

SunTimes

A newsletter for residents of Harbor Town • August - September 2011

Tips for Harbor Town Owners

Will ivy cause damage to siding as it grows on a wall?

Yes, ivy very definitely will cause damage. The damage will take time to happen of course. "False friendship, like the ivy," the explorer Sir Richard Burton once said, "decays and ruins the walls it embraces." The most obvious potential for damage is from the tendrils themselves. They will gradually penetrate mortar joints or stucco. On wooden or vinyl siding, they will just get under the siding, pulling it away. Plants are amazingly strong given time to work. This may let moisture in. At the very least, the ivy will cause problems, by helping bugs (carpenter ants) into your walls. They like moist conditions.

If you try to pull the ivy off, it will damage your siding. Expect discoloration at the very least. More likely, expect it to take pieces of your house with it as it comes away. The moral of this story, keep ivy off your home. It may look pretty, but it is bad news.



A cure to cottonwood clogging your air conditioners

Longtime Harbor Town residents know about this quick cure, but I just learned it from my air conditioning guy. He told me that to easily get rid of the cottonwood lint that clogs up the air conditioner you can build a screen to wrap around the outside unit. Attach the screen to two pieces of plastic board with a staple gun. Put two eyehooks in the center of the boards and secure them around the unit with a bungee cord. Then a few days later I just wiped the lint off the screen with a garden glove. You can also use your hose to spray it off. This

will improve the efficiency of your air conditioner and you won't have to hire your AC guy to clean it out. We did the whole thing ourselves for under \$20 in about an hour. If you are not able to do this yourself, Harbor Town resident Walker Bradshaw has volunteered to take on this project and he will make your screen for \$45 per unit. You can reach Walker at 461-0732. Finally, a cure to this persistent problem! — Kathy Kelley



Harbor Town Board Nominees Announced

District 3: Kathy Kelley, 942 Harbor Bend (incumbent)

District 4: Sherri Tipton, 938 River Breeze (incumbent)

Kathy Kelley has lived in Harbor Town for 13 years. She has served two terms on the Harbor Town board representing District 3 and was most recently the Chairman of the Board. Kathy runs her own graphic design business, K Design, which specializes in interpretive signage and exhibits for museums, zoos and nature centers. She and her husband, Joe Williams, live at 942 Harbor View Drive.

Sherri Tipton. July 1, 2011 marked Sheri's 20th anniversary as a resident of Harbor Town. She and her husband, Charley have been married ten years and have been honored to serve as the "unofficial" and "official" block captains in District IV. They have seen changes over the years in the faces of their neighbors but the appeal of Harbor Town never fades. Their friends and family marvel at the resort feel of the neighborhood and she believes serving on the Harbor Town Board gives her an opportunity to protect the Harbor Town we all know and love. Her colleagues on the Board, along with many dedicated volunteers, have worked towards great plans for preserving our future. She would like to serve another term on the Board and see some of the board's efforts come to fruition. She believes you will be very pleased with the work we have achieved. She thanks you for your interest and for your support.

The elections will be held on Saturday, August 6th from 9 a.m. to noon at the Association Office. Please drop by to vote.

Harbor Town Calendar of Events

Saturday, August 6th, 9:00 a.m. to Noon:

Harbor Town District 3 and 4 Elections, at Association Office

Monday, Sept. 19th: Harbor Town Board of Trustees, 5:30 p.m., River Inn Conference Room

Monday, October 31st: Halloween, 5 to 7 p.m., Streets of Harbor Town. The Association will engage courtesy officers to patrol throughout the community this evening. More details to come.

Harbor Town Community Association:

Elizabeth Glasgow, Association Manager

Erin Walker, Association Assistant

60 Harbor Town Square,
Suite 102, Memphis, TN 38103

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Founded in 1959, Meadowbrook is beautifully landscaped and is dedicated to enriching the lives of its members by providing the best in dining, social, and recreational interests in a private club environment.

Meadowbrook is located in West Memphis, Arkansas... just 15 minutes from downtown Memphis, Tennessee.

Meadowbrook members enjoy a spectacular 18-hole golf course, tennis courts, and a swimming pool. The golf course is rated the #1 Course in the Delta Region.

Upcoming Tournament Schedule

August 5 - MCC Four Ball

September 10 - ASGA Stroke Play

September 17 - 3 Person Scramble

September 23 - Ladies Club Champion

We can host your special event, corporate meeting or special dinner in our beautifully appointed Rich Room or Seaton Room. The Main Dining Room is a great place for a luncheon or dinner party. Book your next party with us!

Meadowbrook Country Club
1250 West Broadway
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www.meadowbrookcountryclub.org

Don't Let Your Name Show Up On The Delinquent Homeowners List

Harbor Town Homeowners: 2011 3rd quarter assessment payments were due by July 31. A \$25.00 late fee was added to any accounts not paid on August 25th. If these fees are not paid by August 31st, the Association will accelerate the fees for the remainder of the year and file a lien on your property. If not paid by Sept. 30th, the Association will file a lawsuit to obtain a judgment for the outstanding balance. The complete collection procedures are lined out in Administrative Resolution 1, which can be found online at www.harbortownonline.com. **Delinquents as of 7/18/11 –**

Owners over 90 days with a balance of over \$100.00:

- Albert Bean, 950 Harbor View Drive
- Stephanie Cole, 157 River Lights Lane
- Joseph and Brooke L. Conway, 127 Harbor Town Blvd
- Jan Green, 792 River Park Drive
- Gail Mathes and Ron Bolen, 876 River Park Drive
- Neal Naravani, 989 River Currents
- Martin and Mildred Pantik, 113 Village Lane
- Tony and Jan Provenza, 947 Harbor View Drive
- James and Christine Stephens, 177 River Lights Lane
- Susan Wolfe, 843 Harbor Bend Road



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What is a Community Association?

Some residents think homeowners associations (generally called community associations) exist just to tell them what to do — or not do. Actually, the association is more like a housing management or service-delivery organization that provides three types of services to all residents — owners and renters alike.

Community services can include securing trash collection and landscaping, publishing newsletters, maintaining a website, orienting new owners, holding community-wide information meetings, and scheduling social functions.

Governance services can include ensuring that residents are complying with the association's governing documents, that the association is adhering to local, state, and federal statutes (like fair housing laws), enforcing community rules and policies, administering design review policies, and recruiting new volunteer leaders.

Business services can include operating the common property efficiently, bidding maintenance work competitively, investing reserve funds wisely, developing long-range plans, and collecting assessments.

Providing these services requires good management, strong planning and organization, and carefully monitoring the association's affairs. It isn't easy, but by fairly and effectively delivering these services, community associations protect and enhance the value of individual homes and lenders' interests in those homes.

—Source: *Community Associations Institute*

Harbor Town Homeowner Rights & Responsibilities

As a homeowner in our association, you have certain rights —and responsibilities.

You have the right to...

- A responsive and competent community association.
- Honest, fair, and respectful treatment by community leaders and managers.
- Attend meetings, serve on committees, and run for election.
- Access appropriate association records.
- Prudent financial management of fees and other assessments.
- Live in a community where the property is maintained according to established standards.
- Fair treatment regarding financial and other association obligations, including the opportunity to discuss payment plans and options before the association takes any legal action, and the right to appeal decisions.
- Receive all rules and regulations governing the community association — if not prior to purchase and settlement, then upon joining the community.

You also have the responsibility to...

- Maintain your property according to established standards.
- Treat association leaders with honesty and respect.
- Read and comply with rules and regulations of the community and ensure that your tenants and guest do too.
- Vote in community elections and on other issues.
- Pay association assessments and charges on time.
- Contact association leaders or managers, if necessary, to discuss financial obligations and alternative payment arrangements.
- Request reconsideration of decisions that personally affect you.
- Provide your current contact information to the association so you receive all information from the community.

—Source: *Community Associations Institute*



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More Than Objects of Art

by Karen Ott Mayer, *despot Magazine*, March 2010 issue

Some might say that Eric Nielsen does nothing other than collect junk, parts of dilapidated buildings and pieces of yesteryear. Others, however, may disagree. Nielsen, a FedEx pilot, has been salvaging old items since his teenage years when he became fascinated with old trunks. “I started with refinishing trunks, finding them at estate sales and auctions,” says Nielsen. His business, South Front Antiques, which he co-owns with his father was founded in 1971, and it became a clearing house for his finds. He admits to owning more than 20



Eric Nielsen is a Harbor Town resident with a passion for architectural elements.



His mother had a penchant for capitals and she influenced Eric's collecting.

trunks and another 25 that are currently for sale.

Calling himself an “architecturologist,” Nielsen is like a modern day Indiana Jones, except the treasures he seeks are visible, and sometimes, right near his own home. He has dismantled buildings and houses destined for demolition, saving those rare architectural parts that are all but extinct in today’s construction world.

Nielsen is always on the hunt, even at the most unexpected times. He points to the large column bases supporting his kitchen table and remembers their origin with humor. “I was on a double date and we went to a Memphis home where the owners had changed the front of the house, removing the columns.” The columns lay in the yard, and while many would have walked right by, Nielsen had another idea. “I asked if they would sell them, and they did. I eventually sold half of them and kept this one.”

Nielsen has not only furnished his Harbor Town house with his finds, but has also furnished an Ozarks cabin as well.

Nielsen realizes the need to protect and save the artistically crafted parts and pieces. His preservationist spirit and creative eye lead to unique uses for old items. In his living room, he points to heavily carved candlesticks. “These were old piano legs that we just turned upside down,” says Nielsen. A large Danish trunk flanks the couch and holds a particular fondness for Nielsen, who is Danish. In fact, Nielsen cherishes the Danish works of art that hang in his house. Besides trunks, Nielsen is fascinated with capitals, the decorative parts found at the very top of columns. “I love the wood,” he says. Nielsen explains that early columns were actually tree trunks turned on a lathe. He uses

the capitals in a variety of ways, including hanging them on the wall simply as art or setting them on a table. “The carved wood is stand alone art work.” He points out in photos that the same design called “egg and dart” has been used for centuries on capitals.

His mother, Virginia Nielsen, had a penchant for capitals and influenced Nielsen’s collecting in other ways, too. “My mother was a flight attendant at Chicago and Southern Air Lines and I would love to find more memorabilia from the airlines.”

Nielsen’s work as a pilot dovetails perfectly with his passion for collecting, and he’ll spend layover time searching nearby markets for a unique find. He’s driven 6,500 square feet of tin ceiling from Kansas City and traveled as far as Utah and Vermont to recover items. A heavy decorative metal piece, a divider from a bridge trolley line track from the Strawberry Mansion Bridge in Philadelphia, now serves as the under support to a side table in his kitchen. In the master bedroom, the head board on the bed was formerly a doorway. His wife Dawn, originally from Michigan, takes a humorous look at her husband’s hobby. “I sort of married into it,” she says. However, she definitely believes in the value. Even his sister collects. “She loves to collect newel posts,” says Nielsen. With all his experience, he knows the real reason to keep searching for items to salvage. “The artwork on these items is all but lost.”

South Front Antiques, located in downtown Memphis, is one of the largest and oldest architectural antique dealers in Tennessee, with a warehouse of more than 20,000 square feet filled with doorknobs, hardware, doors, mantels, decorative iron, stained glass, terra cotta, and many more architectural elements.



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We call it the "Harbor Town Shuffle" because once you live here, you often decide that you are staying. So here are some homes that might peak your interest and make you want to Move over-move up-move on....

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150 Harbor Isle Circle S.....\$519,000

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