



The Glenmont Commons Gazette

Trustees: Lorne Potash, Nancy DiEdwardo, Bill Clark, Skip Levine
www.glenmontcommons.org

Our next **Homeowners Association Meeting** will be held on
Wednesday, March 24, 2010 at 8:00 PM at
84 Continental Road, Morris Plains
(Powder Mill Village Clubhouse beside the pool).

MARCH 2010

May Board of Trustees Election

The Annual Meeting & Election will be held on Wednesday, May 26th at 7:30 PM at 84 Continental Road. There will be two (2) open Board of Trustees seats up for election at the upcoming Annual Meeting, each holding a two (2) year term. One of those seats is currently vacant. We cannot have a vacancy, we need your help. Please consider volunteering your time. You will receive a mailing within the next month with more detailed information including candidate information forms. If you are interested in running for the Board, please stay tuned and fill out/return the candidate forms promptly after you receive them. Good Luck!

Pool Opening

The Pool will be opening on Saturday, May 29th. A pool opening social event is scheduled for Saturday, June 6th (rain date June 13th). Food, drink, and entertainment are being planned, please save the date, come one come all!

Applications will be sent to all Owners in good standing in April to register for the 2010 renewal stickers. If you are a new Owner, you will be provided with new badges if the previous Owner did not turn the badges over to you at your closing. ***Unit owners with outstanding balances are not entitled to pool badges, valid badges must worn/shown at all times in the pool area.*** The pool will be open on weekends only until public school closes on June 23rd. Hours of operation are: weekdays 12:00 PM – 8:00 PM; Weekends & Holidays 11:00 AM – 7:00 PM.

Garbage & Recycling Rules

Please help keep Glenmont Commons clean & beautiful! The problem is currently out of control with garbage & recycling blowing all over our community, due to some residents who continue to ignore the rules. Garbage left out overnight for pickup the following day must be in an enclosed container to prevent animals from ripping into it or the wind blowing it around. Only garbage put out the morning of scheduled pick up may be placed in dedicated green/black garbage bags, not white kitchen bags. Regarding bulk items, do not leave them at the curb, you must call the town recycling department at (973)263-7273 to schedule the pickup and follow their bulk item rules listed on the website at www.parsippany.net. **This is a free pick up service.**

Dog Droppings Issue

This problem has become out of control recently! Not only is it disrespectful to your neighbors to refuse to clean up after your pet, it is a health hazard which is against the law! Anyone who witnesses this act, please call & report the violation directly to the Parsippany Health Department (973)263-7160.

Gutter Cleaning

Friendly reminder - neglecting gutters can cause ice damming, roof leaks, structural damage, overflow problems which cause ice & trip hazards, etc. The Parsippany town maintenance code requires minimum standards of maintenance-if you have an issue with your neighbor's negligence affecting your unit/property, please contact Management or the Parsippany Code Enforcement Department at (973)263-4373. FYI-having gutter heat tape installed helps eliminate ice overflow/damming issues.

The Glenmont Commons Gazette

Page 2

For Sale/Rent Signs

Reminder-you are allowed by Board resolution to place one for sale/rent sign in your front planting bed, closest to your unit entrance. If you are found in violation of this regulation, you will receive one warning before fines commence; no exceptions.

Reminder-Basic Security Steps

Reminder of a few basic and important security steps for all residents to follow: keep your exterior lights and at least one interior light on automatic timers so that they are turned on when you are not home. Use cfl's (compact fluorescent bulbs) to save money and energy. Have someone pick up newspapers and telephone books at the end of your driveway if you plan to be away, and have the Post Office hold your mail during vacations.

Satellite Dish Installation Rules

Here is a summary of the rules: All dishes must be one meter (39.37 inches) or less in diameter, and must be installed on your unit only, with wires/cables being properly installed by a qualified installer in accordance with all applicable building, fire, electrical & related codes. The dish must be installed on the higher portion of the rear roof of your unit not visible from the street. You must submit written notification to the Property Manager for approval. You can find the complete resolution posted on our website, if you are found in violation of said resolution, fines may result.

Upcoming Board Meetings.....Mark Your Calendars for 2009

The next 12 Meeting dates are: 3/24/10, 4/28/10, 5/26/10, 6/23/10, 7/28/10, 9/15/10, 10/27/10, 12/8/10, 1/26/11, 2/23/11, 3/23/11, 4/27/11.

Remember, meetings are now being held at 84 Continental Road, Morris Plains, NJ – the clubhouse beside the Powder Mill Village pool.

Please contact Tom at Cedarcrest if you have an item you wish added to the Agenda.

Sharing the Newsletter

Unit Owners: Please share all newsletters with your tenants (where applicable), as the information is as important to them, as it is to you. Thank you for your anticipated cooperation.

Need To Speak With Someone About Our Community?

Our Management Company is:

Cedarcrest Property Management

91 Clinton Road Suite 1E

Fairfield, NJ 07004

(973) 228-5477 voice/(973) 228-5422 facsimile

www.CedarcrestPropertyManagement.com

Please contact Tom Chilenski with any questions or concerns

in the office at (973) 228-5477 ext. 12 or

Email: Tom@cedarcrestpropertymanagement.com