



FALL | WINTER 2018

NEWSLETTER

Celebrating 34 Years of Service to Community Associations

Barb's Briefing

We All Contribute to Community Safety

Because you live within a community association, the potential to solve the kinds of problems that plague individual homeowners is very good. Take community safety for instance.

As residents of a community association, you are given the opportunity to communicate with your neighbors (this newsletter is a good example), form a Neighborhood Watch Program, and benefit from community rules that your Board of Directors ensures are enforced.

The only thing that keeps you from taking control of your community and eliminating vandalism, burglary and other community-based crime is 100% participation by all members of the community.

If you all keep an eye out on your neighbors house while they are away, report suspicious activity and/or persons, and complied with your rules & regulations, then you could virtually eliminate the causes of neighborhood crime.

Please work together to preserve your community safety.

~ Barbara Perdue



team • work

/teem-wurk/



ROCHESTER BUSINESS JOURNAL
RBJ
2018 Awards

#2
Property
Management
Company

#23

Woman
Owned
Business

Testimonials

What an excellent job Rick J. did from start to finish. I was very impressed and thankful for the work he did, how fast it got done, his skill, his cleanup, not on his phone or wasting any time, etc. I have lived here for 29 years and Rick is the best I've ever seen!

C.W.

I would like to say how wonderful it is to have Jeff & Lisa at the helm of Corn Hill, it is such a positive time to have you here.

P.S.

Over the 5 years I have been at Long Pond, I have always had wonderful rapport with Crofton Perdue. I can't say enough.

K.C.

MEMBER OF
community
ASSOCIATIONS INSTITUTE

Key Dates

October 25 - Vendor Fair

October 31 - Halloween

November 4 - Daylight Savings

November 22 - Thanksgiving

December 25 - Christmas Day

January 1 - New Years Day

January 21 - Martin Luther King Day

February 14 - Valentines Day

February 18 - Presidents Day

Check the Calendar on your H.O.A.
Website at: www.CroftonInc.com

Change Clocks & Batteries 11/4/18



Working SMOKE ALARMS SAVE LIVES

Change Your Clock, Change Your Battery

"Dedicated To Life Safety"

Variance Request Forms

Crofton Perdue homeowners may fill out and submit a variance request online at:

www.CroftonInc.com

Click on *Our Communities* and choose your association to take advantage of this great option.



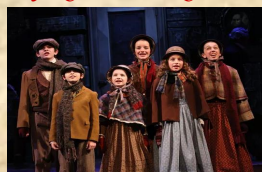
Holiday FUN in the Area!

Sweet Creations at the George Eastman Museum



November 2 - December 12
www.eastman.org/holidays

A Christmas Carol



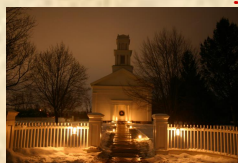
November 29 - December 29
www.gevatheatre.org

A Christmas Story



December 12-17
www.rbtv.org

Yuletide in the Country



November 30 - December 16
www.gcv.org

Garden Factory Holiday Music & Light Show



Sat/Sun * Nov 25 - Dec 17
www.gardenfactoryny.com

Holly Trolley Rides



Sunday's Dec 3, 10 & 17
www.nytmuseum.org

Welcome to Crofton Perdue!



Over the past 6 months we were fortunate to be chosen as the management company for:



Apple & Oatmeal Crisp

By *Emeril Lagasse*

Ingredients

- 1 cup all-purpose flour
- 1/2 cup light brown sugar
- pinch of salt
- 1 1/2 sticks unsalted butter, cold and cut into small bits
- 1/3 cup granulated sugar
- 1 cup old-fashioned rolled oats
- 2 1/2 pounds apples, such as Honeycrisp, peeled cored and cut into chunks
- 2 tablespoons lemon juice
- 1 teaspoon cinnamon
- 1/4 teaspoon nutmeg



Directions

Preheat the oven to 350° F.

In a large mixing bowl, combine the flour, the brown sugar, salt and 2 tablespoons of the granulated sugar.

Cut the butter into the flour mixture using a fork or your fingers and blend until it resembles a coarse meal. Add the oats and toss the mixture together. Transfer the mixture to the refrigerator until ready to use.

In a separate mixing bowl, toss the apples with the lemon juice, cinnamon, nutmeg, and the remaining 1/4 cup of granulated sugar.

Transfer the apples to a 9x13-inch baking dish and sprinkle loosely with the topping. Place the baking dish on a baking sheet and bake for 1 hour.

Cool for 10 to 15 minutes before serving.

Serve with vanilla ice cream.



Emeril

Paying online...easy as 1, 2, 3



Paying your Monthly Association Fee has never been easier!

- 1 - Visit www.CroftonInc.com & click on your association
- 2 - To have Crofton automatically withdraw the fee from your checking account - see the ACH Form
- or
- 3 - Set up your account to pay online, (one time or recurring) from your checking, debit or credit card.






Online Bill Pay

Paying your bill is quick, easy & only a click away!

MAKE A PAYMENT

Stay WARM this Winter

Tis the season for colder weather, snow, ice skating, hot chocolate and magnificent Christmas lights. Here are some tips to help you gear up for the harsh winter conditions:

-  Reverse the direction on your ceiling fans. This will push the hot air down and help it recirculate through out the house.
-  Move furniture away from your vents.
-  Have your furnace serviced to make sure it is running properly and safely.
-  Wrap the windows in plastic to keep out those arctic blasts.
-  Shut the door to rooms you do not use.

Hand Washing vs Hand Sanitizer

Which method is your best line of defense in the battle against germs?

First of all, not all hand sanitizers are equal. Hand sanitizers that have 62-70% ethyl alcohol are most effective.

Alcohol-based hand sanitizers are effective at killing cold and flu germs, but not everything such as the highly contagious stomach bug - norovirus.

Washing your hands with soap and water is the best hygiene method because it gets rid of more germs and dirt, debris and grime. But you need to wash your hands properly - which means lathering with soap for 20 seconds.

And yes, hand sanitizer does "kill the good bacteria" on your hands - but there's no evidence that this is bad for your health.

Bottom line: keeping your hands clean whether that's through sanitizer or washing, will help prevent illness and keep you healthy....and this is especially important for the upcoming cold and flu season!



CAI-WNY Vendor Fair For HOA Board\$

Thur. ▲ Oct 25, 2018
Burgundy Basin Inn

- ▶ Over 40 vendors
- ▶ Begins at 4:30pm, dinner at 6:00pm
- ▶ \$35 CAI Member/\$40 non
- ▶ Contact Keith for more information

Holiday Office Closing

Thursday ▶ November 22nd
Friday ▶ November 23rd
Monday ▶ December 24th
Tuesday ▶ December 25th
Tuesday ▶ January 1st



Wood Burning 101

Whether you burn wood in a fireplace, stove or furnace, good quality firewood is the key to convenience, efficiency and safety.

Good planning, seasoning and storage of the firewood supply are essential to successful wood burning.

Traditionally, dense hardwoods (maple & oak) are the preferred firewood, they have a higher energy content per cord and release more heat per firebox load. They also produce long-lasting fires and coal beds.



Hardest (long burning)

Ironwood
Rock elm
Hickory
Oak
Sugar maple
Beech
Yellow birch
Ash
Red elm
Red maple
Tamarack
Douglas fir
White birch
Manitoba maple
Red alder
Hemlock
Poplar
Pine
Basswood
Spruce
Balsam

Softest (shorter burns)

Density of Common Tree Species

Here is a list of the tree species commonly used for firewood, according to their relative densities.

Trees at the top of the list have the most energy per cord, while those toward the bottom of the list have the least energy per cord.

Although they are less dense, the species in the lower half of the list can make excellent firewood for spring and fall because they make heat control easier and don't tend to overheat the house.

DIY Fall & Winter Tip

↑↑Raise the humidity in your house↑↑

The seasonal increase in chapped lips and dry skin reveals that our home heating is sucking all the moisture out of our bodies — surprisingly, dryness makes the air feel colder, too.

By increasing your home's humidity to a comfortable level, you can make 68F feel as comfortable as 75F.

You'll also be decreasing your susceptibility to winter colds and sinus infections: dry air makes your mucus membranes more vulnerable.

Easy ways to increase humidity include adding (well-watered) houseplants, using indoor drying racks for laundry (adding to your savings by reducing dryer use), and placing shallow containers of water on heating elements such as radiators and wood stoves.

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www.rbj.net

AUGUST 3, 2018

THELIST

ROCHESTER BUSINESS JOURNAL

Property Management Firms

Crofton Perdue Associates Inc.

www.croftoninc.com

#2

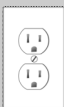
2018



"We make home care easy inside & out"

Our Program Includes:

- Install light fixtures or fans
- Modify closets
- Change batteries in smoke detectors
- Install Shelving
- Move Furniture
- Change furnace filters
- Repair or replace doorbells
- Garbage disposal installs or replacements
- Outlet repairs
- Cleaning dryer vents
- Changing light bulbs
- Holiday decorations



Do you have any non-emergency projects or repairs that need to be completed?

No project or repair job is too small for our home service staff.

Our skilled maintenance staff is ready to help you, including our licensed electrician!

FULLY BONDED & INSURED

**Cost is pro-rated per 1/2 hour
plus mileage, materials
and supplies (at cost)**



**Call 248-3840 today
to get the job done!**

111 Marsh Road, Suite 1 • Pittsford New York 14534

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