



Ransom Oaks News

A Neighborhood Publication

Sponsored by Ransom Oaks Community Corporation & Our Advertisers

www.RansomOaks.com

2015 Thirty-Five Years of Ransom Oaks News

March 2015

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

Bye Bye Winter, Hello Spring!

The Ransom Oaks Board of Directors consists of volunteers & residents who are elected to office by a vote of the ROCC membership. They strive to keep Ransom Oaks strong and vital for the coming generations and invite you to attend any monthly meeting, as listed on the back cover of each newsletter. ■



Ransom Oaks... a great place to live.

Board of Directors Meeting Highlights

February 9, 2015

- **Four residents** attended the meeting:
 - The Town of Amherst is proposing to **ban parking** along a 600 foot section of Greenwoods Drive where users of the pool, playground, and tennis courts now park.
 - During this meeting we heard that **the Town Approved the parking ban.**
- About **\$74,000 in assessments** have been paid so far.
- February 28, 2015 is the last day to **pay assessments** without a penalty. Online payments will stop February 28 at midnight.
- We installed **additional security** on our website because one or more persons are attempting to hack into it.
- Regarding **policies** for 2015
 - No changes to **guest policy**
 - No changes to **swimming age and swim tests**
 - No changes to **pool hours**

- No changes to **party hours**
- No changes to **costs for a party**
- We will have a **pool cleaning person** for 15/20 hours a week during the season.
- Projects approved for 2015
 - **Remodel** Ransom Oaks Meeting Room
 - **Reseal** Eveningwood drive and parking lot
 - **Resurface** tennis courts at Ransom Oaks
 - **Replace** Greenwood and Eveningwood water heaters
- We will **receive an award** from the Community Association Institute
- We are looking into **upgrading the security systems** at the pools. ■◆



Ransom Oaks

Who-to-Call

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

- **Charlesgate or Glen Oak**
Clover Management, 688.4503
- **Briarwoods, Forest Edge, or Woodgate**
Andruschat Real Estate Service, 688.4757
- **Ransom Oaks Architectural Matters** (regarding Single-family homes ONLY!) Mike Hartman, 406.8557
- **Ransom Oaks Facilities Manager** (including Clubhouse Rentals)
Tom and Kathy Halter, 691.7352
- **Comments** President of R.O.C.C.,
Mark Walsh, 636.6242
- **Vandalism, Animal Control or Security Concerns** Amherst Police, 689.1311
- **Swormville Fire**, 688.7055

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Happy Birthday!

Our March Friends



Dr. Seuss	111
March 2	
Gabrielle Rose	21
March 4	
Taylor Vogel	14
March 7	
Alex Perry Ciambella	8
March 8	
William Walkowski	19
March 9	
Zachary Toner	15
March 9	
Benedict Gregory IV	13
March 11	
Aurora Tyska	9
March 13	
Catherine Walkowski	15
March 14	
Bradley Toner	20
March 15	
Lauren Greiner	16
March 18	
William Rapp	7
March 18	
Sydney McKinley	16
March 20	
Tyler Penberthy	20
March 20	
Andrew White	21
March 22	
Doug Newman	39
March 23	
Alexandra Tubbs	24
March 23	
Kaitlyn Vogel	12
March 27	
Isabella Fueter	18
March 29	

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.

Mark Walsh, President	406.7008	mwalsh@ransomoaks.com
Gene Zambarda, Vice President*	689.0924	gzambarda@ransomoaks.com
Jim Golding, Treasurer *	689.4919	jgolding@ransomoaks.com
Pete Calinski, Secretary *	616.0088	pcalinski@ransomoaks.com
Michael Deck, Landscaping*	689.0988	mdeck@ransomoaks.com
Mike Hartman, Architectural Matters*	406.8557	mhartman@ransomoaks.com
James Burke, P/R Communications*	913.8381	jburke@ransomoaks.com
Andrzej Ogiba, Facilities	688.8016	aogiba@ransomoaks.com
Forrest Benson, At Large	688.4688	fbenson@ransomoaks.com

* Member Architectural Committee

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

Kathy & Tom Halter, Facilities Managers	691.7352	tkhalter@ransomoaks.com
Terry Collins, News Editor/Designer	980.5470	newsletter@ransomoaks.com

Ransom Oaks Baby-sitting Information Network

Ransom Oaks residents may participate in the ROBIN network. TEENS to be added to the list, email your name, age, street and phone number by the monthly deadline listed in the each newsletter to newsletter@ransomoaks.com. Please also indicate if you have completed the courses listed below.

Names will remain on file and printed monthly unless you request to be removed. PARENTS be sure to personally interview prospective baby-sitters and check their references. *Neither the R.O.C.C. Board of Directors nor the Editor are responsible for the integrity, maturity, or abilities of those listed as qualified baby-sitters.* ■



Ransom Oaks Facilities Report



The better part of winter is behind us, we hope, and warm weather plans are in the works.

We are currently in the process of **contacting our life guarding staff** from last year to see who will be interested in returning to work for the community.

This is the time you should be **sending your resume** and copies of your Life Guarding certificates if you are interested in a lifeguard position. At this point we are not sure if we will have any openings, but we will keep all resumes on file. Please send all information to: Kathy Halter, 38 Maricrest Drive, Amherst, NY 14228. Please remember that at this point, we do not know how many openings we will have.

Assessment notices were sent out in the beginning of January and were **due by February 28th**. You can expect a late notice in early March if you have not paid this year's assessment. Please remember this assessment is for the calendar year of 2015 and mandatory for all ROCC residents. All assessments must be paid by mail, online payment closed as of March 1. Please note that we will not send pool passes to residents with unpaid service charges or liens on their property.

All building rentals are now handled by contacting us at 691-7352. **Please call before 9 p.m.**

Tom and Kathy Halter
Ransom Oaks Facilities Managers
tkhalter@ransomoaks.com
716.691.7352 ■

Ransom Oaks Annual Garage Sale

As we come out of hibernation and celebrate the start of Spring, it's time to start thinking about warmer days and you know what that means... Spring cleaning!

Please keep the June **Annual Ransom Oaks Garage Sale** in mind as you clean. Many seasoned Garage Salers from across Western New York look forward to our community-wide sale!

Watch for details in upcoming issues of **Ransom Oaks News!** ■

Ransom Oaks Building Rental

Consider hosting your event at one of our Ransom Oaks facilities.

Begin by visiting <http://www.RansomOaks.com> to check the calendar for availability. Next print, complete and send the Building Request Form to Tom & Kathy Halter, 38 Maricrest Drive, Amherst, 14228. If you have questions, do not hesitate to call Tom & Kathy at (716)691-7352.

The Building Request form must be received two weeks prior to the requested date. ■

Annual Assessment NOTICE

Amount Due: \$330.30

Due Date: by February 28, 2015*

Check Payable to:

Ransom Oaks Community
Corporation Or

New! Pay Online via PayPal or
major credit card at

RansomOaks.com/assessments
(additional processing fee)

Return to: Tom and Kathy Halter,
38 Maricrest Dr., Amherst, NY 14228

Name

Ransom Oaks Address

Other Address for Mailing

Phone

E-mail

Print Names of Permanent Residents at Address :

No envelopes necessary.

- Without tags, you may not use the facilities.
- Tags & guest pass will be mailed in May.

**A 1.5% Monthly Service Charge will apply after February 28, 2015*



Around Town

March Events



The Ice @ Canalside

Daily, until March 15th

Canalside

Bring your skates or rent them. Try renting an Ice Bike. These unique bikes were designed and manufactured locally and cannot be found anywhere else, come on down and be the first to take a ride on an Ice Bike!

Cost: Ages 13 and over: \$5, 6-12: \$3, 5 and under: Free

Details: <http://www.canalsidebuffalo.com>



2015 Live at O'Larkin

Friday, March 13 5 - 8 pm

Larkin Square

The celebration will feature dozens of food trucks favorites, live music, and festive drinks including the much anticipated GREEN beer! Music by: McCarthyizm, Emerald Isle, Clann Na Cara School of Irish Dance, and Greater Buffalo Firefighters Pipe and Drum.



This family-friendly event will take place under the heated boardwalk. Festive attire encouraged. Plenty of free parking available. This event is free, family-friendly and open to the public!

Cost: Free

Details: <http://www.larkinsquare.com>

Pancake Breakfast

Mar 15, Apr 19, May 10, June 14
8am - 12:30pm

Jurek Post of the
American Legion, 655
New Road at Smith Road



All breakfasts include "fresh off the grill" all you can eat buttermilk pancakes, "Egglands Best" eggs, link and patty sausages, juice, coffee, and tea.

Cost: Adults \$7.00/ Children ages 5-12, \$3.00. Children under 5, free. ■

St. Patrick's Day Parade

Sunday, March 15, 2pm

Delaware Avenue, Buffalo

The Parade is Sunday, March 15th at 2PM on Delaware Avenue. The Parade route is north on Delaware Avenue from the McKinley Monument to North Street. ■



Thank You for Supporting our Newsletter Advertisers.

Mark Your Calendar



Daylight Savings Time
March 8

St. Patrick's Day
March 17



Spring Begins
March 20

April Fools Day
April 1



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 or 598.3722.



DONATE your gently used furniture, tools, appliances, housewares, bldg materials, fixtures to **HABITAT for HUMANITY**. Call for a pickup at 852-6607 x203 or visit our ReStore at 501 Amherst St., Buffalo, NY.

AMHERST HANDYMAN

House service & repairs. No job too small. 25 years experience, FREE estimate. Available nights & weekends. Reliable fixing at your convenience.

Call ANDRE 688-8016 or 597-7655.

Ransom Oaks Resident

*What's My Home Worth? What Features Sell a Home?
What Can I Do to Prepare to Sell?*

If you want answers to these questions...

Call Maureen Mirand



_____**YOUR**_____

Ransom Oaks Realtor

(716) 866-9959



*Local Knowledge, Innovative Marketing,
Professional Negotiation - call or email Maureen now!*

Maureen@MaureenMirandHomes.com



**FOR A FREE MARKET ANALYSIS, OR TO SUBSCRIBE TO MARKET INSIDER FOR UPDATES ON
WHAT'S HAPPENING IN TODAY'S MARKET, VISIT MAUREEN'S WEBSITE @
WWW.MAUREENMIRANDHOMES.COM**

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:

Terry Collins, Editor, 980.5470, newsletter@ransomoaks.com

2. Write check to: Ransom Oaks Community Corporation or **pay via PayPal** to payments@ransomoaks.com. Indicate which month(s) to apply your payment.

3. Mail payment to: Terry Collins, P.O. Box 1356, Grand Island NY 14072

4. 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

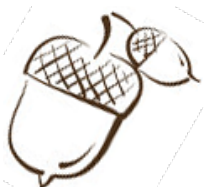
- 2 Col. (4.75" x 1.5" high) Ad: \$37/mo.
- 2 Col. (4.75" x 3" high) Ad: \$65/mo.
- 1/3 Page Ad: 3 Col. x 3" \$85/mo.
- 1/2 Page Ad: 3 Col. x 4.5" \$125/mo.
- 2/3 Page Ad: 3 Col. x 6" \$155/mo.
- Full Page Ad: 3 Col. x 9.5" \$235/mo.

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. ■





BOB STEPHENS HUCK

Plumbing & Heating, Inc.

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

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FREE
Estimates
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716.400.8581

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



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Free Estimates

RPM

Residential Property Maintenance

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10% Off

Mention Ransom Oaks News

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30 Year Resident of Ransom Oaks

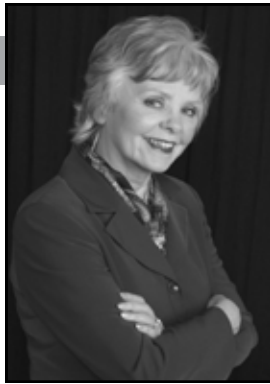
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Direct: 445-2563

Lois.Robinson@huntrealestate.com
8780 Sheridan Drive
Williamsville, NY 14221



Ofc. 633-5350



Car Corner Did you know? ...



March comes in like a lion and out like a lamb.

In between the lion and the lamb is the perfect time to drop your car for a spring checkup.

An oil change, new filters, tire rotation and a good thorough check up after the long winter to make sure everything is working properly to prepare for the warmer months. ■

JULIE BROWN

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Leveraging today's technology to help clients buy & sell homes.

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- Member of RealtyUSA's President's Club
- Recognized for Sales & Service Excellence



Cell: (716) **830-8787**

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www.JulieBrownWNY.com



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- Friendly, Knowledgeable Staff

Bruce Weiss-Owner

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 - *Top Off Under Hood Fluids
 - *Check Tire Pressure & Rotate
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 - *36 Point Check-up
 - *Plus More
- \$29.88 + tax**

Majority of vehicles, include 5qts 5w30 or 5w20 synthetic blend motor oil, not applicable with other discounts or specials, regularly \$54.88 + tax, \$25 Savings, call for appointment, see store for details, exp 3/30/2015

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- Check Engine Light
- Brakes
- Exhaust
- Wheel Alignments
- Timing Belts
- Electrical & Diagnostics
- Maintenance
- Tune-ups
- And Much More**

March

Please visit our web site at www.ransomoaks.com

**Next ROCC Meeting:
Monday • March 9, 2015
6:30pm @ Greenwood Facility.**

MEETINGS begin at 6:30pm at the Greenwood Drive Recreation Center the 2nd Monday of each month except for Oct 2015 when it's the 2nd Tuesday.

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 meeting are held at the Greenwood Drive Recreation Center, unless noted otherwise. ■

2015 Meetings

March 9	August 10
April 13	September 14
May 11	October 13
June 8	November 9
July 13	December 14

Charlesgate Meeting:

second Wednesday of each month.

Forest Edge Meeting:

fourth Tuesday of each month.

**March 15
Deadline for
Ransom Oaks News
April issue**

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

- **Charlesgate or Glen Oak**
Clover Management, 688.4503
- **Briarwoods, Forest Edge, or 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
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