



# The Glen Echo

Newsletter of Fairlington Glen

June 2019

## Parking Problems Persist

It is so frustrating to find one or more of your neighbors choosing to not follow Glen rules, especially in regards to parking. There are no excuses here, so please follow my quick refresher on the subject.

Each unit is assigned one parking space within the court's parking lot. Those spaces are numbered and marked "reserved." Therefore, if you have more than one vehicle you are required to find a spot on the street to park it. Nobody is given more than one reserved space.

When you have guests or contractors visit, please make sure that they are aware of our parking policies and procedures. Don't expect that your friends, family, or even your contractors will know, despite the information being posted on the court signs at the entrance to each of our courts. You have two choices: 1) make your space available to them by parking your car on the street or 2) instruct them to park on the street. It is NEVER acceptable to use someone else's space just because it happens to be empty at the time. Likewise, it is NEVER acceptable to park any vehicle such that it is blocking others. Please make it a habit to answer your front door and immediately ask your guests where they parked, and please don't be afraid to tell them that they have to move.

Should you need the use of a neighbor's space for any reason (even if just for a minute to load/unload your car), please ask that neighbor for approval ahead of time. Please keep in mind that not everyone works traditional hours. Some of our residents may be getting home late at night or early in the morning, and their parking space should be empty and waiting for them. There is nothing more annoying than coming home to find your parking space occupied by someone else's vehicle. Remember, each resident or co-owner has the authority to have a vehicle lawfully towed from only the unit's assigned parking space if the resident or co-owner is present with appropriate ID during the tow.

Please follow these simple parking procedures and be a great neighbor. Thanks for your attention to this.  
*Jay Yianilos, Editor*

The *Glen Echo* is published monthly. Our editor is always looking for ideas or input. If you have something to put in the newsletter, please e-mail Jay Yianilos at [jasonyianilos@yahoo.com](mailto:jasonyianilos@yahoo.com).

The *Glen Echo* is published online each month on the Glen's website, at <https://www.fairlingtonglen.com>.

To be notified by e-mail when the latest edition is published, with a link to the newsletter, give us your e-mail address by signing up for Glen Alerts via the Glen's website. Your e-mail address will be used only for official Glen business.

# Latest News From The Board

The Fairlington Glen Board of Directors held their monthly meeting on Tuesday, May 14, 2019. Here are some of the notes from that meeting.

## ENVIRONMENTAL UPDATE

Candace Lewis, the Glen's property manager with Cardinal Management Group, gave an update on the chemical contamination issue resulting from the past release of dry cleaning solvents at and around the property located at 1712 Fern Street within Fairlington Centre and owned by TBR Associates.

On May 6<sup>th</sup> Charlie Robbins, Glen President; Thora Stanwood, the Board's liaison to the environmental matter; environmental attorney Trent Zivkovich; representatives from the Virginia Department of Environmental Quality (VDEQ); Arlington County Health Department staff; Arlington County Board Member Libby Garvey; and State Delegate Mark Levine met to discuss the current status of TBR's technical response to the release of the Operations & Maintenance Plan and TBR's proposal for long-term regulatory oversight (Environmental Covenant). Counsel has passed a draft memo to the President for his acceptance. Once the draft has been accepted, residents may obtain a copy by reaching out to the management agent either by phone or email.



ECS Mid-Atlantic is scheduled to complete their next set of ground water sampling from the wells by the end of June.

## APPROVED

The Board moved to approve the pavement study with Restoration Engineering, Inc. (REI) in the amount of \$10,870.

The Board moved to officially thank Margaret Windus and Alan Bow for their many years of service and contributions to the Glen.

## NOTES

At-Large Member TJ Doyle is in the process of re-establishing the Glen's maintenance committee. Any resident who is interested in volunteering should contact TJ at [tj.doyle.fairlington.glen@gmail.com](mailto:tj.doyle.fairlington.glen@gmail.com).

Virginia State Senator Adam Ebbin is scheduled to attend one of the Board's upcoming monthly meetings.

***The next monthly Board meeting will be on Tuesday, June 11, 2019 at 6:30pm at the Fairlington Community Center, located at 3308 S. Stafford Street.***

## Our Wonderful Pool Complex



Fairlington Glen's pool complex is the center of its summer social life, offering everything from a baby pool to lap swimming (as well as occasional wine and cheese evenings). We open on Memorial Day Weekend, and we celebrate the start of the season two weeks later with a pool party. Our pool remains open for two weekends after Labor Day when we close with another party and a dog swim. These activities are coordinated by the Pool Committee, chaired by Monica Wiedemann.

Built in 1974 with a small pool house and rest rooms, the pool area by 2006 was showing its age and inadequacy. It had not been built to house an onsite staff and maintenance area. This area grew by accretion as the Glen took over management from CBI Fairmac, the original developer and management agent for all of Fairlington. Change was needed to provide an enhanced recreational area for pool users and workspace for Glen staff.

Task groups worked from 2007 through 2009 to recommend and then carry out dramatic improvements in our pool complex and maintenance facility. Construction was done between pool closing in 2008 and pool opening in 2009, with not a day to spare. We squared off the original entrance to create a true maintenance/ workshop/and storage facility for our staff, and were able to cease renting off-site storage space. A newly landscaped pool entrance was created as shown in the accompanying photo above. We provided restroom facilities accessible to those with disabilities. This was all carefully designed by our architects to complement this entire area of the Glen.

Twenty-five contractors coordinated by (Glen co-owner) Dave Sherman were involved, from architects and other design professionals to those who install fences, landscaping, and pool pumps. All this cost over a \$500,000, with the building providing a maintenance facility, an office for our Glen staff, pool pump and filter room, pool staff room, and enhanced pool restrooms. Improvements were also made to drainage, electrical systems, accessibility, landscaping, and the pool itself. For those of you who don't remember what came before, the cost may sound high. In fact, we benefited in the main contract price because of the recession; the final product was well-worth the cost.

If you have never had the opportunity to see the inside of the staff workshop, storage area, and Glen office, stop by before you leave for work one day. Nelson and María will be happy to show you around. If you recall what we once had, you will certainly understand how much more efficient and effective our staff can be with suitable storage and workspace.

We now have a pool complex we can be proud to bring our friends to as well as enjoying ourselves.

**EDITOR'S NOTE: In 2014, former Board member and former Glen Archivist Margaret Windus penned a series of articles for the Glen Echo on infrastructure in our community. Starting last month, her seven-part series began to re-run, with updates of course. This monthly series will prove to be informative both for long-time and new co-owners and residents. Enjoy!**

# Ready, Set, Swim - Pool Season Underway

**POOL HOURS** - You'll find a complete list of our 2019 pool hours on page 7 of this newsletter. Plus, the hours and our updated pool rules are also posted on the Glen's new website at <https://www.fairlingtonglen.com>.

**IDENTIFICATION** - You MUST bring your unit's recreation pass to the pool each time you wish to use the pool. All residents must sign in on the daily log with their name, address, time of entry, number of residents, and number of guests. Each unit was provided with two 2019 recreation passes last month. The first replacement pass is \$10. Each additional replacement pass is \$20. If you have any questions, please email the pool committee at [glenpoolpass@gmail.com](mailto:glenpoolpass@gmail.com).



Please remember, the Glen pool is for Glen residents and their guests ONLY!

**PRIVATE SWIM INSTRUCTION GUIDELINES** - The Glen Board of Directors adopted guidelines in 2016 for the use of private swim instructors at the Glen pool. Fairlington Glen members' private arrangements with non-member swim instructors are allowed, provided that:

- (1) the instructor is an eligible guest of the member employing him/ her, which requires, among other things, that the employing member be present in person while his/her guest is at the pool, i.e., no babysitting, delegation of role to juvenile family members, etc.;
- (2) the instructors observe the same rules governing pool usage that apply to members, in particular the usage of lap lanes;
- (3) the instruction does not take place on weekends; and
- (4) the following provisions on liability are observed: (a) all private instructors must provide proof of general liability insurance coverage with limits of not less than \$1,000,000 per occurrence and \$2,000,000 annual aggregate for the full benefit of Fairlington Glen ("the Glen"), with the Glen named as an additional insured under the terms of such coverage, and (b) private instructors must execute a hold-harmless agreement in favor of the Glen, including indemnification and defense provisions.

These guidelines and the indemnification form are posted on our website at <https://www.fairlingtonglen.com>.

**BEER/WINE NIGHTS** - Beer & wine nights are back this summer! Meet at the picnic table by the entrance of the pool at 7:00pm. Bring your own drinks and a snack to share. The full summer schedule, along with each night's theme, is below:



- June 13 - White wine
- June 27 - Sparkling wine
- July 18 - Beer
- August 1 - Rosé
- August 15 - Red wine
- August 29 - People's choice of beverage

*(continued on page 5)*

**FAIRLINGTON GLEN POOL PARTY RULES (DURING POOL HOURS)** - Recreation pass holders may request a party during pool hours. Parties may be limited to two per week. Requests for parties should be directed to the pool committee and will be scheduled at the discretion of the committee and the pool manager. The pool calendar will be posted at the pool. A non-refundable charge of \$25 will be assessed for parties during pool hours. The requester/recreation pass holder is responsible for abiding by the pool rules and the following party rules:

- *The party is limited to 2 hours. / Set-up is allowed 30 minutes prior to the party.*
- *Music must be kept at a reasonable level subject to the discretion of the pool manager or lifeguards.*
- *Food is allowed in the designated eating areas only (Code 24.1-59 from Arlington County Code/Chapter 24.1/Water Recreation Ordinance) and party holders will receive priority use of this space.*
- *The party is limited to a maximum of 25 people (this includes children).*
- *Only children under the age of 6 are permitted in the baby pool.*
- *The pool remains open for ALL Glen residents during the duration of the party.*
- *The requester/recreation pass holder is responsible for cleaning the party area and the trash collection after the party.*
- *Resident must speak with the pool guard/operator the morning of their pool party and provide the guard/operator with an emergency contact number in case of a pool emergency/closing.*

**FAIRLINGTON GLEN POOL PARTY RULES (AFTER POOL HOURS)** - Recreation pass holders may reserve the pool for parties after pool closing hours until 10:00pm. Parties may be limited to two per week. Requests for parties should be directed to the pool committee and will be scheduled at the discretion of the committee and the pool manager. The pool calendar will be posted at the pool. The requester/recreation pass holder will be charged a \$150 refundable damage deposit for use of the pool. A nonrefundable charge of \$50 will be assessed for parties after pool hours. The requester/recreation pass holder is responsible for hiring and paying for qualified lifeguards through the Glen's pool contractor and abiding by the pool rules and the following party rules:

- *The party is limited to 2 hours in duration and needs to be over by 10:00pm. Set-up is allowed 30 minutes prior to the party. The party is limited to a maximum of 50 people.*
- *Music must be kept at a reasonable level subject to the discretion of the pool manager or lifeguards.*
- *Food is allowed in the designated eating areas only (Code 24.1-59 from Arlington County Code/Chapter 24.1/Water Recreation Ordinance).*
- *A minimum of one (1) guard is required (Code 24.1-6 1 from Arlington County Code/Chapter 24.1/Water Recreation Ordinance).*
- *The requester/recreation pass holder is responsible for cleaning the party area and the trash collection after the party.*

To schedule a party, please contact Kate Schneider at [kturner\\_22@yahoo.com](mailto:kturner_22@yahoo.com). Checks should be made out to FAIRLINGTON GLEN with "pool party" written on the memo line. Drop the check at 4316 S. 35th Street (Court 16).



# You're Invited!

Don't miss the Glen's first pool party of the season

**Saturday, June 8 from 4:00 to 7:00pm.**

*In the event of rain, the rain date will be Sunday, June 9 from 4:00 to 7:00pm.*

Volunteers will be grilling hot dogs, hamburgers, and veggie burgers. Please be sure to bring a dessert, salad and/or side dish to share. Also, please bring drinks for you and your family, but remember no glass containers are allowed at the pool.

Whether you plan to swim or not, please join the fun. These parties are always a lot of fun and provide a great opportunity to meet & mingle with your neighbors.

# Fairlington Glen 2019 Pool Hours

## **May 25 - June 14**

Noon-8:00pm / Monday-Friday

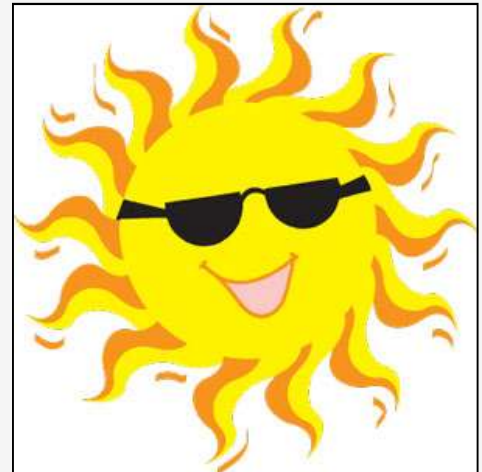
10:00am-8:00pm / Saturday, Sunday, & holidays

## **June 15 - July 27**

10:00am-8:00pm / Monday-Thursday

10:00am-9:00pm / Friday & Saturday

10:00am-8:00pm / Sunday & holidays



## **July 28 - September 2**

10:00am-8:00pm daily

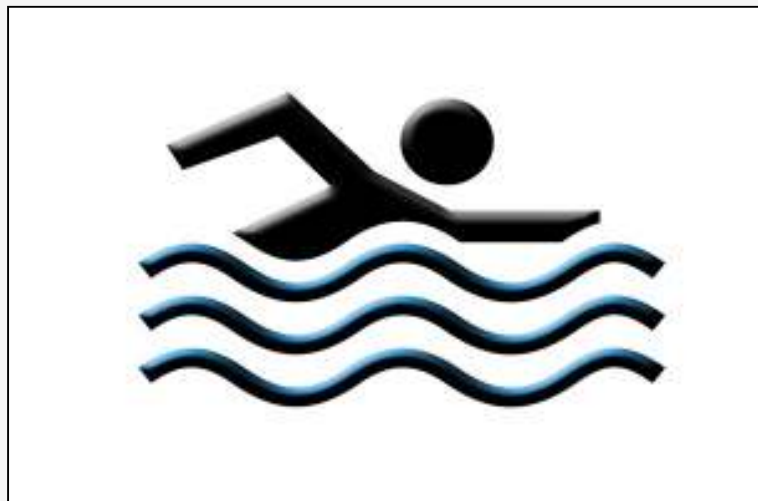
## **September 3-15**

CLOSED: 9/3, 9/4, 9/5, 9/9, 9/10, 9/11, & 9/12

3:00-8:00pm / Friday

10:00am-8:00pm / Saturday & Sunday

***POOL OPENS AT 8:00am ON TUESDAYS & FRIDAYS FROM JULY 9 TO AUGUST 30 FOR LAP SWIMMERS***



# B Building Hallway Redecoration Group To Meet



The Glen's B Building Hallway Redecoration Committee will meet on Thursday, June 6 at 7:00pm at the Fairlington Community Center, located at 3308 S. Stafford Street.

Committee chair Jay Yianilos reports that the group has been collecting and looking at samples for paint, carpeting, flooring, and lighting to redecorate each of the Glen's 23 B Buildings this summer. In addition, the committee has already recommended to the Board that our onsite staff install new weather stripping at each building's front door.

The committee will gather info and seek bids for the project and then submit the information to the Board for approval. The committee is also planning to hold an information night for B Building co-owners to check out the new color scheme and plans. Stay tuned.

## Cardinal Management's Summer Hours

Just a reminder that Cardinal Management Group, Inc. maintains summer hours from Memorial Day through Labor Day. Their office is open Monday - Thursday from 8:30am to 5:00pm and Fridays from 8:30am to noon during the summer months.

Cardinal Management Group, our property management company, will be closed on July 4 and Labor Day. Those will also be days that the Glen's onsite staff, Nelson & María, will be off.

## New CRG Chair Appointed

Mike Wells of Court 7 is the new chair of the Glen's Court Representatives Group (CRG) after Thora Stanwood stepped down from the position. Thora will remain as the Court Rep in Court 2.

The next meeting of the CRG is scheduled for Monday, July 22 at 7:00pm at the Fairlington Community Center, 3308 S. Stafford Street.

## Front Porch Light Replacement Ideas

Maintenance and replacement of a unit's front porch light are the co-owner's responsibility. When replacing a front porch light, residents are encouraged to use a traditional style. Please keep in mind that shared entrances should have matching fixtures.

Co-owners have asked where they can get an exact replacement for the original model, but no exact replacement is available. However, there are two replacements that co-owners can use: Progress Light Model #P5727-31 and Kichler Model #365. They are both similar to the original style except they lack a stem on top. Both models are flush-mounted to the ceiling, measure about 5 inches high by 7.5 inches wide, and have a metal frame. They will fit in the same space as the original, but because they do not have a stem on top there will be two inches more clearance above a storm door.



Front porch lights at B-buildings, however, are the association's responsibility. Back porch light fixture maintenance and repair are the responsibility of the co-owner. Jelly jar or black carriage-style fixtures of a colonial style are encouraged.



# Fairlington Glen's Onsite Staff Duties

Candace Lewis, the Glen's property manager with Cardinal Management Group, often gets questions from Glen co-owners and residents regarding the duties of the Glen's two employees, Nelson Ordoñez and María Castro. This article will outline some of their day-to-day tasks.



*Onsite staffers Nelson & María*

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Onsite staff hours are Monday thru Friday from 6:30am to 3:00pm with 30 minutes for lunch. Sometimes after-hours emergency duty is necessary. Each employee is experienced in general maintenance including carpentry, electrical, plumbing, drywall, painting, general brickwork, and roofing. They are supervised by the property manager, but they are not employees of Cardinal Management. Rather, each is employed by the Glen.

General duties include:

- Preventative Maintenance - gutter cleaning, lateral cleanouts of sewer lines as needed, painting of the 16 court driveways every two years, cleaning & upkeep of the B Building common area hallways, and cleaning & upkeep of the common area grounds including trash removal.
- Routine/Call-in Maintenance - repair & maintain carriage lights in all 16 courts, repairing/replacing of wood fences, repairing/replacing of exterior wood surfaces/gutters, repairing/replacing shutters, and removing snow (including placing ice melt/sand as needed) along court and Arlington County sidewalks and around the pool.
- Inspect the property continuously and report to the Board of Directors on possible problems that need to be addressed proactively. Advise the Board when outside contractors may be needed.
- Respond quickly to residents requests/complaints regarding maintenance. Communicate with the management agent as needed.
- Be available for after-hours emergencies such as snowstorms and sewer line backups.

In case you're wondering, the following areas are contracted out and not handled by Nelson & María: swimming pool facility, household trash removal, exterior painting, landscaping, sidewalk repairs, long-term repairs (roofs, parking lots, tennis courts, etc), snow removal & sanding of court parking lots, and sewer replacement.

## Landscape Committee Needs You Help

Landscape Committee Chair Zack Parsons would like to remind all residents the committee urgently needs new volunteers and members. Summer is when our established trees and new plantings, including the beautiful flowers that will be planted in the beds by the pool, need watering. Plus, planning is underway for the fall planting season.

For more information, please contact Zack at [glenlandscaping@gmail.com](mailto:glenlandscaping@gmail.com).

# Arlington's Drug Take-Back Locations

To provide residents with year-round opportunities to safely dispose of prescription medications, Arlington County installed permanent drug take-back boxes in 2018. This allows County residents to safely dispose of potentially dangerous unused, unwanted, or expired prescription drugs 24 hours a day, seven days a week, 365 days a year, with no questions asked. Arlington now offers four drug take-back locations:



- Fire Station #2 - 4805 Wilson Boulevard
- Fire Station #5 - 1750 S. Hayes Street
- Fire Station #9 - 1900 S. Walter Reed Drive
- Arlington County Police Department Headquarters - 2000 block of 14th Street N.

Items accepted at the drug-take back boxes are prescriptions, vitamins, prescription ointments, pet medications, prescription patches, and over-the-counter medications. Items NOT accepted are needles, inhalers, aerosol cans, thermometers, lotions or liquids, and hydrogen peroxide.

This is a joint public safety project between the Arlington County Police Department and the Arlington County Fire Department.

## New "I Voted" Stickers to Debut in Fall



Arlington County's Election Board asked residents to vote on a new design for its 2019 "I Voted" sticker, and they responded by picking the winner (*posted to the left*) by a slim, two-vote margin.

Election officials, in partnership with the Arlington Artists Alliance and Arlington Public Library, solicited votes on the County's website. Voters cast their votes for five different designs over four rounds of voting.

John Musco's design, "Shout It From the Skyline," edged out Anna Radjou's "Voting, the Language of Arlington's Diversity" by a 543-541 vote margin. The winning "Skyline" sticker will be distributed to voters who vote at the polls on November 5.

Because the final voting was so close, election officials decided the second-place design will be given to voters who cast in-person absentee votes. Absentee voting for the November general election begins on September 20.

Arlington first-grader Mira Shomali's design, "The Arlington Stars and Stripes," received an honorable mention. Her design will be adapted as a new "Future Voter" sticker, which will be given to kids accompanying their parents to the polls.

# Primary Election Is Tuesday, June 11

Virginia will hold its Democratic party primary election on Tuesday, June 11, 2019. Polls in Virginia will be open that day from 6:00am to 7:00pm.

Registered Glen voters cast their ballots at the Fairlington Community Center, located at 3308 S. Stafford Street. Be sure to bring your approved photo ID - a valid driver's license always works best. This is the Democratic Primary for Commonwealth's Attorney.

Please note that in Virginia voters do not register to vote by political party. That means any voter may choose to vote in either party's primary, but not both. You can only vote one ballot, and that choice doesn't mean you're a Democrat or a Republican.

All applications for an absentee ballot must be received by 5:00pm on Tuesday, June 4 AND returned and received by 7:00pm on Tuesday, June 11. In-person absentee voting continues thru Saturday, June 8 at Courthouse Plaza, located at 2100 Clarendon Boulevard in Arlington.

For more information, please visit <https://vote.arlingtonva.us/elections>.



# Real Estate Taxes Are Due June 15



The first installment of Arlington County real estate taxes for 2019 is due Saturday, June 15.

Real estate bills have already been mailed. Remember, you will not receive a bill if your taxes are paid from an escrow account through your mortgage. If you have a mortgage and have received a bill, please contact your mortgage company immediately.

When real estate is sold, responsibility for payment of taxes is worked out during settlement. If you've sold the property referred to on the tax bill and another person has assumed responsibility for payment, return the bill to the Treasurer's Office, 2100 Clarendon

Blvd, Suite 201, Arlington, VA 22201, with any information you have about the new owner. Contact your settlement attorney with any questions regarding who is responsible for paying taxes on the sold property.

For more information on paying your real estate taxes, visit <https://taxes.arlingtonva.us> or call 703-228-3702.

# Beware of Phone Scams



The Inspector General of Social Security, Gail S. Ennis, is warning the public about a new variation of increasingly common government employee impersonation scams, this time involving the Social Security Advisory Board. The Advisory Board has reported that individuals are receiving scam phone calls displaying the board's phone number on the caller ID

The callers are reportedly attempting to obtain personal information, including Social Security numbers. If you receive this type of call, you should not engage with the caller or provide personal information or money in response to requests or even threats.

These callers are employing tactics similar to impersonation schemes involving the Internal Revenue Service (IRS), the Social Security Administration (SSA), and the Social Security Administration's Office of the Inspector General (SSA OIG). Inspector General Ennis advises that callers may use a variety of false scenarios or threats to obtain personal information or payments, often requested through gift cards or prepaid debit cards.

However, the Social Security Advisory Board typically does not contact the general public to request personal information over the phone. Moreover, government employees will never threaten you to obtain personal information or payments. In those cases, the call is fraudulent, and you should just hang up.

If you receive a suspicious call, you may report that information online at <https://oig.ssa.gov/report> or call 1-800-269-0271 Monday thru Friday from 10:00am to 4:00pm ET.

***Also, it is worth noting that it is wise to discuss these types of scams in advance with those of a certain age. The scam callers play on people's emotions, and these scammers are experts at impersonating people.***

Another common phone scam is the "Grandparents" scam, which targets older adults who are duped into thinking that their grandchildren or other relatives are in trouble and in need of emergency cash.

Scammers often use personal details from social media sites (such as Facebook) to make their stories more believable. Or they may simply wait for their target to use a name in the course of conversation and take the cue.

Many times the scammers are calling from somewhere overseas, but they disguise their phone number so that it looks like a U.S. number.

How do you avoid these swindles? Simply hang up or ask for a number to call the person back. Most won't give you a number. But when you tell them you will call someone else to verify, they will most likely go away.

Once again, do not provide any personal information or money in response to these fraudulent callers. Simply hang up.

# FAIRLINGTON GLEN SUMMARY OF AUDIT OF CALENDAR YEAR 2018

– Maynard H. Dixon, Treasurer

The audit of 2018, prepared by Goldklang Group, our audit and tax consultant, was completed in May 2018, and its public portion will be published on the Glen’s new website.

The account balances from the audit appear in the spreadsheet below. If you need more information or explanation, please e-mail me at [MaynardDixon@verizon.net](mailto:MaynardDixon@verizon.net).

## Bottom Line Results

A key measure of the Glen’s financial health is its operating results, comparing income with operating expenses. The Glen has always incurred operating surplus. An operating surplus allows us to contribute to reserves. Whether we end-up contributing as much to our reserves as we budget in any given year depends on how accurately we estimate revenues and expenses.

In terms of operating results, the year 2018 was not as favorable as the year 2017. We ended 2018, as we always have, with an operating surplus; but our actual operating expenses were larger than we budgeted. In 2018, our operating surplus declined to \$643,067.38 = [\$1,651,021.59 (Revenues) - \$1,007,954.21 (Operating Expenses)], in comparison to the 2017 operating surplus of \$658,046.34, and the 2016 operating surplus of \$610,705.58 (from last year’s spreadsheet). Our reduced operating surplus contributed to the loss of **\$29,456** that appears in the overall Balance of Income and Uses in the spreadsheet below.

Our overall results, however, were still quite favorable:

1. Despite our overall budget loss, our net worth, as shown at the bottom of the table below, increased by \$212,227 – rising from \$2,744,411 (2017) to \$2,956,638 (2018). This happened because the increase in funds contributed to reserve accounts exceeded the decrease in funds available for operations.
2. As explained in greater detail below, most of the **\$29,456** overall budget loss can be attributed to \$25,211 in damage claims for attorney fees that will most certainly be reimbursed when our environmental litigation settles, probably by the end of 2020.

Here are the highlights of the audit, with the numbers in the discussion rounded to the nearest dollar:

## Revenues

● Interest. An important part of our finances is the interest earned on Glen reserves, which is reported in Account 30270. In 2018, the Glen earned \$42,767, in comparison to the \$18,694 earned in 2017. The increase was due mainly to our funds being invested with Morgan Stanley for a full year in 2018, rather than the approximately half year they were invested with Morgan Stanley in 2017. Also contributing to the increase were (1) the growth in our investable reserves and (2) a small increase in interest rates that took place from 2017 to 2018.

- Bad Debt Recovery. In 2018, the Glen recovered no bad debt revenue from debts that had previously been written-off. This is not unusual – from 2011-2018, the Glen recovered no bad debt revenue during 4 of those years. This result cannot be explained by lack of enforcement effort. The Glen has a vigorous dues collection program that recovers assessments that are overdue and a substantial portion (up to what the courts allow) of the legal fees spent to recover them. The most likely explanation is that the delinquency that generates our recovery effort has been low, as evidenced by the low delinquency lists in our management reports each month.

### Operating Expenses

In 2018, our total operating expenses of \$1,007,954 were: (a) \$23,227 more than our budgeted operating expenses of \$984,727; and (b) \$81,940 more than the \$926,014 spent in 2017. As shown below, the main culprits were maintenance costs and the legal cost of environmental litigation against a nearby shopping center:

- Administrative. In 2018, our Total Administrative Expense of \$157,802 was close to our budgeted \$151,657. Legal fees and taxes were responsible for most of the overage.

- Employees. In 2018, our total payroll-related expense of \$135,186 came in under our budgeted \$143,150 and was about equal to the \$135,925 spent in 2017.

Most of the under-budget was due to our not spending what was budgeted for temporary help. There was less temporary work for snow shovelers.

The Glen also benefited from an unexpected decline in our employees' health insurance cost -- from \$27,044 in 2017 to \$26,982 in 2018 -- with no change in their longstanding high-benefit coverage. The large increases in recent years seem to be leveling-off, probably because the cost-increasing effects of health law changes have finally begun to dissipate.

- Water/Sewer. The Glen's Account 71010 water/sewer expenditure of \$184,770 in 2018 was less than our budgeted \$190,462. There was no rate increase in 2018, but usage declined. In recent years, the Glen has benefited from usage-related declines in this expense, even as County rates continued their slow upward movement. The decline in usage was most likely due to conservation (water control devices, investigating leaks, less lawn watering, etc.). Our usage-related declines, however, cannot be expected to continue. In fact, our usage records show that our water consumption has reached a level bottom. (*Kudos to resident Bill Worsley for maintaining this database.*)

- Painting and Carpentry. A huge problem area continues to be exterior painting and carpentry. In 2018, the total of Accounts 61370 Exterior painting and 61284 Carpentry was \$113,716, in comparison to the \$91,234 that was budgeted. In 2017, the total was \$115,320, in comparison to the \$91,142 that was budgeted.

We expected painting and carpentry expenses to grow as the community aged, but they have been growing considerably faster than anticipated. One reason is that renovation prices are increasing as the economy ramps-up. We have also been paying more attention to the timing and quality of the work, by: (1) using higher quality painting contractors; (2) doing unanticipated catch-up carpentry work; and (3) trying to spot needed work before damage results. Our need for catch-up carpentry work is in large part due to: (a) our past use of painting contractors whose surface preparation was inadequate; and (b) carpenters (sometimes subcontractors of the painters) who turned to lower quality wood when hard wood became expensive in prior decades. Hopefully, we will continue to use higher quality painting contractors.

These expenses should be leveling and then trending downward after we complete and continue the quality-oriented 4-year maintenance cycle that began in 2016. Paint that has been diligently applied in the past lasts longer. Catch-up carpentry work will level-off as we continue to coordinate the work of our painters, who mark rotten wood as they paint, and our carpenters. We are also gradually replacing rotted wood with PVC, which never rots or requires painting. We decided to gradually replace wood with PVC in 2016, after observing that our painted wood blends well with newly installed PVC. We may also find it cost effective to be more proactive in replacing wood with PVC in shaded areas of the Glen that are prone to wood rot.

- Roof Repairs. Our 2018 expenditure of \$4,295 for Account 61460 Roof Repairs was substantially under our budgeted \$17,000. Unfortunately, this result is misleading because it consists of only unplanned spot work. The cycled repair work was delayed due to the late signing of the contract and harsh autumn-winter weather. The bill for the delayed 2018 cycled work will have to be paid in 2019, on top of the regular spot work planned for 2019.

These repairs have been experiencing steady growth, and we can expect this growth to continue as our older Vermont slate roofs age. In 2016, we began a spot roof and gutter repair cycle work that is identified and checked for quality by our engineering firm. We do not use budget roofing contractors, who work quickly (sometimes without scaffolding), employ less skilled labor, and are not supervised by engineering consultants using detailed specs. This program will minimize water damage from leaky roofs and gutters until degraded slate requires full roof replacement.

- Damage Claims. Account 61370 Damage Claims is used to record: (1) Glen claims against insurance companies, or other outside businesses; (2) Glen claims against residents; and (3) [amounts paid to reimburse residents for damage for which the Glen is responsible under its Bylaws, most of which is damage resulting from defects in the common elements](#).

In 2018, the Account 61370 Damage Claims balance was \$44,211, in contrast to the negative balance of **(\$2,299)** in 2017. The unusual negative balance in 2017 was due to a decision made by a nearby business, against which the Glen has a legal claim based on ground water pollution by a prior tenant, to voluntarily reimburse the Glen for legal costs incurred *up to that year*, even though the issue had not yet been resolved. In early 2018, however, as resolution of the dispute was delayed, that business ceased reimbursing us, so we ended 2018 by having paid about \$25,211 (unaudited ledger tally by Treasurer) in legal fees billed that year by the law firm representing us. Our counsel believes that the Glen's case is strong and that a favorable settlement, including reimbursement of our legal fees, is likely.

The remaining \$19,000 (after subtraction of the costs of our litigation against the ground water pollutant) was paid to residents for damage to their property that was caused by defects in the common elements, such as sewer pipes under basement slabs. These expenses can be hefty, especially when the Glen is repairing damage to an owner's tile and walls that is caused by replacing pipe under a basement slab. These expenses will grow as our community ages.

### **Reserve Contributions**

- Replacement. In 2018, the Glen contributed \$661,724 (budgeted contribution + earned interest) to replacement reserves, in comparison to the \$624,920 contributed in 2017. This exceeded the \$346,423 in depreciation that our 2013 reserve study (posted on our website) estimated would occur during 2018 (*Annual depreciation accrues independently of actual reserve expenditures because our assets wear out steadily each year, even when we are not spending money to replace them.*) In turn, this reduced the funding deficit inherited from prior decades and brought us closer to full funding of our reserves (reserves = accrued depreciation). For discussion of the many benefits of fully funded reserves, see my article on the budget in the August 2018 *Glen Echo*.

- Contingency. Our contingency reserve is a major part of what our accountant calls our "excess operating funds" (EOF) (contingency + unappropriated members equity). EOF funds are available for budgeted operations. On the asset side of our balance sheet, we try to keep our contingency reserve in a separate contingency bank account and our unappropriated members equity in our operating bank account. An adequate

EOF protects us against temporary overdrafts, dues revenue drops, and unbudgeted expenses that cannot easily be avoided.

In 2018, the Glen's contingency reserve increased to \$146,936 = \$111,410 (2017) + \$10,800 (2018 budgeted addition) + \$24,726 (2017 surplus transferred from unappropriated equity to contingency).

The auditor recommends that we maintain EOF of from 10-20% of our annual assessments. The upper range of 20% would provide a sound buffer against uninsurable disasters, adverse governmental employment developments, and hidden property defects. For our budgeted 2019 assessment income = \$1,652,140, this larger buffer would require an EOF of \$330,428 = .20(\$1,652,140). At the end of 2018, we fell short of this goal, with an EOF = \$239,023 = \$146,936 (contingency) + \$92,037 (unappropriated members' equity), a decline from 2017 = \$257,679.

Expect large fluctuation in contingency in the next two years. In 2019, our contingency will take a hit due to (1) a likely funds transfer from contingency to unappropriated equity so it can recoup the 2018 deficit of \$29,456 and (2) probably another deficit in 2019 due to roof, gutter, and carpentry repairs. When, as we expect, the legal fees for our environmental litigation are reimbursed, probably by the end of 2020, the resulting budget surplus will be added-back to contingency to make-up for prior losses, and this will raise EOF closer to its recommended level.

### **Reserve Disbursements**

In 2018, we disbursed \$408,826 from reserves, in comparison to the \$417,518 disbursed in 2017, the \$180,545 disbursed in 2016, the \$758,930 disbursed in 2015, and the \$127,869 disbursed in 2014. This fluctuation in annual disbursements reflects cross-year delays in payments under prior contracts as well spending fluctuation. The reported fluctuation would be less if the auditor reported reserve spending on an accrual basis, but a cash disbursement basis is easier to track. Except for 2015, the reserve expenditures for each year 2014-2018 were less than our additions to replacement reserves. This is more evidence that the Glen can preserve its assets, avoid borrowing, and continue to move toward fully funded reserves.

### **Balance Sheet Equity**

Even when there is an overall budget deficit (the bottom line of the spreadsheet below), our total members equity can grow if the growth in our total reserve funds exceeds the decline in the funds available for everyday operations. This happened in 2018, as it did in 2016 and 2015. Despite our overall budget losses in those years, the revenue set aside for reserves was large enough to cause each year to end with an increase in the Glen's Total Members Equity. The Glen ended 2018 with an increase in its Total Members Equity [Replacement Reserve + Contingency Reserve + Unappropriated Members' Equity (other cash funds)] = \$212,227 = \$2,956,638 - \$2,744,411. Here is a summary table for 2014-2018:

<b><u>Year</u></b>	<b><u>Equity Growth</u></b>
2018	\$212,227
2017	\$233,358
2016	\$383,467
2015	\$183,204
2014	\$ 79,968



MANAGEMENT	ACCOUNT	2017	2018	2018
ACCOUNT	NAME	Balance After Audit	Budget	Balance After Audit
	<b>INCOME</b>			
30100	Assessment Income	1,561,932.00	1,607,228	1,606,115.00
30270	Interest	18,694.33	24,435	42,766.59
30290	Bad Debt Recovery	8,065.55	0	0.00
30171	Late Fees	1,000.00	1,750	1,825.00
30190	Pool Income	400.00	375	275.00
30260	Misc. Income	170.00	0	40.00
	<b>Total Income</b>	<b>1,590,261.88</b>	<b>1,633,788</b>	<b>1,651,021.59</b>
	<b>ADMINISTRATIVE and MISCELLANEOUS</b>			
51020	Postage	400.67	70	331.82
51030	Office Expense	980.43	1,685	2,650.67
51031	Copying/Printing	2,478.70	1,870	2,563.02
51050	Training & Education	0.00	100	60.00
51250	Entertainment & Social	89.77	65	
51500	Misc. Expense	3,322.09	2,000	1,225.12
51550	Misc. Administrative	14,558.95	12,585	12,082.93
51110	Auditing, Taxes, and Accounting	6,850.00	7,050	6,950.00
51090	Legal Fees	12,904.44	15,000	18,360.04
51092	Legal Fee Reimbursement	(3,115.50)	(4,350)	(1,081.00)
51120	Management Fee	75,353.64	76,861	76,559.28
51106	Professional Fees	24,785.25	35,000	34,554.75
51000	Telephone & Related	3,701.64	3,721	3,545.02
	<b>Total</b>	<b>142,310.08</b>	<b>151,657</b>	<b>157,801.65</b>
71050	<b>INSURANCE</b>	<b>71,576.68</b>	<b>75,774</b>	<b>74,789.30</b>
	<b>EMPLOYEES</b>			
61420	Maintenance Payroll	92,933.93	92,671	93,273.75
61301	Fed. FICA Tax	5,539.07	5,746	5,790.32
61308	Fed. Medicare Tax	1,345.79	1,344	1,185.46
61302	VA Unemployment Tax	20.80	62	18.35
61303	Fed. Unemployment Tax	84.00	84	84.00
71070	Group Insurance [Health]	27,044.34	29,246	26,982.12
61300	Payroll Administration	6,790.16	6,847	6,774.71
61360	Uniforms	941.58	150	0.00
61431	Temporary Help	1,225.00	7,000	1,080.00
	<b>Total Payroll</b>	<b>135,924.67</b>	<b>143,150</b>	<b>135,188.71</b>

	<b>UTILITIES</b>			
71030	Electricity	9,852.22	10,396	9,699.75
71010	Water/Sewer	180,489.01	190,462	184,769.57
	<b>Total Utilities</b>	<b>190,341.23</b>	<b>200,858</b>	<b>194,469.32</b>
	<b>POOL COMPLEX</b>			
61150	Pool Contract	37,587.00	38,809	38,350.00
61145	Pool Repair and Maintenance	5,578.28	14,400	5,947.02
61156	Pool Furniture	1,090.74	1,100	2,112.92
51258	Pool Committee	2,409.93	2,500	1,107.47
	<b>Total Pool Complex</b>	<b>46,665.95</b>	<b>56,809</b>	<b>47,517.41</b>
	<b>LANDSCAPING</b>			
61180	Landscaping Maintenance Contract	73,812.00	74,544	69,638.53
61188	Tree Service	9,188.24		
61560	Landscape Improvements	17,165.64		
61557	Landscaping Non-Contract		38,000	39,072.36
61570	Landscape Replacement [Damage from Contractor Negligence or Weather]		2,500	0.00
	<b>Total Landscaping</b>	<b>100,165.88</b>	<b>115,044</b>	<b>108,710.89</b>
	<b>REPAIRS &amp; MAINTENANCE</b>			
61310	Exterior Painting	90,999.99	77,374	78,760.00
61284	Carpentry	24,320.00	13,860	34,955.62
61200	Property Repairs	21,332.92	32,000	28,005.55
61460	Roof Repairs	28,425.50	17,000	4,924.50
61010	Vehicle Expenses	781.26	997	796.92
61247	Playground Equipment	0.00	1,500	3,955.00
61370	Damage Claims	(2,298.64)	10,317	44,211.38
	<b>Total Repairs &amp; Maintenance</b>	<b>163,561.03</b>	<b>153,048</b>	<b>195,608.97</b>
	<b>SERVICES PROVIDED MAINLY BY CONTRACT</b>			
61240	Exterminator	2,943.00	3,658	3,108.00
61581	Snow Removal	4,920.00	10,344	7,256.25
61250	Trash Removal	67,482.12	69,254	67,538.36
	<b>Total Contracts</b>	<b>75,345.12</b>	<b>83,256</b>	<b>77,902.61</b>
50400	<b>BAD DEBTS EXPENSE</b>	<b>4,092.90</b>	<b>0</b>	<b>6,282.35</b>

	<b>INCOME TAX ACCOUNTS</b>			
71140	Income Taxes	2,232.00	5,131	9,683.00
95000	Provision for Income Taxes			
	<b>TOTAL EXPENSES</b>	<b>932,215.54</b>	<b>984,727</b>	<b>1,007,954.21</b>
	<b>RESERVE CONTRIBUTIONS</b>			
90000	Replacement Reserve	606,226.00	618,957	618,957.00
90005	Replacement Reserve Interest	18,694.33	19,304	42,766.59
	Contingency Reserve Accounts Used			
90032	--Transfer to Reserves Phase II			
90061	--Contingency Reserve	8,400.00	10,800	10,800.00
	<b>Total Reserve Contributions</b>	<b>633,320.33</b>	<b>649,061</b>	<b>672,523.59</b>
	<b>TOTAL USES OF FUNDS</b>	<b>1,565,535.87</b>	<b>1,633,788</b>	<b>1,680,477.80</b>
	<b>BALANCE OF INCOME AND USES</b>	<b>24,726.01</b>	<b>0</b>	<b>(29,456.21)</b>
	<b>MEMBERS EQUITY</b>			
	Contingency Reserve	111,410		146,936
	Unappropriated Equity	146,269		92,087
	Replacement Reserve	2,486,732		2,717,615
	<b>Total Members Equity</b>	<b>2,744,411.00</b>		<b>2,956,638.00</b>



# DECADES OF SUMMER

WE'RE JAMMIN' IN THE VILLAGE AT SHIRLINGTON ALL SUMMER LONG!  
ROCK OUT WITH YOUR FAVORITE LOCAL BANDS PERFORMING A MIX OF  
70S, 80S, 90S AND ORIGINAL TUNES DURING OUR SUMMER CONCERTS.

WEDNESDAYS  
6:30 - 8:30 PM

JUNE 19

DAN HAAS BAND

JUNE 26

JULIET LLOYD BAND

JULY 10

JUSTIN TRAWICK &  
THE COMMON GOOD

JULY 17

LLOYD DOBLER EFFECT

JULY 24

19TH STREET BAND

JULY 31

NATHANIEL DAVIS

AUG 7

DRIVEN TO CLARITY

AUG 14

ELI LEV BAND



COLLECTION ON  
**thrive**  
COMMUNITY DEVELOPMENT & REGENERATION

THE  
VILLAGE AT  
SHIRLINGTON

## Fairlington Glen Contact List (June 2019)

### BOARD OF DIRECTORS: Meets second Tuesday of the month

President	Charlie Robbins	3534 S. Stafford	703-907-9842	<a href="mailto:cbrobbins63@gmail.com">cbrobbins63@gmail.com</a>
Vice President	Bill Layer	4110 S. 36th	703-933-9197	<a href="mailto:wlayer@aol.com">wlayer@aol.com</a>
Treasurer	Maynard Dixon	4316 S. 35th	703-379-9786	<a href="mailto:MaynardDixon@verizon.net">MaynardDixon@verizon.net</a>
Secretary	Jeremy Wiedemann	4172 S. 36th	323-434-3260	<a href="mailto:jmwiedemann.fairlington.glen@gmail.com">jmwiedemann.fairlington.glen@gmail.com</a>
At Large	TJ Doyle	4134 S. 36th	202-306-5291	<a href="mailto:tj.doyle.fairlington.glen@gmail.com">tj.doyle.fairlington.glen@gmail.com</a>

### COURT REPRESENTATIVES GROUP (CRG): Meets as called

Chairperson	Michael Wells (Court 7)			
1 (27 units)	Melissa Woodson	3501 S. Stafford, #A1	202-631-0618	<a href="mailto:melissawoodson1@gmail.com">melissawoodson1@gmail.com</a>
2 (26)	Thora Stanwood	3551 S. Stafford, #A1	703-998-7812	<a href="mailto:thorastanwood@gmail.com">thorastanwood@gmail.com</a>
3 (27)	Ellen O'Connor	3565A S. Stafford	530-219-0159	<a href="mailto:eoconnor27474@gmail.com">eoconnor27474@gmail.com</a>
4 (23)	Jason Ford	4129 S. 36th	314-495-6525	<a href="mailto:jkeepgoing@gmail.com">jkeepgoing@gmail.com</a>
5 (17)	Florence Ferraro	4118 S. 36th, #B2	703-927-6950	<a href="mailto:fdferraro1@verizon.net">fdferraro1@verizon.net</a>
6 (24)	Jeremy Wiedemann	4172 S. 36th	323-434-3260	<a href="mailto:jmwiedemann.fairlington.glen@gmail.com">jmwiedemann.fairlington.glen@gmail.com</a>
7 (16)	Michael Wells	4208 S. 36th	571-429-1018	<a href="mailto:mike_8453@yahoo.com">mike_8453@yahoo.com</a>
8 (16)	Barbara Dean	4206 S. 36th	703-379-1368	<a href="mailto:mauriceverda807715@yahoo.com">mauriceverda807715@yahoo.com</a>
9 (22)	Roxanne Sykes	3513 S. Utah	703-567-4865	<a href="mailto:roxannesykes@comcast.net">roxannesykes@comcast.net</a>
10 (25)	Carol Goodloe	4343 S. 36th	703-379-7260	<a href="mailto:cagoodloe@comcast.net">cagoodloe@comcast.net</a>
11 (22)	Bob Patrician	4229 S. 36th	703-379-5379	<a href="mailto:bob1.patrician@gmail.com">bob1.patrician@gmail.com</a>
12 (22)	Robert Wilson	3576 S. Stafford	703-578-4972	<a href="mailto:tunaan@verizon.net">tunaan@verizon.net</a>
13 (23)	Charlie Robbins	3534 S. Stafford	703-907-9842	<a href="mailto:cbrobbins63@gmail.com">cbrobbins63@gmail.com</a>
14 (14)	Ellen McDermott	4206 S. 35 <sup>th</sup>	703-575-7864	<a href="mailto:ellenmcdermott@yahoo.com">ellenmcdermott@yahoo.com</a>
15 (36)	Mike Hahn	4270 S. 35 <sup>th</sup> , #A2	703-578-3138	<a href="mailto:mhahn10262@cs.com">mhahn10262@cs.com</a>
16 (12)	Maynard Dixon	4316 S. 35th	703-379-9786	<a href="mailto:maynarddixon@verizon.net">maynarddixon@verizon.net</a>

### Other Coordinators and Committee Chairs:

Archivist	Maynard Dixon	4316 S. 35th	703-379-9786	<a href="mailto:maynarddixon@verizon.net">maynarddixon@verizon.net</a>
Basketball	Patrick Murray	4144 S. 36th	703-945-5224	<a href="mailto:pgmurray@att.net">pgmurray@att.net</a>
Finance	Maynard Dixon	4316 S. 35th	703-379-9786	<a href="mailto:maynarddixon@verizon.net">maynarddixon@verizon.net</a>
Glen Echo	Jay Yianilos	3570 S. Stafford, #B1	703-888-1826	<a href="mailto:jasonyianilos@yahoo.com">jasonyianilos@yahoo.com</a>
Landscape	Zack Parsons			<a href="mailto:glenlandscaping@gmail.com">glenlandscaping@gmail.com</a>
Pool	Monica Wiedemann	4172 S. 36th	805-807-9237	<a href="mailto:msovero@yahoo.com">msovero@yahoo.com</a>
Tennis	Will Smith	3525 S Utah	703-578-1076	<a href="mailto:willregina@verizon.net">willregina@verizon.net</a>
Variance	Greg Lukmire	4234 S 35th	703-578-4844	<a href="mailto:glukmire@verizon.net">glukmire@verizon.net</a>
Yahoo	Alison Trimble	4280 S 35 <sup>th</sup>	703-931-7096	<a href="mailto:alison@comcast.net">alison@comcast.net</a>
On-Site Staff	María Castro and Nelson Ordoñez		703-820-9567	<a href="mailto:fairlingtonglenstaff@hotmail.com">fairlingtonglenstaff@hotmail.com</a>
Property Manager	Candace Lewis, Cardinal Management Agent		703-565-5244	<a href="mailto:c.lewis@cardinalmanagementgroup.com">c.lewis@cardinalmanagementgroup.com</a>

**EMERGENCY NUMBER** (after business hours and on weekends and holidays) **866-370-2989**

***NOTE: The Glen does not retain contractors for, or allow staff to undertake, repairs that are a co-owner responsibility under its Bylaws (such as sink back ups), absent emergency where the co-owner is unable to act (disabled, out-of-town, etc.).***

# June 2019

Sun	Mon	Tue	Wed	Thu	Fri	Sat
						1 Bulk Trash Pick Up / Pool Open 10am-8pm
2 Pool Open 10am-8pm	3 Pool Open Noon-8pm	4 Pool Open Noon-8pm	5 Pool Open Noon-8pm	6 Pool Open Noon-8pm	7 Pool Open Noon-8pm	8 Pool Open 10am-8pm / Pool Party 4- 7pm
9 Pool Open 10am-8pm	10 Pool Open Noon-8pm	11  Pool Open Noon-8pm / Board Meets 6:30p at FCC	12 Pool Open Noon-8pm	13 Pool Open Noon-8pm Landscape Meets 7:15p at FCC	14 Pool Open Noon-8pm	15 Pool Open 10am-9pm
16  Pool Open 10am-8pm	17 Pool Open 10am-8pm	18 Pool Open 10am-8pm	19 Pool Open 10am-8pm	20 Pool Open 10am-8pm	21  Pool Open 10am-9pm	22 Pool Open 10am-9pm
23 Pool Open 10am-8pm	24 Pool Open 10am-8pm	25 Pool Open 10am-8pm	26 Pool Open 10am-8pm	27 Pool Open 10am-8pm	28 Pool Open 10am-9pm	29 Pool Open 10am-9pm
30 Pool Open 10am-8pm						

# July 2019

Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1 Pool Open 10am-8pm	2 Pool Open 10am-8pm	3 Pool Open 10am-8pm	4  Happy 4th of July Pool Open 10am-8pm	5 Pool Open 10am-9pm	6 Bulk Trash Pick Up / Pool Open 10am- 9pm
7 Pool Open 10am-8pm	8 Pool Open 10am-8pm	9 Lap Swim 8- 10am / Pool Open 10am-8pm Board Meets - 6:30p/FCC	10 Pool Open 10am-8pm	11 Pool Open 10am-8pm Landscape Meeting - 7:15pm @FCC	12 Lap Swim 8- 10am / Pool Open 10am- 9pm	13 Pool Open 10am-9pm
14 Pool Open 10am-8pm	15 Pool Open 10am-8pm	16 Lap Swim 8- 10am / Pool Open 10am- 8pm	17 Pool Open 10am-8pm	18 Pool Open 10am-8pm	19 Lap Swim 8- 10am / Pool Open 10am- 9pm	20 Pool Open 10am-9pm
21 Pool Open 10am-8pm	22 Pool Open 10am-8pm / CRG Meets - 7pm at FCC	23 Lap Swim 8- 10am / Pool Open 10am- 8pm	24 Pool Open 10am-8pm	25 Pool Open 10am-8pm	26 Lap Swim 8- 10am / Pool Open 10am- 9pm	27 Pool Open 10am-9pm
28 Pool Open 10am-8pm	29 Pool Open 10am-8pm	30 Lap Swim 8- 10am / Pool Open 10am- 8pm	31 Pool Open 10am-8pm			