
IPV Gazette

The Newsletter of Irving Park Village

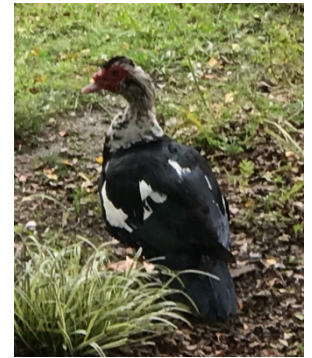
SPRING 2023



Pond Life

by Leslie Rice

As we begin a brand-new year, I wanted to call your attention to one of our most cherished features: the pond. Located behind the swimming pool, it's an ideal place to unwind and appreciate nature's beauty by observing the ducks, watching the blue herons that walk the shoreline, spotting the occasional deer or rabbit, or simply spending a quiet afternoon fishing. The pond offers a delight to many. And not to be forgotten, is our very own resident Muscovy duck, known to some as Buddy and to others as Kenny, but to most people, his name is Clarence.



It's All Connected

Did you know that the pond is fed by the storm drains along the streets in our neighborhood? These keep our community safe from flooding by diverting extra rainwater and snowmelt away from streets and buildings and directly into the pond through a network of pipes. During a hard rain, the water running down the gullies and into the drain includes natural things like leaves, dirt, and leaves, and unnatural things like plastic wrappers, plastic bottles, chemicals, and gas and oil residue from the pavement. Anything dumped on the street or in the gutters ends up in the pond.

A Ducks Life--Interrupted

During the freeze, Clarence could not get in the water until the ice melted. Although he is fed by his special person, he still needs to get to and in the water. As the weather warmed, the ice melted, and I got to see him bathing for the first time in several days. He dunked himself in the water and vigorously ruffled his feathers many times. Then, he spread his big wings and skittered across the smooth water, almost as if he was walking on it. The next day, the pond was covered in a film of gas and oil so thick that it coated my finger. It took almost a week for the scum to dissipate and once again forced Clarence from the pond. Over the next few days, the wind

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Welcome New Neighbors!

If you haven't been contacted by the board, please send an email to us at ipvboard@gmail.com so we may personally welcome you. The Board meets the third Tuesday of every month at 5:30 pm. If you would like to discuss any concern(s) with the Board, please notify us at least seven (7) days in advance of the meeting to let us know that you will be attending and what your concern is so that we can be prepared to address and discuss the matter.

Mulch and More Mulch

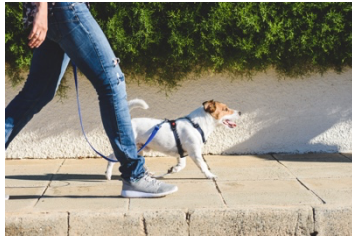
by Kim Leavitt

You may have noticed the new mulch around the townhomes. At our annual meeting in November we listened to your concerns, and we heard you. The new mulch has not only spruced up the neighborhood, many residents have begun to put their potted plants out making it even more pleasing to the community as they pass by.

Dog Duties

by Kim Leavitt

With all the new mulch, don't allow your dogs to pee on the potted plants in the townhome areas. We have many islands, side yards, and back areas to take your pup to do their business, **but don't forget to pick up your dog's poop!**



Spring Renewal and Remodeling

by Kim Leavitt

Townhome owners, look around your homes and see if there's anything you can clean up and/or plant to make your area look spiffy.

Single-family homeowners, please mow, rake, and edge regularly. Prune trees and shrubs and maintain your yards.

We all need to keep our neighborhood beautiful and our property values up!

POOL OPENS MAY 5!

Our neighborhood pool will reopen on May 5 and is for residents and their guests to use. Hours will be 8:00 am to 8:00 pm and is for residents and their guests to use. Our new pool management company is doing a great job at keeping our pool clean (see page 4).

You must have a key to enter the pool. If you need a pool key, contact Prestige Management at 336-378-1778. Please note that children under 18 must be accompanied by an adult resident who will stay at the pool with the underage person.

A complete list of pool rules will be emailed to all residents in April.



Message from the Board President

Happy Spring! As we finish the first quarter of 2023, many improvements have taken place in Irving Park Village. We have had Mr. Handyman here every month making repairs on the buildings as we triage the work that needs to be done. The Board is working closely with Prestige Management so that all HOA-responsible repairs get noted and completed in a timely manner. Also, we have had all the fronts and sides of the townhome buildings mulched to create a good supply of nutrients for the trees and shrubs as well as a more pleasing and uniformed appearance throughout our community. The Board is committed to making IPV a place you are proud to call home. Once again, I thank you for the opportunity to serve as your HOA President.

Other Board members are: Kim Leavitt, Vice-President; Tina Allen, Treasurer; Debbie Leach, Secretary; Dee Buxton, at-large; and Laura Linder, at-large.

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Pond cont. from page 1

pushed the pollution to the west end, relegating wildlife to the other. Clarence's neck ruffles were stained an odd color from swimming through the polluted water. This was not the first time the pond has been polluted. A substance probably used in home construction or renovation was dumped or leaked into a storm drain. This ended up in the pond creating a smelly scum that took three weeks to go away.

This year, fertilizer runoff from grass areas has contributed to algae blooms in the pond as well as a scummy smell. **DO NOT** apply fertilizer or herbicide within 10 feet of the pond, and tell your landscapers not to do so, too.



Keep It Clean

The functionality and cleanliness of our storm drains, streets, and our community have to be maintained. This means taking precautions to keep the water, as well as the air and soil as safe as we can. We can build a better future for us all by fighting the contamination of our water. The actions of one of us affect all of us!

Handy Tips

1. Do not clean chemicals from equipment on the street or use the storm drains to get rid of oil, chemicals, and soapy water.
2. If you spill gas or oil on your driveway or street, use cat litter, sand, cornmeal, or commercially-available substances to soak up the liquids. Then sweep the debris into a bag and take it to the hazardous materials collection site listed below.
3. Throw bottles and trash into trash cans not in the pond.
4. Ensure trash from overflowing garbage cans are not left in the street.
5. Clean up after yourself. Carry your trash with you until you are able to put it into a trash can.

Other Waste Disposal Sites

[Glass Recycling](#)

See the many locations at this website:
<https://www.greensboro-nc.gov/departments/field-operations/trash#lrc-cpage=238457>

[Hazardous Household Waste](#)

Ecoflo Inc, 2750 Patterson Street –
Drop off Monday-Friday 10-6, Saturday 8-2

[Metal Recycling](#)

Salvage America, 3001 Holts Chapel Rd –
Monday – Friday 7:30-4, Saturday 7:30-noon

Don't Feed the Ducks and Geese: It's Bad for Them and Bad for Our Pond

by Laura Linder

We all love to watch the ducks on our pond (see Leslie's article on page 1), but if you feed the ducks, you are hurting them. Feeding them can make the ducks and geese sick and could even kill them. It causes overpopulation, can make them more dependent on us, and lead to aggressive behaviors, according to Chris DePerno, assistant professor in fisheries and wildlife sciences at N.C. State's Department of Forestry and Environmental Resources.

Waterfowl who are fed by humans are often found to suffer from poor nutrition. Many of the items commonly used to feed waterfowl, including cracked



corn, are low in protein and are very poor substitutes for natural foods. Ducks can feed themselves!

At the end of last summer we had 24 Mallard ducks on the pond. Too many ducks leads to too much poop and can result in water pollution that leads to summer algae blooms. We had several algae blooms in the pond this last summer.



If everyone stops feeding ducks and geese, they won't disappear. We don't need to feed them in order to enjoy them. In fact, it should be apparent now that the **best thing you can do for the ducks is to stop feeding them.**

For more information, click [here](#).

Single-Family Homeowners, Do You Have the Fixer-Upper Itch?

This is a great time to take a look at the outside of your home and get started on repairing any exterior problem areas such as deteriorating siding, windows, etc. But if you want to make any of external changes to or on your property, you will need to send a completed Architectural Request Form to obtain written permission from the Board prior to beginning any work. These changes include, but are not limited to: fences, decks, patios, sheds, color changes to your home, and new structures, driveways, or sidewalks. No permission is required for simple repairs to existing structures. To obtain the Architectural Request Form of any exterior changes or additions, click here:

<https://www.prestigemanagement.biz/forms-documents>

New Pool Management, Redux

A new pool management company is now servicing our pool. Umbrella Aquatic Group will be maintaining our pool as well as servicing the bathrooms in the coming year. During the summer season, May 5-September 24, they will provide daily service (required by law) and service once a week when the pool is closed for the off season.

Pool services include checking and adjusting water chemistry and providing salt and pH chemicals, maintaining equipment, vacuuming pool, blowing off deck, emptying trash and replacing liners in the trash cans, straightening furniture, winterizing the system at the end of the season, and servicing the restrooms.

We believe this new pool management company will provide us with a comprehensive and professional service. We look forward to having them taking care of our pool!

**We Want to Hear
from You!**

Email us at:

ipvgso@gmail.com

Our Management Company Website A Valuable Source of Information

Check out Prestige Management's website for great information about the HOA (Home Owners Association) and neighborhood. You'll find information about:

- Monthly dues and how to pay them
- Insurance coverage
- Trash collection
- Pool
- Architectural Changes Request form
- Townhome Maintenance Responsibility List
- Townhome Maintenance Request form
- Rules and Regulations for homeowners
- How to contact a property manager
- Frequently Asked Questions with Answers (FAQs)

<https://www.prestigemanagement.biz/findmyhoa-irvingparkvillage>

Potential Community Events and Endeavors?

by Kim Leavitt



The Board would like your input on potential community events. Would you be interested in:

- a Pool Party Picnic. The neighborhood would provide the hot dogs, buns and fixings, and everyone else would bring a side dish to share.
- Neighborhood Garage Sale with a Trash to Treasure event after—to give away items to neighbors that don't sell.
- Community Garden where families could have garden plots.
- Odd job listing for people wanting to do odd jobs or need someone to help with their odd jobs.
- Dog walking and pet sitting listing for those wanting the job or those needing the service.
- Others?

Please let us know if you like any of these ideas OR have ideas you would like to share! Email us at ipvgso@gmail.com