

TIMBER OAK ASSOCIATION

COMMUNITY NEWSLETTER - APRIL 2022



Dear Association Members:

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.



Upcoming Projects...

- 🌻 The 2022 power washing/staining/painting project is set to begin in the middle of May (weather permitting). The homes to be done are 1-18 Bainbridge Blvd, 1-20 Penny Lane, 1-10 Hopkins Court, 1-16 Bristol Terrace, 85-90 Tucker Street, 53-58 Tucker Street, 59-66 Tucker Street, 67-70 Tucker Street, 71-78 Tucker Street, and 79-84 Tucker Street. Also included will be the mail stations on Bainbridge, Hopkins, Penny and Bristol. Further notice will be forthcoming prior to your unit being completed. If you need deck repairs prior to the project beginning, contact Jessica DiDomenico for assistance.
- 🌻 The Landscaping Committee/Board Members and REI will be performing a spring inspection in April. This inspection will include looking for any dead plantings that need to be removed and they will also review the spring planting list. If you have any damage to report, please contact Jessica D.
- 🌻 The Association irrigation contractor will be onsite early April to inspect the system and to address any needed repairs to sprinkler heads. Lawn watering will begin once it is needed based on the weather.
- 🌻 The entrance fountain will be turned on for the season in April.

Future Board Meeting Dates



The Board Meetings scheduled for 2022 are as follows:

Monday, April 25th

Monday, August 29th

Monday, May 23rd

Monday, September 26th

Monday, June 27th

Monday, October 24th

Monday, July 25th

Monday, November 28th (Owners Meeting)

The Open Session for all Board Meetings will begin at **7:00 PM** in the clubhouse. The standard agenda is attached for your review. A sign-up sheet will be placed outside of the meeting room for your use. The sign-up list will be collected after the Executive Session which will end at approximately 7:00 PM. Only those residents that have signed up will be given the floor to provide the Board with comments during the Owners Forum part of the meeting. Please provide your name, address, and topic on the sign-up sheet so that the Board can contact you after the meeting if necessary. Each owner will be given approximately 3-5 minutes to speak. If you feel you need more time, it is suggested that you write to the Board in care of REI.

Please be informed, per Connecticut statutes, most fine hearings and fine voting regarding rule violations will be addressed in Open Session.



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.

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.



Ladies Book Club Update...

Please see attached flyer regarding the May Book Club meeting and information regarding the book 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



Spring Dumpster Day...

The Association has scheduled a spring dumpster day for Saturday, May 14, 2022. **Drop off will begin at 6:00 AM and will end by 1:00 PM (or earlier if the containers are full and must be removed).** The Association will be getting 3 dumpsters this year. The dumpsters will be placed on the far end of the clubhouse parking lot.

To prevent abuse of this accommodation, various procedures will be in place. We ask that you cooperate with these measures, so we can continue with this program. There are several steps that we will be taking, but of greatest significance will be monitors while the containers are on site. The role of the monitors will be to catch non-residents attempting to dump at Timber Oak, prevent dumping on the ground and not in the containers, and to prevent inappropriate materials from being dumped (such as construction project materials and hazardous substances).

You will be asked to present identification when you arrive at the dumping site. We are attempting to eliminate outsiders from abusing this accommodation which is intended to serve residents only.

Items not allowed: hazardous wastes (gasoline, oil, propane, paints, Freon, etc.), construction debris, AC units, car tires, brush and tree stumps, rocks, cement, and car batteries. If you are going to dump lawn mowers or other similar equipment, they must be drained of all fuel and oil.

If you have any questions or concerns, please do not hesitate to contact Jessica D.



It is that time of year again where children will be playing outside more and riding bikes and/or motorized toys. We would like to advise all parents of children, who do use these toys, to be watchful of your children when they are playing outside. It has been reported that children have been seen entering the roadways on these motorized toys. In some cases, coming very close to passing vehicles.

We would hope that all residents are mindful of this potential danger and to please obey the speed limit and stop signs within our complex.



On street parking and residents utilizing visitor & clubhouse parking has continued to be an issue. 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, back out spaces specifically designated for end units and most importantly the emergency access road on Penny Lane. Any vehicles seen parked on the roadway on Lawrence Ave going towards Mannion's Lane will be stickered for towing. Numerous vehicles have been seen on this roadway and have impeded on delivery trucks being able to deliver packages in this area.

Please note that visitor parking lots 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.



Please be reminded that any requests to add or change items in the manicured landscaping beds must follow the enclosed guidelines and must be submitted to the Landscaping Committee, in care of REI, for review.

A copy of the "Request to the Landscape and/or Architectural Integrity Committee" can be obtained on the community website at:

<http://villagesattimberoak.com/website/publish/owners/index.php?Forms-29>



Notes & Important Reminders

🍂 Pet waste throughout the community continues to be an issue. We would like to remind all owners to curb your pet along the tree line and or the common lawn areas. Please pick up and dispose of all dog waste in your personal garbage. All dogs must be on a leash with the dog walker holding the leash. Lastly, please remember, dogs shall not be curbed or walked within proximity of the Units, front/rear doors, mulched beds, around the pool and/or clubhouse.

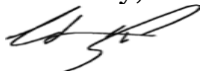
🍂 As the warm weather is approaching, please remember that only gas and electric grills are allowed to be used. All grills are always to be kept 10 feet from the building and privacy walls. There are to be no charcoal grills, smokers, chimneas, fire pits or propane heaters which operate with an open flame, anywhere in The Villages at Timber Oak. Propane tanks may not be stored inside the building structure including the garage. Extra propane tanks may be stored only next to barbeque unit or removed from premises.

- 🌿 Please note - Timber Oak is a No Trespassing/No Soliciting Community. If you have strangers knocking on your door, please do not open your door and call the police immediately. Also, if you witness any non-residents or strange vehicles, please call the police immediately.
- 🌿 Please remember if you change your email and or mailing address you must inform REI/Jessica D. so that all correspondences that are sent to you can be received. If you choose to only receive your correspondences via post mail, you must inform Jessica so she can update your file.

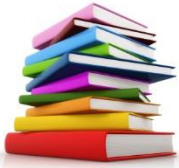
All property issues that need attention should be promptly reported to Jessica DiDomenico at REI. Jessica's contact information is jdidomenico@rei-pm.net or (203) 791-2660. Please remember REI has an **emergency number** for off hours and weekends which is (203) 744-8400. Please press "0" for the operator and you will be assisted with your call.

If you need to contact Jessica for assistance, her email address is 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



Timber Oak Ladies Book Club



MAY BOOK CLUB MEETING

Book Club continues to meet monthly and continues to add new residents to our "growing" group.

Our next meeting is scheduled for Thursday, May 5th. As usual, we will meet at the clubhouse at 7pm. Refreshments will be provided.

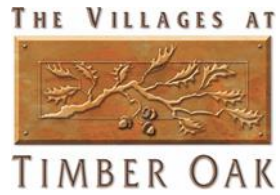
The Book that will be discussed is The Girl Who Came Home by Hazel Gaynor.

Summary: A voyage across the ocean becomes the odyssey of a lifetime for a young Irish woman.... Ireland, 1912.....Fourteen members of a small village set sail on RMS Titanic, hoping to find a better life in America. For seventeen-year-old Maggie Murphy, the journey is bittersweet. Inspired by true events, the New York Times bestselling novel The Girl Who Came Home, is the poignant story of a group of Irish emigrants aboard the RMS Titanic - a seamless blend of fact and fiction that explores the tragedy's impact and its lasting repercussions on survivors and their descendants.

Anyone interested in joining us is welcome. Reminder.... the club house is ours to utilize! Anyone with any other ideas for groups, clubs etc, I would be happy to assist you in getting started.

Please Email Gerri Snow at gerrisnow@att.net





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