

Buckingham Estates Mailbox Update

Background

In January, the Buckingham Estates Homeowners Association held its annual meeting. One item on the agenda was to investigate the current state of our cluster mailboxes as some of the mailboxes and concrete pads are in need of repair and/or updating.

A committee of four neighbors was formed, headed by Lisa Browning. Nancy Donahue, Heather Ellis, and Tom Tavernero are also on the committee. The committee has met a few times since January to investigate several options to address the current conditions of the mailboxes.

Condition of Current Mailboxes

With the subpar conditions that some of our mailboxes are in, several options were explored on how to update the condition of our mailboxes to make them look presentable. A chart is below that outlines the current conditions of the mailboxes and the concrete pads followed by a few photos that show the deteriorating condition of some of our cluster mailboxes and concrete pads. There are a few mailboxes and pads that are in decent shape and others that are deteriorating. Please take a look at other mailboxes other than your own if you would like to see the different conditions.

Location	Number of Mailboxes	Age	Condition	Cement
6019 W 124 th St	16 with 2 parcels	Old	Poor, rusty	Deteriorating, cracked
6021 W 124 th Ter	20 with 2 parcels	Old	Fair	Complete deterioration
6025 W 123 rd St	8 with 2 parcels	Newer	Good	Good
6109 W 125 th St	12 with 2 parcels	Old	Poor, rusty	Cracked
6011 W 125 th St	8 with 2 parcels	Old	Fair	Deteriorated, edges missing, cracked
12321 Beverly St	26 with 2 parcels	Old	Poor	Good
12409 Beverly St	12 with 2 parcels	Old	Poor	Deteriorating, cracked
12425 Beverly St	8 with 2 parcels	Old	Fair	Beginning to deteriorate, slight cracks, no pieces missing
12401 Horton St	16 with 2 parcels	Newer	Good	Good
12425 Horton St	12 with 2 parcels	Old	Poor, rusty	Cracked



Options

The committee investigated different approaches and came up with three options:

- Have current mailboxes receive a coat of paint, and not repair concrete pads
- Replace deteriorating concrete pads and have the current boxes receive a coat of paint
- Completely replace 7 of the 10 concrete pads and 8 of the 10 mailboxes

We have been in contact with our local post office and our mail carrier to discuss these different options and the logistics of how the options would work. Through these discussions, we learned that the postal service would cosmetically update our mailboxes with a coat of paint at no cost to us.

Option #1:

The post office would paint the current mailboxes. If we only have our mailboxes receive a coat of paint, we risk the continued deterioration of the concrete pads.

Option #2:

The post office would paint the current mailboxes and we would update the 7 concrete pads that are in bad shape. This option carries an assessment of approximately \$100 per household.

Option #3

The benefit of the complete replacement of 8 of the 10 mailbox units and 7 of the 10 concrete pads is to have larger mailbox slots for receiving incoming mail and placing outgoing mail, and the possibility of having more parcel lockers per site. In addition, the deteriorating concrete pads would be replaced. Images of the new units are below. This option carries an assessment of approximately \$500 per household.

