

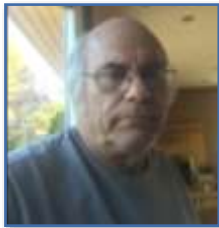


The Village at Fisher's Landing

Neighborhood Association Newsletter

President's Message

Greg Maffei



Hello,

I am pleased to have been elected president pro tempore of the VFLNA board of directors and look forward to working with the other board members and members at large. Together we can maintain a high standard of living in the Village at Fisher's Landing.

Thanks,
Greg Maffei



Yard Sale

VFLNA NEIGHBORHOOD YARD SALE is back!

Friday, July 15th and Saturday, July 16th
Hours 9 a.m. to 3 p.m.

For information on selling your stuff, visit:

<https://www.vflna.com/yard-sale.html>

Thank you to all the volunteers who helped support our events over the year!



important

Updated VFLNA Website!

www.vflna.com

Please check it for:

- Up to date Information, events & VFLNA Board activities supporting you.
- New contribution options through PayPal for your privacy and security.
- Calendar of events so you know what's going on.
- Suggestion and contact form for easy communications.
- Emergency and non-emergency contact numbers.
- Good news about our neighborhood because collectively, we make it special!

Sign up to have the newsletter sent directly to your inbox.

Simply click:

<https://www.vflna.com/newsletter.html>

Annual Meeting and Board Elections



Annual Meeting

Each year the VFLNA has an Annual Meeting for the neighborhood. It typically happens in September. Due to the pandemic, last year the Annual Meeting was conducted over Zoom. We will notify you by email when it happens this year.

Election of Board Officers

Every two years new VFLNA board officers are elected at the Annual Meeting. Because the Annual Meeting had been postponed in 2020. We held officer elections in the 2021 Annual Meeting.

Board officers are volunteers elected by the Association and include the president, vice president, treasurer and secretary. The board also has several members at large. Together they represent and serve the VFLNA on issues impacting the neighborhood. Each member accepts certain responsibilities per the position taken. They are accountable to the neighborhood and represent the neighborhood association to the City of Vancouver. Serving on the board is a great opportunity to meet neighbors and work to make a difference in the neighborhood. If you are interested in serving on the board, please email us at <https://www.vflna.com/contact-us.html>

Past President's Message



Please join me to welcome your new board who began their transition on January 1st by familiarizing to their roles as leaders for our neighborhood association. I thank past members for their efforts to assist in making this happen.

With time we will see fresh ideas that will continue to make the Village at Fishers Landing a desirable community for us to reside in and proud of.

To all those who supported myself and the outgoing board over the past years thank you and I look forward to my continued involvement as a member at large.

Carl Trinacty
Past President VFLNA



Looking for neighborly advice on a house repair project?



In our neighborhood, most houses are of the age, at which they occasionally require some major repairs or improvements that are challenging.

Why is my water bill suddenly so high.....? Is my roof leaking...?

For instance, sooner or later, water mainline (big blue water pipe) may break and start leaking. Or the roof of the house may require cleaning or even replacement. Or you may choose to install an electric vehicle charger in your garage.

Starting on such a project can be daunting, as many of us have never undertaken such a project. Some of us may be new to the city and may be unfamiliar with local contractors and their reputation. Fortunately, many of the VFLNA board members have lived in the neighborhood for many decades and have experience with such projects. They are also familiar with local contractors and may be able to share their experience. For such insights and neighborly advice, you can reach out to the vflna board members using an inquiry form on [vflna.com](https://www.vflna.com/contact-us.html).

<https://www.vflna.com/contact-us.html>

Using the above form, please provide your contact information and describe your request/project briefly. This information will be shared only with vflna board members, one of whom will then respond to you by phone/e-mail with relevant information and neighborly advice. The board members hope that it will help you get started on your project with more confidence.

Please Note: The VFLNA mailbox is monitored by volunteers. It may not be checked daily. We thank you for your patience in awaiting a reply.

Living in a Neighborhood Association



Springtime in the Village - photo by Cindy Finch

What is VFLNA?

The Village at Fisher's Landing Neighborhood Association (VFLNA) is a voluntary organization of residents who work together to improve and maintain the quality of life in its' neighborhood. Being a recognized entity by the City of Vancouver gives us a voice and advocate regarding issues within the city that impact our neighborhood. Membership is open to all property owners, and renters in the neighborhood. Click <https://www.vflna.com/about.html> to learn about all the ways the Board has supported the neighborhood.

The Benefits of the CC&Rs to the Village

Covenants, conditions and restrictions were formed when the Village was established back in 1993. Through observance of our CC&Rs the beauty of our neighborhood has been maintained helping us keep the property values of our homes high. It is the Village's expectation that all residents understand and follow the CC&Rs. View the CC&Rs at:

<https://www.vflna.com/ccrs>

The Benefits of VFLNA

- Residents are made aware of planning, transportation or other city issues that may affect the neighborhood.
- Having a voice with city officials.
- Assistance with our neighborhood cleanup (we've called Dump Day.)
- Neighborhood Communications among residents both electronic & paper mailings for our Annual Meeting.

VFLNA Contributions 2022

Each year we ask residents to fiscally support our neighborhood association. This midyear request will help to beautify and clean up along 164th Ave and 34th Street plus cover expenses to operate the website, advertising for our community garage sale and mailings. In a few weeks postcards will be mailed reminding of this voluntary request for \$75. You may pay online by accessing our website vflna.com at the "Welcome" page or mail your check to VFLNA.

The board of VFLNA appreciate your continued support.

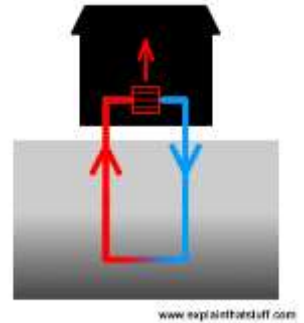
Reminder - No Fireworks

A reminder that fireworks are illegal in the City of Vancouver. The minimum fine is \$500. For more information go to:

<https://www.cityofvancouver.us/fire/page/are-fireworks-legal-vancouver-washington>



Thinking about a heat pump?



New Analysis: Heat Pumps Slow Climate Change in Every Corner of the Country

Getting a heat pump is one of the easiest ways for homeowners to fight climate change.

Are 'Heat Pumps' the Answer to Heat Waves? Some Cities Think So.

Electric heat pumps are a way to cool and heat homes at a much lower carbon cost than traditional air-conditioners and furnaces.

What is a heat pump?

A heat pump is part of a heating and cooling system and is installed outside your home. Like an air conditioner, it can cool your home, but it's also capable of providing heat. In cooler months, a heat pump pulls heat from the cold outdoor air and transfers it indoors, and in warmer months, it pulls heat out of indoor air to cool your home. They are powered by electricity and transfer heat using refrigerant to provide comfort all year round. Heat pumps do not burn fossil fuel like furnaces do, making them more environmentally friendly.

Getting a heat pump installed – first impression

- Atul Mathur, Secretary, VFLNA

Frustrated by our sky-high natural gas bill, and by the concern for our greenhouse gas emissions, we decided to make some changes to our house's heating situation. Starting small, this winter we first sealed off leaking windows and doors. After considering lots of options and getting multiple estimates, we finally got a single-stage heat pump installed.

Overall, the system looks the same in the garage and outside; however now heat pump heats the house, and the new furnace usually just runs the fan. The furnace takes over the heating only when it is freezing outside. The system seems to run less frequently and is quieter. With a new smart WiFi connected thermostat, we programmed the temperature setting to keep the house cool at night and more comfortable at daytime.

As a sidenote, I should add that we also bought a few inexpensive space heaters to warm up our bedroom and home offices in the morning. These heaters are easily programmable with an App and now turn on and off on schedule automatically and make our living spaces more comfortable.

Bottom line: Though our electricity bill has gone up, our gas bill has plummeted. For the last few months, looking at our bills, we seem to be saving a bit of money (and burning much less of fossil fuels) every month. Though this upgrade to heat pump cost us some money upfront, these changes are doing some good and saving us some money too.



Street Tree Preservation in the Village

One of the attributes adding to the beauty of our neighborhood are the street trees. Unfortunately, some are now approaching their projected life span. As we walk the neighborhood, we can see the effects of aging trees, in particular the flowering plums. The flowering plums were planted as the development was being built 35 years ago and are now starting to die and disappear.

So the question is, “Who is responsible for the street trees?”. In the event of a tree’s death, it is the responsibility of the homeowner to safely remove the tree. The removal of a tree requires a permit from the City. All the City of Vancouver rules for trees can be found at this website.

<https://www.cityofvancouver.us/publicworks/page/tree-permits-and-regulation-information>

In addition, the covenants, conditions and restrictions (CC&Rs) for our neighborhood require that for aesthetic reasons, all homes should have two flowering or deciduous trees in the front yard of any home not having native tree cover. For tree planting services visit Friends of Trees <https://friendsoftrees.org>

So please, look at your sidewalk trees and see if they need some loving care. It not only improves the look and feel of the Village, but may also save your home. With the storms that we get here, a weakened or dead tree may pose a danger to your home and vehicle. The property owner may be liable if someone is hurt in front of their home due to overgrown vegetation, falling branches and sidewalk imperfections. The last thing we want to see is a home with a downed tree on the roof. Be Safe and beautify!

Caring for our Young Trees in the Village

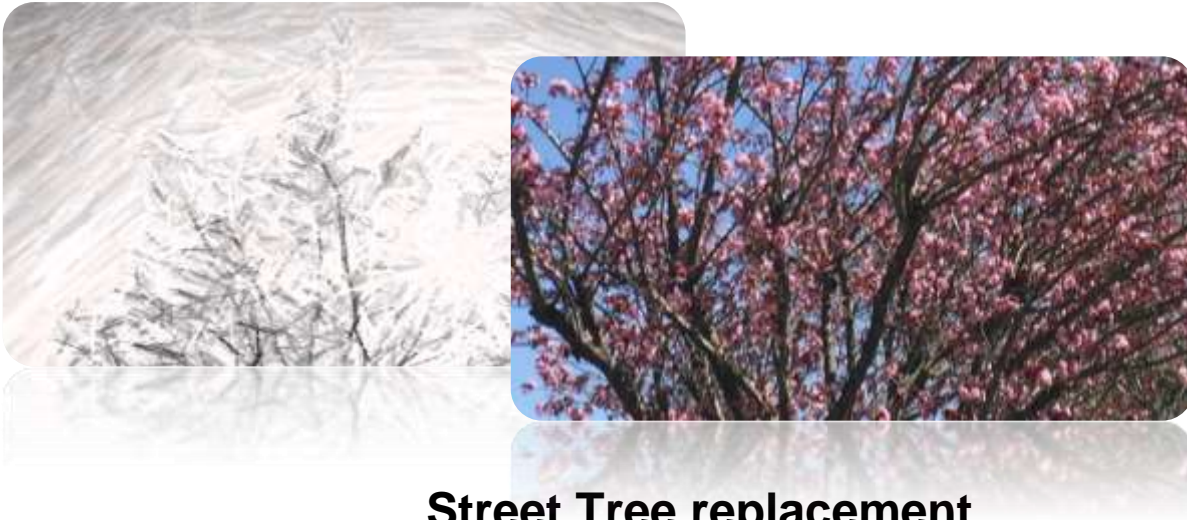
This is a reminder that it is time to start watering your young trees. This means trees that have been in the ground for less than four years. Once our trees start breaking bud, they need water, and our Spring/Summer rains are not enough.

The key to watering young trees is to water deep and infrequently. It is recommended that you give your tree 10-15 gallons of water once a week. This saturates the soil down to the roots and allows the soils to gently dry between watering’s. If the temperatures reach into the 90s this summer, it is important to observe your trees and be ready to give a second watering of about 10 gallons mid-week to prevent drought stress. **Friends of Trees** sells ooze tube watering bags for \$18. They also have videos on tree care.

For more information on street trees, go to:

<https://www.cityofvancouver.us/publicworks/page/urban-forestry-frequently-asked-questions> and <https://friendsoftrees.org/news-resources/tree-care-guide/>





Street Tree replacement

A goal of the VLFLNA is to take steps to make our neighborhood attractive and a place we are proud to live, presentable to guests and visitors to our streets. One of the ways to improve the curb appeal of your home is to make sure landscaping is healthy, watered well and trimmed up to showcase your home. In the past 15-20 years our neighborhood has gone through a transition about street trees.

Alternatives to Thunder Cloud ornamental plum trees

When the original Village plats were developed, the developer used Thunder Cloud ornamental plum trees to rim the streets of The Village. The flowering plums in spring have a striking appearance to the neighborhood as every street boasts the beautiful pink blossoms of the Thunder Cloud.

But as fate would have it, we learned that too many of the same tree in a neighborhood was an invitation to fast spreading pests and diseases. In the past 20 years most homeowners in the neighborhood have had to remove the blighted plums and replace them with alternative trees.

In pursuit of the process, VFLNA had previously teamed up with Friends of Trees (FOT) to make available to residents a variety of trees at little or no cost. While we have no pending efforts with FOT presently, homeowners may reach out to the directly at www.friendsoftrees.org

City permits

Before you do so, however, please be aware a city permit is required before you can remove and replace a tree. And bear in mind, not just any tree will do. Replacement trees, wherever you get them, must be approved by the city as suitable for street trees. The city has a downloadable list on its website along with the permit application. Go to this site to learn more: www.cityofvancouver.us/publicworks/page/tree-permits.

Plan ahead

Keep in mind, a good variety of trees are only available at certain times of the year. Further, the best time to plant a tree for a better success rate is in ***the middle of winter*** during the heaviest rains. Dec-Feb time period. Start making arrangements now for planting next winter.

- Bill Hruby, member-at-large, VFLNA board

Help Your Recycle Truck Driver Help You



Recycling can take a little effort, but following the few steps below will help ensure your recycle truck driver collects the most recyclables in the best possible condition. The following handy tips may help shed light on how to *Recycle Right* in Clark County.

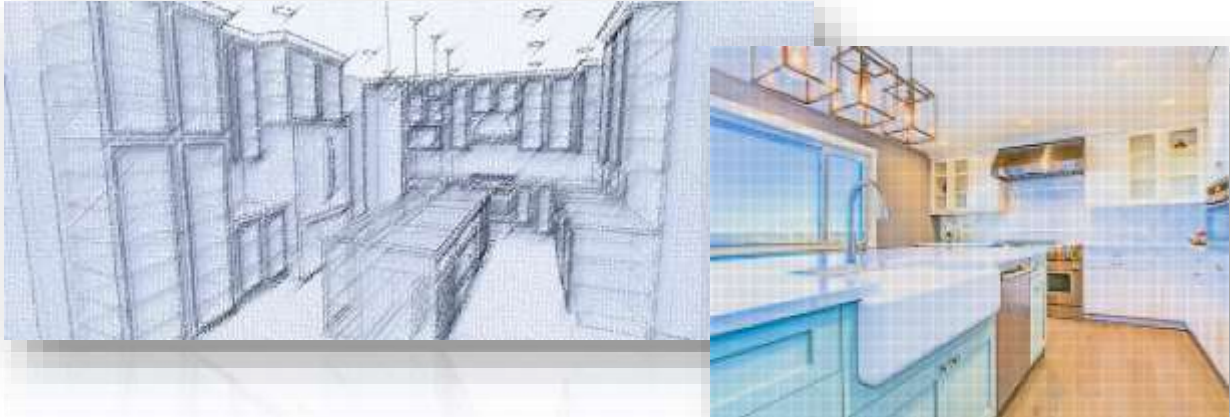
- **Mixed recycling and glass** ~ In 2009 Clark County and its cities switched from a 3-bin recycling system to one bin for glass plus a blue recycling roll cart for mixed recyclables collected at the curb. Waste connections recycle trucks have two sections; one for glass and one mixed recycling. When trucks return to the Transfer Station ~ where the actual sorting is done ~ they deposit each section in a different location.
- **Place your roll cart at least three feet from other carts or obstacles** ~ providing adequate space allows the automated arm on a recycle truck to reach out and pick up your recycling cart without knocking down other nearby carts or other objects like a basketball hoop.
- **Plastic bags are recyclable, but NOT in your cart** ~ Plastic bags tangle in the recycling sorting machinery and prohibit other more valuable commodities from being recycled. Many local retailers have a special collection bin for film plastics near the entrances or customer service areas.
- **Set your glass bin and mixed recycling cart at the curb by 6:30 am on your pick up day** ~ Waste Connections recycle truck drivers are out on routes and start picking up recyclables by 6:30 a.m. You cannot always count on the fact that your driver usually comes by at a certain time; for any number of reasons, the schedule and drivers can change. If scavenging is not a problem you may want to set your recycling cart out the night before your pick up is scheduled. Please be aware City ordinance VMC 6.12 requires trash/recycle carts be removed from the street 12 hours after pickup.
- **Cut cardboard down to fit inside your recycling roll cart** ~ Cardboard is much more marketable if it is dry. If it is inside the cart, it saves time for the recycling driver and allows them to service more carts in a day, keeping costs down.
- **Place used motor oil or antifreeze in a clear one gallon plastic jug with a screw top lid and place near cart** ~ Motor Oil and antifreeze will be picked up at the curb, when space is available in the truck. Please use clear, one-gallon plastic jugs with screw-on lids; they fit snugly in a special space on the side of recycle trucks so they won't spill. Also, please NEVER mix oil or antifreeze; don't add water, brake fluid, or other liquids either. Contaminated oil and antifreeze are not recyclable; they should be disposed at Hazardous Waste Facilities located at the three county transfer stations.
- **Place household batteries in a clear bag on top of your blue recycle cart** ~ Please tape the ends of batteries and place batteries, including batteries from flashlights, re-chargeable appliances, hearing aids, etc. in a clear, sealed plastic bag on top of your recycle cart.



REMINDER

VFLNA [NEIGHBORHOOD YARD SALE](#)
is back! Friday, July 15th and Saturday, July 16th
Hours 9 a.m. to 3 p.m.

Remodeling tips



We recently remodeled our house. There are several aspects to a remodel such as electrical, plumbing, demolition, installation, flooring and painting. Here are some tips you might find helpful for your project:

Use Yelp at your own risk.

If you are new to the area and don't know any contractors, you might decide to try Yelp. But many of these companies are just starting out and are not yet established. You might not be satisfied with their work and have to have it redone. Use Google or ask people for recommendations.

Use more than one contractor

Contractors will often say they can do everything, but really specialize in only one thing (e.g. flooring). Choose companies for their specialty.

Get an itemized list of work to be done

Generally, contractors don't like to do paperwork. If it's a big job, contractors will give a proposal, with general chores (e.g. demolition) and total cost. You might want more of a detailed list that includes specific work items and itemized costs.

Parts will arrive at different times

Let's say you've just hired a flooring contractor and he can start next week, but the flooring you just ordered from Home Depot won't arrive for a month. By then, the contractor might not be available. Order parts way in advance and store them until the contractor can start

Consider Ikea or Home Depot installation services

If you are remodeling a Kitchen, and like what you see at Ikea, consider their installation services. Other contractors might have difficulty assembling and installing the parts

Keep all receipts!

Not only do you want to keep them for tax reasons, but also in case something doesn't work right and you need to return it.

Greg Maffei

President VFLNA

Top 12 Things to Quickly Access on the VLFNA Website



Almost three years ago, the VFLNA Board decided they needed a website to provide information and resources for our neighbors. After several concepts and input, your new website www.vflna.com was launched.

Since then, the majority of neighbors have used the site to quickly and efficiently find the information they need, stay current with neighborhood and city activities and communicate with our neighborhood association. Besides the basics, did you know there are many other things you can do through the website.

Here are the top 12:

1. SEE what's new by checking new banners on the homepage.
2. MAKE annual contributions through PayPal as a single or recurring payment.
3. LINK into Clark County Food Bank to help others in our community.
4. FIND up-to-date Covid-19 data and information through a link directly into the Clark County Health Department.
5. LOCATE city resources, often for free to city residents.
6. SEE the neighbor volunteers who work so hard to support our neighborhood.
7. CONTACT VFLNA or sign-up for our neighborhood newsletters delivered to your email.
8. CHECK the Calendar of Events to know what's going on.
9. SEE all the activities the VFLNA volunteers are doing to support our neighborhood.
10. REVIEW a full set of Bylaws and CC&Rs for our neighborhood.
11. QUICKLY find emergency and non-emergency city contact numbers.
12. STAY connected with your neighbors and VFLNA.

Your website www.vflna.com is designed to be a service for you. Join your neighbors who are currently accessing the information they want to know. It's there for you anytime, any day with just a click.



Good Neighbors

Reminder Tips for Good Relations

To be a good neighbor, consider the effects your actions may have on your neighbors. Here are three tips to keep good relations:

Keep your neighbors informed. Contact your neighbor before undertaking something that might affect them. These things might include adding floodlights or shared fencing. If you are having work done that might impact your neighbor let them know ahead of time.

Be aware of differences. Difference in age, ethnic backgrounds, years in the neighborhood, etc. can lead to conflicting expectations and misunderstandings unless you talk with each other.

Noise Disturbances. Consider how your neighbors might be impacted by things like continuous or repetitive barking or howling of pets; or amplified music or loud parties; each especially late at night. There is a noise law within our city. Becoming familiar with the code is both helpful and respectful of your neighbor.

Call For Content!

The neighborhood newsletter is always looking for interesting and informative articles for publication. If you have any information that you think that your neighbors might find helpful and time or money saving, please submit it to <https://www.vflna.com/contact-us.html>

VFLNA Mailing Address

19215 SE 34th St. #106
Box 241
Camas, WA 98607

Board Officers

Greg Maffei, President pro tempore
Laura Mason, Treasurer
Atul Mathur, Secretary

Members at Large

Katherine O'Neil
Toby Graff
Kathyellen Blovits
Caren Condon-Weber
Bob Dehler
Howard Adler
Cindy Finch
Bill Hruby
Carl Trinacty
Ronny Plushnick
Ryan Smith