

Summer 2020

Lebanon Valley Community News

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Checks must be written to **Lebanon Valley MHP** not A. Hunter. Rental payments can also be made online at: www.ahunter.com

COVID Updates

How They Affect Rental Payments and Rules:

We hope you have all been well and healthy during this pandemic. It has been quite an experience for all of us. With things beginning to open, we hope that everyone realizes that the virus is still around and continues vigilance so you can remain healthy.

We want to remind you that rules are still important for the overall appearance and safety of the community.

We are now asking that you start looking around your home exterior. Decks and steps should be in good repair. Steps should not be broken, paint should not be peeling. Check your skirting to make sure it's in good repair. Sheds should be well maintained. Lots should be clean and free of debris. Your home and lot should be looking good in accordance with the rules and regulations of the community. If you don't know what the rules are, please refer to our webpage at www.ahunter.com: click on your community and you will find a set of your community rules and regulations. Our inspectors are still doing inspections and we do expect that everyone is taking care of their homes and lots.

We are also looking for common area issues and are doing our part to make sure your communities are clean and safe so you have a beautiful and enjoyable community in which to live.

RENT: I am pleased that so many have made it through the past several months and have been able to keep your rent accounts current. We have had very few delinquent residents throughout

(continued on page 2)

(continued from page 1)

the pandemic. However, it seems that the residents who did not pay rent on time in the past, have let their account balances go unpaid. For those of you in this position, it is imperative that you get rent caught up immediately. The State of PA is allowing us to begin refiling Landlord Tenant Complaints beginning July 10th. We urge you to get your accounts caught up to avoid any legal complaints being filed against you. If you are having a serious issue due to COVID, then please call our office to discuss your situation, and we will see what we can do to assist you during this time.

Again, we hope all of you are well and continue to stay safe during these trying times.

Unauthorized Occupants

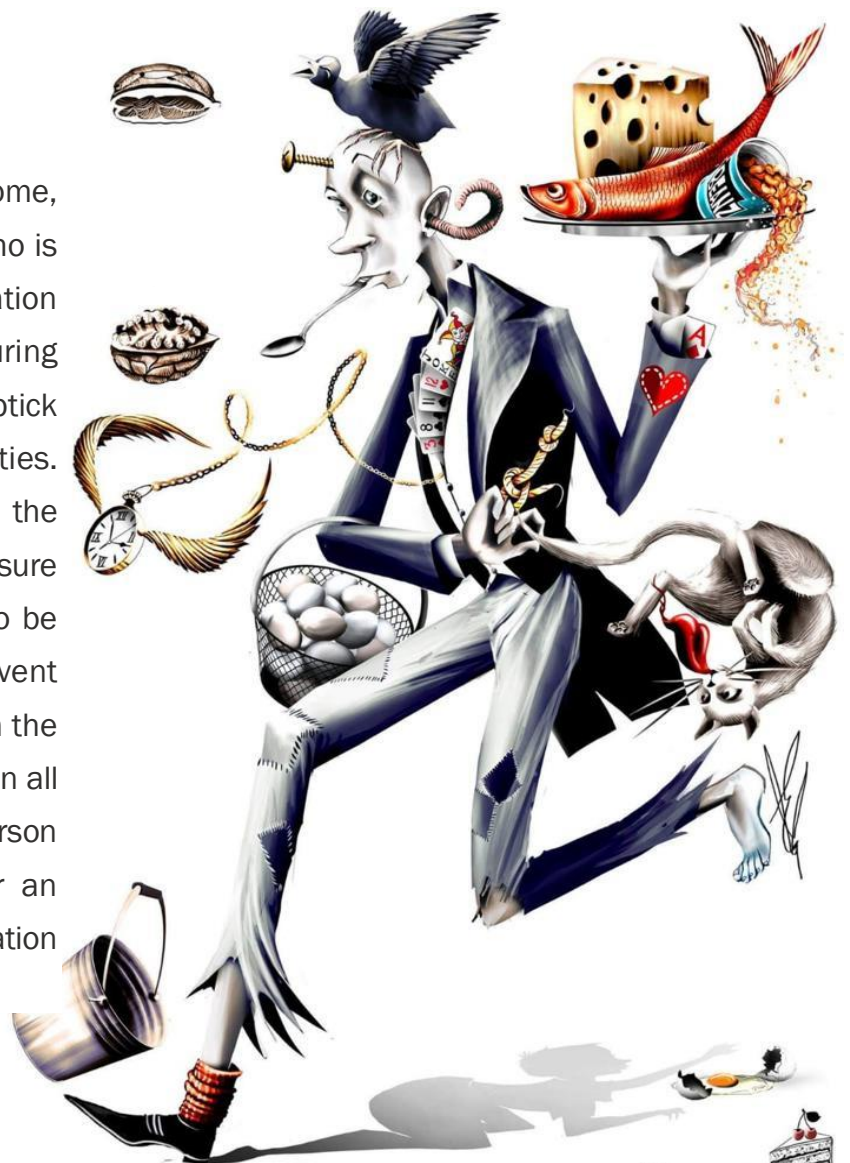
Anyone over the age of 18 residing in your home, must be on the lease agreement. Anyone who is over the age of 18 must complete an application to be approved to live in the community. During the past several months, we have seen an uptick in unauthorized occupants in our communities. Unauthorized occupants are a violation of the rules and can result in eviction. Please make sure everyone living in your home is registered to be there. This information is also helpful in the event of an emergency. There may be a time when the Township needs to know exactly who is living in all of the homes. If you have an unauthorized person living in your home, please contact us for an application or have them complete an application on our website.

Reminders:

- Fire pits are not permitted. No fires of any type are permitted within the community.
- Fireworks are not permitted within the community.
- Swimming pools are not permitted within the community due to health and safety and insurance regulations
- Trampolines are not permitted within the community due to insurance regulations

A Figure of Speech

Can you find 27 figures of speech in this photo?
Example: one is "In a Nutshell". Answers on page 8.



Affordable Housing..

- Customized Homes
- 2-4 Total Bedroom(s)
- 2 Bathrooms
- Approx. 1000-2000 sq ft
- Energy Efficient
- Air Conditioning
- Vaulted Ceilings
- Hardwood Floors
- Slate Entry
- Family Room and Living Room
- Beautiful plumbing, faucets and the latest appliances
- Affordable
- Financing Available
- Homes must adhere to strict guideline administered by the Federal HUD Code



A. HUNTER HOMES



MANUFACTURED HOUSING offers affordable housing and quality homes.

New models offer family friendly floor plans, beautiful flooring, drywall and the latest appliances. Choosing manufactured housing is affordable, the homes offer quality and energy efficiency, customization, and finally great financing options! With the demand for manufactured housing increasing, lenders are offering lending solutions to buyers.

Call A. Hunter and let us help you move in to your brand new home.

Call A. Hunter Homes at 717 274-2104

Meet Our Staff



Mark Emberger
Inspector

Mark Emberger is one of our property inspectors. He is dedicated and thorough and the residents and owners both admire and respect the job he does. Mark's job is to make sure the residents are complying with the rules and regulations, and that the community itself is being maintained and safe. In addition, Mark also attends our hearings and does a fantastic job. He is extremely detailed and organized and we are so happy to have him as an employee of A. Hunter.



Lots Available

We have several lots available to lease.
If you are interested, or know of anyone who would be interested, please contact us at (717) 274-2104.

Community Notices & Items for Sale

This is your section. Please email us anything you would like advertised in your newsletter.

Email: ahunternewsletter@yahoo.com.

Submission dates are as follows:

Fall Newsletter: Submission deadline, August 14th

Winter Newsletter: Submission deadline, November 15th

Facebook

A. Hunter is now on Facebook:

A. Hunter Property Management, Inc.





2019 ANNUAL DRINKING WATER QUALITY REPORT

PWSID #: 7380016

NAME: LEBANON VALLEY MHC

Este informe contiene información importante acerca de su agua potable. Haga que alguien lo traduzca para usted, ó hable con alguien que lo entienda. (This report contains important information about your drinking water. Have someone translate it for you, or speak with someone who understands it.)

WATER SYSTEM INFORMATION:

This report shows our water quality and what it means. If you have any questions about this report or concerning your water utility, please contact: Thomas M. Heist at (717) 587-4172. We want you to be informed about your water supply.

SOURCE(S) OF WATER:

Two wells located on the property.

Some people may be more vulnerable to contaminants in drinking water than the general population. Immuno-compromised persons such as persons with cancer undergoing chemotherapy, persons who have undergone organ transplants, people with HIV/AIDS or other immune system disorders, some elderly, and infants can be particularly at risk from infections. These people should seek advice about drinking water from their health care providers. EPA/CDC guidelines on appropriate means to lessen the risk of infection by *Cryptosporidium* and other microbial contaminants are available from the *Safe Drinking Water Hotline* (800-426-4791).

MONITORING YOUR WATER:

We routinely monitor for contaminants in your drinking water according to federal and state laws. The following tables show the results of our monitoring for the period of January 1 to December 31, 2019. The State allows us to monitor for some contaminants less than once per year because the concentrations of these contaminants do not change frequently. Some of our data is from prior years in accordance with the Safe Drinking Water Act. The date has been noted on the sampling results table.

DEFINITIONS:

Action Level (AL) - The concentration of a contaminant which, if exceeded, triggers treatment or other requirements which a water system must follow.

Maximum Contaminant Level (MCL) - The highest level of a contaminant that is allowed in drinking water.

MCLs are set as close to the MCLGs as feasible using the best available treatment technology.

Maximum Contaminant Level Goal (MCLG) - The level of a contaminant in drinking water below which there is no known or expected risk to health. MCLGs allow for a margin of safety.

Maximum Residual Disinfectant Level (MRDL) - The highest level of a disinfectant allowed in drinking water. There is convincing evidence that addition of a disinfectant is necessary for control of microbial contaminants.

Maximum Residual Disinfectant Level Goal (MRDLG) - The level of a drinking water disinfectant below which there is no known or expected risk to health. MRDLGs do not reflect the benefits of the use of disinfectants to control microbial contaminants.

Minimum Residual Disinfectant Level (MinRDL) - The minimum level of residual disinfectant required at the entry point to the distribution system.

Level 1 Assessment – A Level 1 assessment is a study of the water system to identify potential problems and determine (if possible) why total coliform bacteria have been found in our water system.

Level 2 Assessment – A Level 2 assessment is a very detailed study of the water system to identify potential problems and determine (if possible) why an *E. coli* MCL violation has occurred and/or why total coliform bacteria have been found in our water system on multiple occasions.

Treatment Technique (TT) - A required process intended to reduce the level of a contaminant in drinking water.

Mrem/year = millirems per year (a measure of radiation absorbed by the body)

ppm = parts per million, or milligrams per liter (mg/L)

pCi/L = picocuries per liter (a measure of radioactivity)

ppq = parts per quadrillion, or picograms per liter

ppb = parts per billion, or micrograms per liter (µg/L)

ppt = parts per trillion, or nanograms per liter

DETECTED SAMPLE RESULTS:

Chemical Contaminants

Contaminant	MCL in CCR Units	MCLG	Level Detected	Range of Detections	Units	Sample Date	Violation Y/N	Sources of Contamination
Chlorine	MRDL= 4	MRDLG =4	2.07	1.09-2.07	ppm	2019	N	Water additive used to control microbes.
Nitrate	10	10	3	n/a	ppm	2019	N	Runoff from fertilizer use.
HAA5	60	n/a	9	2-9	ppb	2018	N	By-product of drinking water disinfection.
TTHM	80	n/a	6	1-6	ppb	2018	N	By-product of drinking water disinfection.

Entry Point Disinfectant Residual

Contaminant	Minimum Disinfectant Residual	Lowest Level Detected	Range of Detections	Units	Sample Date	Violation Y/N	Sources of Contamination
Chlorine	0.40	0.9	0.9-4.11	ppm	2019	N	Water additive used to control microbes.

Lead and Copper							
Contaminant	Action Level (AL)	MCLG	90th Percentile Value	Units	# of Sites Above AL of Total Sites	Violation Y/N	Sources of Contamination
Lead	15	0	4	ppb	0 of 5	N	Corrosion of household plumbing.
Copper	1.3	1.3	0.052	ppm	0 of 5	N	Corrosion of household plumbing.

OTHER VIOLATIONS:

During April and May 2019 we had a late entry for a weekly distribution sample. The sample was taken it was just entered late in DEP's system

EDUCATIONAL INFORMATION:

The sources of drinking water (both tap water and bottled water) include rivers, lakes, streams, ponds, reservoirs, springs and wells. As water travels over the surface of the land or through the ground, it dissolves naturally-occurring minerals and, in some cases, radioactive material, and can pick up substances resulting from the presence of animals or from human activity. Contaminants that may be present in source water include:

- Microbial contaminants, such as viruses and bacteria, which may come from sewage treatment plants, septic systems, agricultural livestock operations, and wildlife.
- Inorganic contaminants, such as salts and metals, which can be naturally-occurring or result from urban stormwater run-off, industrial or domestic wastewater discharges, oil and gas production, mining, or farming.
- Pesticides and herbicides, which may come from a variety of sources such as agriculture, urban stormwater runoff, and residential uses.
- Organic chemical contaminants, including synthetic and volatile organic chemicals, which are by-products of industrial processes and petroleum production, and can also come from gas stations, urban stormwater runoff, and septic systems.
- Radioactive contaminants, which can be naturally-occurring or be the result of oil and gas production and mining activities.

In order to ensure that tap water is safe to drink, EPA and DEP prescribes regulations which limit the amount of certain contaminants in water provided by public water systems. FDA and DEP regulations establish limits for contaminants in bottled water which must provide the same protection for public health.

Drinking water, including bottled water, may reasonably be expected to contain at least small amounts of some contaminants. The presence of contaminants does not necessarily indicate that water poses a health risk. More information about contaminants and potential health effects can be obtained by calling the Environmental Protection Agency's *Safe Drinking Water Hotline* (800-426-4791).

Information about Lead

If present, elevated levels of lead can cause serious health problems, especially for pregnant women and young children. Lead in drinking water is primarily from materials and components associated with service lines and home plumbing. **Lebanon Valley MHC** is responsible for providing high quality drinking water, but cannot control the variety of materials used in plumbing components. When your water has been sitting for several hours, you can minimize the potential for lead exposure by flushing your tap for 30 seconds to 2 minutes before using water for drinking or cooking. If you are concerned about lead in your water, you may wish to have your water tested. Information on lead in drinking water, testing methods, and steps you can take to minimize exposure is available from the Safe Drinking Water Hotline or at <http://www.epa.gov/safewater/lead>.

No Bake Pineapple Dream Dessert

Ingredients:

- 1 8-oz package cream cheese (softened)
- 1 cup powdered sugar
- 1 cup crushed pineapple (drained)
- 1 8-oz tub whipped topping, like Cool Whip
- 1 Graham Cracker pie shell (for the crust)

Topping:

- 1/4 cup shredded coconut
- 1/4 cup diced pineapple (drained)

1. In a mixing bowl, use an electric mixer to mix the cream cheese until slightly fluffy
2. Gradually add the powdered sugar. Mix until well combined
3. Mix in the whipped topping. Beat until fluffy
4. With a spatula, fold in the crushed pineapple.
5. Spoon the filling over the crust. Smooth with spatula until even.
6. Top with shredded coconut and diced pineapple. Refrigerate for 2 hours or until firm.

Answers to “A Figure of Speech”

1. In a nutshell
2. Piece of cake
3. Cherry on the cake
4. Bald as coot
5. A screw loose
6. Stiff upper lip
7. Born with a silver spoon in your mouth
8. Ear worm
9. Keep your cards close to your chest
10. Joker in the pack
11. Ace up your sleeve
12. Heart on your sleeve
13. On a silver platter
14. Spill the beans
15. Big cheese
16. Red herring
17. To tie the knot
18. Put all your eggs in one basket
19. Walking on egg shells
20. Shadow of your former self
21. No room to swing a cat
22. The cat's got your tongue
23. Pull your socks up
24. Cold feet
25. From rags to riches
26. Time flies

Pineapple Watermelon Tango

Ingredients:

- 1 cup pineapple diced
- 1 cup watermelon diced
- 1/2 cup orange juice
- 100g frozen yogurt (optional)
- 1/2 cup ice cubes (optional)



Blend all ingredients together until smooth.

Tip: Use 1 cup frozen pineapples, no ice cubes.



Orange Dream Punch

- 1/2 gallon orange sherbet
- 1 (6 ounce) can frozen orange juice concentrate
- 1 (2 liter) bottle ginger ale

Place sherbet and frozen orange juice concentrate in a punch bowl. Allow to thaw for 10 to 15 minutes. Stir in ginger ale and enjoy.



6 Reasons Children Need to Play Outside

By Claire McCarthy, MD



Here's something really simple you can do to improve your child's chance of future health and success: make sure he/she spends plenty of time playing outside. Below are six crucial ways playing outside helps children:

1. Sunshine. Yes, sun exposure can increase the risk of skin cancer. But it turns out that our bodies need sun. We need sun exposure to make vitamin D, a vitamin that plays a crucial role in many body processes, from bone development to our immune system. Sun exposure also plays a role our immune system in other ways, as well as in healthy sleep — and in our mood. Our bodies work best when they get some sunshine every day.

2. Exercise. Children should be active for an hour every day, and getting outside to play is one way to be sure that happens. They can certainly exercise indoors, but sending them outdoors, especially with something like a ball or a bike, encourages active play, which is really the best exercise for children.

3. Executive function. These are the skills that help us plan, prioritize, troubleshoot, negotiate, and multi-task; they are crucial for our success. Creativity falls in here, too, and using our imagination to problem-solve and entertain ourselves. These are skills that

must be learned and practiced — and to do this, children need unstructured time. They need time alone and with other children, and to be allowed to make up their own games, figure things out, and amuse themselves. Being outside gives them opportunities to practice these important life skills.

4. Taking risks. Children need to take some risks. As parents, this makes us anxious; we want our children to be safe. But if we keep them in bubbles and never let them take any risks, they won't know what they can do — and they may not have the confidence and bravery to face life's inevitable risks. Yes, you can break an arm from climbing a tree — and yes, you can be humiliated when you try to make a friend and get rejected. But that doesn't mean you shouldn't try; the lessons we learn from failure are just as important as those we learn from success.

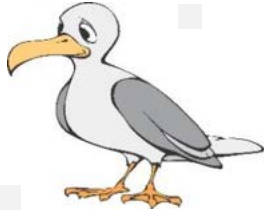
5. Socialization. Children need to learn how to work together. They need to learn to make friends, how to share and cooperate, how to treat other people. If they only interact in very structured settings, such as school or sports teams, they won't — they can't — learn everything they need to know.

6. Appreciation of nature. So much of our world is changing, and not for the better. If a child grows up never walking in the woods, digging in soil, seeing animals in their habitat, climbing a mountain, playing in a stream, or staring at the endless horizon of an ocean, they may never really understand what there is to be lost. The future of our planet depends on our children; they need to learn to appreciate it.

So, give it a try. Send your children outside.

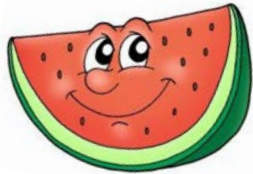
Even better, go with them.

KIDS PAGE



1. When do you go at red and stop at green?

3. Why do seagulls fly over the sea?



2. Where do you learn to make ice cream?

O I H C A T S I P B B N K N A O
O R L V C N A I L T A T Y N O U
C H E A A Y A U A T M U R O L C
V H C C E N E C I U T N R M A T
U R O A I B I L E U L L E A L K
P O C C E R O L N P B A H N M U
A C N R O P O L L A R W C N O L
L K R I A L E C N A U E E I N O
B Y U E E Z A A I E R L T C D R
I R N T A C N T E L O P E T L K
N O U H E A K C E I B A B A U B
A A T A P U M P K I N M A K B B
A D S T R A W B E R R Y T Z R N
O T H G U O D E I K O O C H H C

Ice Cream Word Search

Almond	Licorice
Banana	Maple Walnut
Blueberry	Neapolitan
Butter Pecan	Peach
Cherry	Pistachio
Chocolate	Pumpkin
Cinnamon	Rocky Road
Cookie Dough	Strawberry
Hazelnut	Vanilla
Licorice	

