



Terrestria

Times

SEPTEMBER 2024



2 Fox Meadow Dr.,
Sicklerville, NJ 08081
(856) 228-5811
Visit us online at
www.terrestriahoa.net

OFFICE HOURS:
Mon-Wed-Fri
12 PM - 5 PM
Closed Tuesday & Thursday

Staff:
Michele Leach, Property Manager
Elizabeth Cuglietta, Receptionist
Brian McCallion, Groundskeeper

PAYMENT PLANS AND ARRANGEMENTS

If you are experiencing financial difficulties, please contact the office at 856-228-5811 or email to Terrestriapm@comcast.net to make a payment arrangement for your monthly association fees BEFORE your account is sent to our collection attorney. Once an account is sent to collection it becomes more costly to the homeowner due to the additional legal fees added to your account, in addition, to the liens assessed against your home.

Thank you to the homeowners that have kept their accounts current and to the ones, who brought their accounts current or entered into payment agreements.
We all appreciate it.

RE M I N D E R

ARB INSPECTIONS

ARB inspections are on-going. Please correct any violations immediately to avoid further fines assessed to your account.

Yard cleanup (front and back yards), removal of trash and debris on property, weeding/tending of garden beds, pressure washing of exterior of your siding and fencing, replacement of cloudy glass windows or doors, garage door repair/replacement, replacement/repair of damaged rotten wood on home and sheds, replacement/repair/painting of decks and fences etc., tidy up patio/deck furniture etc.

RULES AND REGULATIONS REMINDERS

3.4 Common Ground. Homeowners should know where their property begins and ends, and should restrict their activities to their own property. A site plan which clearly details property divisions can be reviewed at the Gloucester Township Municipal Building.

3.5 Display of Interior Items. The display or use of items in the interior of any building visible from the exterior shall not be allowed without prior written consent of the Board of Directors.

3.8 For Sale or Lease Signs advertising the sale or lease of dwellings may only be displayed in the front window.

3.8.1 Signs shall be permitted on lot or common areas for an **OPEN HOUSE ONLY**, beginning one hour before and must be removed promptly after completion of Open House.

3.8.2 Homeowners should advise Realtors of these rules.

LANDSCAPING SERVICES

Our lawn service date will remain on the same day which is Thursdays.

RED FLAG- NO GRASS CUT

YELLOW FLAG- NO PRUNING

BLUE FLAG- NO PESTICIDES/FERTILIZERS

Flags are to be placed at the edge of your lawn by the street or by your mailbox by the curb so the landscapers do not miss the flags. If you need flags, they are available at the office. Please email or call us so we can deliver the flags to your home.

FALL SHRUB PRUNING

The Fall shrub pruning will begin the week of September 16th. If you do not want your small bushes and shrubs pruned, please place out your **YELLOW FLAG** by the curb/street.

HALL RENTAL

Reserve your special date now!! Only \$150 for residents to rent our clubhouse for that special occasion!!

_Birthdays, Christenings, Graduations, Family Reunions, Holiday Dinners, Bridal Showers, Baby Showers, Meetings,
and many more occasions_

For more information about our hall rentals, please call or stop in at our office!!

MAINTENANCE RESPONSIBILITY CHART

<u>COMPONENT</u>	<u>ASSOCIATION MAINTENANCE</u>	<u>OWNER MAINTENANCE</u>
Roofing & Flashing (roof covering only)	Repair, Replacement	None
Skylights & Flashing	None	Repair, Replacement
Gutters & Down Spouts	Cleaning, Repair, Replacement	None
Siding, Chimney Flues, Fireplaces	None	Cleaning, Repair, Replacement
Exterior, Soffits, Facia, Trim, Shutters Garage Door, Entrance Door	Repainting	Cleaning, Repair, Replacement
Windows, Glass, Patio Doors, Splash Blocks	None	Cleaning, Repair, Replacement
Locks, Hinges, Door Hardware, Garage Door Mechanicals	None	Maintenance, Repair Replacement
Patios & Decks	None	Maintenance, Snow Clearing, Repair, Replacement
Fences, Sheds, Gazebos	None	Maintenance, Repair, Painting, Repainting
Driveway	None	Cleaning, Snow Clearing, Ice melting, Resealing, Resurfacing
Sidewalk from Street or Driveway to entrance	Snow Clearing	Cleaning, Repair, Replacement, Ice Melting
Sidewalks along public streets	Snow Clearing	None
Front Lawn	Maintenance	Watering, Replacement
Shrubs (front of home)	Trimming	Watering, Fertilizing, Replacement
Interior Components, Foundation, Structural Components, Plumbing, Electrical, Heating, Air Conditioner (even if located outside home, including Support pads)	None	Maintenance, Repair, Replacement
Exterior entrance light(s)	None	Maintenance, Repair, Replacement
Back yard: Grass, Trees, Shrubs	None	Watering, Maintenance, Replacement
Mailboxes & Posts	None	Repair, Replacement
Common Areas	Maintenance, Snow Clearing, Repair	None

SEPTEMBER 2024

		TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
1 <i>SUNDAY</i>	2 <i>MONDAY</i> <i>LABOR DAY</i> 	3	4	5 <i>RECYCLING DAY</i> 	6	7
8	9	10	11 <i>PATRIOT DAY</i> 	12	13	14
15	16 <i>FALL SHRUB TRIMMING BEGINS</i>	17	18	19 <i>RECYCLING DAY</i> 	20	21
22 <i>FIRST DAY OF AUTUMN</i> 	23	24	25	26	27	28
29	30					