



CHV
COACH HOUSE
VILLAGE
NEWSLETTER

News from your neighborhood
April 2010

New Lamppost Announced!

Spring has finally arrived and part of springtime is cleaning your yard and checking your lamppost. As usual, some lamp posts were damaged during the winter. For the first time in over 40 years, we have a new lamp post recommendation! The old lamppost was very expensive and only available through special order.

The new recommendation is the Hanover Four Sided Value Line Model B9975 (Black finish). It is available at Elektra Lighting, 7222 W. North Ave, Wauwatosa. The phone number is 414-257-1300; ask for Becky Kruschke. The cost is \$285.00, \$300.96 with tax. Get the unit with one 100 Watt bulb, not the fluorescent version! Replacement poles can be bought at Menards, Lowes, Home Depot.

2009 Christmas Party

Thanks to **Heather** and **Jim Liacopoulos** and **Jennifer Leszczynski** for inviting the neighborhood into their lovely homes. We had a great time. Please contact Charlie Cox if you're interested in hosting this year's event scheduled to be held Saturday, December 4.

2010 Summer Picnic

The picnic will be held Saturday, June 19 in Lamplighter Court. An invite will be sent out with more details. The picnic is being organized this year by Vela Angelova and Jeff Sadowski. Please contact them if you'd like to help. There's a lot to do and your help would be appreciated. Please mark your calendars!

New Neighbors!

We would like to welcome several new families to Coach House Village. **Mary Rittler** moved in to **18155 Lamplighter Lane** with her three children, **Matt** (11th grade), **Ben** (8th grade), and **Megan** (5th grade). **Kristen** and **Aaron Stoddard** moved in to **2420 Coach House Dr** with their two children **Joe**(3 yrs) and **Leah**(1 yr). **Patti** and **Kirt Oaks** moved in to **18060 Lamplighter Lane** with their baby **Clara**. We wish them the best as they settle in to their new homes.

CHV Recognizes Our Graduating Seniors

High School

Alyson Ambrookian - UW Madison

Taylor Anderson – Northern Michigan

Elizabeth Berg – Carroll University

Jenny Berg – Carroll University

Will Carver – St Louis University

Kevin Clancy – UW Madison

Jonathon Kurtz – school undecided

Tim Neis – UW Madison

College

Bobby Milnes – Penn State

John Rozanski – U of MN Twin Cities

Congratulations to the graduates for a job well done!

Do you have remodeling plans?

If you are planning to remodel, please remember to contact the CHV Architectural Committee. They will review your plans to ensure things are done in accordance with the By-Laws and Deed Restrictions, which can be found in the back of your directory. Of course, your plans must also go through the City for approval.

Ladies Night Out (LNO)

Linda Harrigan provided the following update for the newsletter:

It has been a tradition in our neighborhood to plan outings for the ladies to get together and spend an evening relaxing in good company. This year we have planned quarterly get-togethers. There is a group assigned each quarter to plan and host an event. There is a lead assigned to each group to coordinate the planning. In March, LNO was held at Gina Kurtz's home with a St. Patrick's Day theme. Ladies in this group also included, Amy Wucherer, Jennifer Leczynski, Jane Glynn Nass, Jenni Parnon, Jodi Ells, Erin Lehto, Kathleen Stemberger, Heather Liacopoulos, Pam Voss, Melissa Hertler, and Linda Harrigan. These ladies brought appetizers, desserts, beverages and a whole lot of cheer. It was well attended and an enjoyable evening was had by all. The second quarter planning is underway. There are currently over 40 ladies that receive an invitation to these events-even some who no longer live in the neighborhood. If you would like to be added to the list, please send your contact information to Linda Harrigan at harrigan@mcw.edu.

Garlic Mustard

Along with spring weather comes garlic mustard and the ongoing battle to control this invasive species. Garlic Mustard is very aggressive and spreads quickly. You can pull individual plants and spray larger infestations with Roundup. The DNR even says you can use a blow torch to burn the main stem. Once garlic mustard gets into your yard, you'll need to

work to control it every year. Seeds can last 5 years. Please do your part to control garlic mustard in our neighborhood. You can get a nice PDF brochure from the Wisconsin DNR at <http://www.dnr.state.wi.us/invasives/publications/pdfs/GarlicMustardHandout.pdf>

Slow Down!!!!

The weather is getting nice and the neighborhood is coming to life. Kids are biking and roller blading. Couples are out for walks. We have many new young children in the neighborhood. Please slow down and watch for pedestrians and cyclists in the neighborhood. Make sure to remind your college kids too when they come home for the summer.

If you observe speeders and want to file a complaint, please write down the car's license plate number and call the Brookfield Police Department at 787-3700.

Landscape Update

Our landscaping firm, Zeiler Landscape LLC, is doing general upkeep with new mulch. They will endeavor to get all the plantings in the courts to a uniform appearance. New for Christmas 2009 were the Christmas lights at the North Avenue entry. Feedback was very positive and we plan to add additional lights this year.

Your opinions matter, so if you have any ideas on how to improve our landscaping please visit the webpage at CHVBrookfield.com.

A few points on restrictions...

No trailer or boat may be parked on your premises outside of the garage. This is a CHV restriction. We trust that our neighbors will take this to heart as we ensure the beauty of our subdivision.

Sump pump lines can be discharged anywhere on your lot as long as lines are at least 10' from your lot line. You cannot discharge directly into the curb line as it causes severe icing problems in the winter and slippery algae in the summer. Contact the Highway Department if you need clarification

Treasurer's Report

As of April 26, 2010, 110 of the 122 Association members have paid their annual \$ 55.00 dues for the year beginning November 1, 2009. Thank you for these payments.

The subdivision finances are sound and in good health. In addition to the holiday lights that were added to the front entrance, we continue to improve on the landscaping without any special assessment. Soon we will be adding mulch to some of the common areas needing refreshment. The largest item on our budget is our monthly payment to Zeiler Landscape LLC for their services throughout the year.

If you have not paid your dues please send payment to Coach House Village Association, P.O. Box 264, Brookfield, WI 53008. Unpaid assessments and dues will cumulatively remain on your

record and payment will be collected at the time of transfer or sale of the home. For your information, I received a telephone call from a panicked realtor while I was on vacation in Louisiana. She needed proof of payment of association dues the following morning for the home sale closing. Fortunately the dues were in order and confirmation was delivered the morning of the closing and the closing proceeded without interruption.

Please contact Mike Sterr, 789 - 7997 if you are uncertain of your payment status or if you are planning to sell your home so I can notify the title company of your standing.

The Coach House

Village Website is a great source of information on current events and important topics regarding our neighborhood. Look for invitations to CHV social events, the newsletter and any information you might need regarding lampposts and deed restrictions. The site also includes a page for classified and a page for recommendations on service providers. Thanks to Dale Voss for maintaining the site. Check it out at **CHVBrookfield.com**

President's Letter

Spring 2009

Welcome to another beautiful spring and summer in Coach House Village. I am proud to serve as this year's association president along with a great team of dedicated folks:

VP-Dana Milnes

Treasurer- Mike Sterr

Secretary-Mark Rozanski

Zone Directors: Heather Liacopoulos, Jim Clancy, Dale Voss and Mike Stemberger.

Also, a big thanks to Jennifer Leszczynski for doing an excellent job of keeping us on task as president last year.

Please let us know if you have any questions or concerns regarding the neighborhood. Your voice can also be heard at our annual meeting November 11th.

This year we are working on a few projects that will help maintain the look of the neighborhood for years to come. The first is choosing a new style of lamp head. The style we have been using has been discontinued, available only through special order and taking several weeks. We have heard from a lot of you that the cost is too high. So in response, we have chosen a new style that I am sure you will like and whose price is a little more down to earth. See details in the newsletter. You can take a look at the new style in Carriage Court.

The second project is forming a Deeds and Restrictions Renewal Committee. Its purpose is to review the current document (located in the back of your directory) and suggest ideas for creating a new document that reflect the needs and standards of Coach House Village. It is imperative that we set forth clear standards for how the neighborhood should look and be maintained and agree on a procedure for enforcing violations. Your ideas are always welcome.

Our neighborhood depends on the time and energy of volunteers. We ask that each of you think of contributing in some way. It can be as simple as joining us at the Summer and Holiday parties, attending the annual meeting or even volunteering as a zone director. It is not much commitment and the satisfaction of helping out is worth it!

Thanks for reading this and I hope to see all of you this summer!

Kind Regards,

Charlie Cox

CHVA Board Members 2010

Officers:

President: Charlie Cox

Vice President: Dana Milnes

Secretary: Mark Rozanski

Treasurer: Mike Sterr

Past President: Jennifer Leszczynski

Directors:

Zone 1 Heather Liacopoulos, Mike Sterr

Zone 2 Jim Clancy, Mark Rozanski

Zone 3 Dana Milnes, Charlie Cox

Zone 4 Mike Stemberger, Dale Voss

Committee Members:

Welcoming/Membership Committee: Heather Liacopoulos, Amy Wucherer

Architectural Committee: Kelly Cayo, Jennifer Leszczynski, Charlie Cox

Social Committee: Vela Angelova, Dawn Kost

CHV Newsletter Editor: Mark Rozanski

Coach House Village Association
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