

# PPPOA Newsletter

Pleasant Pointe Property  
Owners Association

Spring 2024



## In This Issue

Welcome New Neighbors

Community Dock Lock Code

Water Test Results

Power Outage

Board Members

Upcoming Board Meetings

Annual Picnic

Committees

Committee Volunteers Needed



**Welcome New Neighbors,  
Hester Aldakimov and Phil  
Ulversoy!**

Phil and Hester purchased their home at 196 Gull Lane in December 2023.

Phil grew up in Rockaway Township, N.J., and resided in Denville, N.J., for the past 34 years.

Hester moved from The Netherlands in 1978. She and her family lived in Charlotte Harbor, Fla., for two years before settling in Cherry Hill, N.J., in 1980.

Phil and Hester most recently lived in Medford, N.J., before making the permanent move to Heathsville. Phil is retired, and Hester has a few more years to go, working for a financial institution. They enjoy golf, music, being outdoors, kayaking and other water activities.

Phil has a daughter who is married and has a 2-year-old grandson. They live in New Jersey. Hester has two daughters and a son, who also live in N.J.

**Code for Community Dock  
Lock: 2030**

**Water Test Results**

The wells were tested on April 23. The results showed that all three wells passed. The wells will be treated (our practice after testing).



## Power Outage

We lost power on May 1 after an accident involving a high-voltage transmission line. When the power goes out here, we lose the ability to get water to our homes. When that occurs, the Water Committee determines when to employ our emergency water system by starting our generator to supply electricity.

The committee makes the determination after evaluating:

- 1) What time the outage occurred
- 2) How long the outage is projected to last
- 3) Whether a trained member of the Water Committee is available

Most outages are corrected within an hour. If a protracted outage is expected, we activate the emergency water system immediately.

## Board Members for 2024

President	Ellie Schmidt	(Term Expires 2026)
Vice President	Leo Bashinski	(Term Expires 2026)
Treasurer	Maura Burke Weiner	(Term Expires 2025)
Secretary	Susan Ruberry	(Term Expires 2026)
Director-At-Large	Jonathan Amato	(Term Expires 2025)
Director-At-Large	Mark Goodnight	(Term Expires 2025)
Director-At-Large	Gary Mullinax	(Term Expires 2025)

## Upcoming Board Meetings

Thursday, June 27	7:00 p.m.
Saturday, September 7	10:00 a.m. (before PPPOA picnic)
Thursday, November 7	7:00 p.m.
Thursday, December 5	7:00 p.m. (if needed)

## Plan to Attend!

Our PPPOA Annual Picnic will be on Saturday, September 7, 2024, at the home of Maura Burke Weiner and Edward Weiner. Details to come.



## Committees and Their Chairs

### Architectural Review Board (ARB)

Susan Ruberry, Chair  
Ellie Schmidt  
Leo Bashinski  
Maura Burke Weiner  
Jonathan Amato  
Mark Goodnight  
Gary Mullinax  
Richard Davis  
Charlie Valentine

#### **Reminder**

ARB approval is needed for improvements. Our covenants say, "all buildings, additions, fences and other structures constructed or erected upon any lot shall be approved prior to construction, in writing, by the Architectural Review Board (hereafter cited as ARB) as to placement of buildings, landscaping and design."

### Water Committee

Leo Bashinski, Chair  
Gary Mullinax  
Maura Burke Weiner  
Richard Davis  
Bill Ruberry

### Grounds & Maintenance

Leo Bashinski, Chair  
Gary Mullinax  
Maura Burke Weiner  
Ken Harris

### Communications

Looking for volunteers

### Finance Committee

Mark Goodnight, Chair  
Maura Burke Weiner  
Ellie Schmidt

### Nominating Committee

Leo Bashinski  
Gary Mullinax

### Administrative Committee

The Board is evaluating the need for this committee.

## Volunteers Needed

Please sign up for a committee by contacting any board member. Thank you!