



The

# House Special

VOLUME XVIII

MARCH 1998

NO. 3

## FROM THE PRESIDENT

Michael L. Moore

**Skyline House Wins The "GOLD".** On Saturday February 21, 1998 the Community Association Institute (CAI) held a Conference and Exposition at the Convention Center in downtown Washington, DC. There were several very interesting and informative conferences that were very beneficial to our attendees. The most exciting event for our Manager, Don Perper, and me was the **"Association Of The Year Award"** (in the large category) which was presented (on stage) to both of us. I want to emphasize that the credit for this award goes to our volunteer committees who go to a lot of trouble to solve problems and present required improvements to the Board and who diligently pursue the task of keeping our condominium in the "luxury" category. Most of all, I want to thank our **General Manager, Don Perper**, for his outstanding work in managing and maintaining our home. In addition, Don has been very active in promoting our Association within the Washington Metropolitan area through his participation in the CAI activities.

**"Meet the Candidates Night"** is scheduled for Monday the 23rd of March in the West Party Room. This year we have four candidates. All of our Unit Owners are asked to show up at that meeting, meet the candidates and ask questions to satisfy your concerns and establish in your mind for whom you will vote.

**Ad Hoc Committee Volunteers** are still needed to come up with a plan of renovation for our Garage Deck (Park Area) at the East end of the Garage. Not only is the cement deteriorating but we need to decide what to do to enhance the "park" concept. If you are interested in participating, sign up at the Management office.

**Scheduled "Town Meeting".** Some of our owners are concerned about whether we should hire an Assistant Manager who will not reside (live-on) our property. The perception is that a live-on manager would be beneficial to our well being. In the past we have always had at least one of our managers living on the premises. The question now is whether that is necessary or practical when considering our present high-tech society in which unemployment is very low making it difficult to find suitable applicants. Our managers are always available 24 hours a day via pagers and cellular phones. Unit owners may not be aware that we always have a "manager on call" during non-office hours. For at least the past two years, the "Manager on Call" (who does not live here) has always provided an immediate response and has taken care of virtually all of our problems efficiently.

We have a total of 19 applicants for the position of Assistant Manager of whom only 4 are considered properly qualified to handle the position in our large complex. All of these have families and a residence and do not wish to move. Of those 4 applicants, 3 live close to us. We are in a very critical position, bordering on a crisis, which must be handled without delay. If we lose the preferred applicants

(Continued on page 3)



The

# House Special

MARCH 1998

Editor: Law Henderson

Advertising: Skyline House  
Business Office  
(703) 578-4855  
Fax (703) 998-5827

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preceding issue date

Published: Monthly

LETTERS TO THE EDITOR: *The House Special* welcomes brief comments from its readers. Please limit your letters to 250 words and include your name and Unit Number. The Association Board reserves the right to refuse incorrect or improper statements.

ADVERTISING: A rate card, showing the costs and sizes, is available from the Business Office. If there are services and/or tradespeople with whom you have dealt, let the Business Office, 578-4855, know so that we may pursue them as advertisers. The appearance of advertisements in *the House Special* does not constitute endorsement by the Association.

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## BOARD OF DIRECTORS

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## LETTERS TO THE EDITOR

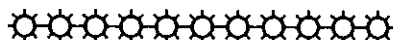
Dear Sir:

We are so fortunate to have the Good Neighbor Group here at Skyline House.

I am recuperating from hip surgery and, at a difficult time for me, my husband was hospitalized unexpectedly. I am most appreciative of the help given me by Toska Prather and Joan Collins — from picking up doctor's prescriptions, to the mundane but truly necessary chores as taking out newspapers, and kitchen garbage.

I could not have managed to handle these tasks without their help. They have my deepest thanks.

Mrs. Ida Kafka  
Unit 210W



## REGRETS

This is my last issue. After six years as your editor I feel it is time to call it quits. Although I have enjoyed serving the association in this capacity it is now time to turn over the books to another worthy member. I wish to thank everyone for the help and support I received over the years, especially in the early years when I had no idea of what I was doing. But ones learns from doing.

In the future, with any inputs or suggestion for improvement, please refer all to Bob Busby of 102W who has agreed to take over the task for which he is eminently qualified.

Law Henderson

Continued from page 1) because of the residency issue, we will place ourselves in a disastrous situation. This is because our General Manager and his staff have been overworked and over stressed trying to accomplish the tasks normally assigned to the (now vacant) Assistant Manager position. Considering the circumstances stated above, it would be unwise and in poor judgment to delay the selection of our Assistant Manager unless there is a strong and compelling reason to do so.

For the reasons stated above, the Board has voted to hold a **"Town Meeting" on this subject on Sunday, March 8, 1998 at 3:00 p.m. in the West Party Room.** All Unit Owners are asked to please show up for this event. At that time they will have an opportunity to express their concerns and hear the opinions of our Board members. Following that meeting, the Board will make a decision which the majority of its members determine is the best action to benefit our Association.

The significant motion that was approved by the Board during our regular meeting of February 16, 1998 is as follows:

1. A motion was passed to approve a "Town Meeting" on Sunday, March 8, 1998 at 3:00 p.m. in the West Party Room to hear Unit Owners' comments regarding whether the new Assistant Manager must live on the premises or not.

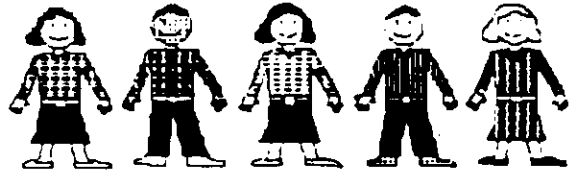
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## LIBRARY

The opening of our library is coming closer. Bookcases are expected to be installed in the near future and books are beginning to accumulate. They are beginning to accumulate but more are needed. What we desire are fairly current books of fiction and nonfiction, paperback or hard cover which you feel would be favored by our residents. See...we are easy to please and remember, the key words are **books, books, books.**

## THE GOOD NEIGHBOR GROUP

Co-Chairs: Joan Collins 998-0788  
Toska Prather 379-7849



**Skyline House Good Neighbors  
March 1998**

Belem Eliot 671-7045  
David Shandloff 820-3673

The Good Neighbors are available to all residents who are in need of temporary help due to illness, disability or emergency. Please call a Good Neighbor for the month.

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Tony DiSalvo, Chair

The committee met on February 11, at 7:30 p.m. in the West Card Room.

Scheduling of committee meetings for the rest of the year was discussed and it was agreed that the committee would meet every other month, so the next meeting will be held on Wednesday, April 9.

Italian night went off as planned on February 18 and it was a great success as attested to by the many complimentary comments as I walked to our unit, as well as "Thank You" cards I received. A typical comment was that the dinner was superior, tasty, and very generous in spirit as well as great ambiance.

I am sorry that the people who called and requested to be on the waiting list did not make it. I do not recall ever having any cancellations. Some people said that they did not now about it. My suggestion was that they please read the bulletin board.

Thanks to Bud and Joan Coutts, Carroll Thompson and Margaret Jaffe who contributed their time and effort in serving and cleaning up and also to my wife Nancy who was involved in so many ways prior to the serving of the dinner. Your assistance was greatly appreciated.

If you are a new resident and have not attended the monthly TGIF, make this your first and meet your neighbors. YOU are more than welcome and to make it easier, you are requested NOT to bring a plate of *hors d'oeuvres*, just your own liquid refreshments.

TGIF	Fri	Mar 6	EPR	6:30 PM
TGIF	Fri	Apr 3	WPR	6:30 PM
RecCom Mtg	Wed	Apr 8	WCR	7:30 PM



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LET'S ALL PITCH IN!!

There has been a growing problem of late with folks not putting their trash down the trash chute. Hopefully, everyone knows that there is a trash chute on each floor for your use.

We would like to ask everyone to use their respective trash chutes. In some cases, people are leaving boxes next to the chute. If it's a pizza box, for example, it will go nicely down the trash chute. If a super large pizza, just fold it in half. Shoe boxes and other medium sized trash may also be easily fed to the trash chute.

Please don't send your child out to put the trash down the chute if the child is not able to carry out the job! When children are too small or too weak to get the trash into the chute, they will leave it on the floor next to the chute. This can be offensive, especially when rotting food is left!

As you know, we collect old newspapers and bottles for recycling. Please don't leave stack of old newspapers in the halls or by the trash room. This is not only unsightly — it may present a fire hazard as well. These items should be brought to the shelves and/or containers on the ground level. You may wish to save several days worth, so you only have to take them down a few times a week.

While we have our staff routinely check for trash, it takes a long time to cover all 17 floors in each building. You can greatly help to keep our halls in shape by using the trash chutes and taking bulky items to the ground floor for proper disposal.

## COMMUNITY RELATIONS

### — Culmore Property to be Developed

After lying virtually vacant, apart from a derelict Mobile gas station building, for several years, a new owner is planning to develop the property, sometimes called the "dead plant store" at the corner of Route 7 and Glen Carlin Road.

According to information received by the Woodrow Wilson Action Group (WWAG) from the attorney for the latest owner, Zimmer Development of North Carolina, plans call for the construction of a stand-alone Eckert's Drugstore with a drive through facility. Eckert's is large Florida drug chain store company. It will mark the second pharmacy to be built with a one-half mile radius of Baileys Crossroads.

— The Eckert building is expected to occupy 11-12,000 sq. Ft. with the remainder of the plot to be paved for parking. The grassed area now used as a playing field mostly for soccer will be lost.

The tract can be used "by right" for a pharmacy as it is zoned for commercial use. However, a special exception will require approval for the drive-through provision. According to Zimmer's attorney, it will be used only for the pickup of prescription drugs and generate a throughput of only about four cars per hour.

### Madison Place

— The new town house development across Columbia Pike and opposite Blair Road, opened its model home just before Christmas. Called Madison Place, it will ultimately cover all the open space between Baileys Crossroad Firehouse and Rosslyn Auto Repair shop. It will comprise five plazas composed of 25 townhouse units each. Construction of the first plaza is just now being completed, yet more than half of its units have already been sold. The second plaza should be ready by summer and the remainder will go up in another two years.

A realignment of Madison Lane directly across Columbia Pike and pointing into Blair Road has already increased cut-through traffic. Some speculate the additional vehicles are coming from the large apartment complex and other units behind Madison Place driven by motorists who are seeking a shorter routes to Seven Corners, Leesburg Pike and Route 50. WWAG will try to have VDOT include this growing traffic burden in the projected cut-through traffic study.

Housing costs at Madison Place run from \$195,000 to \$220,000 for the basic three-bedroom, two-and-a-half unit with family room, garage and rec-room. Units will be owned outright including the land. Two parking spaces are provided per townhouse. Some are in garages underground with direct access to the home; others have a one-car garage and an outdoor space. Guests will park on Madison Lane, which runs through the heart of the project.

After ground at Madison Place was broken and earth moving equipment started work, erstwhile residents were appalled to see every shrub and tree removed from the site. The transformation demonstrated what a pleasantly moderating effect an arboreal landscape can have. Meanwhile, cars, van, and a school bus suddenly started using the curbside on Blair at the corner of Columbia for parking. The effect was to block the fire hydrant, the postal box and sometimes the corner. The parking also served to restrict the right lane that vehicles use to make a right turn onto Columbia Pike.

There is talk of developing land that is now used by the auto repair and body shop for additional townhouses. Among others, Mason District Supervisor Gross has said she would like to see the properties along Columbia Pike redeveloped for the sake of local revitalization. Mrs. Gross favors townhouse development over commercial uses.

From the WWAG Newsletter Mar 98

**NOTICE OF THE EIGHTEENTH ANNUAL MEETING  
OF  
SKYLINE HOUSE UNIT OWNERS' ASSOCIATION, INC.**

Pursuant to Article IV, Section 4 of the Skyline House Condominium By-Laws and the Virginia Condominium Act, notice is hereby given that the Eighteenth Annual Meeting of the Skyline House Unit Owners' Association, Inc., will be held on Tuesday March 31, 1998 at 7:30 P.M. in the lobby of the Skyline House Condominium, located at 3711 South George Mason Drive, Falls Church, Virginia.

The purpose of said meeting is:

- 1) to elect 3 members to the Board of Directors: 2 persons for 3 year terms expiring in the year 2001 and 1 person for a 1 year term expiring in the year 1999.
- 2) and to transact such other business as may properly come before this meeting.

Candidates for these position are:

**Busby, Robert W. (102W), Fahey, A. Kevin (502W), Poindexter, Virginia M. (306E), Riether, Richard (1606E)**

A resume of each of the candidates is included in this packet.

Election Information

In order to exercise your right to vote you must be present at the meeting either in person or by proxy. Pursuant to Article IV, Section 5 of the By-Laws, before a meeting can be convened, Unit Owners, either in person or by proxy, representing at least twenty-five percent (25%) of the total votes of the Condominium must be present. In order to establish the quorum and hold the meeting it is important that you attend. If you cannot attend, please designate a proxy to vote in your stead. A proxy for Non-Resident Unit Owners is enclosed. Proxies for use by Unit Owners in residence will be available in the Management Office. Pursuant to Article IV, Section 8 of the By-Laws, you may designate and give your proxy to any member of the Association, including Board Members, or to the Skyline House Proxy Representative, Ms. Helen Kumor, 3711 South George Mason Drive, Falls Church, Virginia 22041, or to the General Manager, Skyline House Unit Owners' Association, Inc. at the Management Office. Proxies must be notarized and should be signed by all persons holding title in the unit.

Registration will begin at 7:15 P.M. in the lobby of Skyline House 3711 South George Mason Drive, Falls Church, Virginia. In order to vote, you must present either your deed or your picture identification.

Eligible Votes

Pursuant to Article IV, Section 7 of the By-Laws a unit owner is entitled to cast the vote appertaining to the unit owned by said owners. If the individual owns more than one unit, that individual may cast the votes pertaining to each unit owned. If more than one person holds title to a unit, a unanimous agreement as to the vote cast must be reached by the owners of that unit.

Persons who have executed contracts to purchase condominium units, but have not settled before March 31, 1998, are not owners and will not be eligible to vote or give proxies. No person who is delinquent in the payment of any assessment for more than 30 days is eligible to vote. According to the By-Laws, a renter cannot vote or exercise a proxy for an owner.

**Dated this 25th day of February 1998**

**Skyline House Unit Owners' Association, Inc.**

By: Michael L. Moore  
**Michael L. Moore**  
**President, Board of Directors**

# MEET THE CANDIDATES NIGHT

**MONDAY**

**MARCH 23, 1998**

**7:00 PM, WEST PARTY ROOM**

**\*\*\*\*REFRESHMENTS SERVED\*\*\*\***

READ THEIR RESUMES THAT  
HAVE BEEN PUBLISHED  
IN THE MARCH ISSUE  
OF OUR SKYLINE HOUSE SPECIAL...  
AND...ON ELECTION NIGHT...  
BE PREPARED TO VOTE  
FOR THE BEST CANDIDATE.

**THE VALUE AND LUXURY CONCEPT OF  
OUR HOME DEPENDS ON ALL OF US!!**

**A MANAGEMENT MOMENT****GARAGE DECK REPAIRS -  
PROGRESS UPDATE**

**W**ork on the garage continues to proceed very smoothly. At this reading our contractor SPS is completing work on the southwest quadrant of the garage and staging the northwest quadrant for work beginning during the first week of March.

Management is doing its best to notify residents regarding relocating their vehicles at least 48 hours prior to any work being done in an area. We are most appreciative to all of the residents who have graciously cooperated with us during the project thus far. Your assistance has truly helped to make this work go smoothly. **Thank You!!**

Management is issuing special parking permits to those residents authorized to have their vehicles in guest parking. If you have any questions or concerns, please contact us here in the Management Office.

**YOU MUST HAVE YOUR NEW DECALS  
AT THIS TIME**

**A**ll residents should have obtained new decals for their vehicles by February 27<sup>th</sup>. Vehicles found without the new decals will be ticketed and those parked in guest parking (without authorization due to garage repairs) will be subject to towing.

Thank you to all who have obtained their decals. If you haven't done so, please get your decals from the front desk as soon as possible. Don't forget to bring your vehicle registration with you when you request your new decal. Thank you.

**EMERGENCY INFORMATION**

**M**anagement would appreciate being advised of any lost security keys and or garage cards. The garage cards can be de-programmed

and a lookout will be made for any keys reported lost or stolen. Also please remember to update your occupancy form whenever information changes. For example many times when we have an emergency we find that the work number and/or contact has changed and we are unable to contact you. Change forms are available at both the Front Desk and Management offices.

**ACH**

**A**ny unit owner wishing to sign up for AUTOMATIC CONDO FEE DEDUCTION (ACH) may obtain an application from the management or accounting offices. Over 35 % of unit owners are finding this an easy way to avoid late charges. Pick up a form and enroll!

**MAINTENANCE LOG**

**T**he maintenance log is available to unit residents and/or owners 24 hours a day. It can be obtained by asking Front Desk personnel. The log's purpose is for the listing of any real or perceived observation of malfunctioning equipment, hazardous conditions, etc, of a specific nature. Required information includes the date and time of the report, the reporting resident's unit number, a brief description of the problem, and the location of the problem. It is important for us to know who is reporting the problem because often times we need additional information. The Action Taken column is for office use only and is normally used for the assigned work order number.

A copy of the maintenance log as well as a copy of the work ordered and work accomplished is supplied to the Physical Plant and Operating Committee (PPOC) at each meeting for their review. Please remember all work orders whether generated from the desk log, maintenance log, walk-in, in-unit requests, employees, management inspections are entered into the work order system. At the present time we have established a data base in excess of 20,000 work orders. It is important that items entered into this log are Common Area Maintenance Problems



ONLY!!!! Use of this log is one way that residents can greatly assist management in promptly correcting existing problems as well as preventing larger ones from occurring.

### Scams


There is a scam currently being perpetrated on the unsuspecting public which could possibly cost the victim a considerable amount of money. This scam comes in the form of a telephone call from an "AT&T service Technician" in the guise of running a test on one's phone line. To complete the test, the victim is instructed to touch nine (9), zero (0), pound sign (#) and hang up.

An inquiry to the phone company states that by pushing 90# you end up giving the individual who called you access to your telephone line and allows him/her to place a long distance telephone call, with the charge appearing on your bill. It is further reported that many of these calls are originating from many of the local jails/prisons.

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### A Story for the Season --

The local bar was so sure that its bartender was the strongest man around that they offered a standing \$1000 bet. The bartender would squeeze a lemon until all the juice ran into a glass, and hand the lemon to a patron. Anyone who could squeeze one more drop of juice out of the lemon would win the money.

Many people had tried over time (weight lifters, longshoremen, etc.) but nobody could do it. One day this scrawny little man came in, wearing thick glasses and a polyester suit, and said in a tiny squeaky voice, "I'd like to try the bet."

After the laughter had died down, the bartender said OK, grabbed a lemon, and squeezed away. Then he handed the wrinkled remains of the rind to the little man. But the crowd's laughter turned to total silence as the man clenched his fist around the lemon and six drops fell into the glass.

As the crowd cheered, the bartender paid the \$1000, and asked the little man, "what do you do for a living? Are you a lumberjack, weight lifter, or what?" The man replied, "I work for the IRS."

## FIVE SIMPLE STEPS TO FITNESS SUCCESS

**W**hether you want to tone up, lose weight or keep your heart in shape, there are five simple steps to achieving success. By making exercise a priority, reviewing your current level of fitness, and setting smart goals for the future, you'll be sure to improve and maintain your good health over the long-term. These simple reminders will help you keep your resolve as you achieve your goals.

- 1. FIND THE TIME**...Make physical fitness a priority. Exercise can be a natural and essential part of your daily health and hygiene routine just like brushing your teeth or taking a shower. To ensure you make time for exercise, schedule it in your daily planner. You'll find that by making time for exercise you'll create more energy for family, school or work pursuits.
- 2. SET REALISTIC GOALS**...By setting reasonable short and long-term goals, and clear milestones to measure your success, you're more likely to stay inspired to achieve lasting results. Consider your time limitations, body type and natural abilities as you develop your fitness goals.
- 3. REWARD YOURSELF**...Positive reinforcement is the key to self-motivation. Reward yourself as you achieve specific short and long-term fitness goals. If you miss a workout or splurge on savory sweets, don't punish yourself; instead, recognize your lapse as human nature, forgive yourself and get back on track.
- 4. REFRESH YOUR ROUTINE**...Just as new foods, clothes, books and friends enliven and enhance our lives, variety in exercise helps keep us interested and motivated. To refresh your routine, try a new class or exercise, enlist the support of a friend or focus on a certain skill or goal. Keep fitness fun!
- 5. PRACTICE ACTIVE LIVING**...More than anything, a balance of healthy eating, exercise and an active lifestyle will ensure you play at the top of your game, whether in sports or life.



### SPECIAL OFFER FOR SKYLINE HOUSE RESIDENTS

Join The Skyline Clubs, the area's premier health and racquet club, and receive one month **FREE**. For more information, please contact Diane Gresham at 820-4100.

*Offer expires March 31, 1998.*

**SKYLINE CITY**  
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Falls Church, VA  
**820-4100**




*From the Skyline Mall, take elevator by B. Dalton Books to second level.*

sky corp/fitness success

# March 1998

## SKYLINE HOUSE

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1	2	3	4 7:30 PM PPOC - WCR	5	6 6:30 PM TGIF - EPR	7
8 3:00 PM TOWN MEET- ING - WPR	9	10	11	12 7:30 PM SE- CURITY - WCR	13	14
15	16 7:00 PM FIN MGMT COM - WCR	17 St. Patrick's	18 7:30 PM CO- VENANTS -WCR	19	20 Spring begins 	21
22	23 7:00 PM MEET THE CANDI- DATES - WPR	24	25	26	27	28
29	30	31 7:15 PM EL- ECTION OF OFFICERS - ANNUAL MTG - LOBBY	<div> <div> February SMTWTFSS 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 </div> <div> April SMTWTFSS 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26 27 28 29 30 </div> </div>			