NEWSLETTER

CRESTWOOD VILLAGE 1

92 Fairway Lane • Whiting NJ 08759





AUGUST 2021

732-350-1818

PHONE NUMBERS

for Help or Service

Emergency – Police, Fire, First Aid	911
Non-Emergency –	
Police, Fire, First Aid	(732) 657-6111
Maintenance Dept	(732) 350-2202
Trustees Office	(732) 350-1818
Maintenance Emergency -	_
24 Hour Service	(732) 350-2202
F 6 '	

Emergency Services are those problems which CANNOT and SHOULD NOT be delayed.

They are as follows:

- Broken Water Pipe
- Clogged Toilets & Drains
- Loss of Heat
- No Electric Power
- Unable to enter the unit due to lost or misplaced key or for any valid reason that entrance should be made for investigation.

Where appropriate, a \$60.00 charge will be made for emergency services rendered, including unlocking doors for entry.

Maintenance Hours: 8AM - 4PM

Call Information "HOTLINE" 1 (848) 227-3082

Clubhouse Open Schedule

Billiards • Exercise Room • Library

Welcome **CLUBHOUSE ACTIVITIES**

MONDAY

Back

Exercise Class	9:00 AM
Ladies Cards–	
"A" Room	6-8:00 PM
Billiards / Pill Pool	6-8:00 PM
Residents Club -	
2nd Monday	6:30 PM
Movie Night -	
4th Monday	5:30 PM

TUESDAY

Ticket Sales -	
Auditorium	9-11:00 AM
Ceramics	8:30AM-12 Noon
**Bocce	5:30 PM

Wednesday

**Ladies Golf	8:30 AM
Mah-jongg	1:00 PM
**Bocce	5:30 PM

THURSDAY

Golf Club • Cards •	
Texas Hold EM'	12:00 PM
Open / Reps Meeting-	
4th Thursday	10:00 AM
Except July	
**Shuffleboard -	

Indoor/Outdoor5:30 PM

FRIDAY

Exercise	9:00 AM
**Men's Golf	9:00 AM
Mah-jongg	1:00 PM
Karaoke -	
1st Friday	5:30 PM

** Clubs that are NOT year round.

The Clubhouse is open to all from 8:00 AM - 4 PM, After 4:00 PM

You may enter with your pass card (available at the Trustees Office)

No Entry before 8AM or after 10PM Alarm will trigger Police response!

Trustees Notes...

Happy Summer to all! FINALLY... We are able to open the Clubhouse! We have been waiting for liability protection to be passed and the Governor signed this legislation in late June. We had our first Open Meeting on July 26th. It was nice to see everyone again along with the newcomers that have moved in over the past 17 months or so. Everyone enjoyed the cake and the "Mr. Softy" ice cream! All the clubs will be resuming and the exercise room, pool tables and library are available to all. As of this writing, we are trying to correct issues with the locks. If they are not yet fixed, the clubhouse will be locked on the weekends and after 4pm weekdays. Unfortunately, due to COVID-19, our technician is having delays getting parts. Hopefully the locks are fixed by the printing of this newsletter. We hope to see everyone at our next open meeting on August 26th at 11:00am. Our new Mayor, Robert Hudak will be attending to meet our Residents.

Due to many requests, we will be having another yard sale on September 25th with a rain date of September 26th. Forms to sign up are included in this newsletter. Please return sign up form along with \$5 to the Trustees office no later than September 17th to be included on the list of participants. This fee covers the advertising, entrance balloons and the printing and paper of the maps and participants for the shoppers.

We also have in this newsletter the HOPA forms (housing for older people act). We are required to complete these forms every 2 years to protect our status as a 55+ community. On the top of the form, please list the certificate holder(s) or owner(s) of unit. On the bottom part, you list anyone, including yourself living in the unit along with their date of birth. The certificate holder signs and dates the bottom. We are looking for everyone's cooperation with this as this is a major undertaking to satisfy State requirements.

Until September, **Jeannie Feola** President

The Board has no control or input over advertisers in the Monthly newsletter

BOA	RD OF TRUSTEES		
	President Vice President &	Vinny Spera	Liaison to Clubhouse & Yard Sales
	Liaison for Community Relations	Maryann Gatti	Real Estate Re-Sales & Liaison to Golf Course
2	Treasurer & Liaison to Maintenance Dept.	Anna Marie Russo	Liaison to Representatives & MCC Secretary

Coleen Mattiacci, Editor

cmattiacci@mac.com

Mark Your Calendar

Garbage Collection	Monday & Thursday mornings unless a holiday. Please do not place OUTSIDE of container until the MORNING of collection.
Recyclables Recycle Coach	August 13 & 27. Put recyclables out the NIGHT before pick-up. Please put recyclables in containers, not plastic bags as it cannot be readily identified as garbage or recyclables. ONLY "button cell" and rechargeable batteries are recyclable. All other batteries go into regular garbage.
Village – Light Bulk Pick-Up	Last Wednesday of every month. Includes all electronics – MUST BE OUT BY 7:00 AM!!! NOTE: Bulk pick-up is for oversize items – NOT entire house clean-up. We will pick up special clean-ups, but only by special arrangement with the Maintenance Dept.
Yard Debris	Every Thursday. Remember leaves, needles and pine cones ONLY!!! CANNOT be picked up in plastic bags. The refuse center will not let us dump plastic bags. It MUST be in BIO-DEGRADABLE PAPER BAGS ONLY. Available at maintenance dept. or local stores.
Brush / Branches	Every Thursday. At the curb.
Lawn Cut Dates — Tentative	August 9, 19 & 30 — Cutting, Curb Lines & Edging once.
Reps Meeting	August 26, 10AM
Open Meeting	August 26, 11AM

DON'T FORGET Village Bulk Pick-up must be at the curb by 7AM

TOWING WITHIN THE VILLAGE IS NOW IN EFFECT

Unregistered, illegally parked and inoperable vehicles are subject to towing. We are also beginning to tow unauthorized vehicles parked in our overflow lot behind the golf course. The Village has no authority once the vehicle is towed. You would need to contact Accurate Towing at **732-349-6439** directly to get the costs and arrange retrieving your vehicle.

This newsletter is online at www.crestwoodvillageone.com



We are excited to announce our clubhouse is open and clubs are resuming after a year-plus closure due to COVID-19. Hoping to see your smiling faces!

Upcoming Events

August 2 Creative Writing 11am Exercise 9am

August 6 Karaoke 6pm

August 10 Ceramics 8:30am - 12:30pm

August 19 Golf Club meeting 12:30pm

September Residents Club & Movie Night

Library is open

6Welcome

OUR NEW RESIDENTS

Michael Horohoe 30C Brooks Court Catherine Conroy 61B Kennedy Drive Yvonne Beckner Bruno Stulle Atef Ibraham Donna Slocum Christina Budnicki John O'Donnell Juan & Manuela Fernandez

66A Kennedy Drive 140B Azalea Drive 141A Azalea Drive 236D Columbine Ave. 238D Columbine Ave. 395A Fairway Lane 509A Lilac Lane

As a new resident, we welcome you to Crestwood Village 1 and wish you comfort and happiness in your new home. We hope you will take note of the Residents Club notices and plan to be present at the next meeting on September 13th at 6:00 pm. You will have an opportunity to meet your neighbors and we get a chance to shake your hand and give you a warm welcome.

As for the Board of Trustees, we welcome you and sincerely hope that a year from now you'll be telling your friends "this is the best move I've ever made".



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• Our unique, one-piece seamless wall system can be installed right

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to climb over a tub rail

over your existing tile Bathtub liners, too

(see store for details)

Expires 8/31/21

CODE SPO

CRESTWOOD VILLAGE CO-OP, INC.

PERMISSION REQUEST FORM

Resident's Name:				Date:	
Resident's Address:				Phone #:	
	Plastic/Vinyl Shed Installat	ion – Call Ma	intenance for	size and material requirements	
	Awnings – Installation or Replacement				
	Patio Installations – Cannot Exceed 180 square feet				
	Sidewalks				
	Air Conditioning (Wall or C	entral Units)	– Installation	or Replacement	
	Three (3) Season Rooms				
	Exterior Doors (Sliders, Ent	ry, Garage o	r Storm)		
	Satellite Dish Installations	– Installation	Instructions V	/ill Be Provided by Co-op	
	Solar Tubes				
	Sprinkler Systems – Installa	ation or Repl	acement		
	Windows (Maintenance De Avoid Structural Damage)	epartment M	ust Be Notified	l of Installation Date to Speak with Installer to	
	Electrical Work				
	Plumbing Work				
	Interior Alterations or Rend	ovations			
	Other:				
CONTR				PHONE #:	
INSUR	ANCE:			LICENSE #:	
TOWN	SHIP PERMITS OBTAINED	□ YES		□ N/A	
DRAW	INGS	□ YES		□ N/A	
SPECIF	ICATIONS	□ YES	□ N/A		
THE BOARD OF TRUSTEES HAS GRANTED APPROVAL TO INSTALL THE ITEMS CHECKED. THE RESIDENT IS RESPONSIBLE FOR ALL MAINTENANCE AND ADDITIONAL INSURANCE. ANY PERMITS NEEDED FROM THE TOWNSHIP FOR ANY ALTERATIONS MUST BE OBTAINED BY THE HOMEOWNER OR THE CONTRACTOR AND A COPY IS TO BE GIVEN TO THE OFFICE. THE BOARD RESERVES THE RIGHT TO STOP WORK IF THE ABOVE IS NOT MET AND TO INSPECT THE INSTALLATION WHEN COMPLETED.					
Reside	ent's Signature:			Date:	

Trustee Approval: _____ Date: _____

Senior Security Matters

By Maryann Gatti H0-6 Insurance Coverage

The subject of Insurance coverage comes up often when speaking to village residents. I notice that many may be under-insured due to a lack of understanding regarding the coverage parameters, particularly as it pertains to the \$25,000 deductible mentioned in co-op documents.

The Village deductible is \$25,000 which is passed along to the homeowner.

The Village insurance covers the cost of **"builders grade"** structure. It allows construction of a basic quality unit, with builder's grade windows, doors, electricity, plumbing, windows, sheetrock and doors, but it would not include things such as any upgrade to flooring or cabinetry.

The **Personal Property** portion of the insurance covers a wide-array of interior items such as: Appliances, Furniture, Home Electronics, Housewares [linens, cookware, dishes, window coverings, etc], Air Conditioners, Small appliances, and all Clothing and Accessory items.

Additionally, Co-op Bylaws require a minimum of \$100,000 Liability coverage should anyone become injured in your unit, but it is recommended you carry \$300,000 coverage. As well, you need to carry a separate 'Rider' for expensive personal items such as jewelry, coin collections or furs, and many policies provide a *Loss of Use* feature that would pay a specified amount for you to stay in another location while your unit is uninhabitable.

Though you can never replace sentimental items such as photos and family heirlooms, having the proper coverage can go a long way toward helping you recover from a devastating loss of your home.

I suggest producing a list with two columns: **Structural and Personal**. Go through your home and list everything you would need to replace to the appropriate list, and then assign a monetary amount for the replacement of each item. [Don't forget seemingly invisible items such as the vacuum cleaner, Christmas decorations, pantry items, food replacement, vitamins, cosmetics, toiletries, home security systems, tools, and decorative items] When you add the columns, it will give you a good idea of how high your Structural and Personal coverage should actually be.

Lastly, it would be a good idea to photograph or videotape each area of your home for visual proof of what is needed to replace.



OPEN MEETING

Thursday, August 26th at 11am

Mayor Robert Hudak will be attending for a Meet & Greet



Creative Club

The Creative Writing Club will be having a meeting of its members on **Monday, August 2, at 11:00AM** at the Clubhouse in Room "A". All residents of Crestwood Village I are welcome to attend. If anyone has a question, they can give me a call at **732-642-1155** or contact me by E-mail at <u>Joseph.Stanick@Yahoo.Com</u>. Thank you, Joe Stanick



Karaoke is back!

Friday, August 6th at 6:00pm.



Golf Club News

We are back! Golf Club meeting **Thursday, August 19, 2021 12:30pm. August 21, Outing and 19th Hole 9:00am.** Sign-up in "A" room. **Membership for 2021 is FREE!** So come on out.

FORE THE FUN!

Starting in September



Residents Club

Residents Club will have its first meeting on Monday, Sept. 13th at 6:00pm.

Come on out and meet your fellow residents and see what our Clubs have to offer and enjoy some refreshments.



Movie Night

Monday, September 27, 6:30PM

Golfers

Congratulations to the Sunday Winners Once Again

Jim Maloney Gerry McCann

Tim Heal

Bill Mahoney

Congratulations to the Hole in One Boys

Tim Heal	Hole 3	June 5th
John Hughes	Hole 3	July 7th

Thank You – Joseph Feola



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VILLAGE 1 GARAGE SALE

The Annual Village 1 Garage Sale will be held on Saturday, September 25th Rain Date, September 26th

There is a \$5.00 registration fee to help pay for advertising, signs, etc. Hours will be from 9:00am to 2:00pm. You must clean up immediately after 2:00pm. Merchandise can be displayed on driveways and grass. Please remember to respect your neighbors so everyone can display their goods.

Send the registration form below to the Trustees office along with a \$5.00 fee by September 17th. We will distribute maps at the Clubhouse showing the addresses of homes having sales. Registration forms received after June 19th will not be listed on the map.

Village 1 Garage Sale Registration Form Sale date September 25th - 9:00am - 2:00pm (Rain date - September 26th)

Name_____ Phone _____

Address _____

Fee \$5.00 (for advertising, signs, etc)

THIS FORM MUST BE SUBMITTED TO TRUSTEES OFFICE BY SEPTEMBER 17TH IN ORDER TO HAVE YOUR HOUSE LISTED ON OUR MAP AS A SALE SITE. FORMS RECEIVED AFTER THIS DATE WILL NOT BE SHOWN ON THE MAP.

Crestwood Village Co-Op, Inc.

92 Fairway Lane • Whiting NJ 08759

Maintenance Dept

(732) 350-2202 (732) 350-2241 Fax **Trustees Office** (732) 350-1818 (732) 350-1605 Fax

HOPA Survey (Housing for Older People Act)

The HOPA provides housing for older persons and is intended for occupancy by at least one person 55 years of age or older per unit. It requires that periodically information must be collected and verified with the age of all residents. If a survey is not completed, the senior housing community could lose its housing status.

It is mandatory that this survey be completed and filed with the Co-Op office.

HOPA Questionnaire

Certificate Holder's		_Address		
City	State	Zip	Phone	e #
otal number of peo	ple living in your home (Do no	ot include paid ai	des or live-in ass	sistants)
		•		
Person #1				
Person #1	Name		Age	Birth Date
Person #1 Person #2		·		
	Name		Age	Birth Date

I/We certify this form to be an accurate statement of the number of persons living in my home with their accurate birth dates. I/We understand that Crestwood Co-Op Inc. could lose HOPA exempt status if the above details are not completed or are inaccurate. Under penalty of perjury, I/We declare that the above information is true, correct and complete.





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Receive 15% off first cleaning service

HALL	Sat	2	14	21 GOLF OUTING & 19TH HOLE 10:00AM	28	
FRIENDSHIP HALL	Fri	6 EXERCISE 9:00AM Karoke 6:00PM-9:00PM	13 EXERCISE 9:00AM RECYCLE	20 EXERCISE 9:00AM GG	27 EXERCISE 9:00AM RECYCLE	
H	Thurs	5 BRANCH & BRUSH PICKUP	12 BRANCH & BRUSH PICKUP	19 BRANCH & BRUSH PICKUP GOLF MEETING 12:30PM	26 BRANCH & BRUSH PICKUP REPS MEETING 10AM OPEN MEETING 11AM	
Welcome Back!	Wed	4	5	1 8	25 BULK PICKUP	
Welcon	Tues	£	10 CERAMICS 8:30AM-12:00PM	17 CERAMICS 8:30AM-12:00PM	24 CERAMICS 8:30AM-12:00PM	31 CERAMICS 8:30AM-12:00PM
121	Mon	2 EXERCISE 9:00AM CREATIVE WRITING CLUB 9:00AM	9 9:00AM	16 EXERCISE 9:00AM CREATIVE WRITING CLUB 9:00AM	EXERCISE 9:00AM	30 EXERCISE 9:00AM CREATIVE WRITING CLUB 9:00AM
August 2021	Sun	-	ω	15	22	59

21 BUS SCHEDULE	Sat	2	4	24	28	
	Fri	6 LOCAL MARKETS 8:30AM LACEY MALL 12:30PM	13 LOCAL MARKETS 8:30AM TARGET 12:30PM	20 LOCAL MARKETS 8:30AM LACEY MALL 12:30PM	27 LOCAL MARKETS 8:30AM TARGET 12:30PM	
	Thurs	5 SHOP-RITE L 8:30AM KOHL'S 12:30-3:00PM	12 COLUMBUS MARKET 8:30AM	19 SHOP-RITE 8:30AM WALMART & ALDI 12:30PM-3:00PM	26 SHOP-RITE 8:30AM KOHL'S 12:30-3:00PM	
	Wed	4 OCEAN COUNTY MALL & BURLINGTON STORE 9:00AM-1:30PM	11 BRICKTOWN 9:00AM-1:30PM	JENKINSON'S 9:00AM	25 OUTLET CENTER & FREEHOLD MALL 9:00AM-1:30PM	
	Tues	n	10	17	24	31
	Mon	2 LOCAL MARKETS 8:30AM MANCHESTER SHOP-RITE 1:00PM	9 LOCAL MARKETS 8:30AM MANCHESTER SHOP-RITE 1:00PM	16 LOCAL MARKETS 8:30AM MANCHESTER SHOP-RITE 1:00PM	23 LOCAL MARKETS 8:30AM MANCHESTER SHOP-RITE 1:00PM	30 LOCAL MARKETS 8:30AM MANCHESTER SHOP-RITE 1:00PM
August 2021	Sun	CHURCH SERVICE 9:00AM	8 CHURCH SERVICE 9:00AM	15 CHURCH SERVICE 9:00AM	22 CHURCH SERVICE 9:00AM	29 CHURCH SERVICE 9:00AM

MINUTE

Hello Residents of Village 1,

Total Completed Work Orders – 347

This month I'm going to touch on several issues and work requests that we in the Maintenance Department have had to address over the past couple of months. On top of our normal workload, we have seen a significant increase to issues with roof leaks and air conditioning requests for installation and/or service. As many of you are hopefully aware, the cost of building materials is at an all-time high and an alarming shortage of workers throughout many industries have caused significant delays in acquiring materials and scheduling of work.

Roofs

Roof leaks are being reported on a regular basis to the Maintenance Department, some minor, some major and some are numerous. Typically, roof leaks aren't identified until you start seeing those ugly brown stains on your ceiling. If you do feel that you have a roof leak, please contact the Maintenance Department to schedule an appointment for an inspection. We will come and inspect the property and determine what repairs are required and then schedule accordingly. If it's a smaller job (1 – 2 sheets of plywood) the Maintenance Department will perform the repair. However, if it's a larger repair or a building with repetitive leaks, the Maintenance Department with the Board of Trustees approval will hire a roofing company for a full roof replacement. The roof replacement includes removing all existing roof materials including plywood sheathing, attic fans and any other black or white passive vents. The roofers then install all new plywood sheathing to the entire building and then install the new shingles. The new roofs are being installed with a ridge vent, eliminating the need for the attic fan. After the roofs are complete, improvements are completed to the existing soffits to increase air flow and a larger gutter to handle more of the rain water during these torrential downpours we seem to be dealing with on a weekly basis.

This roof replacement project does not have a set schedule at this time and the Maintenance Department and the Board of Trustees has to prioritize the replacements, so that the worst of them are getting done first. Just to reiterate an earlier point, building materials are at an all-time high and these roof replacements have become substantially more expensive.

Air Conditioning

Hot summer months require some A/C! The Maintenance Department will install or remove the through the wall units seen throughout the Village as needed. We require residents to purchase the A/C units, specifically the through the wall styles with rear vents only. If the new A/C unit has side vents, there is a very real possibility that the condensation or any rain water can get between the wall cavity which can create a lot of problems. Call the Maintenance Department to discuss your current situation and we will help direct you to the appropriate style and place to shop to get the recommended style for your unit. WINDOW UNITS ARE NOT PERMITTED IN EITHER THE WALL CUT-OUTS OR IN ANY WINDOW ... YOU WILL BE REQUESTED TO REMOVE THIS UNIT. If you have a central A/C unit or are thinking about transitioning to a central A/C unit, the resident is responsible for making all arrangements for this work. The Maintenance Department does not work on central AC units and do not install them. You are required to complete a Permission Request Form for the AC installations to ensure that the installers are installing the units in a manner consistent with the Board of Trustees and the Co-ops by-laws, as well as, to make sure the condensation lines are not depositing into the crawlspace. Please call if you have any questions regarding air conditioning or air conditioners.

Keys and Contact Information

With the amount of new residents coming into Village 1 and you existing residents, we make a standard request that you provide a copy of your house key(s) to the Maintenance Department. We have a file for each unit in the Village and if we have a key on file, it could save you a considerable amount of frustration and additional costs if you lock yourself out or if there is an emergency...our emergency personnel do seem to enjoy forcing entry. Also, it seems that we have numerous issues with contact information...if you change your number or remove a number or want to add an additional contact please provide this information to either the Village 1 Clubhouse or the Maintenance Department to make sure you can be contacted if necessary.

Thank you, The Maintenance Department (732) 350-2202 Crestwood1maintenance@gmail.com