

January 12, 2021

Dear Association Members:

We want to wish everyone a happy and healthy New Year! The Board and REI hope you will find the news that follows to be helpful. Thank you for taking the time to read our newsletter and for your cooperation where required.



### Future Board Meeting Dates

Board Meetings, scheduled for 2021, are as follows:

Monday, January 25 <sup>th</sup>	Monday, July 26 <sup>th</sup>
Monday, February 22 <sup>nd</sup>	Monday, August 23 <sup>rd</sup>
Monday, March 22 <sup>nd</sup>	Monday, September 27 <sup>th</sup>
Monday, April 26 <sup>th</sup>	Monday, October 25 <sup>th</sup>
Monday, May 24 <sup>th</sup>	Monday, November 8 <sup>th</sup>
Monday, June 28 <sup>th</sup>	Monday, December 6 <sup>th</sup> (Owners Meeting)

Please note – for the time being, board meetings will be held telephonically. All residents are welcome to call into the Open Session portion of the January 25<sup>th</sup> meeting which will begin at 7:00 PM. If you wish to join the Open Session you may do so by dialing in to (203) 666-8107 and entering the Conference ID: 278 204 545#. If you have any questions, comments, or concerns, please contact Jessica at [jdidomenico@rei-pm.net](mailto:jdidomenico@rei-pm.net).



### 2021 Holiday Trash Pickup Schedule

Memorial Day	Monday	pick-up will be on Thursday
Independence Day	Sunday	pick-up will be normal day
Labor Day	Monday	pick-up will be on Thursday
Thanksgiving	Thursday	pick-up will be normal day
Christmas Day	Saturday	pick-up will be normal day

***As a reminder, trash and recycling receptacles are not to be put at the curb any earlier than the night prior to pick up and must be brought inside the night of trash pickup. If your trash or recycling container is missed on the***



***day of pick up, please contact Jessica DiDomenico immediately and she will contact the trash vendor.***



### **Caution**

There have been a few reports from various units that a coyote was seen in the complex in the common areas and near a unit's back patio. Please be cautious while walking your dogs and make sure they are always on a leash and never left unattended.



### **Christmas Tree Pickup Schedule**

The Association has arranged for Christmas trees to be removed again on Wednesday January 13<sup>th</sup>, 2021. Please place your tree (all decorations, garland, tinsel, etc. must be removed) at the curb no earlier than the evening of the Tuesday prior to pick up.



### **Snow Removal**

Snow plowing of roadways and parking areas will begin at one inch of accumulation.

First effort to clear walkways, front porches and driveways will be completed by 7 am (if snow is present by 1 am). Second effort will begin at end of storm.

Walkways, front porches, and driveways shall be cleared of snow within six hours after end of a storm that is six inches or less; twelve hours for storms of twelve inches or more. Blizzards or ice storms may delay service. These timeframes will also apply to storm drains, hydrants, and mailboxes.

Visitor parking areas may be used to temporarily pile snow to clear roadways and other driving areas. A limited number of visitor parking spots will be retained for visitors during storms. Those parking areas with snow piles will be blown into landscaped areas within 48 hours.

Contractor provides for a 24/7 dispatch service during storms. Dispatcher will be available to our property manager, REI, for all snow inquiries.

Cars parked in driveways will only have snow removed around the vehicle. It is highly recommended that cars be parked inside the garage during snowstorms if possible.



Snow equipment will be housed in various visitor lots throughout the community.

Children should not be allowed to sled in an area where they could end up in the roads due to the inherent dangers of snow removal equipment and general association vehicular travel.



### **Vehicle Information Form Reminder:**

If you have not done so already, please remember to turn in your vehicle information form. The due date for these forms was December 31<sup>st</sup>, 2020. You can send your completed form to Jessica at [jdidomenico@rei-pm.net](mailto:jdidomenico@rei-pm.net) or mail it to REI's Danbury address. Even if your information has not changed, please send in the form as we are entering all data into a new system and keeping track of all forms returned. Please note that anytime you have changes to this information, it would be appreciated if you contact Jessica with the updated information. Your attention to this matter is greatly appreciated!



### **Visitor & On Street Parking:**

The Association will continue to enforce parking rules. REI has been and will continue inspecting the visitor parking twice a month to record any vehicles that are seen parked in visitor parking lots and if they come back registered to a unit, owners will receive a warning letter. Any repeat offenders will be susceptible to fines or possible towing expenses.

The Board of Directors will also be monitoring vehicles parked on the road as this is a safety issue and a violation of the Association rules. Please remember not to park vehicles in non-parking areas such as in front of mailbox stations and in back out spaces specifically designated for end units. Also, please note that visitor parking lot cannot be used by owners unless all garage and driveway spaces are in use. Please refer to Article VI- Motor Vehicles of the Association Rules and Regulations for rules pertaining to driving, parking, etc.

### **Other Reminders...**



- ✦ Pursuant to the Maintenance Standards, all homeowners must winterize their outside spigots, to ensure that the water pipe will not freeze and burst. All you need to do is turn the water off inside the Unit, then turn the outside spigot on to allow the water to drain out.
  
- ✦ Also, pursuant to the Maintenance Standards, if you are leaving your home for any amount of time, your heat must remain at a minimum of 55 degrees. This will help to ensure that water pipes in your unit do not freeze and burst.
  
- ✦ It is also recommended that you have your fireplace and HVAC system serviced prior to the cold weather.

If you need to contact Jessica for assistance, her email address is [jdidomenico@rei-pm.net](mailto:jdidomenico@rei-pm.net). The on-site phone number is (203) 791-2660. If Jessica or I can assist you in any way, please let us know.

Sincerely,

Arthur C. Stueck II  
President

**Timber Oak Association**  
**Monthly Board Meeting**  
**Open Session - Agenda**

Call to order

Approval of the minutes from the previous Board Meeting

Fine Hearings

Officer Reports

Committee Reports

Management Report

New Business

Old Business

Homeowners Forum

Adjournment