



Special points of interest:

- Board Planning Mtg 1st
- Ladies Card Luncheon 4th
- Labor Day Picnic 7th
- Social Committee 9th
- Buildings & Roads 14th
- Ladies Card Luncheon 18th
- Grounds Committee 21st
- Finance Committee 23rd

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VILLAS EXPERIENCE

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September 2026

Social Committee

Valerie Cicconi

Our next Social event will be our Labor Day picnic, on Monday, September 7th. The signup sheet is in the mail house. We ask that you bring a side dish and we will be having hotdogs and ham BBQ. We also plan to have games set up for anyone who wants to participate in Cornhole or Ladder ball or just be a spectator and cheer the participants on. Should be good for a laugh or two. Also, we'll be playing Pictionary inside.



Pool Committee

Mike Zarembo

How time flies! Summer is winding down and so is our pool season. At this time, I would like again to thank everyone on our pool committee for their dedicated help maintaining the pool for everyone's enjoyment. Thank you, Kathy Brownlee, Tom and Joanne Bruker, Dave Cicconi, Pat DeConcilis, Theresa DePaolo, Robyn Hergert, Toni Lyle, Marlene Panko, Linda Landy, Sharon Radosevich and Carol Zarembo. As a little reminder please make sure all doors are locked prior to exiting the pool if you are the last person there. Thank you!

May everyone have a great rest of the year filled with joy and happiness! For everyone's information, the pool will be closing one week after Labor Day as usual.



A note from Ron Richards & Family

Our family and I appreciate all the cards, prayers and love sent our way by many of you, which was a source of comfort for Kay during our Hospice adventure, and me following her Service. God bless you all!

Bible Study**Karen Neubauer**

As we return from our summer vacation, **we will be having Bible Study on September 2 and September 16th** from 1:00-3:00 at the Clubhouse. We will be continuing our study of Romans, Chapters 12-13. Anyone can join at any time, as God's Word is eternal and applicable to our lives all the time. It's amazing how you can read through a passage over and over and each time God says something new to us! Hope you can join us. If any questions, contact Karen Neubauer at (724)229-6977 or Karenneubauer@msn.com.

Water Aerobics**Karen Neubauer**

We will be continuing Water Aerobics on Tuesdays and Thursdays from 10:00 - 11:00 AM. until the Pool Closes. So with only a short time left to enjoy our beautiful pool come join us. So jump into that suit, grab a towel, spray on the sunscreen and join us! Looking forward to seeing you all there!

*Wendy Hartman**and**Karen Williams*

*moved into 101 Fair Meadow
Drive.*

*Be sure to say Hello if you
see them!*



Buildings & Roads

Ron Richards

Power failures. What you can do to help. The more addresses that report a power failure, the higher in the fix queue our Community will be. Please go to the West Penn Power website and enroll for Alerts. Promptly report a power outage to their website. You will receive text and/or email notifications of progress toward the service restoration.

Generators - Standby generators have connectivity issues, noise issues, maintenance and testing issues. Portable generators also have fuel storage and carbon monoxide issues in addition to the above. Transfer switches must be utilized. Installation costs for whole home standby generators are quite high. \$8 to 10 k. For shorter duration power outages, a solar or battery powered generator may meet your needs. Anyone wishing to choose the generator approach to address power failures should choose a manufacturer, get a connectivity plan that is specific to your location and a Quote. Use these to submit an Alteration Request, that will be duly considered by our Committee, followed by a recommendation to the Board.

Three new building roofs were installed in Phase II. One was a Canterbury/Abbey building. When we install a new roof, we install new gutters and downspouts at the same time. The larger gutters and downspouts have not overflowed so far. We are encouraged by these results. We will see what happens this winter with ice dams.

This year's Building Inspections have been completed. Vinyl Siding cleaning has been completed. Painting will start next week. Various other items will be handled by Committee volunteers or contractors will be scheduled.

Driveway sealing is scheduled for September 1st. We will get back on our driveway replacement project in 2027.

Grounds Committee

Mother Nature is being a great help to our watering needs for the new shrubbery and the water bill. This year was a trial of a new approach to shrub replacement. We selected a new variety of shrubbery to add color and move us away from the bushy look. Placement of shrubbery for this new design will require adjustments going forward. The Builder installed more shrubbery than needed in Phase I, blocking windows for example, and then installed less than needed in Phase II. We need more shrubbery there to hide utilities. Plus, this year we were playing catchup from the juniper to boxwood replacement issues. This winter we will find out what survives the temperatures and our deer population. This is where our new approach pays off. We have a 1-year guarantee on all new shrubs. That guarantee was made possible by you all agreeing to water. Thank you! Now, someone other than us pays for the replacements. It will probably take 3 years to get to a new normal. That will be just in time for the next major replacement - viburnums!

Continued.....

I have placed another article in this Newsletter to make the case for container planting. I called it "pots" and that got a lot of feedback. Containers avoid planting in mulch beds. They are moveable for maintenance if placed in mulch beds. The Grounds Committee is in the process of preparing a recommendation to the Board with regard to planting of annuals and perennials. It will include reinforcement of our existing Rules and Regulations that requires an Alteration Request for planting in any of the mulch beds. Use a container and avoid the paperwork. Of course, existing plantings will be grandfathered in, except for ground coverings. These have become invasive and unruly and will need to be addressed on a case-by-case basis.

THE CASE FOR CONTAINER PLANTING

Even the most beautifully planned beds can benefit from a few well-placed container plants. Pots and planters of varying sizes add flexibility, personality, and instant impact—no digging required.

Containers make it easy to dress up a front porch, brighten a patio, or add color exactly where you want it. They can also work inside the bed itself, filling gaps where in-ground planting isn't practical or elevating especially eye-catching plants, so they really stand out. And if you love a perennial that isn't quite suited to our hardiness zone, growing it in a container means you can simply move it indoors when temperatures dip.

Another major perk of container gardening is control. Pots allow you to tailor soil, drainage, and sunlight to individual plants without overhauling your entire bed. Acid-loving plants like blue hydrangeas can thrive in a container without affecting nearby plantings, and sun-sensitive or finicky plants can be moved around as conditions change.

In fact, many plants don't just tolerate container life, they flourish in it. "Many plants thrive in containers," says Barbara Wise, author of [*Container Gardening for All Seasons*](#). "The most important thing is good drainage. Make sure there's a hole in the bottom of your pot, so plants don't drown."

So, when you are considering annuals such as tomato plants, for example, they sprawl. We don't want to harm these during maintenance and do not want them to be harmed during vinyl siding cleaning, where the spray from the cleaning solution can cause issues. Put them in a container so they can be moved. We respect the fact that you want to add some personality to your location. Containers are the best option for all of us to coexist. We already have some very nice containers used by residents. Drive around the Community. Get up close and see what catches your eye. Thank you!



Hello, September!

A New Season, New Memories & Plenty to Enjoy. There is something special about September. The days of summer begin to soften, the mornings feel a little cooler, and we start noticing the first hint of autumn in the trees.

September is a month of transition. We say goodbye to summer but welcome some of the most beautiful weeks of the year here in southwestern Pennsylvania. It is a wonderful time to take a drive through the countryside, enjoy lunch with a friend, sit outside with a good book, or simply watch the leaves begin to change.

September also reminds us that life is made up of seasons—and each one has something wonderful to offer.



September Around Washington County

There are several wonderful local events to put on your calendar this month.

EQT Washington & Greene Counties' Covered Bridge Festival

September 19–20

This is one of the area's most anticipated fall traditions. The festival takes place at several covered-bridge locations throughout Washington and Greene Counties and features handmade crafts, home-made food, demonstrations, historical activities and entertainment.

Admission and parking are free, and festival hours are generally **10 a.m. to 5 p.m.**

If you haven't attended before, consider making a day of it with family or friends. Each bridge site has its own personality and activities.

Washington Italian Festival

Saturday, September 26

The 10th annual Washington Italian Festival will be held at the Community Pavilion on Main Street in downtown Washington from **noon until 9 p.m.**

The festival will feature Italian food, music, dancing, shopping and a special tribute to Italian-American military veterans and active-duty members.

Cecil Township Fall Festival

September 26–27

Another nearby opportunity to enjoy the arrival of fall is the 38th Annual Cecil Township Fall Festival at Cecil Township Park (3599 Millers Run Road, Cecil, PA). Fun for the whole family—Live Entertainment, Food & Craft Vendors.

ICE CREAM SOCIAL

Ice Cream, Bingo and a time to visit with Neighbors!

