

January 19, 2022

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**

The Board Meetings scheduled for 2022 are as follows:

Monday, January 24 <sup>th</sup>	Monday, July 25 <sup>th</sup>
Monday, February 28 <sup>th</sup>	Monday, August 29 <sup>th</sup>
Monday, March 21 <sup>st</sup>	Monday, September 26 <sup>th</sup>
Monday, April 25 <sup>th</sup>	Monday, October 24 <sup>th</sup>
Monday, May 23 <sup>rd</sup>	Monday, November 28 <sup>th</sup> (Owners Meeting)
Monday, June 27 <sup>th</sup>	

Please note – due to the damage in the clubhouse from the pipe burst, the January 24<sup>th</sup> board meeting be held telephonically. All residents are welcome to call into the Open Session portion of the 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: 677 660 352# or join via computer by following the link in the newsletter email.

### **Board Meeting Protocol for Owners**

The board welcomes public participation. Attendance helps the community remain current with board concerns, financial issues, and matters concerning upkeep of the property. It also provides the board with feedback from the owners.

When the floor is opened for owner comments, speakers are to state their name and address for the record. Owners are to direct their comments to the board. There is to be no cross-talking or arguing among attendees at the meeting. No speaker is permitted to call for votes on any matter during a board meeting.

The board has the discretion to limit the time of each speaker. Generally, 2-3 minutes per speaker is allotted. The chair may allow additional time.

Civil conduct is expected at all times. The Board will not permit defamatory comments about board members, or any person connected with or living in the community.

The Board may elect not to respond to questions asked or statements made at the meeting but will take into consideration the concerns expressed and will respond to the speaker and/or the community as appropriate. Ongoing debates or arguments will not be permitted.



### **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.



### **Ladies Book Club Update...**

Please see attached flyer regarding the February book club meeting location and book selection that will be discussed.



### **2022 Holiday Trash Pickup Schedule**

Memorial Day	Monday	pick-up will be on Thursday
Independence Day	Monday	pick-up will be on Thursday
Labor Day	Monday	pick-up will be on Thursday
Thanksgiving	Thursday	pick-up will be normal day
Christmas Day (2022)	Sunday (observed Monday)	pick-up will be on Thursday

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 D. immediately and she will contact the trash vendor. Also, please remember that all recycling must be secured when placed outside and all boxes must be broken down.



### General Holiday Decoration Reminder

Reminder that all outside holiday decorations must be removed **no later than January 20th.** Inspections of decorations will be done after the 20<sup>th</sup> to ensure all decorations were removed. Your attention to and cooperation with this matter is appreciated.

### Vehicle Information Form



If you have not done so already, please remember to turn in your vehicle information form. **The due date for these forms is January 31, 2022.** 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, you are still required to turn in a form. Please note that anytime you have changes throughout the year to this information, it would be appreciated if you contact Jessica with the updated information.



### 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 association 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.

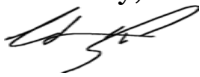
### Important Reminders

- 🍂 Pursuant to the Maintenance Standards, all homeowners must winterize their outside faucets, 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 faucet 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.
- ✿ Just another reminder it is recommended that you have your fireplace and HVAC system serviced prior to the wintry weather.

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

Sincerely,



Arthur C. Stueck II  
President  
[astueck@rei-pm.net](mailto:astueck@rei-pm.net)

## Timber Oak Ladies Book Club



Not much to say about 2021 except glad its behind us! All of our members decided to “proceed cautiously” due to the crazy circumstances and infection rates surrounding the Omicron variant and voted to postpone the book club meeting that was scheduled for January 6th, for one month. We are all fully vaccinated but cautious with our actions, and just felt the January meeting would fall right into the time frame of the "post-holiday surge".

Instead, we will discuss the book, The Seven Days of Us, on Thursday, February 3<sup>rd</sup>. I am cautiously optimistic we will go ahead with February's meeting, in person, at 7pm in the clubhouse. But anyone hoping to join us for the first time should be sure to email me so I can confirm that plan.

Book Summary: It’s Christmas, and for the first time in years the entire Birch family will be under one roof. Even Emma and Andrew’s elder daughter—who is usually off saving the world will be joining them at Weyfield Hall, their aging country estate. But Olivia, a doctor, is only coming home because she has to. Having just returned from treating an epidemic abroad, she’s been told she must stay in quarantine for a week...and, so too, should her family. For the next seven days, the Birches are locked down, cut off from the rest of humanity—and even decent WiFi and forced into each other’s orbits. In close proximity, not much can stay hidden for long; as revelations and long-held tensions come to light, nothing is more shocking than the unexpected guest who’s about to arrive.

At February's meeting, not only will we discuss the above-named book, but we will start a selection process of choosing hosts for upcoming months as well as book choices to read going forward. We always welcome new faces and new ideas.

Also, now that we are in the depths of the winter months, don't forget the "lending library" that all residents are free to avail themselves of. Stop in and check out the books, make a selection, and then curl up and enjoy on a cold winter day!

I can be reached at [gerrisnow@att.net](mailto:gerrisnow@att.net) for anyone looking join us for the first time, or with questions about the library, book donations or other ideas for starting a club for T.O. residents.

**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