



# Ransom Oaks News

A Neighborhood Publication

Sponsored by Ransom Oaks Community Corporation & Our Advertisers

www.RansomOaks.com

2019 Thirty-Nine Years of Ransom Oaks News

May 2019

Ransom Oaks Community Corporation • 101 Ransom Oaks Drive • East Amherst, New York 14051

## Around Ransom Oaks

### Dogs... Golf Course & Leashes

The RO Board would like to remind all residents that walking your dogs on Glen Oaks Golf Course is not permitted.

We also ask all residents to abide by the Town of Amherst, Chapter 99 Dogs, and make sure your dog(s) are on a leash at all times.

For full details please check out the Town of Amherst Prohibitions, Chapter 99 Dogs, 99-2.



## In This

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## Around Ransom Oaks

### Election Results - 2019 Board of Directors Vote

The Annual General Meeting & Board of Directors election was held on Wednesday April 17, 2019. The meeting was a great success. André Lam provided an update regarding the improvements being made throughout the community and answered questions from the residents.

Both Incumbents, André Lam and Jen Stewart were voted in for another term. Candidate Jenifer Rehac was voted in to fill the vacant position. ■



### Ransom Oaks Garage Sale

Friday & Saturday, June 7 & 8  
9am to 4pm

### Monthly Meeting

May 13 @ 6:30 pm  
Greenfield Dr Recreation Center

## Ransom Oaks

### Who-to-Call

**INFORMATION** If you have questions, problems, comments, or concerns:

- **Ransom Oaks (Facilities)**  
716-508-ROCC, facilitiesmanager@ransomoaks.com
- **Brendans Court**  
LMM Properties, 693-4670
- **Charlesgate, Glen Oak**  
Clover Management, 204-2771
- **Briarwoods, Forest Edge**  
R & D Property Management of WNY, cindy@rdmanagementofwny.com, 688-2083
- **Woodgate**  
Andruchat Real Estate Service, 688-4757
- **Ransom Oaks Architectural Matters** (regarding Single-family homes ONLY) archcomm@ransomoaks.com
- **Comments** President of ROCC, André Lam, alam@ransomoaks.com
- **Vandalism, Animal Control or Security Concerns** Amherst Police, 689-1311
- **Swormville Fire**, 688-7055



# May Birthday Celebrations



<b>Paul Mitri</b> .....	16
May 1	
<b>Kate Liscavage</b> .....	22
May 2	
<b>Adriana Stumpff</b> .....	22
May 8	
<b>Lauren Sheppard</b> .....	21
May 9	
<b>Jason Lee</b> .....	21
May 10	
<b>Leah Jones</b> .....	21
May 11	
<b>Megan O'Malley</b> .....	20
May 14	
<b>Hayely Toner</b> .....	16
May 16	
<b>Landen Tyska</b> .....	15
May 18	
<b>Claire Marino</b> .....	6
May 19	
<b>Dolley Madison</b> .....	251
May 20	
<b>Carolyn Greiner</b> .....	22
May 21	
<b>Meghan Hemmer</b> .....	14
May 25	
<b>Amanda Kwandras</b> .....	21
May 25	
<b>Dean DiLuzio</b> .....	19
May 26	
<b>Evan Gestwick</b> .....	22
May 31	
<b>Owen Walker Witt</b> .....	21
May 31	

**Join the list!** Send your name and birth date (*and age if you prefer*) to newsletter@ransomoaks.com. The list will remain on file and printed annually unless you request to be removed. Please let us know if someone has moved. ■



## Ransom Oaks Board of Directors

**RANSOM OAKS** is a planned community of 1,100 families. We value its location and believe it is a great place to live and raise a family.

- |   |                          |
|---|--------------------------|
| <b>André Lam</b> , <i>President</i>                             | alam@ransomoaks.com      |
| <b>Boris Roginsky</b> , <i>Vice President</i>                   | broginsky@ransomoaks.com |
| <b>Vacant</b> , <i>Treasurer</i>                                |                          |
| <b>Tammy Bender Davis</b> , <i>Secretary</i>                    | tdavis@ransomoaks.com    |
| <b>Andrzej Ogiba</b> , <i>Director of Facilities</i>            | aogiba@ransomoaks.com    |
| <b>Christopher Bogdan</b> , <i>Director of Communications</i>   | cbogdan@ransomoaks.com   |
| <b>Jen Stewart</b> , <i>Director of Safety &amp; Recreation</i> | jstewart@ransomoaks.com  |
| <b>Bill Klein</b> , <i>Director of Landscaping</i>              | bklein@ransomoaks.com    |
| <b>Patty Hill</b> , <i>At-Large</i>                             | phill@ransomoaks.com     |
| <b>Jen Rehac</b> , <i>At-Large</i>                              |                          |

**RANSOM OAKS COMMUNITY CORPORATION (R.O.C.C.)** Board of Directors consists of volunteer residents who are elected to office by a vote of the ROCC membership. The Board meets monthly at the Greenwood Drive Recreation Area, see calendar. Residents are welcome and encouraged to attend. ■

## Ransom Oaks Staff

*Facilities Manager - please see contact info on page 1 for your community Newsletter*  
newsletter@ransomoaks.com



## Around Ransom Oaks

# Management Update



Pools water is warming up and hopefully so will the weather. Special thanks to Dalphne Bell for creating our calendar and to Jennifer Stewart for all the coordination and recreation planning. There is so much planned for Ransom Oaks, we hope that everyone participates in some way. Come to an ice cream social, movie or food truck night. Sign up the kids for swim team or lessons. Don't forget tie dye or arts and crafts. Families can spend some quality time this summer building the perfect unsinkable cardboard boat, then race against your neighbors. Look for more information in next month's newsletter.

This year's garage sale is an effort to purge our lives of stuff, reclaim our garages, share stuff, help others and live by the 3R's....Reduce, Reuse, Recycle! Please find information below for local recycle opportunities and ways to reclaim your space.

Best practices to reduce our net waste and improve our living space:

- Seek to borrow or rent items that you will only need or use once
- Purchase only what you need and/or brings joy
- Share items with friends and family
- Donate furniture and clothing
- Participate in the neighborhood garage sale and clean our garages while we participate
- Offer up items you no longer need to neighbors, family, friends (post to facebook that you are looking for a good home for ....)
- Sell items using apps for local pick up, such as: LetGo, Offerup and FB Buffalo Garage Sale and FB Erie County Virtual Yard Sale.

Town of Amherst Highway Department will only accept the listed items at the Amherst Highway Department 1042 North Forest Road, 7 days a week from 7:00 am to 3:30 pm. Residents must check in at Dispatch before dropping off electronics. These items include but are not limited to: DVD/VCR's; Stereo equipment including speakers, receivers and record players; computers & printers; telephones & answering machines; chargers & radios of all types; copy machines; microwaves

Buybackmadness.com will buy your old CD's, DVD and video games and they even pay shipping if you send more than 15 items.

Vanocur Refractories will recycle your large Styrofoam pieces from packing. They are located at 3937-4001 River Road, in Tonawanda. UPS will recycle Styrofoam packing peanuts.

There are plenty of options for used clothing and personal affects. You can donate to AmVets, Salvation Army, Thredup and more or you can sell your items to local thrift stores.

Got a bunch of useless CD's.....send them to The Cd Recycling Center at 68E Stiles Road, Salem, NH 03079.

Whatever your methods of letting go of items you no longer need or want, it is meant to be a therapeutic effort. Purging, Spring Cleaning and organizing have become necessity this day & age, where we purchase more than we need and fill every void of our house. The new approach is to keep what you use and what brings you joy. Let's find joy and simplicity with less. Happy Spring Cleaning!

ROC Management Team  
facilitiesmanager@ransomoaks.com  
716-508-ROCC ■

## Ransom Oaks

# Annual Garage Sale

Fri & Sat, June 7 & 8  
9am to 4pm



To get started, **contact Maureen Mirand to let her know you will be participating** and provide your name and address. Call or text (716)866-9959 or email Maureen at [mirandmaureen@gmail.com](mailto:mirandmaureen@gmail.com). Remember to also provide a list of items you will be selling if you want those included in the June Newsletter. Please email the list, drop off or mail to 63 Primrose Lane, East Amherst, NY 14051 by May 15. Texts or calls with items sometimes get missed so PLEASE email a list or mail to Maureen Mirand, 63 Primrose Lane, East Amherst, NY 14051 to be included. **FREE Garage Sale Kits are available for Drop Off.** Each kit includes a sign, stickers and garage sale tips. These items are also available at the Dollar store if you want additional signs or stickers.

We'll have a listing for those homes participating in the June edition. ■



Applications are available for the **2019 Amherst Garden Walk, Saturday, July 6, 10am to 4pm.**

Applications must be submitted no later than June 16.

<https://www.emailreform.com/builder/form/v7enIN94I3x2Rwc5He3d> ■



## Around Ransom Oaks

# Ransom Oaks Pool Safety Code and Conditions of Use

- All staff are responsible for ensuring that all people using the facilities abide by the rules and regulations of the pool. Any behavior that could be or is detrimental to the safety and well being of patrons of the pool will be stopped immediately. Guards will issue one warning. If a second consult for inappropriate behavior must be addressed with same individual, they will be uninvited from the pool for the day.
- Entrance and use of pool is restricted to residents and their guests. Pool tags must be shown and any guests must be accompanied by a resident with their pool tags and guest pass.
- Prohibited acts include, but are not limited to: running, throwing keys or projectiles, gymnastics, excessive screaming or shouting, and offensive language.
- Prohibited items at the pool include, but are not limited to: large floatation devices, snorkels and fins, glass containers, food and chewing gum.
- Residents and/or guests of residents under the influence of alcohol or drugs are restricted from the pool and will not be granted access.
- All children under 12 years of age will be accompanied and supervised by a parent or responsible adult or sitter.
- Babies and non-potty trained toddlers must wear suitable swim diapers
- All non-swimmers are restricted to the shallow end of the pool until they can pass a swim test issued and approved by lifeguard on duty.
- Swimmers are prohibited from hanging on or swimming over the pool boom.
- Smoking or vaping is not permitted anywhere in the pool area or immediate surround.
- Ransom Oaks management and employees reserve the right to refuse entry or prohibit use of facilities for violating any rules of conduct. ■

## Around Ransom Oaks

# April Architectural EMA Q&A Corner

**Q:** Who is responsible for removing my leaves and twigs during spring clean up?

**A:** According to the TOA, you may place your *paper bags* of leaves and bundled twigs with your garbage totes on our pick up day (Thursday). Please be fair in the number of yard debris bags that you add to your garbage collection weekly. Please do not put yard debris in plastic bags.



**Q:** I have a yard service clean my yard can I put their debris with my garbage on our pick up day?

**A:** Technically no, if you employ a lawn or gardening service, they are responsible for removal of all debris and yard waste gathered on your property during their visit. It is their responsibility to dispose of all waste collected.

Starting May 20th, the TOA Highway department will scour neighborhoods for large debris piles to be removed. It has been suggested that you do not haul your lawn debris to the center of cul-de-sacs or your driveways, etc. before this pick up date.

**Download our EMA form @ [www.ransomoaks.com](http://www.ransomoaks.com), LIVING IN (Tab), FORMS, EXTERIOR MODIFICATION instruction and application. You can also check out RULES & REGULATIONS (Tab), Exterior modification Information.**

Your Ransom Oaks Architectural Committee ■

Here's a Sneak Peek at our new logo...



### 2019 Erie County Household Hazardous Waste Collection Events

<b>May 11 - Clarence</b>	Residents will be required to pre-register to attend a collection event.
<b>June 15 - SUNY Erie South (ECC)</b>	Pre-registration for a time slot can be made 30 days prior to each event: <a href="http://www.erie.gov/recycling">www.erie.gov/recycling</a> or call 855-6800
<b>August 10 - SUNY Erie North (ECC)</b>	
<b>September 14 - Concord</b>	For email reminders, join our mailing list at <a href="http://www.erie.gov/recycling">www.erie.gov/recycling</a>
<b>October 5 - Buffalo</b>	

<b>ONLY THESE ITEMS WILL BE ACCEPTED:</b>	<b>NOT ACCEPTED:</b>
<ul style="list-style-type: none"><li>• PERSONAL, FERTILIZERS, POOL AND HOUSEHOLD CHEMICALS / CLEANERS</li><li>• OIL-BASED PAINTS, SPRAY CANES</li><li>• GEOLINE, KEROSENE, ANTIFREEZE</li><li>• PAINT THINNER, STAINERS &amp; SOLVENTS</li><li>• MERCURY - Thermometers, Thermostats</li><li>• PROPANE CYLINDERS SMALL 1 lb.</li><li>• FIRE EXTINGUISHERS</li></ul>	<ul style="list-style-type: none"><li>• NO LIQUID PAINTS</li><li>• Tires</li><li>• LIQUID OILS</li><li>• REFRIGERATORS &amp; AIR CONDITIONERS</li><li>• STOVEHOODS</li><li>• 20+ Gallon Totes</li><li>• Stoves and Dishwashers</li><li>• Car Batteries</li><li>• Motor Oil</li><li>• Power Tools</li><li>• A/C Units</li><li>• Compressor or Insulation, etc.</li></ul>

Note: This is a free event and only residential household wastes are accepted. Participants may need to verify that wastes are generated by households.

Erie County Department of Environment and Planning  
NYS & Northwesterly Communities Solid Waste Management Districts  
City of Buffalo NYS DEC

For more information: call 855-6800 or [www.erie.gov/recycling](http://www.erie.gov/recycling)  
email: [recycling@erie.gov](mailto:recycling@erie.gov)

## Williamsville Farmers Market

Saturdays, May 18 - mid October, 8 am - 1pm

5583 Main St. Williamsville, NY

Rain or Shine

Local produce, crafts, flowers, baked goods and more for sale on the Island. ■

## Plants that Pollinate & their Pollinators: Workshop and Seminar

Saturday, May 11  
10am - 3pm

Buffalo Niagara Heritage Village,  
Amherst, NY

Presented by the Buffalo Niagara Beekeepers Guild,

Details: For cost & details visit [bnhv.org](http://bnhv.org). ■

## Humble & Human: An Exhibition in Honor of Ralph C. Wilson Jr.

Through May 26

Albright Knox Art Gallery,  
Buffalo, NY



Albright-Knox Art Gallery

Featuring more than forty paintings and sculptures from the collections of the Albright-Knox and the Detroit Institute of Arts by artists including Paul Cézanne, Edgar Degas, Paul Gauguin, Vincent van Gogh, Claude Monet, Berthe Morisot, Camille Pissarro, and Pierre-Auguste Renoir, organized in recognition of Mr. Wilson's enduring compassion and goodwill toward others.

Details: Cost & hours at [albrightknox.org](http://albrightknox.org). ■

## Slow Roll Buffalo

thru October Mondays @  
6:30pm

Slow Roll is a social group bicycle ride that meets every Monday night

Details: For details & location visit [slowrollbuffalo.org](http://slowrollbuffalo.org). ■

## Mark Your Calendar



May Day  
May 1

Mother's Day  
May 12



ROCC Meeting  
May 13

Armed Forces Day  
May 18



Pools Open  
May 27

Memorial Day  
May 27



### Maureen Mirand

Licensed Real Estate Salesperson  
Ransom Oaks Resident

If you are considering selling, call Maureen now to discuss how you can get top dollar for your home.

Cell: 716-866-9959

[MaureenMirandhomes.com](http://MaureenMirandhomes.com)



### Here's what my clients are saying:

"Maureen was the fifth agent we've worked with (over 3 houses), and she is above and beyond the best!! She is smart, kind, and went above and beyond. Her knowledgeable marketing skills and strong work ethic brought us six offers!" *Perrotta Family, Williamsville*

"Ms Mirand handled our real estate sale in an excellent manner. She is extremely professional yet easy to talk to..." *R. Perez*



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# How to Advertise With Us . . .

To take advantage of the opportunity to affordably reach over 1,100 residents, please follow the guidance below to start advertising your business or service in the Ransom Oaks News:

- 1. Call or email:** Ransom Oaks Community Corp (716) 508-ROCC (be sure to leave a message), newsletter@ransomoaks.com
- 2. Pay via PayPal or major credit/debit card** via PayPal.com to payments@ransomoaks.com. Indicate which month(s) to apply your payment.
- 3. Deadline:** All ad payments, graphics and ad verbiage must be received by the **15th of month prior** to publication. Without receipt of payment by the 15th of month prior, the ad will not run.

## CLASSIFIED AD RATES

Promote your service or sell an item. Thirty word maximum per ad.

- RESIDENTS:** ■ \$8/mo.  
**NON-RESIDENTS:** ■ \$11/mo.

## DISPLAY AD RATES

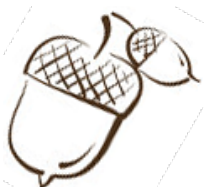
- 2 Col. (4.75" x 1.5" high) Ad: \$37/mo.
- 2 Col. (4.75" x 3" high) Ad: \$65/mo.
- 1/3 Page Ad: 3 Col. x 3" \$85/mo.
- 1/2 Page Ad: 3 Col. x 4.5" \$125/mo.
- 2/3 Page Ad: 3 Col. x 6" \$155/mo.
- Full Page Ad: 3 Col. x 9.5" \$235/mo.

**Bakers Dozen** - Buy any 12 months of single-size ad & receive 1 month free

## Advertising Notes

Residents who place an ad in the Ransom Oaks News will no longer receive a duplicate copy mailed to their home. This is in an effort to be more green by not generating extra paper to be recycled and to reduce costs associated with printing. ■

**Note:** The R.O.C.C. Board of Directors and Staff do not necessarily have personal knowledge, nor are they able to recommend the advertisers who choose to advertise in this newsletter. ■



## HEIM ELECTRIC, INC.

*THE Original Electrician for Ransom Oaks*

Changing your lighting can be life changing.  
Update and add value to your home.

### 574.8542

## BOB STEPHENS HUCK

### Plumbing & Heating, Inc.

Complete Plumbing Service for Western New York  
Repairs & Remodeling **632.1149**

Mention this ad & **SAVE \$15.00** on any service

Sewer & Drain Cleaning • Water Tanks • Sewer & Water Lines • Hot Water Heaters • Sump Pumps  
High Pressure Sewer Jetting • Gas Lines Installed & Repaired • Trenching • Wet Basements/Yards

Commercial • Residential • 7 Days a Week • Licensed & Insured • Member BBB since 1967

## Adore Your Home

### • Handyman •

Interior/Exterior Painting • Deck & Fence Restoration  
Seasonal Yard Cleanup • Topsoil & Mulch  
Shrub Trimming • Gutter Cleaning • Any Small, Odd Job  
Laminate Flooring

### 716.400.8581

Ransom Oaks Resident, Tim Maher • adoreyourhome@hotmail.com

FREE  
Estimates  
INSURED

## Senior Companion Care

Experienced RN available for companion care in-home or facility. Services may include transportation for shopping or appointments, post rehab help, medication help, pet advocate, meal prep. I'm insured and can provide references upon request.

**Contact Georgia @ 852-5050**

## BUFFALO OVERHEAD DOOR, Inc.

*"Ransom Oaks Own Door Company"*

**Featuring:**  
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Free estimates. Call **877.4538** or  
**Emergency 448.8967**. PH Horvath Plumbing

HAPPY   
Mother's  
Day



### PIANO INSTRUCTION

Ransom Oaks Resident!

Certified experienced teacher, references available. Lessons taught in your home or mine: East Amherst, Clarence, Williamsville, Getzville, Lockport or the Tonawandas. Call 630.5998



Advertise your item for sale or service in the Ransom Oaks News and reach over 1100 homes.



# GERRY'S SERVICE

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Bruce Weiss, Owner

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(behind Carubba Collision)

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688-0402

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# SAVE \$30.00

Not applicable with other discounts or specials. See store for details. Exp 6/31/19

# May

Please visit our web site at [RansomOaks.com](http://RansomOaks.com)

**Next ROCC Meeting:**  
**Tuesday • May 13, 2019**  
**6:30pm @ Greenwood Dr Rec-**  
**reation Center.**

MEETINGS (except for Annual Meeting) begin at 6:30pm at the Greenwood Drive Recreation Center the 2<sup>nd</sup> Monday of each month except for Oct & Nov 2019 which are 2<sup>nd</sup> Tuesdays. No meeting January or July.

RESIDENTS are welcome and encouraged to attend.

*R.O.C.C. Covenants & Restrictions documents are available free of charge to residents who attend their community meeting, otherwise there is a \$20.00 fee. Monthly meetings are held at the Greenwood Drive Recreation Center, unless noted otherwise. ■*

**Upcoming Meetings**

May 13,	Oct 15*,
June 10,	Nov 12*,
Aug 12,	Dec 9
Sept 9,	

**May 15**  
Deadline for  
*Ransom Oaks News*  
**June issue**

**Charlesgate Meeting:**

second Wednesday of each month.

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**INFORMATION** If you have questions, problems, comments, or concerns:

- **Charlesgate, Glen Oak**  
Clover Management, 688-4503
- **Briarwoods, Forest Edge**  
R & D Property Management of WNY,  
688-2083
- **Woodgate**  
Andruschat Real Estate Service, 688-4757
- **Vandalism, Animal Control or Security Concerns**  
Amherst Police, 689-1311
- **Swormville Fire**, 688-7055



**Ransom Oaks**  
Community Corporation  
101 Ransom Oaks Drive  
East Amherst, NY 14051

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