

HEATHERWOOD NEWS

2023

Prepared by Kathy Logan and Bill Taggart



Spring



Summer



**Cheri Buriak CMCA
Community Manager**

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Board of Trustees

PRESIDENT'S MESSAGE

Rose Mary Colombo



You may or may not be happy about the lack of snow this past Winter, but for Heatherwood, a snowless winter was very beneficial for the budget.

While the possibility of snow in November/December 2023 may require a portion of the budget, some of the remaining money can be used to address projects which may not have been completed due to budgetary constraints.

Some of the projects scheduled or already completed are: the second phase of the Belgian Block repair; power washing of the gazebo and storage shed; pruning of the trees on Caserta Drive; spraying of various trees throughout the community for insect infestation; pruning and weeding of the plant groupings around the pond; and removal of dead trees or trees with roots lifting concrete sidewalks.

The Board has also contracted with a new Engineering Company to conduct an updated study of our Capital Assets. This study is mandated by law and determines the cost of replacing these assets to ensure sufficient funding has been set aside in the Capital Reserve account to cover the cost of replacements. That study will begin in May.

A Board of Trustees Election will be held in October. All five Board positions will be open at that time. In the past, we have experienced little or no interest from homeowners to file for these positions. I have said this often in the past but it bears repetition. In order for Heatherwood to continue to be a vibrant community and maintain its exceptional reputation, we must have individuals who are willing to volunteer their time. The Board of Trustees is an integral part of the success of Heatherwood. Decisions concerning the continued growth and beautification of Heatherwood rest with these individuals. Critical Financial decisions, such

as the amount of Association fees you must contribute monthly, depend on the expenditures made by these members. We need dedicated, honest and competent individuals to volunteer to do the work entrusted to the Board of Trustees. I encourage you to give serious thought to filing for a position on the Board.

FINANCIAL REPORTS

Jim Sherry, Treasurer



Complete financial reports are posted each month on the Heatherwood website, where they can be viewed by all Heatherwood homeowners who have requested the password.

There is also a Financial Report that appears later in this Newsletter.

OPEN MEETING



Heatherwood's first Open Meeting of the year was held at the Washington Township Municipal Building, Sewell, NJ, on April 20, 2023.

Following the Pledge of Allegiance and approval of the October 2022 Minutes, Treasurer Jim Sherry reviewed Heatherwood's financial status as of the end of 2022, as well as the 2023 Budget Review to date. A brief question-and-answer period followed, with explanations provided for all concerns. In summary, Heatherwood is in a very good budget position for the remainder of 2023.

As required by law, the Board then proceeded with Ratifications of eight contracts for various expenditures, including spraying and trimming of trees, pond company, audit services, a new Engineering Study, tree and stump removals, power washing of gazebo and storage shed, weeding and trimming of tree groupings around the pond and various non-contract work by Marksmen to

complete landscaping projects and provide labor for planting of Spring flowers.

Committee reports followed and specifics regarding each may be read elsewhere in this Newsletter.

The Resident Forum included an interesting issue regarding the unfortunate entry into one of our homes by a raccoon, which proceeded to nest and multiply before the source of the unfamiliar sounds the owners had been hearing was discovered. It was determined the raccoon had entered via the home's attic fan on the roof, where it had managed to create an opening large enough to enter. After considerable expense to clean the attic and replace damaged insulation, the homeowners have now ordered a type of cage from Amazon to place over the fan. It may be viewed by searching HY-C RVG3030G Galvanized Black Roof Vent Guard with Wildlife Exclusion Screen, 30" x 30" x 12" on Amazon.com.

Other issues addressed during the Resident Forum involved landscaping issues which Community Manager Cheri Buriak will address with Marksmen.

Inasmuch as the meeting was held in the Washington Township Municipal Building Town Council Meeting Room, our meeting closed with an invitation for those in attendance to take a moment to stop by the back of the room on their way out to view the numerous photographs of Township residents who have served in our military, both living and deceased, including several Heatherwood residents or deceased spouses of Heatherwood residents. The display is done with respect and appreciation for all. It may actually be visited at any time while visiting the Municipal Building.

A TIMELY REMINDER

By Kathy Logan, Vice President



Exhibit F-1 of our Governing Documents provides a wealth of information concerning items for which **ARB approval is NOT REQUIRED**. It is five pages long and includes

details regarding what exactly is allowed regarding doors, garage doors, shutters, lights, satellite dishes, attic exhaust fans, house numbers, ornaments, flowerbeds, porch items and holiday decorations, to name a few. **While these and several other items listed do not require ARB approval, the homeowner is responsible to ensure that such items are in compliance.**

(Should you take this advice and check the extensive list, it would also be helpful to take a look at Exhibit F itself at the same time!)

TRASH AND RECYCLING

By Kathy Logan, Vice President



As has become more and more evident, Heatherwood is a very breezy community **and overflowing recycling cans have resulted in numerous plastic bottles, cans and cardboard items being blown into our storm drains and retention/detention basins. Please be attentive regarding loose items in the recycling cans.**

Similarly, recent windy days have created havoc with trash cans being blown about (including mine!) and homeowners need to be mindful as to conditions prevalent at the time they place trash and recycling cans in the street.

You are once again reminded that during a week in which one of the following holidays falls, **New Year's Day, Memorial Day, Independence Day, Labor Day, Thanksgiving and Christmas**, garbage and recycling pickup will be delayed **One Day**. If the holiday falls on the weekend, there will be **No Delay**.

This is also a reminder that Gloucester County conducts four **Special Waste Collection Dates** each year, with three still scheduled for 2023, all 8:00 AM – 2:00 PM, rain or shine:

May 20, 2023 at the Gloucester County Road Department, 1200 North Delsea Drive (Route 47), Clayton, NJ

September 16, 2023 at the Gloucester County Solid Waste Complex, 493 Monroeville Road (Route 694), South Harrison, NJ

October 14, 2023 at the Gloucester County Road Department address above.

Check the Gloucester County website for any updates to these dates at...

<https://www.gcianj.com/county-recycling/household-special-waste/>

Accepted materials include oil-based paints, stains, motor oil, antifreeze, CFL bulbs, florescent bulbs, ballasts, lead acid, Ni-cad, lithium and all rechargeable batteries, fire extinguishers, solvents, pesticides, cleaners, kerosene, herbicides, gasoline, turpentine, varnish, fertilizers, rat poison, auto and floor care products, weed killers, lighter fluid, propane tanks and photographic chemicals.

Participation is limited to Gloucester County residents. For additional information call 856-478-6045.

CONTRACTOR AND HOME SECURITY ALARM SIGNS



The season for outside projects has arrived and once again it is necessary to remind homeowners that **contractor signs may not be placed on properties either while work is being performed or left there after completion of the project.**

One security alarm sign may be placed in front and one in back of a home. The sign in front is to be placed in the flowerbed or attached to the mailbox post. The sign in the rear of the home is to be placed in the flowerbed.

SEASONAL REMINDERS



Any issues regarding landscaping are to be directed to FirstService via phone call or email address found on page one of this Newsletter.

BOT members or Marksmen Landscaping should not be contacted directly, nor should the landscape workers themselves be approached with specific requests or issues.

LAWN CUTTING



Please keep in mind our lawn cutting day this season is once again on **THURSDAY** rather than Monday. You are reminded that, as with snow removal, the process is as follows:

The homeowner will call FirstService regarding the issue.

- FirstService will contact Marksmen Landscaping
- FirstService will monitor the progress until the issue is resolved
- **As with snow removal, BOT members should not be contacted personally.**
- Homeowners should not interfere with the workers in any way, including tipping them, which is not allowed by Marksmen.

LAWN IRRIGATION ISSUES



Here are a few helpful hints that may help prevent lawn damage during the Summer cutting season:

Spray zones on the sides of your homes where swales are located should be monitored carefully to avoid saturation. Each home has different issues, depending on its exposure to sunlight and other factors such as direction of downspouts. If your swale is too saturated and you do not want the area to be cut, mark the swale with flags to signify that

desire. Next door neighbors should find it helpful to address the irrigation issue together.

Lawns should be watered early in the morning. Watering at night promotes fungus and should be avoided.

Obviously, homeowners should avoid watering lawns on Thursday.

Be sure your irrigation system is set for watering on "Odd Days Only," pursuant to Washington Township Ordinance.

A NEW BOOK CLUB??



Following our Open Meeting on April 20, a homeowner approached a Social Committee member and expressed an interest in starting a monthly

BOOK CLUB. If you like to read and discuss, this is the club for you!

Initially, the meeting would be held at the organizer's house; thereafter, the monthly meetings would rotate within the group. Please contact Community Manager Cheri Buriak and leave your name and contact information if you are interested.

OUR HEATHERWOOD WEBSITE

By Kathy Logan, Vice President



Just a reminder that while FirstService Residential provides a website for Heatherwood, our own Heatherwood website,

<https://www.heatherwoodnj.com> continues to offer a wealth of information that is not only useful, but easily acquired. In addition to our Governing Documents, it contains details regarding important matters relating to Heatherwood, an up-to-date Bulletin Board of pending events, including Township and County events, and many useful links to items of interest. It is extremely easy to navigate and I highly recommend it. On a personal note, it

serves as my go-to place to avoid spending unnecessary time searching for what I need.

HEATHERWOOD WEBSITE

Bill Taggart, Webmaster



The **email address** that you should use if you need to contact me on any **website related** issue is heatherwoodnj@comcast.net

If anyone has any suggestions on adding any new content that you feel would be beneficial to our residents or if you have any questions on the website or suggestions on how I can make the website more useful to you, please contact me.

Please also be aware that much of what is reported or referenced in this, and other Heatherwood Newsletters can be found on the Heatherwood website. If at any time you need assistance in finding anything on the website, you can contact me at the email address shown above.

HEATHERWOOD COMMITTEES



ARCHITECTURAL REVIEW BOARD (ARB)

By Jim Sherry, Chairperson



In response to a recent request for volunteers, we are happy to welcome five new members to the ARB - Tony Angelone, Jack Bauer, Frank Cloak, Joy Wagner and Mike Zidik.

We are planning to do the annual walk-around inspection during the last two weeks of May. You will receive an email reminder prior to the start of the inspection.

This inspection is conducted by the ARB members, along with our Community Manager Cheri Buriak, to ensure that all properties are properly maintained to preserve the beauty of our community and environment.

Attached to this Newsletter is a copy of the checklist that will be used as a basis for the inspection. It is hoped that all residents will use this checklist to "pre-inspect" their property and address any potential issues. The ARB would like nothing more than to find no violations or maintenance issues during the inspection; however, if you have any, you will receive a notice from FirstService stating the specific items that require correction. All violations must be corrected within 30 days to avoid a fine and you are required to notify FirstService in writing, via email or regular mail, that corrections have been completed.

You are also reminded that an ARB Application must be submitted for approval of any improvements or changes to the exterior of your home or property. The Application must be submitted and approved prior to the start of any work.

Please refer to the Governing Documents, Exhibit F, Architectural Guidelines, for specific items that do or do not require approval. Certain things, such as door and shutter colors, cannot be changed, and when replacing a roof, the new shingles should be a similar color to the original.

Any questions regarding the ARB should be directed to Cheri Buriak at First Service Residential.

GARDEN COMMITTEE

Bob Giannotti, Chairperson



After many years of dedication serving as Garden Committee Chairperson, Rose Mary Colombo has decided to step down, and Bob Giannotti has accepted the

Chairperson role for the committee going forward. Thank you, Rose Mary, for everything you have done in the past to keep our community beautiful!

It has become increasingly difficult for our volunteers to do the hard work associated with the digging and planting of the seasonal flowers. In light of that, one change in 2023 going forward is that Heatherwood will be contracting out the work associated with the planting of the Spring and Fall flowers. Once the details of the contract are finalized, Bob will handle the purchase and pickup of the flowers, and work with the contractor to have the flowers planted.

In the Fall and at holiday time, the Garden Committee will still handle the decorating of the gazebo and entrance areas to Heatherwood. The committee is hoping to replace our famous and weary holiday soldier that has stood strong in the gazebo for so many years.

As always, we all appreciate the effort the Garden Committee volunteers have continued to provide over the years. Your efforts continue to keep our community looking great.

SOCIAL COMMITTEE



*Charleen Orzechowski and Cathy Sherry,
Chairpersons*

YARD SALE



Back by popular demand is our Community-Wide Yard Sale! This year's date is **Saturday October 7, 2023, from 8 am to 2 pm. (Rain date is Sunday, October 8.)** Display your items for sale in your driveway or garage.

There is no expense for you. We will advertise, post street signs, and provide our shoppers with a map of participating houses on the day of the event. A registration form will be provided closer to the October date.

We are seeking new members to join our committee. You would partner with us to brainstorm ideas and provide activities and events so neighbors can meet and socialize. Please contact Cheri Buriak, our Community Manager, via email at Cheryl.buriak@fsresidential.com or via phone at [201-514-7991](tel:201-514-7991), if you are interested. Thank you!

As always, we wish a happy and safe Spring and Summer to all! It's nice to see you out and about in our lovely community. Stay well!

WELCOME COMMITTEE

Rose Mary Colombo, Chairperson



The It has been a busy 2023 for Heatherwood, with five new homeowners moving into our community.

The Welcome Committee has completed one Welcome visit to date and there are four additional visits pending. We all know how stressful it is to move to a new home, so these new homeowners have asked for some time to settle in before they schedule a Welcome visit.

The one visit we did complete was very rewarding because we met a distinguished US Navy veteran and his lovely wife.

We look forward to meeting the remaining four couples in the near future.

(Editor's Note: The Welcome Committee is celebrating its **10th year** of existence in 2023. Its Chairperson, Rose Mary Colombo, conceived the idea and continues to be the guiding force behind arranging visits and providing our new homeowners with helpful information and good feelings about having chosen Heatherwood.)

CONDOLENCES



Our deep condolences go out to the families of those who have passed away since the publication of our Fall/Winter 2022 Newsletter:

David Carey
Joyce Connor

HEATHERWOOD ARB HOME INSPECTION CHECKLIST

Property Address: _____

Date: _____

| ITEM | Y/N | COMMENTS |
|--|-----|----------|
| Front | | |
| Driveway: | | |
| Expansion: <i>Cumulative width 4 feet</i> | | |
| Planting Bed - <i>2 feet maximum each side</i> | | |
| Flower Pots/Urns - <i>Maximum of 2</i> | | |
| <i>Maximum 2 feet high X 18 inches</i> | | |
| Mailbox Planting Area: | | |
| Maximum 2 feet from post | | |
| Ornament - <i>1 only, Maximum 1 foot high</i> | | |
| Edging | | |
| Walkway material: | | |
| Planting Area: | | |
| Edging - <i>2 feet maximum height</i> | | |
| Ornaments - <i>maximum of 5</i> | | |
| Ornaments - <i>maximum 30 inches high X 24 inches</i> | | |
| Fountains - <i>only 1 & maximum 2 feet tall</i> | | |
| Plant hanger - <i>less than 6 feet tall</i> | | |
| Flags - <i>maximum 2 feet high by 2 feet wide</i> | | |
| Landscape Lights - <i>(electric/solar) planting area only</i> | | |
| No bird baths, bird houses, or bird feeders | | |
| No wind chimes or flag poles | | |
| No furniture or window boxes | | |
| Doorway: | | |
| Ornaments on Door - <i>Maximum 2 feet in diameter</i> | | |
| Ornaments by Door - <i>Maximum 15 inches X 15 inches</i> | | |
| 1 furniture item | | |
| 2 planters - <i>maximum 2 feet high X 2 feet wide</i> | | |
| Milk Can - <i>well maintained</i> | | |
| Porch: | | |
| Maximum 2 chairs or 1 bench | | |
| 1 table | | |
| 3 ornaments (planters count) | | |
| Street Trees: | | |
| No Township disallowed species | | |
| No obstruction at sidewalk (<i>6 foot clearance minimum</i>) | | |
| Mulched area not to exceed 4 feet | | |
| General Maintenance: | | |
| Paint - <i>noticeable wear/peeling on :</i> | | |
| Mailbox Post | | |
| Porch Post | | |
| Shutters | | |
| Front Door/Door Frame | | |
| Garage Door/Door Frame | | |
| Mailbox - <i>excessive rust stains</i> | | |
| Sidewalk/driveway - <i>stains/dirty</i> | | |
| Mildew/dirty siding | | |

Sides

| | | |
|---|--|--|
| Left Side: | | |
| Ornaments - <i>Maximum 6</i> | | |
| Ornaments - <i>Maximum 3 feet high & 2 feet wide</i> | | |
| Trellis - <i>Maximum 6 feet tall & 5 feet wide</i> | | |
| Plant hangers - <i>Maximum 6 feet tall</i> | | |
| Flags - <i>maximum 2 feet high X 2 feet wide</i> | | |
| Edging - <i>Maximum 10 inches high</i> | | |
| Landscape Lights - <i>(electric/solar) planting area only</i> | | |
| Shutters - <i>noticeable wear/peeling paint</i> | | |
| Mildew/dirty siding | | |
| Right Side: | | |
| Ornaments - <i>Maximum 6</i> | | |
| Ornaments - <i>Maximum 3 feet high X 2 feet wide</i> | | |
| Trellis - <i>Maximum 6 feet tall X 5 feet wide</i> | | |
| Plant hangers - <i>Maximum 6 feet tall</i> | | |
| Flags - <i>maximum 2 feet high X 2 feet wide</i> | | |
| Edging - <i>Maximum 10 inches high</i> | | |
| Landscape Lights - <i>(electric/solar) planting area only</i> | | |
| Shutters - <i>noticeable wear/peeling of paint</i> | | |
| Mildew/dirty siding | | |

Rear

| | | |
|---|--|--|
| House/Patio | | |
| Extension, <i>max 10 feet wide X width of home</i> | | |
| Awning | | |
| French Doors | | |
| Sunroom/Covered Porch/Screened Porch | | |
| Rear door trim - <i>noticeable wear/peeling paint</i> | | |
| Shutters - <i>noticeable wear/peeling of paint</i> | | |
| Mildew/dirty siding | | |
| Planting Area: | | |
| Maximum 4 feet wide | | |
| Edging - <i>Maximum 4 feet high</i> | | |
| Ornaments - <i>Maximum 3 feet high X 3 feet wide</i> | | |
| Trellis - <i>Maximum 6 feet tall & 5 feet wide</i> | | |
| Plant hangers - <i>Maximum 6 feet tall</i> | | |
| Flags - <i>2 feet high x 2 feet wide</i> | | |
| Fountain - <i>1 permitted, maximum 3 feet high</i> | | |
| Bird feeder - <i>Maximum 6 feet high</i> | | |
| Bird baths & small bird houses - <i>permitted</i> | | |
| Gazing balls & statuary - <i>permitted</i> | | |
| Landscape lights - <i>(electric/solar) planting area only</i> | | |

Miscellaneous

| | | |
|---|--|--|
| Lawn/Planting Beds condition - <i>weeds, dead spots, etc.</i> | | |
| Ornamental Trees - <i>2 Maximum, height not to exceed roof peak, minimum of 5 feet from property line</i> | | |
| Roof condition/new | | |

Inspected by: _____