



Community Events

Trillium Gardens Street Party
Saturday, June 14th, 2-5PM

If you have a Community Event to share and want to include it in our Newsletter, email the details through our website:

info@trilliumgardens.ca

Activity Update from the Board

Lawns, Gardens, Driveways,
Swales...

What is going on around here?

It's nice to have a Property Manager that's on top of things and is paying attention to our Condo.



Neil Wachs, of
Greenbelt Property
Management, our
new Property

Manager, has been busy executing the various requests and decisions of the Board. Each decision we come up with usually requires a couple of requests for quotations from service providers, which in turn generate further questions.

Where do we start?

Lawns it is. It has been a couple of winters and one summer season since we switched to our new landscaper, Tim Rempel. The first winter with Rempel was so mild, it didn't really give us a chance to evaluate their service. This winter made up for it and Tim and his crew had a very busy February keeping our roads and driveways cleared of snow and ice.

With respect to Team Rempel's lawn care, there were some concerns expressed by owners that the larger riding mower/grass collector being used on the front lawns was *too big* for our smaller, narrow front lawns.

We went back to Tim and asked that the front lawns and some specific areas between the homes now be mowed by push mowers. The clippings will get mulched and in turn, feed the lawns, but there will be some extra time, effort and cost required to cut the lawns this way. You will see this change starting right away.

Common Garden Beds. Tim's crew has been working on our common garden beds last week, adding a soil amendment to the garden beds. *To mulch or not to mulch.* The Board decided not to mulch, but rather, add triple-mix.



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This will give the plants more nutrients (*from the manure*), and moisture retaining peat moss, and a better chance to thrive and keep our place looking beautiful.

Driveways. The famous song by Patsy Cline "*I Fall to Pieces*" might be appropriate right about now. This winter was hard on the driveways, especially the ones on the south side of the streets, at the homes backing on to Colonial Florist.



For what ever reason, either the initial build quality was less than satisfactory, or the fact that they are in shade throughout the winter – resulting in a deeper frost depth and increased frost *heave*, these driveways have not lasted as long and are now deteriorating. This was pointed out by the engineer conducting the on-site Reserve Fund Study Property Inspection.

Driveway replacement activity is scheduled in the next couple of

years, and we are checking to see how much it would be to repair, or seal the cracks now, and possibly extend the working lives of the driveways. Further discussion on this expensive topic and the other findings from the Reserve Fund Study is required, and will likely be a specific topic at the AGM in November.

Swales. For owners with homes backing along the Colonial Flowers fence line, this has been a topic of discussion for a couple of years now. In light of the more frequent *severe rain events* we have been having of late, it seems the efficiency of the swales could be improved in some specific areas.





We have had the hardest time getting contractors to come and even look at the job, let alone give us a quote on the proposed work required. Thanks to Neil Wachs our Property Manager, we had two quotes to evaluate. A supplier has been selected - *Outdoor Oasis Landscaping* - and will be remediating, re-grading and improving the swale's efficiency by adding a weeping tile (*an underground drain in a bed of gravel connected to the storm drain below ground*). This work, some of which will be done by machine, some is to be done by hand digging, will start in June. Owners affected by this work will receive a separate letter indicating the timing and scope of the work.

The past few years, the Board's focus has been on *Cost Savings*. Every contract and expense was evaluated and alternative, lower cost suppliers investigated. We have done well keeping our costs in line, or in some areas, actually reducing our costs, in order to keep our monthly fees in check. Funds saved have earned a higher rate of interest than expected, and the extra funds will be available to us for future expenditures. There have been no fee increases in a couple of years, even though we have had some hefty increases in our Reserve Fund contributions each month.

By now you will have received our new Budget, and noticed the \$10/month fee increase. This was necessary to keep up with the higher cost of just about everything over the past several years. As the Board's focus changes from *Cost Savings* to Property and Grounds Maintenance and Improvements, we will have to start spending some money again. We will continue to seek the best value for our expenditures and find suppliers that provide quality service at fair prices.

Get to Know Your Neighbours: George and Despina Morfidis



Three years ago, George and Despina Morfidis made the move to Trillium Gardens from Bowmanville. Having recently retired, they were ready to downsize and decided to settle in



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Niagara to be closer to their two daughters, one who was living

here and the other who was planning to move to the area as well! It didn't take long for them to fall in love with the community and to become deeply involved in it!

Active members of the Greek Community of Niagara, George and Despina devote countless hours volunteering and serving on various boards and committees. They have already started preparing for the huge Niagara Greek Festival that happens every Labour Day weekend! Opa! Despina is also currently the vice-president of our condominium corporation board. Their deep sense of connection and commitment has made them a familiar and friendly presence both in our neighbourhood and in the wider community.

Outside of their volunteer work, the Morfidises love to entertain and travel!! And they enjoy staying active through hiking and cycling, often exploring the many beautiful trails and natural sights Niagara has to offer! They are also members of a local wine club and

love sampling wines and enjoying the region's renowned vineyards.

If you see George and Despina out and about, be sure to say hello! Their smiles and community spirit are a wonderful part of what makes Trillium Gardens feel like home!



Recipe Corner Update

Thank you to everyone who checked out the Trillium Gardens Recipe Corner over the past few months! While we loved the idea of sharing favourite recipes from our community, we didn't see as much participation as we'd hoped. We know everyone is busy, and maybe this just isn't the right fit for our newsletter at the moment. So the Recipe Corner will no longer be a part of our community newsletter.

We're always trying to find fun and meaningful ways to connect through the newsletter, so if you



have any suggestions for content you'd enjoy, whether it's tips, features, or something entirely different, please let the Board know. We'd love to hear from you!

working out the process as we go (for example, how to select books, what to do if a book is not what we expected), and we're keeping things relaxed and enjoyable! Our next

Time to Clean Your Ducts?

As our homes become older, regular maintenance of some items require your attention. One item you might consider this spring is getting your dryer duct cleaned. This would be particularly important if your dryer is in the middle of the condo and the duct outlet is at one end or the other of the unit. This may be the case if your condo is a middle unit. Above is a picture of an actual cut dryer duct from a Trillium Garden unit.



meeting will be at the end of May to discuss *Barney's Version* and we plan to meet every couple of months moving forward. After our meetings we'll share a short synopsis in our newsletter and let you know what we thought of each book. That way, everyone in the community can feel connected! Happy Reading!

Trillium Gardens Book Club Has Begun!

We're excited to share that the Trillium Gardens Book Club is officially underway! We have started with a wonderful group of 7 members, and the first book we are reading is *Barney's Version* by Mordecai Richler. We're still



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It's Open – Let's Celebrate! June 14th Street Party Port Weller East

The City of St. Catharines has been working hard to make our community of Port Weller East safer, by building a second road in and out of our community and installing two new fire hydrants. All of this came about as a result of the tragic Keefer Road explosion and fire on January 12, 2023 at 6:35 am.

The new road should be finished, or construction should be well under way, *so it is time to celebrate!*

It's Open – Let's Celebrate with a street party on Saturday, June 14th from 2:00 pm to 5:00 pm. The party will be held at the corner of Parkside and Sandalwood Common, in the heart of Port Weller East, right across from the East Port Park pedestrian bridge. There will be a huge line up of talented local Niagara musicians performing a variety of toe tappin' tunes and musical styles.

The talent lineup includes: singer songwriter Marty Hopkins and his Honkey Tonk Heros, including Big Dave Tufford on guitar and accordion, local legend Steve Goldberger on bass and Dave Norris on drums. We may get to hear some 'East Coast' favourites as well as some fantastic original songs and familiar classic country and rock tunes. Marty and the Honkey Tonk Heros, a popular local favourite, have been performing around the Niagara area for years.

Rita Visser, a dynamic vocalist and composer will be joining the Honkey Tonk Heros for a few songs of her own. She is such an



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amazing vocalist - she will have you calling out for more.

The Niagara Duo of Mark Clifford and Beth Bartley, known as Vox Violins, will bring their unique blend of classical and modern musical styles. They have been together for 40 years, offering dynamic performances and immersive musical experiences.

Rusty McCarthy and Maja Bannerman will bring their creative antics from the fun and always exciting musical merry go round Part Kitchen Party - Part Cabaret show. They will have you singing along, or busting a gut laughing with their musical hi jinks.

There will be something for everyone, including a unicycle riding juggling clown, Angela Duntsch to entertain the kids, and the kids at heart.

We will also hear from Mayor Siscoe, sharing the good news about the new road and other St. Catharines and Port Weller developments. Timing of the new traffic lights at Read Road and Lakeshore Rd will also be discussed by Region of Niagara's Director of Roads and Traffic.

When you come, please park on Parkside Drive, as there is no parking on Sandalwood Common. Also, be sure to bring a 'lawn chair and a nibble to share'. We will have a pot luck snack buffet table set up. Also, you might bring a suggested \$5 per person donation to help support the band and musical entertainment.

This will be an afternoon for everyone in the community to celebrate the opening of Ryan's Route - 2nd Way Out, and share the memory of Ryan Konkin making Port Weller East a safer community! It's the last thing that he did.





Your Board of Directors

Bob Bieler

Despina Morfidis

Susan Howarth

Gordon Glover

Alison McIntosh

Contact Information

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