



Fall/Winter 2020

NEWSLETTER

Celebrating 36 Years of Service to Community Associations

Barb's Briefing

I have never been more proud to own a business as I have been over the last 7 months. Our ~~Team~~ Family came together to keep the 75 associations that we manage up and running. We had staff work from home, had a skeleton crew in the office, our maintenance crew was able to perform all maintenance requests, we developed meeting rooms for our associations to have virtual meetings, and our wonderful vendors were able to fulfill their duties. We even developed weekly stay at home activities that were posted on our website that included recipes, exercise/yoga classes, puzzles, scavenger hunts, local hiking trails, etc. There was positive & appreciative responses from our homeowners. The recipes and some comments can be found on our homepage. Your Boards are to be commended for their ability to adapt & work with the guidelines while still maintaining your association.

~ Barbara Perdue

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Property Management Firm

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Testimonials

I've lived here about 20 years. I've watched Edgewood Estates grow with yearly improvements. The grounds are kept up-to-date and replaced when necessary. We have friendly owners! I especially have great neighbors who have been dear friends for so long.

Charlotte Linn

Thank you for your help in getting our walk side railings repaired. Jamie not only did a wonderful job, but he was a pleasure to have as our Crofton service person.

George and Carole Tomczyk

I just wanted to take a minute to let you know how much I am enjoying working with Connie and Jenna. Their professionalism, attention to detail and excellent communication skills are invaluable.

Laura Halleran

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Key Dates

- | | |
|-------------------------|--------------------------|
| 9/7 - Labor Day | 1/1 - New Years Day |
| 10/12 - Columbus Day | 1/18 - M.L.K. Day |
| 10/31 - Halloween | 2/12 - Lincoln's Bday |
| 11/1 - Daylight Savings | 2/14 - Valentines Day |
| 11/11 - Veterans Day | 2/15 - President's Day |
| 11/26 - Thanksgiving | 2/22 - Washington's Bday |
| 12/25 - Christmas Day | 3/17 - St. Patrick's Day |
| 12/31 - New Years Eve | 4/4 - Easter Sunday |

Check the Calendar on your Community Website at: www.CroftonInc.com

Change Clocks & Batteries 11/1/20



Working
**SMOKE ALARMS
SAVE LIVES**

Change Your Clock, Change Your Battery

"Dedicated To Life Safety"

Variance Request Forms



Crofton Perdue homeowners may fill out and submit a variance request online at:

www.CroftonInc.com

Click on *Our Communities* and choose your association to take advantage of this great option.



**Get Involved, Stay Informed,
Do Your Part**

When most of you decided to buy your home and live within a community association, the last thing that probably came to mind were the possibilities that community association living presented. After all, anytime a group of homeowners works together for a common goal, practically anything is possible. From increasing your community's aesthetic appeal and eliminating neighborhood crime, to creating a more influential voice in regional issues, the opportunities to benefit from being a part of a community association lie waiting to be seized.

The possibilities are limited only by your ability to work together. Unfortunately, without a clear understanding of how and why your community association operates, those possibilities will elude you. When we can grasp the theory that underlies your governing documents and the reasons that your Board and management company must, at times, do what they do, then you take a giant step towards realizing the potential of your community.

In order to succeed and reach its potential, it needs the support and involvement of its members. Just think of the goals that can be achieved when you all work together for the betterment of your community. Instead of perceiving the association as an obstacle to overcome, try thinking of it as a tool to help create a more comfortable life-style. But, like any tool, you need to learn how to use it effectively before it can do any good.

Get involved, stay informed and do your part.

Welcome to Crofton Perdue!



Over the last few months we were fortunate to be chosen as the management company for:



Villas at
Cambridge Ct.
103 Townhome
Community in
Webster, NY.

Georgetown

East

20 unit
Condominium
in Fairport, NY.



Drone Roof & Chimney Inspections

The development of drones in the last few years has changed, which has enhanced the inspection process by making it safer, inexpensive and less time-consuming.

Ask Keith about having your roof and/or chimney inspected with our DRONE service.

Crofton Perdue has their own licensed pilot to navigate it, Captain Chris.



Paying online...easy as 1, 2, 3

**Paying your Monthly Association Fee
has never been easier!**

- 1 - Visit www.CroftonInc.com & click on your association
- 2 - To have Crofton automatically withdraw the fee from your checking account - see the ACH Form

or

- 3 - Set up your account to pay online, (one time or recurring) from your checking, debit or credit card.



Cin-ful Peach Cobbler

By: **Guy Fieri**



Ingredients:

1 stick unsalted butter, room temp, cut into 8 pieces
Vanilla ice cream or whipped cream, for serving

For the peach filling:

1/4 cup brown sugar
1/4 cup white sugar
1/2 cup all-purpose flour
1 tsp ground cinnamon
1/2 tsp salt
10 cups frozen peaches, thawed, about 3 lbs. prepared
1 tsp cornstarch, dissolved in 1 Tbsp water, 1 lemon juiced
1 tsp butter

For crumb topping:

3/4 cup brown sugar
1/4 cup sugar
3/4 cup all-purpose flour
3/4 cup oats
1/4 cup slivered almonds 1/2 cup dried cranberries
1/2 tsp freshly grated nutmeg
1 tsp ground cinnamon
1/2 tsp salt

Preheat oven to 450. To make the peach filling: In a large bowl, stir together sugars, flour, cinnamon and salt. Add peaches and gently toss to coat. Mix together cornstarch slurry and lemon juice and stir into peaches to incorporate. Butter a 12 by 8-inch oval dish and add peach mixture. To make the crumb topping: In a medium bowl, combine dry ingredients, add in butter pieces and combine with hands until crumbly. Top peaches with half of the crumb topping. Place in oven and immediately reduce oven temperature to 350 degrees F. Bake uncovered for 30 minutes, then add remainder of the crumb topping. Reduce heat to 325 degrees F and bake until golden and bubbling, another 45 minutes. Remove from oven and let sit for 15 minutes before serving. Serve with vanilla ice cream or fresh whipped cream.

CHECK THIS OUT!

Your Community Association Webpage has:

- Direct Debit/ACH electronic submission
- Live Google Calendar
- Variance request forms
- Declaration and By-laws
- Trash, lawn reminders

Holiday Office Closing

Monday - Sept. 7th
Thursday - Nov. 26th
Friday - Nov. 27th
Thursday - Dec. 24th
Friday - Dec. 25th
Friday - Jan. 1st



More Testimonials

I'm sure you hear this but I just wanted to say how proud I am of you and how you have grown the company. I feel we (EEHOA) are so lucky to be a part of your family
Ken Shafer - Edgewood Estates

I bought this property in 1997 and so, I have seen many of the representatives at Crofton Perdue for our property. I am writing to tell you that we have been so delighted with the work of Olivia. She answers requests very rapidly and tries to solve problems well. I wanted you and Crofton to know what a splendid employee she is.
Fern Daniels - Colonial Heights

Great job Crofton to get this report out in time. Some of us might not realize the dedication of the employees that work diligently from home and in the office to get this work done under these crazy conditions. Not an easy job and it is very impressive!
Bruce Hunt - BHVA

Kudos Christine! I've nominated you for the Miracle of the Week award! Thanks to you and Barb for all the sweat equity you put in to this budget.
Neva Lattimer - Hidden Meadows

I've been with Crofton Perdue associates I'd say for over 20 years and I am very satisfied. We have a wonderful property manager and that's what makes this company great.
Lill LaGrasso - Stillmeadow Cts.

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