



# Hampton Place Community Association Newsletter

[www.hampton-place-condos.com](http://www.hampton-place-condos.com)



Winter, 2020-21 (Dec, Jan, Feb)

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**FROM THE PRESIDENT:**

*Wishing you and your family a very Happy, Healthy Holiday season.*

**Board of Directors**

Margaret Shinorokian, President  
Paula Monahan, Vice President  
Lynda Legnard, Treasurer  
Barbara Warren, Director  
Maggie Cocca, Director  
Carl Smyers, Director

**Building Representatives**

- 1 Anna VanRoy
- 2 Sherry Flansburg
- 3 Margaret Shinorokian
- 4 Margaret Shinorokian
- 5 Colleen Rogers
- 6 Lynda Legnard
- 7 Paula Monahan
- 8 Brenda Vumbacco
- 9 Bill O'Neal
- 10 Fran Marshall
- 11 Tina Gagliardi
- 12 Margo Cleveland
- 13 Cheryl Brannock
- 14 Brenda Vumbacco
- 15 Helen Marro
- 16 Tony Bottillo
- 17 Barbara Warren
- 18 Carl Smyers
- 19 Colleen Rogers

**Property Management**

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CYC Realty Management  
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E-mail: [todd@cycrealty.com](mailto:todd@cycrealty.com)

Please welcome Ryan Paris to the Board. Ryan will be joining the Board in January 2021; we look forward to having Ryan on the Board.

We had many trees come down throughout the Community because of the windstorm that came through in October which have been removed. The trees that have come down at the pond area will be removed and cleaned up by the end of November.

**SIDING PROJECT UPDATE:**

To date, we don't have an update on the loan and we are waiting to hear from M & T Bank. As soon as we hear something, we will send out information to the Community.

**FEATURED RESIDENT:**

Fran Marshall has been a resident of Hampton Place for 13 years.



She was a previous member of the board for several years and enjoyed meeting Hampton Place residents. She made many friends as a result. Being active is very important to her and she also enjoys Bridge and Mahjonn. You might see her walking around the Community; if so say Hi.

## DOCUMENTS, FORMS AND FREQUENTLY ASKED QUESTIONS (FAQ)

The Hampton Place website has information that you may find useful. This is the link to Documents, Forms and FAQ which is where you can find the Hampton Place Handbook, including Rules and Regulations. <https://hampton-place-condos.com/homeowner-information/>

## RULES AND REGULATIONS REVIEW

### Snow Removal Procedures:

- The winter snowstorm parking rules are in place to snowplow the road and parking spots as efficiently as possible. To that end, please park around the outer circle from 6pm-9am and the inner circle from 9am-6pm. Please be sure to clean off your car before moving it to the plowed-out spot.
- Snow removal services are provided when snowfall accumulations reach 2” or more. If you need assistance during a snowfall, please contact CYC Realty for assistance.
- If your vehicle is not moved in a timely manner, it will be towed at the homeowner’s expense.
- Deck Snow Removal - All upstairs residents are responsible for the removal of the snow off their deck. If you do not have the snow or ice removed you can be fined. For those units with the utility closet at their end please be mindful not to throw the snow in front of the door, we need to keep this area as clear as possible for easy access. If you cannot remove the snow yourself, please contact CYC and you can arrange to have them clear your deck for a fee of \$20.
- “Snowbirds” should contact CYC with dates they will be away and emergency contacts. There are locations for “snowbirds” to park and leave their vehicles while they are gone. These locations are: 6 across from Bldg. 14; 6 in front of Bldg. 11 and 3 across from Bldg. 10. **Please note, two parking spots closest to the dumpsters should be kept open so that the area can be cleaned of snow for safe access to the dumpsters for the residents during the winter months.**
- **Downstairs units that have the utility shed attached (one per building)** – Please keep your storage closet door closed. Water pipes run under your closet floor to the utility shed. In the past we have had pipes freeze.
- For more specifics on this and more, please visit our website where we’ve listed Snow Removal Procedures.

### DUMPSTERS: (Recycling & Trash)

- We have arranged for two roll offs which will be dropped just passed building 3 and before building 11 at the end of November for the recycling of cardboard throughout the holiday season.



**Please Note:** We continue to have problems with boxes not being broken down and thrown into the recycling dumpster, or just left inside the corral. Please break down your boxes. This is an actual picture of numerous boxes just being left inside the corral.

Also, please do not leave furniture in the dumpster corrals; it is your responsibility to arrange to have the items disposed of.

## PROJECTS COMPLETED THUS FAR IN 2020

- Pressure washed the exterior of all buildings including decks.
- Brush has been cut back all around the perimeter of Hampton Place as well as shrubbery cut back. Downed trees were also removed.
- Tennis/pickleball courts were cleaned and relined.
- Fence was repaired around the catch basin and stump removed.
- Flowers were planted at the entrance and at various locations throughout the grounds.
- Cut down numerous trees due to storm damage.

## PET CORNER:



Meet Riley! She is an eight-month old Australian Shepherd. She came into the Community back in April and you may have seen her around since then. She loves walking, running and playing, especially with other dogs. She can be very talkative, so if she barks its only because she wants to say hi!

## UPCOMING EVENTS

Is there an event that you'd like to see here at Hampton Place; please be sure to put your ideas in the suggestion box located by the mailboxes.

## HOUSEKEEPING

- Please be mindful of your downstairs neighbor when cleaning your deck and/or sliding glass doors or even snow removal.

- Firewood must be stored within a metal hoop or rack at the unit entrance. Any excess may be stacked neatly in rows no more than 4' high as long as it does not impede access to other units.
- Twin Bridges picks up garbage and recycling on Monday and Thursday. Please be sure to break down cardboard boxes. Also, please don't park in spots indicated outside of the corrals on those days. This will allow the trucks easier access to the dumpsters.
- There is a suggestion box by the mailboxes. We would like to hear any ideas, questions and/or concerns that you have. Please feel free to drop us a note.
- Please consider being a building representative. Currently, some representatives cover multiple buildings. The main activity for Building Representatives is distributing the newsletter to their assigned building. If interested, either put a note in the suggestion box or contact CYC.

## Interesting Trivia!!

Here's the original Times Union article from October 21, 1989 about Hampton Place Blvd Condos. The Condos are still **'stopping people in their tracks'**.

THE TIMES UNION Albany, N.Y., Saturday, Oct. 21, 1989 E-

### This is the condo that is stopping people in their tracks!

The condominiums at Hampton Place offer a generous, enlarged, flexible floorplan coupled with an affordable price.

Dual master suites plus adjoining living and dining areas enhance entertainment potential. Vaulted ceilings, floor-to-ceiling windows, whirlpool baths, plant shelves and private patios/balconies create a distinctive home.

Prices start at just \$83,400. Visit our models today and see why more than 100 people have already been stopped in their tracks.

Open Saturday, 10 - 5.  
Sunday - Friday, noon to 6.

**THE MICHAELS GROUP**  
6,000 homes later.  
We've also built a reputation.

More closet and storage space for your possessions.

Two full baths for privacy and convenience.

More kitchen appointments, like cabinetry choices and G.E. Hauppau appliances.

More insulation and energy efficient windows keeps you comfortable - and costs down!

Optional fireplace adds charm and warmth.

More living space that has been thoughtfully planned and generously sized.

**HAMPION PLACE**

Directions: I-787 to 378 East (South Troy Exit) Over river to first light (Mill St.) Right up hill. Right at top of hill (VanDenBerg Rd.). Left after HVCC onto Williams Rd. Hampton Place is 1/4 mile on right. (518) 283-7382. Complete terms available in an offering plan.