



MOUNTAIN VILLAS VOICE

MOUNTAIN VILLAS ASSOCIATION

Volume 6 issue 12

December, 2022

The Staff and Council of the Mountain Villas Association would like to wish everyone a Merry Christmas and a safe and Happy Holiday Season

MANAGER'S MESSAGE

Happy December! It was nice to see so many of you at the Fall HOA meeting. I would like to remind everyone that we are currently collecting donations for the Somerset Humane Society here at the office. You can drop items off Mon-Fri 7:00am-3:30pm. I will be taking the donations to the shelter the week of Christmas. If you can spare anything, they are so desperate for food, toys, treats, etc. A full wish list is available in the November Newsletter.

It is that time of year again to remind everyone that the traffic pattern will change for ski season. Mountain Villas Drive will become a one way route to make it easier on the shuttle and snow plow drivers. Please use the golf course entrance. We also ask that you please tell your guests and renters to do the same. Please be courteous when parking is a challenge. Do not block bridges, walkways, dumpsters or other cars. You are free to park behind the swimming pool ALONG the golf course side so as not to block any buildings or doors.

Please keep hallways clear of skis, boots, trash, firewood, luggage etc.

Also, please pick up after your pets. Pick up your cigarette/cigar butts and do not litter.

Replace your batteries in your key locks, smoke detectors and CO2's. There have been several dead batteries.

Remind your guests and renters that the fireplaces **CAN NOT** be used due to insurance policy rules.

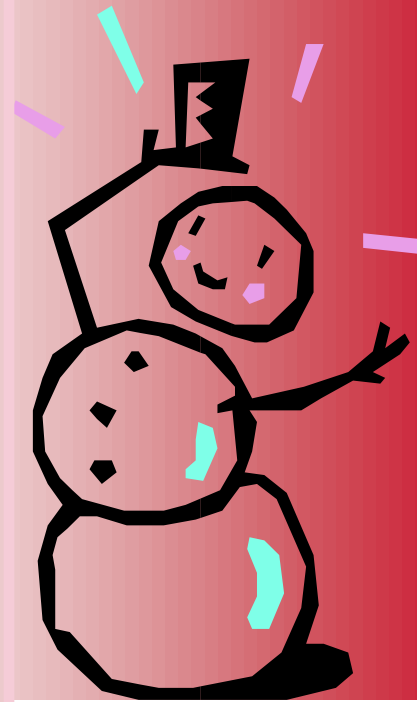
As always, we respect everyone's wish to have peace and quiet. Please keep noise and music down after 11:00pm.

As you celebrate the holidays, reminder, we DO NOT permit fireworks.



"The purpose of life is not to be happy. It is to be useful, to be honorable, to be compassionate, to have it make some difference that you have lived and lived well."

-Ralph Waldo Emerson-



MERRY CHRISTMAS!

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HAPPY HOLIDAYS!



MAINTENANCE MINUTE

The seasons have changed and it is definitely winter. Please be mindful with your water. Townhouses, please make sure your cabinet doors are open. Please turn water off when you are gone for the week. If you experience an issue with your furnace, please let me know ASAP. The sooner I know, the sooner I can get it fixed for you.

There were some questions regarding the 'Renters not being able to use fireplaces' rule. This applies to townhouses AND condos. It includes both gas and wood burning fire places.

We recently had another water leak. Please make sure you are using certified, licensed, insured professionals for all projects, big and small. This month we had to have the plumbers come, remove a commode and snake the sewage line due to a clog. This was once again caused by baby wipes and women's sanitary products. PLEASE DO NOT FLUSH ANYTHING EXCEPT TOILET PAPER. It would be a good idea to hang signs in your bathrooms.

Reminder, please do not put any HOT ASHES in the dumpster, and do not throw them over your patio or balcony. COLD ashes can be put in the dumpsters. Dispose properly in a bag. After hour emergency maintenance includes furnace/ac issues, water leaks and lock outs.

ALL OF THESE EFFECT OUR INSURANCE COSTS!!!!

PROJECT UPDATES

The back of Building 1 is finished for the season.

The hallway painting/patching will resume and wrap up ASAP.

Due to weather, there are no projects planned for winter.



Tee Top Lounge

Tee Top Lounge

Hot Soup

Scenic View Stew | \$10

Tender Beef with a variety of Seasonal Vegetables

Sandwiches

SERVED WITH A BAG OF CHIPS | TURN IT INTO A SALAD FOR \$3

6oz American Burger/Cheeseburger | \$15

Chuck Steak Burger with American Cheese, Lettuce, Tomato & Onion, Served on a Kaiser Roll

Quarter Pound Hot Dog | \$9

Large All-Beef Dog with your choice of condiments

Buffalo/Traditional Grilled Chicken Wrap | \$12

Grilled Chicken with/without Buffalo Sauce, Cheddar Cheese, Mixed Greens and Tomato, pressed on our Panini Grill

Turkey & Ham Club Wrap | \$12

Sliced Deli Turkey & Ham, Bacon, Provolone Cheese, Mixed Greens & Tomato, topped with Deli Mustard

French Dip | \$13

Hot Sliced Roast Beef, Melted Smoked Gouda Cheese, Creamy Horseradish Sauce, on a Kaiser Roll with side of Au Jus

Snacks & Beverages

Cookies & Candy Bars	\$2.50
Power Bar	\$2.75
Chips & Crackers	\$2
Slim Jims	\$2/1.50
Pepsi Products, Gatorade, Juices	\$3.25
Bottled Water	\$3
Coffee, Tea & Fountain Drinks	\$3
Red Bull	\$4.50

Wine

WHITE Pinot Grigio	\$9.00
WHITE Chardonnay	\$8.00
RED Cabernet Sauvignon	\$8.00
RED Merlot	\$8.00
RED Pinot Noir	\$9.00

Bottled Beer

Breckenridge Vanilla Porter	\$7.00
Yuengling Hershey's Chocolate Porter	\$6.50
Elysian Spacedust	\$9.00

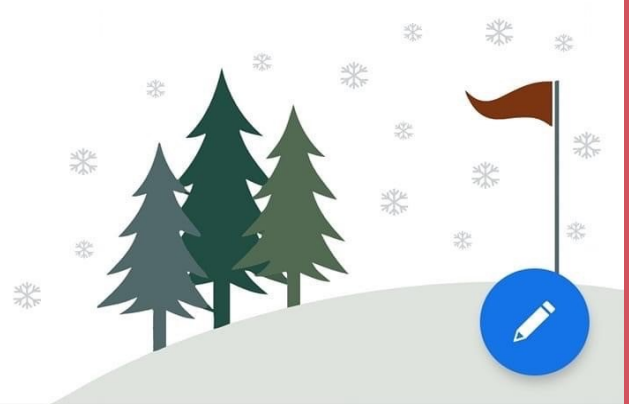
Canned Beer

New Belgium Brewing VooDoo Ranger IPA	\$7.00
New Belgium Brewing Juicy Haze IPA	\$7.00
Goose Island IPA	\$6.50
Bud Light Black Cherry Seltzer	\$6.50
Corona	\$6.50
Stella Artois	\$5.50
Shock Top	\$5.50
Michelob Ultra	\$5.00
IC Light	\$4.50
Budweiser	\$4.50
Yuengling Lager	\$4.50
Yuengling Black & Tan	\$4.50
Bud Light	\$4.50
Coors Light	\$4.50
Miller Lite	\$4.50

Beth's Bloody Mary Bar

SATURDAYS & SUNDAYS | 11 A.M. - 2 P.M.

Starting with our Signature Bloody Mary, add your personal touch and make it your own with a variety of Garnishes, Sauces and Spices!



Please note: there may be a Thursday the Tee Top will be closed for remodeling in December. Will let everyone know as plans are firm.

MOUNTAIN VILLAS ASSOCIATION

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CHAMPION, PA 15622

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TOM BECKNER, COMMUNITY MANAGER

It was wonderful to meet in person for the Fall meeting. It was great to see familiar faces and to welcome our new homeowners to our MVA family. Zoom is nice but in person is so much better. We had a nice continental breakfast and the door prizes donated by Janet, our secretary were fantastic!

I want to thank all of our Mountain Villas homeowners for re-electing me to Council. I will continue to work my butt off for you, the homeowners. This Council and Tom has accomplished so much over the past 5 years and we will continue to make improvements to our property.

Review:

Budget \$719,760K

HOA fee increase to 5%

Special assessments (2) to fund Reserve fund

Happy Holidays

Babette

www.mountainvillasresort.com

COUNCIL

Paul Rizzo
Dave Zielasko
Janet Skurnick
Babette Guballa
Mark Frankel

VOICE STAFF

Babette Guballa
Janet Skurnick
Tom Beckner



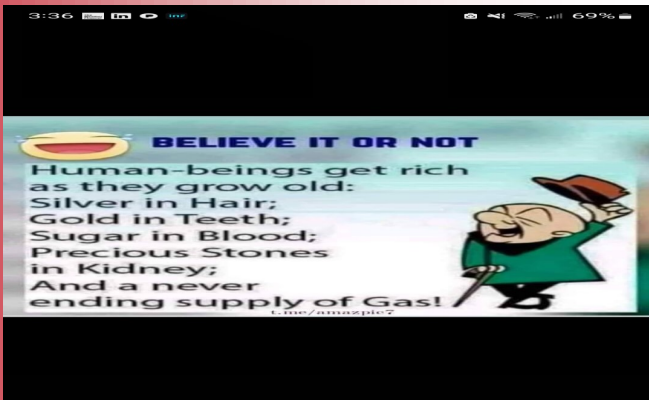
SKATING



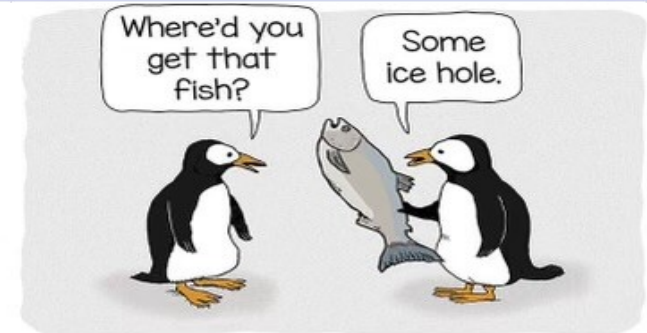
Ski ready!



FUNNIES



I see people my age out there climbing mountains and zip lining and here I am feeling good about myself because I got my leg through my underwear without losing my balance.



"IN LIFE WE CAN NOT ALWAYS DO GREAT THINGS BUT WE CAN DO SMALL THINGS WITH GREAT LOVE."

