

THE HOUSE SPECIAL

NEWSLETTER OF THE SKYLINE HOUSE UNIT OWNERS ASSOCIATION

THE BAILEY’S NEWS

Safety Series: Scam Slam, March 29 at 6 p.m.

Do you know what scams are currently active in your community? Online? Can you tell the difference between an alert sent by your bank or social media account and one designed by a scammer? Are you providing your personal information to criminals online...or through your trash? Join us as guest speaker Martin Bailey discusses how to identify scams and prevent yourself from being “had”.

Martin Bailey is an AARP Community Ambassador and volunteer presenter. He has previously worked with Fairfax County as part of the “Scam Jam” initiative and given presentations on Medicare, Social Security, Cyber Security, and Individual Frauds. Mr. Bailey is also a member of the Virginia’s Senior Medicare Patrol doing educational presentations dealing with the detection, prevention and reporting of fraud and abuse in the Medicare Program.

You will need to register at

<https://www.eventbrite.com/o/mason-district-cpo-fairfax-county-police-18596605338>. (The Zoom link for the meeting will be emailed to registered attendees 1 hour prior to the event.)

Communities of Trust (COT) Collection, Ongoing:

Many of you have continued to give to this collection. We are still collecting and distributing to those in the community who need assistance. We have added the need for face masks/coverings. These will be redistributed to areas in need in the county. Again, another thank you. If you see someone already leaving items, remember social distancing.

You can read more about COT at <https://communitiesoftrust.com/>

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NEWSLETTER COMMITTEE

EDITOR: Bryant Stukes

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We encourage residents to submit articles or ideas:
shuoeditor@gmail.com

Visit www.shuoa.org to find past issues and learn more about Skyline House!

GENERAL MANAGER'S REPORT

BY BARRY BAUMAN, GENERAL MANAGER



- ✚ BuildingLink: Below are some statistics since BuildingLink went live with the residents.
 - Unique Resident Logins: 298
 - Amenity Reservations: 31
 - Maintenance Requests: 310.
 - Front Desk Instructions: 124
 - Library: We have uploaded 22 documents to the library and continue to do so.

- ✚ COVID-19 Update: The procedures put in place have not changed. With the number of cases decreasing Management will not modify what is being done at SHUOA at this time.

- ✚ Project-Façade/Balcony Project Update: Regarding the overages of the repair quantities, SK&A will be updating the dollar amount of the overage each time a final count of work for each drop is determined.

- ✚ Project-Pool Deck Project Update: The installation of the foundations for the light pole has been completed. Electrical Contractor: There was an issue with one of the proposals and it is being recalculated and will be resubmitted. Pool Gunite: This is subject to the weather and we are monitoring the temperature. If we find two days meeting the requirements to shoot, we should be able to get this work done.

Respectfully Submitted by

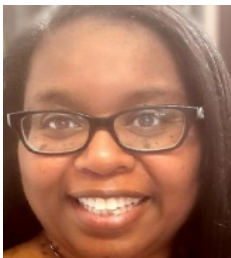
Barry Bauman

☆☆ MEET THE ☆☆

CANDIDATES

Get to know the candidates running for the 2021 SHUOA Board of Directors

Tuesday, March 9th, 2021 @ 7:00 P.M. via Zoom



**Tasha
Demps**



**Ahmad Wali
Shairzay**



**Michelle
Abiola**



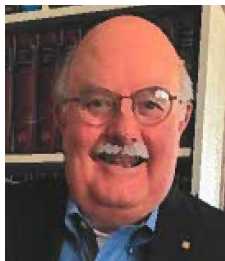
**Karen
Johnson**



**Takhmina
Touraeva**



**Farhad
Hashemi**



**Norman
Philion**



**Linda
Councill**



Joy Burgess

Join via Zoom or Dial the Number Below:

<https://us02web.zoom.us/j/89206759521?pwd=bnhhaVV1QXdaazZRL2QrOGpGTDFZZz09>

Phone: 301.715.8592
Meeting ID: 892 0675 9521
Passcode: 711166

PRESIDENT'S NOTES

BY RICHARD PORTER, PRESIDENT



As we head towards elections and the annual meeting I encourage all eligible voters to mark your ballots and turn them in. Getting a quorum is a perennial issue for SHUOA. Let us turn over a new leaf starting this year.

I also encourage you to attend the zoom Candidates Night meeting where you can meet the people running and determine their experience, suitability, and credentials.

Remember the board will set your monthly assessment and determine how and why your money is spent to maintain and operate your buildings, our common home.

This is all the more important in this era of COVID and our very expensive building projects (plaza, pool, facade/balcony). Additionally, we have other work ahead, including garage upkeep.

Your current board has worked hard to keep us healthy and safe, and to maintain or increase the value of our property. The next board must do the same. We all owe our committees a heartfelt thank you for their contributions. The committees are always looking for new members. If you want to properly prepare yourself for leadership in the association, then familiarizing yourself with how things work here through the committees is the right way to start.

A word about Essential Service Animals: dogs are required to wear muzzles on our property. Animals are required to use the utility elevators (this does not apply to seeing eye service dogs). Some residents have animal phobias; they too are entitled to accommodation.

And COVID protection: the law requires masks in this building. Those of you who break the law endanger yourself and others. There are no exceptions for our halls and elevators. Be a good citizen and mask up. No excuses.



BOARD OF DIRECTORS



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TREASURER’S COMMENTARY

BY KAREN JOHNSON, TREASURER



Preliminary data now available are only through the end of January so limited information is available. Of note from those data are that In-Unit Maintenance income remains low. Among expenses, somewhat high figures were recorded for electricity and our security contract.

The elevated electricity costs reflect some COVID-related expenses plus the recent cold weather; the added security costs are for posting persons in the exercise room and at the front entrance on weekend evenings.

January was the first month of our new annual operating budget. A brief review of that budget shows the following composition of our planned expenditures relative to total income: Payroll, payroll taxes, and benefits are 30 percent; administrative costs, including those for insurance, are 8 percent; utilities are 15 percent; routine maintenance is 1 percent; supplies cost 2.5 percent; and our annual contracts come to 10 percent.

In addition, we allocate 33 percent of total income to our reserve account and consultant fund.



The total amount past due from owners at the end of January was \$21,414 from 17 units. Both figures are up just a bit from the end of December. The past due amount remains within its range during 2020 and is at the low end of that range. So far in February, the number of units in overdue status was fewer than usual.

This contrasts with January when post office delays caused problems with the delivery of checks mailed to us. The number of renter-occupied units at the end of December was 130, 23 % of the total.

CREATIVE CORNER



Smile With Poetry

Author Unknown

If we cannot laugh at ourselves, life will become a dull and stifling experience. Life can be a challenge; of that there is no doubt. But if we take a moment to stop and see the joke, we can change our entire day. To those that take life seriously, we may see humor as an obstacle in our paths. The truth is that jokes are funny because they contain a grain of truth about life that would not be able to be shown through any other medium. A funny joke or poem has the power to point out subtle ironies of life that I might get shot in the head for if I were to say them straight out. Humor has the capacity to point absurdities about the way we live our lives in a non-threatening way.

Source: <https://www.familyfriendpoems.com/poems/funny/>

PLEASE SUBMIT YOUR POETRY OR PROSE TO: DONTE@SHUOA.ORG

FMC - JANUARY

BY JUNE BAKER, COMMITTEE CHAIR



The Financial Management Committee (FMC) met on Tuesday, February 16, 2021.

Financial figures for the month of January 2021

Total Income	\$ 390,784
Total Expense	\$ 262,361
Reserves Contributions*	\$ 139,874
Federal & State income tax	\$ 0
Net Income	\$ -11,451

Many of our normal sources for income performed more poorly in January, such as In-Unit Maintenance and Move-In/Refinancing income. Electricity was higher than budgeted because of the colder weather in January combined with more residents staying at home. In addition, Reserve Budget payments came to \$407,656 for the month of January and included payments for the façade project, AHU work, pool deck and pool on-going work, security cameras, building equipment, office furniture, and consultants.

General Manager Barry Bauman gave updates on the façade repair project, the pool deck project, the BuildingLink rollout, and SHUOA's efforts related to the COVID-19 virus. He also discussed the security costs for the gym and front door on weekends which have been higher than expected.

The FMC is recommending that the Board:

- Approve creation and staffing of a new maintenance department position that will be funded 33-1/3% from the Reserve Budget (with work related to the façade project) and 66-2/3% from savings to be generated from the Operations Budget. The recommendation passed unanimously.
- Approve the procedures for use of the Unappropriated Owners' Equity (UOE) with a floor of 7-1/2%. The recommendation passed unanimously.
- Approve funds of up to \$50,000 for the purchase of new pool furniture. The recommendation passed unanimously.

The next regular FMC meeting is scheduled for Monday, April 19, 2021. As always, we welcome all residents to call in or attend the meeting, depending upon circumstances.

PPOC - JANUARY

BY BRYANT STUKES, COMMITTEE CHAIR



The committee met on Thursday, February 11, 2021 at 6pm.

The Chair addressed noise complaints by residents in the West Building due to the Façade/Balcony work. Residents were reassured that, unfortunately, the noise is something we all must bear for the next four years to preserve the building's integrity. Management is working as diligently as possible to accommodate those needing a quiet workspace.

It was reiterated that the pool/plaza area would be expected to open this summer while following Covid-19 Protocols. Also, the committee is in the process of reviewing new pool/plaza furniture options for the renovated spaces, as our current furniture has exceeded its useful life span and will be repurposed elsewhere on the property.

It was expressed that the SHUOA newsletter team is seeking members of the community to send in articles or join the team in the production process.

The committee **approved** the following items:

- **Purchase of Building Link Implementation KeyLink system**
 - Purchase the BuildingLink KeyLink system (biometric (fingerprint access-only) key storage system that would house all SHUOA-unit access keys) - \$19,000 plus tax.
 - Annual Maintenance fee of \$2,375 starting in Year Two.
- **Additional Staffing for Maintenance Department**
 - The committee gave its consent that Management should hire an additional staffer, provided the position is funded without using the Owners' Equity Fund.

The next PPOC meeting will take place Thursday, April 8, 2021, at 6:00 pm via conference all.

The SHUOA community is welcome to join!

HOUSE RECIPE CORNER



JOLLOF RICE

Ingredients

- 1/3 cup oil (vegetable/canola/coconut, not olive oil)
- 6 medium-sized fresh plum/Roma tomatoes, chopped, OR a 400-gram tin of tomatoes
- 6 fresh, red poblano peppers (or 4 large red bell peppers), seeds discarded
- 3 medium-sized red onions (1 sliced thinly, 2 roughly chopped), divided
- 1/2 to 1 hot pepper, or to taste (yellow Scotch bonnets are my favorite)
- 3 tablespoons tomato paste
- 2 teaspoons (Caribbean/Jamaican-style) curry powder
- 1 teaspoon dried thyme
- 2 dried bay leaves
- 5 to 6 cups stock (vegetable, chicken, or beef) or water, divided
- 2 teaspoons unsalted butter (optional), divided
- 4 cups uncooked converted long-grain rice or golden sella basmati, rinsed
- Salt, to taste
- Black and white pepper, to taste
- Extra: sliced onions, tomatoes

Directions

1. In a blender, combine tomatoes, red poblano (or bell) peppers, chopped onions, and Scotch bonnets with 2 cups of stock, blend till smooth, about a minute or two. You should have roughly 6 cups of blended mix. Pour into a large pot/ pan and bring to the boil then turn down and let simmer, covered for 10 - 12 minutes.
2. In a large pan, heat oil and add the sliced onions. Season with a pinch of salt, stir-fry for

2 to 3 minutes, then add the bay leaves, curry powder and dried thyme and a pinch of black pepper for 3 - 4 minutes on medium heat. Then add the tomato paste - stir for another 2 minutes. Add the reduced tomato-pepper-Scotch bonnet mixture, stir, and set on medium heat for 10 to 12 minutes till reduced by half, with the lid on. This is the stew that will define the pot.

3. Add 4 cups of the stock to the cooked tomato sauce and bring it to boil for 1 - 2 minutes.
4. Add the rinsed rice and butter, stir, cover with a double piece of foil/baking or parchment paper, and put a lid on the pan—this will seal in the steam and lock in the flavor. Turn down the heat and cook on low for 30 minutes.
5. Stir rice—taste and adjust as required.
6. If you like, add sliced onions, fresh tomatoes and the 2nd teaspoon of butter and stir through.
7. To make Party Rice, you will need one more step. Now Party Rice is essentially Smoky Jollof Rice, traditionally cooked over an open fire. However, you can achieve the same results on the stove top. Here is how: Once the rice is cooked, turn up the heat with the lid on and leave to "burn" for 3 to 5 minutes. You will hear the rice crackle and snap, and it will smell toasted. Turn off the heat and leave with the lid on to "rest" till ready to serve. The longer the lid stays on, the smokier. Let the party begin!



SECURITY & SAFETY INFO

BY STEVE BUTLER, SAFETY & SAFETY

Between Lunar New Year, Valentine's Day, and President's Day, we've had a very busy holiday weekend! A big THANK YOU to our Community Advisory Committee (CAC) members who brought delicious goodies and decorated the station for our patrol officers on Valentine's Day! It was much appreciated.

Along with all the holidays, we've also had an influx of nasty (but beautiful!) winter weather. Between all the snow, ice, and freezing rain, I hope you all are well and are practicing good winter safety. As a reminder, when warming up your car or scraping off ice, BE MINDFUL OF YOUR KEYS. We've had several auto thefts in the area due to owners walking away from running vehicles, even if just for a moment. NEVER leave a running vehicle unattended. It is a tempting target for thieves, and they WILL take advantage.

This month we are also highlighting Teen Dating Violence, which is a pattern of harmful and destructive behaviors used to exert power and control over a dating partner. It typically involves a series of abusive behaviors where one partner has more control or dominance over another. The purpose of Teen Dating Violence Awareness Month is to raise public awareness about the impact of dating violence, to educate our youth about healthy relationships, and to encourage our community to get involved in disrupting cycles of violence among teens. Ending teen dating violence is a community responsibility. By building the self-esteem of teens in our communities we can encourage our youth to pursue healthy relationships, to promote resilience, and to interrupt the cycle of violence.

For more information on teen dating violence, please visit: <https://www.fairfaxcounty.gov/familyservices/domestic-sexual-violence/teen-dating-violence>

JOIN US!!!

If you wish to become a part of the team, please submit your request to Steve Butler @ butlersa@cox.net



Most larcenies are crimes of opportunity. Don't be an easy target.

Keep your vehicle and residence doors locked and store valuable items out of plain sight from windows or doors.

CHIEF ENGINEER’S ADVICE

BY GREG GRIMM, CHIEF ENGINEER

Heat Pump Maintenance

Heat pump maintenance is crucial to keeping your unit running efficiently and should be carried out regularly. Heat pumps work all year long. They provide both the heating & cooling aspects of your home and, as such, you need them in great working condition at every turn. Spring heat pump maintenance is especially necessary to ready the heat pump for the oncoming summer.

Heat pump maintenance in the spring is especially necessary for the following reasons:

- **Energy Efficiency**– Given that a heat pump works throughout the year, regular maintenance is important. This will help you avoid pricier repair costs due to larger damages as well as increase the heat pump’s efficiency.
- **Preparation for Summer**– Because summers can be hot and humid, you will want the cooling system in your house ready for summer. Heat pump maintenance during spring will help you make sure you are ready for the summer. Putting off maintenance until the summer starts could have you sweating during the summer heat and waiting for a repair that cannot always be fixed right way due to a busier season.
- **Prolonged Lifespan**– The lifespan of your heat pump will depend on a couple of factors. However, heat pump maintenance is one way to make sure the system serves you for as long as possible.

Please call the office to schedule your heat pump maintenance and be ready for summer!



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Please consider joining one of the committees above!

SHUOA committees make an impact on the quality of life here!



SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
	1 Activities Meeting@ 7PM	2	3	4	5	6
7	8	9 Meet the Candidates 7:00 PM Via Zoom	10 Security/Safety &NW 7:00 PM Call-in	11	12	
14	15	16	17 Covenants 7:00 PM Meeting Room	18	19	20
21	22	23 ANNUAL MEETING	24	25	26	27
28	29	30	31			

Comments or suggestions about *The House Special* are always welcome!

Contact: **Bryant Stukes | shuoeditor@gmail.com**

- Individuals who submit articles or letters grant SHUOA, Inc. the right to publish, distribute, archive, or use submissions in print, online, or other format; and acknowledge that their submissions may be edited for length, grammar, accuracy, and clarity.
- Submissions containing private solicitations; personal attacks; unfair criticism of private individuals, businesses, or organizations; or inappropriate language will not be used.



MathSphere

Sudoku



Fill in the puzzle so that every row across, every column down and every 3 by 3 box contains the numbers 1 to 9.

Medium Puzzle 1

6	5	9		1		2	8	
1				5			3	
2			8				1	
			1	3	5		7	
8			9					2
		3		7	8	6	4	
3		2			9			4
					1	8		
		8	7	6				

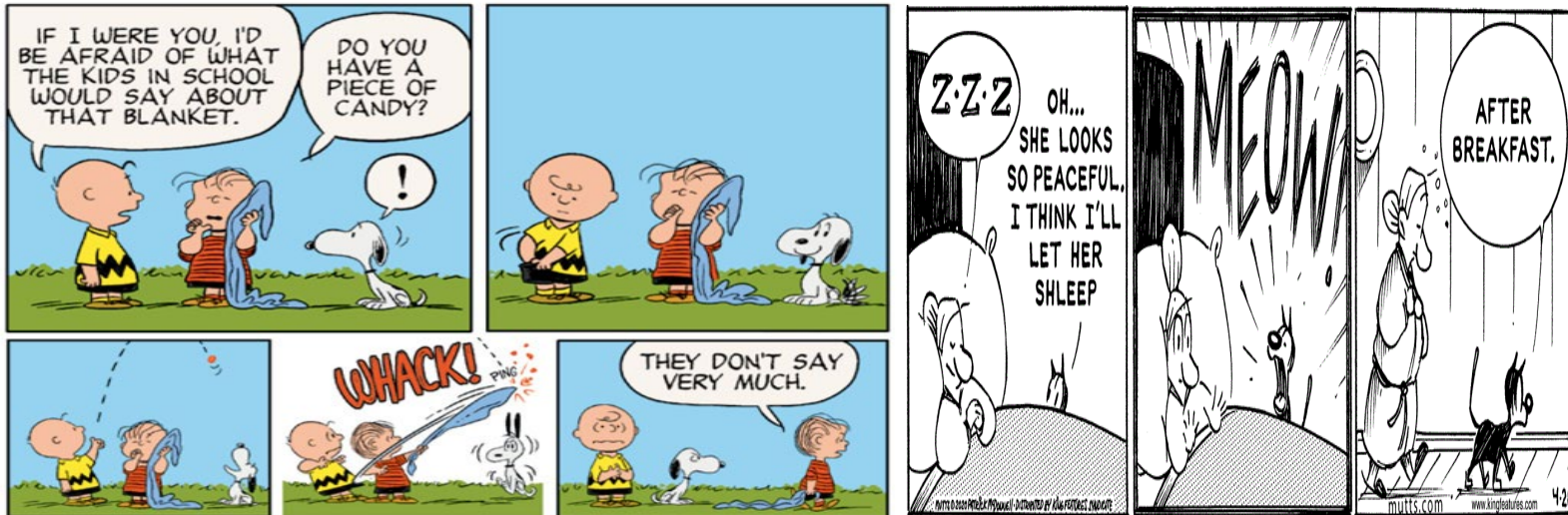
Clues:

1. Seek a 2 in the centre block of squares
2. Finish the centre block of squares
3. Search for 2s everywhere

www.mathsphere.co.uk

BALDO

BY CANTÚ AND CASTELLANOS



Credits: www.pinterest.com;
www.mutts.com;
www.nuless.org;
www.larrycuban.wordpress.com;
www.comicskingdom.com



MathSphere
Sudoku



Medium Puzzle 1 answer

6	5	9	3	1	4	2	8	7
1	8	7	6	5	2	4	3	9
2	3	4	8	9	7	5	1	6
4	2	6	1	3	5	9	7	8
8	7	1	9	4	6	3	5	2
5	9	3	2	7	8	6	4	1
3	1	2	5	8	9	7	6	4
7	6	5	4	2	1	8	9	3
9	4	8	7	6	3	1	2	5

www.mathsphere.co.uk