, with appropriate replacement, will spread the expense over several years and will not result in large areas that appear barren. We

need to consider that each year a tree grows taller- the cost of removal also grows.

Except for the flowering plants that we homeowners grow in the mulch beds around our homes, all plants in Inverness Village are part of the common area shared equally by all homeowners. The Landscape Committee deals with vegetation in the common areas. In our bed of annuals, each of us should maintain what we plant to augment the vegetation in the common area by watering, consistently, removing dead material and finally removing all annuals and storing watering hoses by October 15<sup>th</sup>. We may not plant vegetables and herbs in the common area and should not plant potentially damaging ground covers like English Ivy in our beds. Please do not plant *Vinca*, the variegated vine that comes in potted flower gardens; some are hanging in garage containers. The vine spreads rapidly and must eventually be sprayed, not weeded, to remove it. Please read section E. *Landscape*, in your copy of the Inverness Village Rules and Regulations for other restrictions.

The Committee welcomes your written Requests for Action or Landscape Request Forms. All requests to remove plants, to add plants, to replace removed plants or other requests must be approved by the Village Council and/or the Landscape Committee. If a landscape request is approved, it is likely to be at homeowner's expense. The landscape budget could not possibly fund all individual requests. Please send Requests for Action to Jeff Bevan, the Managing Agent, Hershey's Mill Management Co., P.O. Box 994, Kimberton, PA, 19442.

**Judy Amand, Chairperson  
Maryjane Hahn  
Rosalind Baker**

## Neighbor Profile



Long-time Inverness Village residents, **Doris and Bob Harry** (# 714), have both contributed with characteristic vigor to important aspects of life in our community while also being actively involved with their growing family.

This is a story of a wonderful high school romance which still endures. Growing up in Akron Ohio, they met at Akron East High School and the die was cast. Following high school, Bob pursued a degree in mechanical engineering at the University of Akron, and Doris attended Kent State University to prepare for a teaching career. During Bob's senior year they married, and Doris's life soon changed to that of mother and homemaker. During the following five years they were blessed with five children: four daughters and a son.

Following graduation, Bob accepted a position as manufacturing engineer with Goodyear Aircraft in Akron, thereby launching a fascinating, multifaceted career which spanned nearly forty years. During this time he completed a master's degree in physics.

After eight years at Goodyear, Bob joined the nuclear-powered aircraft project in Cincinnati. As a principal engineer, he designed and tested nuclear components in reactors at a test site in Idaho, which required much

time working there.

GE later transferred them to Philadelphia for work on nuclear hardening of ICBMs. In a series of test projects, Bob managed up to 60-man crews working at government test sites in Nevada (atomic) and elsewhere. He later directed the design and construction of modular housing factories in the U.S. and Japan.

After fifteen years, Bob moved to Westinghouse Corporation, first in Philadelphia and later in Pittsburgh. He directed the design, construction and activation of test sites in Concordville and Pittsburgh. Bob retired after sixteen years, and they settled at last into Hershey's Mill in 1987.

Doris and Bob are original residents of 714 Inverness Drive. Life there was interrupted in 1992 with a series of unusual difficulties including a fire that totally destroyed their home and required seven months to rebuild.

Since moving to Inverness, Bob has served the Village for ten years during two terms as Village President in addition to other volunteer activities. Doris served as Social Chairman for eight years and since 1995 has been the organizer and hostess of the fall Ladies Luncheon at the Golf Club, a memorable annual event.

The Harry's twin daughters live in Hershey's Mill: Roz Baker, here in Inverness and Rebecca Green in Jefferson. Another daughter and son also live in the area. Doris and Bob have nine grandchildren and 10 great grandchildren.

They are both accomplished bridge players, and Doris is on the HM bridge team. In previous years they travelled extensively in the American west, a favorite destination.

G. Colby

## Assessments; regular and special - a blog from the Village Imp

Painting time is upcoming, since the five year+ cycle between coats has elapsed, and we will be facing painting and associated costs. Expenses and assessments are tightly coupled in community living. Many, particularly newer, residents, who are not yet familiar with how assessments are determined here in Inverness (and other HM Villages) may be interested in the process.

Each village, when they began paying bills, discovered there are two types of expenses, both of which can result in assessments. **Quarterly Fees** cover recurring expenses. Other expenses are less regular (think reroofing, gutters, replacement of lighting fixtures, chimney cap replacement), tend to be larger, and occur at longer, irregular intervals.

These are accommodated by use of a table of useful life and are incorporated in the Village budget in reserve categories. If all goes well, when a part of the Village wears out, its reserve category will be ready to pay the bill, and life goes on!

Remember, tho, life is not always predictable, and sometimes this peaceful regular reserve accumulation must be supplemented by a **Special Assessment**. While regular quarterly fees are well tolerated, a Special Assessment can bring spirited discussion in Village meetings. These discussions sometimes overlook the inescapable fact that both regular and special assessments are paid from the same source--the residents.

### **A Little Background:**

Fourteen years ago Inverness experienced roof failures (in about 24 homes) which, in time, forced a decision to replace all. (Original roofs were cedar shingles and replacing in spots, with composite shingles was deemed inappropriate). Paying for this **premature failure** drained most reserve categories (the roofs were replaced about 10 years early).

Restoring all categories would have required massive replenishment of all reserve categories and was deemed inappropriate. A middle ground was adopted, namely regular quarterly assessments were redetermined with the intent that they:

1. Would be comparable with other villages and reasonably competitive when homes were offered for sale.
2. Would be supplemented with Special Assessments for large projects as they arose. These projects (like painting, road paving, the next reroofing, etc.) would be identified as the need for the special assessment (SA).
3. Would attempt to spread out the SA payments, reducing their impact. For example, projects were scheduled over multi-years and payments over several years.

Continued on next page.

4. A limited effort would be made to rebuild reserves by dedicated regular contributions. These reserves would not reach the original levels but were intended to bolster comfort-not found with ultra-low reserve funds.

Since painting is being studied currently, several related aspects are relevant.

Historically, Village repainting was preceded by a frantic effort to find and replace defective wood (apparently a result of the design and materials used in Woolridge houses). These efforts were not entirely successful, and Council decided to dedicate \$30-40,000 per year to continuing replacement between painting. Methods used blend in very well (virtually invisible), and this program has been in place for 4-5 years.

Before adoption, other programs were studied, notably vinyl siding (thought to be a "once and for all" solution. Spot wood replacement was adopted instead, principally because of the cost of vinyl. (Using the Eaton Village experience of \$15,000 assessment per house, the Inverness cost for vinyl would be \$1.5 million and the return-on-investment (ROI) was deemed unacceptable by the Village Council.) There were also technical questions about continuing hidden deterioration under siding and subsequent, unpleasant consequences.

### Ongoing:

We understand Council has engaged Falcon Engineering to assist in reviewing our long-term expenses (based on their competence and knowledge of the details of their experience with Eaton Village). Apparently this will provide an up-to-date review and assure that Village Council decisions will be based on the latest information.

**Joe Proctor (# 784)**

### Did You Know ?

The Master Association minutes are posted on the Channel 20 website at [www.hersheysmill.org/HMCTV20.cfm](http://www.hersheysmill.org/HMCTV20.cfm).

Click on the word "Villages"  
Scroll down to and click on  
"Master Association of Hershey's Mill"

You can then read the minutes of both the monthly presidents' meetings and the Board of Directors meetings.

### Directory Update

Judy Nestel #786 610-436-4696

Mary Lou Perry #712 610-430-0320

### Correction Required

Bob and Becky Bell #717

Correct Number: 484-**887**-8317

**Please** amend the Inverness Directory and the HM Directory.

**Muffie is here from Florida**



An adorable little bundle of energy has moved into #695 with **Dorrie Ritchie**. Muff or Muffie, a 22-month-old rescue dog, is half Shih Tzu and half poodle according to her veterinarian. Dorrie explained, "I have had her only four months, but I loved her the second I saw her, even with infected ears and a viral skin condition and missing fur."

Dorrie adopted Muffie from S.A.F.E., a shelter in Florida, after searching for months for just the right dog. "I was told that if you rescue an animal and care for it, it will love you with devotion - and she does," said Dorrie. Muff follows Dorrie from room to room and has selected Dorrie's bed as her bed, in spite of Dorrie's previous belief that "no dog would ever sleep on my bed!"

"Muff barks at everyone then knocks herself out making friendly with them. She is the gentlest dog I ever had," said Dorrie. Over the years Dorrie has had several dogs, each given a name that began with the letter M, so Muffie or Muff as a name was a natural choice.

Muff loves to take walks and can be seen walking in Inverness with Dorrie several times a day. Dorrie explained, "I enjoy walking my furry companion. We're a couple."  
Carol Ellis

September is **Senior Pet Wellness Month**. Pet life expectancy has doubled in the past fifty years, due in large part to improvements in nutrition, use of adequate vaccines, and early diagnosis of disease followed by improved therapies.

Regular screening tests have the same benefits for your pets as they do for you. The question is when should we start screening older pets? Most agree that pets should begin regular senior screenings when they reach the rough equivalent human age of fifty. For dogs this is at about the age of seven and for cats it is about the age of ten. Talk with your veterinarian to get their recommendation on a **senior wellness program** for your pet.

We are seeing (or recognizing) an increase in **cognitive dysfunction** (CD) in pets associated with aging - the gradual biological impairment of normal function. Symptoms of CD include changes in sleeping patterns, apparent deafness (or reduced responsiveness to commands), confusion, disorientation, inability to recognize familiar people, increased thirst, reduced interest in food and vocalization. While there may be no sure way to prevent these aging changes, there are some new therapies for slowing CD that are best discussed with your veterinarian.

Finally, we have experienced many natural disasters in recent weeks - earthquake, hurricane, tropical storm(s). I would encourage you to establish an emergency plan for your pets. The time for this is before disaster strikes. Pay attention to weather reports. Have a secure place to go with your pet when a weather disaster is approaching. Post pet rescue alert stickers at the exterior doors of your house. Keep your pet's leash and ID collar in the same place all of the time so that it is easy to find in an emergency. Have an emergency kit ready to go along with vaccination records and any other medical information. And above all stay safe.

Hope you all have a long and safe fall full of autumn color!!

## Getting To Know You



**Mary Lou Perry (#712)** is one more great addition to our "new residents" roster. Her previous home was the Winton Community in East Bradford, where she resided for 7 years. Prior to that, Bergen County, New Jersey, had been her home for many years. Mary Lou retired a year ago from MEI, West Chester, having previously held several positions in marketing and business development in companies in New Jersey.

During our interview, Mary Lou shared the fact that she was drawn to Hershey's Mill due to its proximity to her daughter's home and two grandchildren. On a hiking tour with the Chester County Trail Club through the Mill last year, she was really impressed by "what is inside the walls."

Her interests include hiking, tennis, travel, reading and, of course, spending time with her grandchildren. That list is likely to grow as she actively and enthusiastically explores her new lifestyle.

Barbara Colby



## *A Call To Inverness Ladies*

*by Doris Harry (#714)*

Our **Ladies Luncheon** will be held in November as usual, so please keep this day marked on your calendar. We have had wonderful attendance - since 1995 - and hope to keep it up. We look forward to seeing the "originals," "not-so-new," and the "brand new" ladies of our village.

Of course, I have always had the help of **Rita Cordivari (#776)**, **Trudy Roderick (#701)**, **Pat Teets (#775)**, and **Roz Baker (#779)**. Much appreciated!!

A flyer will be distributed with all the details - date, time, menu, etc. - at a later date. Please mark Saturday, November 5, on your calendar for this most important day.

## **Village Social Calendar**

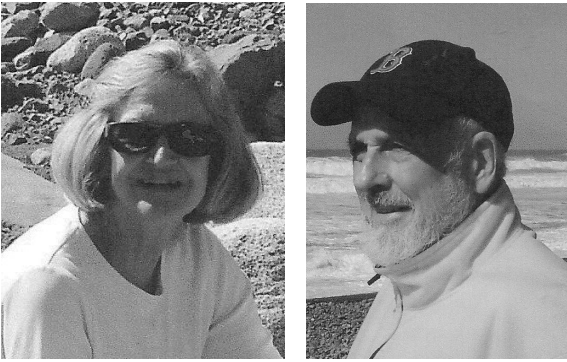
The Social Committee has announced two upcoming events that are being planned.

**Bunco Night** is to be held on **Thursday, October 27**, from 6:30p.m. - 9:00p.m.

**Christmas Social** is to be held on **Saturday, December 10**, at 5:30p.m.

**Mark your calendar now!**

## Getting To Know You



We will be fortunate to catch a glimpse of **Amory and Derek Stedman** (#708), since they participate in a variety of activities and have many interests which take them away from home several days a week. They are both volunteers at the Brandywine River Museum, the Okehocking Nature Center, where Derek is the president, and at a local hospital.

Amory is also an artist working in oil paints. They both enjoy gardening, hiking, walking, traveling, and working out at the YMCA.

Amory taught students in grade three through the Ph.D. level. Derek, too, has been involved in education, and he and Amory had their own educational consulting business in Vermont, the Boston area and Pennsylvania.

The Stedmans value "the way of life at Hershey's Mill, the landscaping, and the more rural surrounding area." They found a house that they love and are close to friends who already live in Hershey's Mill and to the projects which involve them.

Derek would like to invite Inverness residents to visit and enjoy the Okehocking Nature Center and its newly renovated 19th-century Garrett Farmhouse at the Preserve on Route 3.

Carol Ellis

## Getting to Know You



**Judy Nestel** (#786) moved to Inverness in late June and became the newest member of the Magnificent Seven (see the July 2010 issue) when she purchased Anna

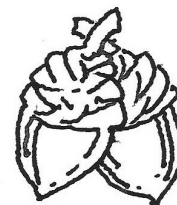
Powell's home. It was friends from her church in Paoli who suggested Hershey's Mill.

Judy moved from Wayne, having completed many years of family care-giving. Previously, she had been employed by the TE School district after being a stay-at-home mom for two daughters and a son who now all live in PA.

Volunteering at her church is one of her interests, and her new life in the Mill encompasses exploring her immediate environs, such as walking the pond, the nature walk and the East Goshen park. In season, she likely will be found at the Hershey's Mill pool.

Her grandson, who is four years old, will be accompanying her some of the time. He was a major factor in Judy's recent and wonderful trip to Disneyworld.

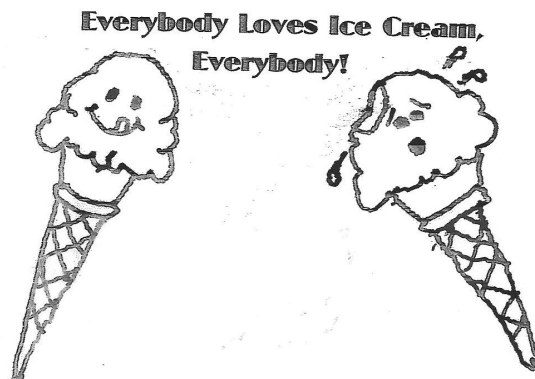
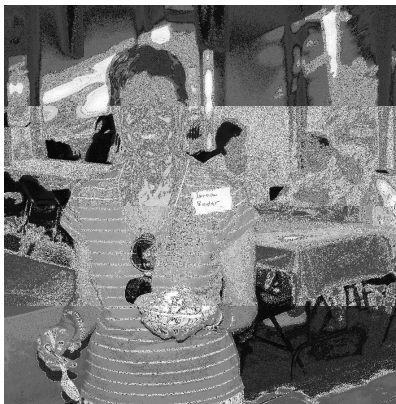
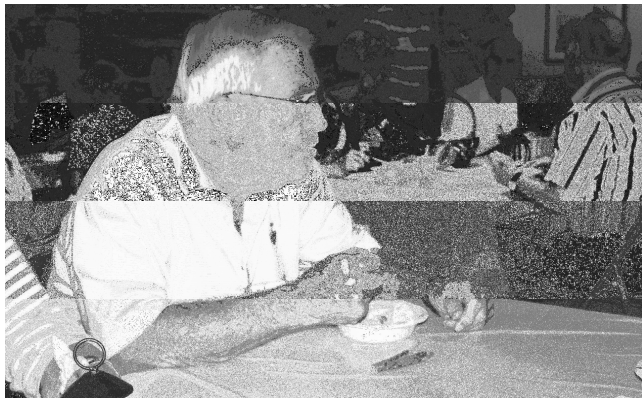
Barbara Colby





## August Ice Cream Social

A delicious time was enjoyed by over fifty Inverness neighbors on August 10th, including most members of the Village Council. It was a wonderful time to indulge in different flavors, different toppings, and many other dessert treats while having a chance to socialize with others from all parts of Inverness. This event is always a highlight in any season, and the Social Committee is commended for all the effort expended to make this so memorable.



Photos & Art - Jim Ellis

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### Village Council Members

President	Boyd Mackleer	#698
Secretary	Barbara Atmore	#710
Treasurer	Tom Delaney	#767
Maintenance	Larry Higgins	#759
At Large	Janet Emanuel	#704
Managing Agent	Jeff Bevan	

### The Inverness "I" Staff

Co - Editors	Barbara & George Colby
Associate Editors	Carol & Jim Ellis
Pet Care	Wilbur Amand VMD
Artwork	Jim Ellis