



AROUND AND ABOUT
GATEWAY CROSSING COMMUNITY
NEWSLETTER

questions or concerns email to: dkump@hagerstownha.com

VOLUME 6, ISSUE 3

JUL AUG SEPT 2009

Annual Community Fair Scheduled!

MARK YOUR CALENDAR

WHEN: August 12, 2009

WHERE: Elgin Station

TIME: 10:00am to 3:00pm



All are welcome to attend...those wishing to ride the bus MUST pre-register. If your name is not on the bus list, you will not be permitted to ride....please register early. Contact Linda Fauder at 301.733.6911 ext 170 for additional information.

- Food

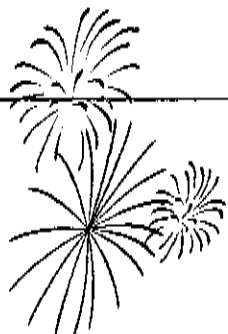
- Fun

- Games

- Facepainting

Lawn Care Reminder:

Lawn mowing is done on Thursdays with a rain date of Friday.
When there is a lack of rain, mowing may be postponed by a week.



In observance of Independence Day, Gateway Crossing
office will be closed on Friday, July 3, 2009.

Have a Safe Holiday!

EXTERMINATION SCHEDULE JUL-AUG-SEPT 2009

JULY 2009

Week 1, Phase 1..... 151 Ross Street to 947 Lanvale Street
 Week 2, Phase 1..... 953 Lanvale to 250 Buena Vista
 Week 3, Phase 1..... 251 Buena Vista to 1002 Main Avenue
 Week 4, Phase II..... 1006 Main Avenue to 929 Ross Street

AUGUST 2009

Week 1, Phase II..... 931 Ross Street to 929 Ross Street
 Week 2, Phase III..... 1017 Westport Dr. to 827 Main Avenue
 Week 3, Phase III..... 829 Main Avenue to 812 Lanvale Street
 Week 4, Phase III..... 103 Summer St. to 53 Elgin Blvd, also
 37 Elgin Blvd

SEPTEMBER 2009

Week 1, Phase IV.... 1030 Ross Street to 1068 Ross Street
 Week 2, Phase IV.... 1070 Ross Street to 347 Merrbaugh
 Week 3, Phase IV.... 400 & 401 Gandy Dancer
 346 Merrbaugh to 121 Merrbaugh
 Week 4, Phase IV.... 120 Merrbaugh to 1203 W. Washington
 Street

TRASH PICK-UP

All trash must be in cans with
 lids. Trash set out times are:
**MONDAY EVENING &
 THURSDAY EVENING
 AFTER 4PM.** Recycling bins
 set out time : **MONDAY EVENING AFTER 4PM.**

If cans are out on Wednesday & Monday mornings,
 they will be taken by maintenance and a charge of
\$24.24 will be charged to your account.



MAINTENANCE INSPECTIONS JUL-AUG-SEPT 2009

Week of July 6 - NO INSPECTIONS

Week of July 13th

105, 103, 83, 81, 53, 51, 33, 31, 3 Merrbaugh-1203 W
 Washington St.

Weeks of July 20th

182, 180, 164, 162, 148, 146, 136, 134, 122, 120, 104, 102,
 82, 80 Merrbaugh

Week of July 27th

337, 335, 333, 331, 171, 155, 139, 137, 123, 121
 Merrbaugh

Week of August 4th - NO INSPECTIONS

Week of August 11th

1080, 1084 Ross
 368, 366, 362, 360, 356, 354, 348, 346, 340, 388 Merrbaugh

Week of August 18th

401 Gandy Dancer
 363, 359, 355, 353, 349, 347, 343, 341 Merrbaugh

Week of August 25th

1046, 1048, 1052, 1054, 1060, 1062, 1068, 1070, 1074,
 1076 Ross

Week of September 1st

1037, 1041, 1043, 1047, 1049, 1053, 1055, 1059,
 1061 Ross

Week of September 8th

1065, 1067, 1071, 1073, 1077, 1087 Ross
 400 Gandy Dancer



Home Owner's Association (HOA)
CORNER

YOUR HOA BOARD MEMBERS

Mr. Randy Mazzi - President
rpmazzi@aol.com

Mr. Dan Caraballo - Vice President
seventytwofins@hotmail.com

Mr. Frank Jackson - Secretary
frank11323@aol.com

Mr. Erik Kline - Treasurer
ekline@hagerstownmd.org

Mr. Ron Nair - Member at Large
rnair@hagerstownha.com

Upcoming Resident Meetings

No resident meeting scheduled
for June, July or August.

Next scheduled meeting is
September 10, 2009 @ 3:00 pm

*Please plan to attend in order to keep
updated on issues specific to Homeowners.*

NUMBERS YOU SHOULD KNOW

Narcotic Task Force	301-791-3205
Non-Emergency Police	301-790-3700
Poison Control Center	800-222-1222
Child Protective Services	240-420-2222
Adult Protective Services	240-420-2155
Gateway Crossing Office:	301-766-7968

Gateway Maintenance Dept. 301-766-7968
For after hours maintenance calls, dial 301-766-7968, your call will be redirected to the answering service.

Upcoming Community Meetings

NO meetings JUNE, JULY or AUG.

Enjoy Your Summer!

Attending the meetings count toward
Community Service Hours

GATEWAY CROSSING OFFICES WILL BE CLOSED
ON THE FOLLOWING HOLIDAYS:

Friday, July 3, 2009 (Independence Day)
Monday, September 7, 2009 (Labor Day)

HAVE A SAFE AND HAPPY SUMMER!!



Happy 4th of July!



Safety Tip of the Month!

Fireworks are Dangerous!



Attend professional displays and leave fireworks to the technicians who are trained to use them.

Have a safe and happy holiday!



40 Elgin Boulevard
Hagerstown MD 21740

GATEWAY CROSSING

REVISED SCHEDULE OF RESIDENT MAINTENANCE

CHARGES EFFECTIVE DATE: SEPTEMBER 1, 2009

Residents will be charged according to the following schedule for those repairs and services which are the resident's responsibility. It should be noted that the repairs that a resident might incur charges for are items that can be avoided. All charges to the resident will be billed on the basis of the current cost of materials plus the labor and overtime labor when applicable.

This listing for materials, not labor, is not intended to represent the exact cost of any particular item but simply an estimate. All materials will be billed to the resident at the purchase cost.

The minimum charge for one or more repairs made at any given time is \$24.24 during normal working hours. Chargeable calls after regular working hours will result in a minimum charge of \$72.72 for labor alone. **Important: if you call for service after regular hours and the problem resolves itself (example, you call in a lock out but end up being able to get into the unit) and you do not call back to cancel the request for service, you will be charged the overtime rate of \$72.72.**

The following is a list of fixed charges for repairs or services:

Lockouts after regular business hours	\$72.72
Key replacements:	
One set of 2 keys, picked up	\$ 7.46
One set of 2 keys, delivered	\$13.52
Cancelled key replacement	\$ 6.06
Door lock changes	
Inserts only – insert with key, labor not included	\$38.23
Each additional insert	\$13.99
Cancelled lock change	\$13.99

Lock changes include one set of keys for the resident. A minimum of ¼ hour labor (\$6.06) will be added to each lock change.

Lock changes include one set of keys for the resident. A **minimum** of one (1) hour labor (\$24.24) will be added to each lock change.

Lockset changes will be charged at time plus cost of materials.

Paint for unit	Actual cost
Carpet repair/replacement	Actual cost
Carpet Cleaning	Material cost and labor
Appliance Replacement:	

Replacement of an appliance rendered inoperable or unusable due to damage or negligence on the part of the resident will be charged as follows:

ORIGINAL PURCHASE PRICE LESS DEPRECIATION (5% PER YEAR) DOWN TO A MINIMUM OF \$50.00 PLUS LABOR TO CHANGE THE APPLIANCE.

**** ALL OTHER RESIDENT REPAIR CHARGES WILL BE ACTUAL MATERIAL COST PLUS LABOR.**

The following is a list of commonly occurring charges to residents and the approximate cost of each. Actual costs (labor and materials) vary depending on the specifics of the damage.

Smoke Detector	\$ 15.02
Smoke/Carbon Monoxide Detector	\$ 50.24
Handicapped Smoke Detector with light	\$134.66
NOTE: Tampering with a smoke detector will result in an additional	\$ 25.00 fee.
Thermostat replacement	\$ 35.79
Interior Door replacement 36" Louver	\$129.93
Interior Door replacement 34" 6 panel	\$ 51.23
Exterior Door replacement without trim 36"	\$146.95

Some services that are **NOT** usually a charge to the resident include:

1. Dripping sink or tub faucets
2. "Running" toilet or toilet leaks (not caused by a clog)
3. Water leaks under sinks (not caused by a clog)
4. Smoke detector or smoke/carbon monoxide detector alarming or beeping. (Do not remove from the ceiling! Tampering with the detector will result in a \$25.00 fee. Call maintenance 301/766-7968
5. Paint – If it has been five (5) years since the unit was painted, the paint may be obtained from Gateway Crossing at no charge
6. Slow running drains or drains that can be cleared in less than 15 minutes if not caused by resident. Examples of chargeable clogs include grease, food, foreign objects found in the drain contributing to the clog. Do not wait until the drain is clogged to call Maintenance.

MAINTENANCE SERVICE AFTER REGULAR WORKING HOURS

Below are listed **some** guidelines for Maintenance personnel for overtime callouts:

1. No heat (temperature in unit is below 65 degrees)
2. Possible gas leak (odor of gas)
3. Break in water supply line
4. No electricity causing loss of heat or refrigeration
5. Stoppage in the main line of a sewer
6. Refrigerator or stove not working – only if the entire stove is not functioning; example, if the burners work but the oven does not there will be no after-hours response
7. Any condition which causes danger to life or property

Maintenance personnel on stand-by are contacted by the telephone answering service after regular working hours which are 8:00 AM to 4:30 PM Monday through Friday – excluding holidays.

They are held accountable for responding on overtime to a non-emergency work item that could have been delayed until regular hours. For these reasons the caller **MUST** leave their phone number. The Maintenance Person will return the call to obtain details and to determine whether an overtime call is warranted. **If the situation changes and you do not need a Maintenance Person, be sure to call the answering service back to cancel your original call. Failure to cancel the call will result in a charge to you of \$72.72.**

Ted Shankle, Executive Director