



Terrestria

Times

APRIL 2025



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

2025 ASSOCIATION MONTHLY FEES

TOWNHOMES \$177
SINGLE-FAMILY HOMES \$32

Please note the new monthly fee is effective April 1, 2025. Please make any necessary changes with your bank, if you use automatic online payments.

If you would like a coupon book, please contact Elizabeth at the office or via her email at Terrestriahoa@comcast.net



PAYMENT PLANS AND ARRANGEMENTS

We are aware many of our residents are or will be experiencing financial difficulties. Please contact the office at 856-228-5811 or email the Property Manager at Terrestriapm@comcast.net, if you need to make payment arrangements for your account.

Thank you to the homeowners, who keep their accounts' current, and to the ones, who either brought their accounts' current or entered a payment plan.

We appreciate you.

LANDSCAPING SERVICES-SPRING CLEAN UP

Our lawn service date will remain the same day which is Thursdays once the grass cutting begins.

RED FLAG- NO GRASS CUT

YELLOW FLAG- NO PRUNING

BLUE FLAG- NO PESTICIDES/FERTILIZERS

Please be on the lookout for the signs for the first fertilization treatment so you can place out your BLUE FLAG, if you do not want the treatment.

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 call or email us so we can deliver the flags to your home.

ARB INSPECTIONS

Please inspect your home and property for any necessary repairs and maintenance as ARB inspections have been started:

Yard cleanup – front and back yards

removal of trash and debris on property including decks and patios

weeding/tending of garden beds

pressure wash of exterior siding and fences

replacement of cloudy glass windows or doors

repair/maintenance of garage doors

replacement/repair/painting of damaged rotten wood on home, decks, fences, and sheds

Clean up/Maintenance of patio/deck furniture, etc.

2025 POOL SEASON

The pool season will begin Memorial Day weekend- May 24, 25, 26---pool hours 12 pm (noon) to 7 pm for weekend only until June 21st. It will open full time June 21st through September 1st.

The pool hours will be 12 9noon) to 7 pm every day including weekends and holidays. Pool forms can be obtained from the Pool Monitor station at the pool entrance. It is \$15 per resident tag. \$5 per guest day tag. You can purchase a 10 visit guest card for \$40 at the office.

Our pool will continue to be for the use of our residents and their guests only. We will not be selling pool tags for non-residents to use the pool as per the change that was made in 2020.

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

APRIL 2025

		TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
<i>SUNDAY</i>	<i>MONDAY</i>	1	2	3 <i>RECYCLING DAY</i> 	4	5
6	7	8	9	10	11	12
13 <i>PALM SUNDAY</i>	14	15	16	17 <i>RECYCLING DAY</i> 	18 GOOD FRIDAY	19
20 	21	22 <i>EARTH DAY</i> 	23	24	25	26
27	28	29	30			