



A Condominium  
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**QUICK TIPS**



Try using baking soda and water or toothpaste across the grain of your CDs and DVDs to remove minor scratches.

Have a drafty door? Recycle old socks and create your own draft blockers by taking a tube sock and stuffing it with other mismatched or torn socks.



# A Condo News

Volume 2, Issue 8

## Prepare for a “Fall” by Brandi Lane



As the buses drive by and the apples grow heavy on the trees it can only mean that autumn is near. Even though the temperatures are still in the upper seventies and eighties, as we all know, it won't be long until the leaves hide the green grass and jackets are required.

Here are a few end of summer/beginning of autumn reminders so the Association is not scrambling as the temperatures plummet.

- 1) If you no longer need your hose make sure to detach it from the building. This helps prevent ice from expanding and causing a burst pipe in the building wall.
- 2) Store all exterior furniture in accordance with your Bylaws and/or Rules and Regulations. Many Associations do not allow you to tarp off furniture so please read your governing documents carefully.
- 3) If you maintain your own landscaping, please make sure that you trim back your perennials so that they are clean. This includes day lily stalks, hostas, and grasses.
- 4) Test and clean your furnaces early. Nothing is worse than a sub-zero day and no heat in your home.

Have a licensed, insured person come out and check your gas lines and for carbon monoxide leaks. While they are there, it is a perfect time to do a routine cleaning to provide longevity to the furnace's life.

- 5) Change the direction of your fan blades to promote a better flow of heat throughout your home. Since heat rises, you can reverse the direction of the flow so that instead of cooling your home you can help spread the warmth!
- 6) If you are responsible for your own sprinklers, make sure you schedule the winterization. There are only so many days before the snow arrives and ground freezes. By late September you should have your pipes winterized to avoid damage to your system.
- 7) Perform routine maintenance on your vehicles. Your house may be ready but is your car? Make sure you restock your winter hazard kit, have your tires checked, and your engine tuned up!

I know you may still be in shorts but as I've been saying all year...this is Michigan...we can tan one day and ski the next! And good luck to all of your alma maters this football season!!!



**I SURVIVED THE WALK...BARELY**

Dear A Condo News Reader,

Thank you to everyone who pulled me over my goal in the waning moments prior to the event. Through your generosity we donated over \$2,700.00 to the Susan G. Komen 3-day Walk for the Cure, and all of the Michigan walkers earned 5.4 Million dollars for breast cancer research and community foundations. That is one huge step towards finding a cure.

Even in 90 plus degree heat and blazing sun we trudged on as one. I met so many wonderful people and was deeply touched when a survivor asked me how I was doing...shouldn't I be the one asking her?? I learned a greater meaning of strength and a deeper meaning of hope. And below is the woman I walked for...my mom...but I carried seven pink ribbons on my pack for several of you in memory of your loved ones and I was honored to do so.

My mother  
Debra Lane



Circle of  
Survivors

**I'm Going Again 2012!!**

## REUSE & REDUCE: 4 PROJECTS FOR HOUSEHOLD ITEMS by Brandi Lane



I love the phrase one man's junk is another man's treasure except I'd substitute the word woman when

talking about myself! In this struggling economy there are ways we can reduce our footprint on the planet and redecorate our homes at the same time. You think I'm nuts or cheap right?? The exact same type of artwork I put up in my house at a price of \$15.00 I saw hanging in a store in Somerset for \$300.00!!!

### PROJECT 1: WINDOW TO THE WORLD

I was at a garage sale and saw three very old barn windows. Some had broken glass, all were covered in decades of layers of paint but I saw art. I bought the windows for \$1.00 each. I measured the opening and then went to a store and bought three black and white posters that went with my house. I cleaned the glass but left the cracked pieces as long as they weren't sharp. I then cleaned the glass and carefully tacked the posters to the backside of the windows followed by a piece of cardboard cut slightly bigger than the picture. I finished the back off with black paper and attached eyelets and braided metal hanging wire. They added a false view of the world where I only had drywall.

### PROJECT 2: MIRROR, MIRROR

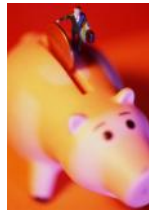


In the same store in Somerset I saw this hanging for the cost of \$900.00. All it consists of are old frames and pieces of mirrored glass. We all have frames that we bought for on picture or another and it didn't fit or was too heavy, or you broke the glass and reframed it. In any case, you can also find old frames at estate and garage sales or flea markets. Measure each frame and go to your local glass store and have pieces of mirrored glass cut to those sizes. This may cost you a few dollars depending on the size

and number of frames you have chosen. The version I saw they used a store bought paint to make all the frame antiqued white. Screw the frames together in a pattern of your choosing. You'll new to countersink the screws so the mirrors fit. After inserting mirrors add cardboard or foam and framing paper. Then hang!

### PROJECT 3: BANK THIS

If you have spare larger ceramic pots, we've discovered that they make great banks. Make sure the drain hole on the bottom is large enough to fit in a quarter. First use a small drill bit to pre-drill three (3) screw holes about 1/2 inch up from the bottom. Use a spare board to cut a tapered base that will fit inside the bottom and is in line with your screw holes. Next decorate the pots with paint, old pictures, wall paper or anything else you like but use the bottom with the drain hole as the top. Insert wood base and screw into place. Instant and inexpensive change holder or child's piggy bank!



### PROJECT 4: TRIVIAL TRIVET

Have mismatched plates, tiles, or decorative glass bottles. Instead of tossing them...BREAK THEM!! That's right, these items were meant to withstand heat and cold so if you can't use them why not re-use them. Carefully crack or break the items you'd like to use. Use extreme caution and do not throw them against your floor. We don't want injuries while doing crafts. Buy premixed grout from the hardware store. Then find a container lid and line it with plastic wrap. Fill the lid with the grout then carefully add the pieces of broken plates and glass in any decorative manner you like. Once the grout cures gently lift the plastic wrap to expose the new trivet. Glue a thin cork pad to the back to prevent scratching and then use grout sealer to prevent staining and damage. I even shellac them.

## County Events & Sporting Events

### MACOMB COUNTY

**WOLCOTT MILLS METROPARK**  
9/12 CIDER/DONUTS/WAGON RIDES  
9/18 QUILT / ANTIQUE CAR SHOW  
9/26 CIDER/DONUT/WAGON RIDES

### OAKLAND COUNTY

**DTE MUSIC THEATER**  
9/11 KISS (6:30P)  
9/24 EDDIE MONEY (7:30P)  
**PALACE OF AUBURN HILLS**  
9/11-9/12 FALL HOME IMPROVEMENT  
9/19 BRIDAL CELEBRATIONS (12:00P)  
**MEADOWBROOK MUSIC FESTIVAL**  
9/10-9/11 ROCKY HORROR (8:00P)  
9/18 EXTREME CAGE FIGHT (7:00P)  
9/24 LYLE LOVETT (8:00P)

### SPORTING EVENTS

#### DETROIT TIGERS (65-66)

9/10-9/12 BALTIMORE  
9/14-9/15 @ TEXAS RANGERS  
9/17-9/19 @ CHICAGO WHITE SOX  
9/20-9/22 KANSAS CITY  
9/24-9/26 MINNESOTA TWINS  
9/27-9/29 @ CLEVELAND

#### DETROIT LIONS (0-0)

9/12 @ CHICAGO (1:00P)  
9/19 PHILADELPHIA (1:00 P)  
9/26 @ MINNESOTA (1:00P)  
10/3 @ GREEN BAY (1:00P)  
10/10 ST. LOUIS (1:00P)

#### MICHIGAN STATE FOOTBALL (0-0)

9/4 WESTERN MICHIGAN (12:00P)  
9/11 FLORIDA ATLANTIC (12:00P)  
9/18 NOTRE DAME (8:00P)  
9/25 N. COLORADO (TBA)

#### UNIVERSITY OF MICH. FOOTBALL (0-0)

9/4 CONNECTICUT (3:30P)  
9/11 @ NOTRE DAME (3:30P)  
9/18 MASSACHUSETTS (12:00P)  
9/25 BOWLING GREEN (TBA)

#### CENTRAL MICHIGAN FOOTBALL (0-0)

9/2 HAMPTON (7:00P)  
9/9 @ TEMPLE (7:00P)  
9/25 @ NORTHWESTERN (TBA)



## ABOVE AND BEYOND : MICHELE LAPORTE

### by Brandi Lane

This edition's "Above and Beyond" award is hereby given to Michele Laporte of the Harbor Cove Association.

Michele Laporte is a long time member of the Board, and is extensively involved in the community's projects and helps her fellow neighbors whenever possible.

Ms. Laporte can often be seen walking through her community conversing with the residents, helping keep the common areas clean, or visiting the co-owners who have been ill or injured. For Ms. Laporte being a Board Member is more about being a volunteer leader than just a label.

Our office has only been with Harbor Cove for a short period of time, but Ms. Laporte made the transition extremely smooth and has offered assistance on questions we've had trouble filling in the

historical "blanks" on projects and co-owners.

Ms. Laporte is often the first to volunteer to help save the community money and the first one to champion anything that will make Harbor Cove a better place to live. For your dedication, our office and the residents of Harbor Cove salute you!

### NOMINATIONS???

*Know of a neighbor that goes above the call of duty for the betterment of your Association? Send us your nominations. It is important for us to recognize that there are still people willing to go the extra mile and make a difference in your community. Please send your nominations to [BLane@ACondoMGT.com](mailto:BLane@ACondoMGT.com).*



### Ways to Green up your Neighborhood!

Love gardening but live in a condo? Ask your Board to start a beautification committee to plant flowers and add a little color to everyone's life!

**WOULD YOU LIKE TO BE A REFERENCE? DO YOU KNOW A COMMUNITY IN NEED OF OUR SERVICES?**



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## Cool Ways to Organize Smaller Spaces by Brandi Lane



Just whistle while you work...umm yeah right...if you are like me the last thing you want to do is organize and clean. I'd much rather be outside enjoy the last days of summer. But alas, with home ownership comes responsibility so here are so cool ideas for organizing when you don't own a warehouse or mini-storage complex:

- 1) **UNDER YOUR BED:** This seems obvious for out-of-season clothing and dust bunny collections. But what about large pans you only use once a year? What about storage for movies, wrapping paper, or even art work you don't want to get broken?
- 2) **YOUR CLOSET:** Yes, I know you are saying "Thank you Captain Obvious." But, make your closets work for you. Your home improvement stores sell easy to install shelving that will increase your storage capacity and keep things tidy. Also, by adding another pole halfway down you can double your hanging space. In my personal opinion shoe organizers are overrated but in tight situations the ones that hang over your

door save valuable space.

- 3) **MAGNETIZE & ORGANIZE:** This is great for kitchen use, for small objects like nails, bolts, and even for office supplies. Buy small metal containers with clear lids. You can easily place a label on them to identify the contents. Then affix a magnet strip to your wall and then attach the containers. Decorative storage in the open for easy, practical use.
- 4) **SPIN ME ROUND:** As a tiny house owner who designed her own kitchen I found that things like Lazy-Susans that spin take up smaller spaces and offer easy access and unique stacking capabilities that normal shelving can not. This is great for spice storage, or in my case for pot & pans and pantry goods that I need to be able to see clearly and remove quickly.
- 5) **REDUCE, REUSE, RECYCLE:** See a recipe in a magazine? Clip it and put it in a scrapbook and then throw the magazine out. Go through your mail when it arrives and if you don't want or need it, then recycle or trash it immediately.

The "I'll get to it tomorrow pile becomes the Holy Smokes where did that come from!" pile and then its hours of organization needed.

- 6) **DECORATE WITH FUNCTION:** Want a cute end table? Buy one with built in storage. Need a place to rest your feet, buy an ottoman with storage. And, although I love the store for its low costs, IKEA is awesome for the person with limited space too. I bought a 6 inch wide piece that is attached to the wall near my front door. It has four wedge pockets that open to hold my gloves, hats, dog leashes, umbrellas, and other items that would normally clutter up my room.
- 7) **USE ALL YOUR SPACE:** This one may not be a good idea for all people, but I use space that others normally don't. For instance my microwave is on top of my fridge. This makes it still easy for me to use and frees up tremendous amounts of counter space. (*editors note—Brandi is 6'2" tall—JC*). I also use the damage-free hooks to hang items out of the way but within easy reach.

## MODEL CODE OF ETHICS FOR COMMUNITY ASSOCIATION BOARD MEMBERS

provided by Community Associations Institute of Michigan

This model code of ethics is not meant to address every potential ethical dilemma encountered by a community association board member, but is offered as a basic framework that can be modified and adopted by any common-interest community. Any person who is considering becoming a volunteer Board Member within their community should:

- Strive at all times to serve the best interests of the association as a whole regardless of their personal interests.
- Use sound judgment to make the best possible business decisions for the association, taking into consideration all available information, circumstances and resources.
- Act within the boundaries of their authority as defined by law and the governing documents of the association.
- Provide opportunities for residents to comment on decisions facing the association.
- Perform their duties without bias for or against any individual or group of owners or non-owner residents.
- Disclose personal or professional relationships with any company or individual who has or is seeking to have a business relationship with the

association.

- Conduct open, fair and well-publicized elections.
- Always speak with one voice, supporting all duly-adopted board decisions even if the board member was in the minority regarding actions that may not have obtained unanimous consent.

Board members should not:

- Reveal confidential information provided by contractors or share information with those bidding for association contracts unless specifically authorized by the board.
- Make unauthorized promises to a contractor, bidder, or Owner.
- Advocate or support any action or activity that violates a law or regulatory requirement.
- Use their positions or decision-making authority for personal gain or to seek advantage over another owner or non-owner resident.
- Spend unauthorized association funds for their own personal use or benefit.
- Accept any gifts—directly or indirectly—from owners, residents, contractors or suppliers.
- Misrepresent known facts in any

issue involving association business.

- Divulge personal information about any association owner, resident or employee that was obtained in the performance of Board duties.
- Make personal attacks on colleagues, staff or residents.
- Harass, threaten or attempt through any means to control or instill fear in any board member, owner, resident, employee or contractor.
- Reveal to any owner, resident or other third party the discussions, decisions and comments made at any meeting of the board properly closed or held in executive session.

*This is relevant to all homeowners because you may one day run for the Board. Also, these suggestions are good ideas that everyone living in an Association should follow to insure positive growth and forward progress. - Brandi*



### DRYER BEWARE! By Brandi Lane

There are several appliance that I find indispensable. One of them happens to be my clothes dryer. Although they are subjected to immense heat, uneven loads of soaking wet laundry, and the occasional storage area for pop and dog food, they tend to be very durable if maintained properly.



There are some easy ways to try and lengthen the life of your dryer such as cleaning the lint trap between loads. There are two meanings to this cleaning which includes: (a) removing any accumulated lint off the

screen and the lesser known but even more important (b) washing the screen in warm soapy water and drying completely. From the websites I found they recommend completing the washing monthly. There tends to be a waxy build-up from dryer sheets that significantly decreases air flow and cause premature failure.

Next, make sure you clean the hose from the dryer to the wall out on an annual basis. This will prevent any lint build-up from catching fire.

Third, have a professional remove the rear service hatch and clean out the interior cavity of your dryer. Bits of lint

and debris can accumulate in this space and create another fire hazard.

Fourth, make sure that your exterior vent is not clogged with a birds nest, lint, or other debris. Reducing the machines ability to release the hot air can cause it to overheat and again fail prematurely.

Finally, make sure you keep the area around your dryer clean and clear. This will allow for proper air flow and ventilation.

Following these few simple tips can keep your dryer in service for years to come!



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### Meet Your Managers

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## RESTAURANT ROUND-UP: ROCHESTER MILLS by Brandi Lane

Since I am a "foodie" I love all things food...this includes beer. Rochester Mills was born during the micro-brewery explosion in the 1990's. What started out as a snooty hangout has turned into a fun place to go to get away from the 20-somethings but still enjoy a bar atmosphere. The nice thing is that they are also open for lunch. I'm not sure who changed the menu from ten years ago until now but what a vast improvement. The salads are large, fresh, and offer interesting dressing choices like tangy cilantro-lime. I had the pleasure of trying the cheese tortellini with palomino sauce. They were perfectly cooked and the sauce was an excellent balance of cream and sweet tomato flavor. For being a brewery they do a pretty good job with seafood too from the soft shell crab po-boys and fish tacos to the honey pepper salmon and of course beer battered fish-n-chips. For those who prefer traditional bar fare, the burgers are beyond juicy and most of the sandwiches are too tall to wrap your mouth around. But, the food is only one side of the joy you'll find here. Stop by on a Saturday night, play some pool, listen to live music, and order a flight of their microbrews. I guarantee you'll never want a Busch Light or Milwaukee's Best ever again. You can even get a six pack to go!! Be sure and check out the amazing building too...the space is an old mill, is clean, airy, and just seems to make you feel comforted no matter who you are.



<http://www.beercos.com>

## A CONDO'S FINAL WORD

Bye bye summer...hello autumn! So much for working on shrinking my waistline because with football games comes hot dogs, chips, and beer. Oh well I will sacrifice the bikini body (I don't have) to support my Spartans!



Soon we will be shutting down sprinkler systems, cutting back landscaping, and the hum of leaf blowers will fill the air. All of us at A Condominium Management would like to thank all of you for another wonderful summer. We enjoyed meeting or visiting with you on our site inspections and hope that continues even as the new flakes begin to hit the ground. We loved seeing your individuality with flowers, chimes, and other decorations. Most importantly, we'd like to thank the countless volunteers who have worked to make their Associations so very special! Next month we talk pumpkins!

Please send article ideas, suggestions, and comments to [BLane@ACondoMGT.com](mailto:BLane@ACondoMGT.com). I will review all suggestions and will include as many as possible in future issues. Stay cool, stay healthy, and stay positive!

Brandi Lane