



## Celebrate Independence Day with Flag Etiquette

Display the U.S. flag on all days that weather permits but especially on national and state holidays and other days that may be proclaimed by the President of the United States. On Memorial Day, the U.S. flag should be half-staffed until noon.

Never in any way would any disrespect be shown the U.S. flag. The U.S. flag should never be dipped to any person or thing. The U.S. flag should never be displayed with the union down except as a signal of dire distress. The U.S. flag should never touch anything beneath it—ground, floor, water or merchandise. The U.S. flag should never be carried horizontally, but always aloft and free. The U.S. flag should never be placed upon it, or on any part of it, or attached to it, any mark, insignia, letter, word, figure, design, picture or drawing of any nature. The U.S. flag should not be embroidered on such articles as cushions, handkerchiefs, and the like, printed or otherwise impresses on paper napkins or boxes or anything that is designed for temporary use and discard; or used as any portion of a costume or athletic uniform.

Here are the ARCHITECTURAL STANDARDS for flag and flag holder at SCHOA:

- No unit shall have more than one holder and flag.
- The holder shall be commercially available to hold the flag with a pole no longer than six (6) feet. The flag itself shall be in proportion to its pole (approximately three by five).
- The holder shall be attached to the centerline of the center porch pole and in the middle one-third of the length of the porch pole in such a way that the pole is oriented at an angle away from the porch.
- The flag will be flown in accordance with established rules of flag etiquette.

Commercially available seasonal flags may be displayed during the appropriate season (E.g. Christmas, Thanksgiving, Birthdays, fall, etc.) However, specialty flags may not be flown in conjunction with the US flag.

## A Message From the President



Mr. William Ziegler

*To the residents of SCHOA:*

It is important and it is your duty as homeowners to attend SCHOA annual meeting on the first Tuesday of October to vote or run for board membership. It is required by the By-Laws that we have at least 51% of homeowners/proxies before we can have an annual meeting. *This is your chance to have a voice in the running of the association and a chance to meet your neighbors.* If you are a homeowner and unable to attend the annual meeting, please fill out the proxy form and return it the association office so that we have your proxy on file for the annual meeting. You can obtain the proxy form from the association office, please give our association managers a call at 937-426-8960 or email at [schoa@siscom.net](mailto:schoa@siscom.net).

### **SCHOA Pool Picnic**

Our Pool Picnic for this year is July 26 around 2:00 p.m. until whenever. The Association will provide foods and beverages. If you like, please bring a covered dish. Homeowners and renters along with friends and relatives are welcome.

### **Editor's Comment**

*In this edition of the In Touch Newsletter attempts are being made to highlight and discuss some of the more important issues affecting our community.*

### **Board of Trustees**

Mr. William Ziegler, President  
 Mrs. Judy Halsall, Vice-President  
 Ms. Bridget Clark, Secretary  
 Mr. Dana Gang, Treasurer  
 Mr. Thong Tran, Member-at-Large  
 Ms. Sheila Buhr, Member-at-Large  
 Open, Member-at-Large

Association Manager: Ms. Clara Fletcher  
 Financial/Legal Manager: Mr. Robert Halsall  
 Maintenance Manager: Mr. Dave Martin  
 Grounds Maintenance: Todd Tangeman & Sons  
 Newsletter Editor—Mr. Thong Tran  
 Articles provided by: Mr. William Ziegler, Mr. Bob Halsall, Mrs. Judy Halsall, Ms. Bridget Clark

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# Exterior Items

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## Painting

If the unit owner wishes to stain off cycle areas that need staining, the owner may do the staining and will be reimbursed by the Association for the cost of the stain. The specification for the color of the stain is: MAB (paint company) Acrylic Latex Solid Timber Stain A-1, C-8, I-16, U-5y. Homeowners can also hire the association maintenance manager, Mr. Martin, to do the work at the homeowner's expense.

## Garage Door

If you are replacing the garage door, please check with the office manager. You can see an example of the SCHOA standard garage door at 1486 Sanzon Drive. The standard garage door is an Over-head Garage Door (190 or 390 series), galvanized steel exterior (requiring no staining, just wash it off with water), insulated with CFC-free foamed polyurethane, bulb-type bottom weather seal, **almond color**, weather-strip, 4-panel 4-section, inside lock. The door can be purchased at local garage door stores in the Dayton area. It has a lifetime warranty as long as you own your home. If you install the wrong color door, you will be required to paint it.

## Porches and Patios

Nothing is to be fastened to the outside structure of your unit. One exception is a porch swing. Porch swings have been approved by the Association. The porch is not to be used for storage even if items are in storage containers. Grills are to be kept on the patio, not on the front porch or on the grass areas. If you choose to fence in the patio, you must receive approval from the Architectural and Landscape committee. Staining and maintenance of a patio fence is the responsibility of the owner.

## Keep It Clean

The City of Fairborn collects trash each Tuesday. The trash company provides recycle bins for recycling if you so choose to do that. Trash containers and recycle bins must be kept inside of your garage or closed-in patio and can be placed outside the unit during the period from Monday evening through Tuesday evening. (Tuesday through Wednesday if there is a holiday that week). Don't leave your trash bin outside after the trash has been picked up. This is a violation of Section PM-303.1 adopted by Ord. 71-97, City of Fairborn. The penalty provided for this violation could be as much as \$500.00 PER DAY.

*Let's work together to keep the common area clean.*

# Neighborhood News

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*Welcome to Sycamore Creek,*

*The members of the Sycamore Creek Homeowners' Association welcomes all new owners and renters to Sycamore Creek! We encourage you to attend the monthly meeting (the first Tuesday of every month at 7:00 PM) and become involved.*

## Welcome new residents to SCHOA:

1378, Janet and Jay Johnson

1392, Ryan Sites

1394, Ryan Harris

1418, David Stasienko

1436, Pamela Stanley

1506, Richard and Christine Standefer

## Goodbye and Thank you

The entire Board of Trustees would like to say our farewell and extend our appreciation to our board member, Steve Houtchen, and wish him luck with his new job in Kentucky.

## Welcome new board member to the Board of Trustees:

Sheila Buhr was voted in as a member-at-large to the Board of Trustees to fill the remaining open position this year. Thank you for volunteering your time to make this association a better place.

# Condo Article

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## Summary of the Burglary Prevention Council's top

### 10 tips for making your home more burglar-proof:

1. Keep all doors and windows closed and securely fastened.
2. Secure sliding glass doors. Place a metal rod or piece of plywood in the track.
3. Always lock the door to an attached garage.
4. Create an illusion that you are home. Use timers to turn lights off and on when you are not home.
5. Keep the perimeter of your house well lighted.
6. Never leave clues that you are away on a trip. Stop mail and newspaper delivery or have a trusted neighbor collect them while you are away.
7. Keep some shades and blinds up and curtains open. A house with the shades and curtains drawn look abandoned.
8. Never leave a message on an answering machine or voice mail that says you are out of town or when you will return.
9. Keep shrubbery trimmed away from entrances and alkays.
10. Organize a neighborhood watch program.

For more information, please go to the Chicago-based Burglary Prevention Council web site, <http://www.burglaryprevention.org>.

# Parking



We, SCHOA, need your help! Parking is a problem—complaints from homeowners/residents have been brought to the Board of Trustees attention. Random walk through will be conducted and parking rules will be enforced. **Rules as stated in the DECLARATION OF COVENANTS are as follows:**

## Residents are allowed to park:

- On Sanzon Drive
- Inside your garage or in the driveway immediately adjacent to your unit's garage. (In front of your garage)
- Short-term parking to load or unload vehicles.

## Violations that require vehicle to be towed:

- Parking on grass (immediate tow—no warning given)
- Parking in turn-around (one warning issued—next violation—immediate tow)
- Parking illegally overnight (immediate tow)
- Non-licensed, non-operating and/or abandoned vehicles are subject to tow.

*If your vehicle is towed, be prepared to pay approximately \$95.00*

*towing charge. (\$12.00 a day storage)*

## Homeowners are again reminded to:

- Instruct their tenants about the Association's Parking Policy, It is **your** responsibility to make sure **your** tenants are aware of SCHOA's Parking rules.
- Homeowners are responsible for the payment for the repair to any grass damaged as a result of illegally parked vehicles. Our property maintenance contractor will provide the estimate, make the required repairs, and the homeowner will be billed.

Homeowners who obey the parking rules, **thank you!** If parking continues to be a problem in your area, please contact the office manager.

*Remember - This is our Home - Let's work together—To make our community—A better place to live.*

# Misc. News You Can Use

- Did you know that a couple of years ago, Ohio passed a law requiring motorists to “move over or slow down for stopped law enforcement and public safety vehicles.”. This means that if an officer has stopped another car on the shoulder of an expressway, you should not drive past in the adjacent lane if possible. Failure to do so may be ticketed. This ticket carries with it a mandatory court appearance, as well as possible large fine and points on your driver license.
- The Fairborn City Council on May 6 voted to place 2.5 mill, 20 year street levy before voters on August 5. The levy would generate \$1.2 million annually. If approved, and cost the owner of a home valued at \$100,000 an estimated \$72 a year. Residents have long complained about the conditions of city streets.
- While Sycamore Creek condominium is the responsibility of the association, the street of Sanzon Drive is the responsibility of the City of Fairborn. Please call the city of Fairborn concerning this street.
- **Be sure to ask the association permission before attempting to install any outside fixtures. Hanging flower planters, bird feeders and wind chimes are not permitted on front porch. Flag holder may be placed on center porch post and Barbecue grill permitted on patio only (may not be stored on front porch). Fenced patio and patio improvement must be approved by the association.**

# Summer Reminders



- Get out your garden hose and hose down exterior of your unit to remove dirt and grime from the winter!
- Plant flowers if you choose!
- Test your smoke alarm and check your condo insurance.
- Fireplace wood should be stacked and stored properly. No wood may be stored directly on the pavement of the front porch or be in contact with the siding. All wood must be stored in appropriate metal rack. (Keeping wood away from the unit helps to keep termites away!)
- Please watch your children! For their safety, children are only permitted to play on the basketball court when it is not in use. They are not to play, bike, skate, scooter, or sit on SCHOA's parking lots and driveways!
- Please take your pet to Pooh Corner or clean up their mess. Dogs in this development must be on a leash except in Pooh Corner.
- Landscaping is getting expensive at SCHOA. Please DO NOT PARK ON THE GRASS, your vehicle will be towed immediately.
- Loud playing of stereos in your unit or automobile is discouraged (sound travels).



1450 Sanzon Drive Drive  
Fairborn, Ohio 45324

Phone/Fax: 937-426-8960  
Email: schoa@siscom.net

To: SCHOA Resident(s)/Homeowner(s)



## CALENDAR OF EVENTS



July 1, 2003	SCHOA July Meeting
July 4, 2003	Independence Day
July 26, 2003	Annual Association Pool Party
August 5, 2003	SCHOA August Meeting
September 1, 2003	Labor Day
September 2, 2003	SCHOA September Meeting
October 7, 2003	<b>SCHOA Annual Meeting</b>
October 13, 2003	Columbus Day Observed
October 31, 2003	Halloween
November 4, 2003	SCHOA November Meeting
November 27, 2003	Thanksgiving
December 2, 2003	SCHOA December Meeting
December 25, 2003	Christmas

### Important phone Numbers



Police/Fire/Emergency.....	911
SCHOA Office.....	937.426.8960
Fairborn Police Department.....	937.754.3000
Fairborn Fire Department.....	937.754.3000
Greene Memorial Hospital.....	937.429.3200
Miami Valley Hospital.....	937-208-8000
Kettering Medical Center.....	937-298-4331
Fairborn Post Office.....	937.878.4648
Fairborn Utility Billing Office.....	937.754.3007
Fairborn City School.....	937.878.3961
DP&L—Fairborn.....	937.331.3900
Time Warner Cable—Fairborn.....	937.294.6400
SBC Phone Service.....	800.660.1000
Meijer Pharmacy.....	937.427.6164
Wright-Patterson Air Force.....	937.257.1110
Mall At Fairfield Commons.....	937.427.4300
Wright State University.....	937.775.3333