

Old Oaks Townhome Association

October 2015

Plainfield IL



BOARD OF DIRECTORS

Sharon Gomez – President

Amy Buteau – Secretary

PLEASE CONTACT A BOARD MEMBER IF YOU'RE INTERESTED!!

Fall Reminders

It's that time of year to think about getting ready for winter. With the cold harsh winters of the past two years it is important to remember to remove your hoses from spigots and consider purchasing an inexpensive insulated faucet cover that fits over the exterior spigot (cost is about \$5.00).

Please take the time to remove:

- Old plants from planters
- Malibu Lights-to avoid snow damage
- Garbage around unit
- Raggedy Patio Furniture

Owners should remember that burst pipes are owner responsibility to make repairs including

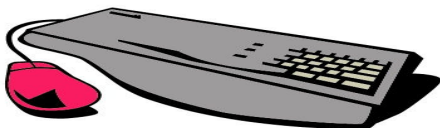


repairing the spigot.

Know where your water shut off lever is!!

As a reminder: The areas at the ends of the buildings are not to be planted. IF you have planted something, you need to remove it.

Visit the Associations' web page at:



WWW.MYOLDOAKS.COM

Check it out for R&R and Past News to Know

Wood Replacement

We have approved the wood replacement proposal to be completed in the coming week. Genesis Construction will replace any rotted wood with a solid wood product which will not have a wood grain pattern. If you have rotted wood and see that it isn't replaced please notify our property manager or a board member right away so it can be added to the list.



TRICK OR TREAT!!

This year trick or treat hours for Plainfield will be between 4:00 & 7:00 p.m. If you plan on participating it would be helpful for residents to leave their porch lights on.

- **Holiday Decorations** ~ Should be removed 30 days after the holiday. Please don't leave pumpkins rotting on your stoops.
- **Outdoor Lighting** ~ Bulbs should be replaced in your outside coach lights with a bulb no brighter than 60 watts.
- **Drive Slowly!** ~ **don't run over our trick or treaters!!**



Immediately following Halloween we must change our clocks back.

This is a good time to:

- Change the batteries in your smoke alarms and carbon monoxide detectors.
- Have your dryer vents cleaned by a professional that will clean them all the way through the roof. Roof damage caused by dirty dryer vents is billed back to the owner.

Foster Premier

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Towing ~ We did change to Green Machine Towing and they have been very diligent about patrolling Old Oaks. Cars will be towed if they are parked in the street between 2:00 a.m. and 6:00 a.m. or are considered abandoned in the guest parking areas or expired tags.



Old Oaks Clean Up Day ~ Did not occur in 2015 due to no volunteers. Hopefully there will be more interest in 2016. We usually have it on a Saturday in April or May before all the pond weeds start growing. Watch for add'l notices.



ONLY 1 COMMUNITY SALE

Garage Sales ~ Volunteers are needed for the 2016 garage sale. The volunteers are reimbursed expenses and will:

Get to pick the date.

Must pick up the permit in Joliet

Plan signs and locations

Provide notice in the newspapers and social media.

*“Volunteers are not paid ~~
Not because they are worthless, but
because they are priceless!”*



Community Reminders ~ Old oaks would like to welcome new residents to the community and as such there are certain responsibilities each homeowner is responsible for.

TRASH – PARKING – PET WASTE---OH MY!!!

- **Trash and recycling containers** ~ are required to be stored inside your garages. Trash containers may be placed at the curb after 4:00 p.m. Monday and all containers and garbage must be removed by the end of day Tuesday. Large items can be placed at the curb for special pick-up after contacting Waste Management and following their guidelines. **Fines will not be waived!**
- **Parking** ~ Do Not Park your vehicles on the sidewalks!! We do not need the added expense of replacing concrete due to the extra weight. ***Street parking between the hours of 2:00 a.m. and 6:00 a.m. is prohibited.*** The towing company randomly drives through the community and removes vehicles parked in the street during these hours. **Tow charges are not compensated!**
- **Parking** ~ Sideways in the driveway is not permitted, neither is parking on the lawn. **Fines will not be waived!**
- **Guest Parking** ~ Vehicles should not be left in guest parking for more than two days or they risk being towed. Extra vehicles are not to be stored in the guest parking areas!!



- **Pet Waste** ~ **Must be removed immediately after defecation occurs! Pet tie outs are not permitted in the common areas. Fines will not be waived! Don't pretend you didn't see it!!!**
- Leased units are required to provide a current lease 10 days prior to move in. If a request must be sent, a fine of \$50 will be applied to the account. **Fines will not be waived!**

What helps the property look maintained?

- **Owners who consistently take care of their unit and the surrounding area. Remove toys, shovels, brooms, pools, etc., from back patios.**
- **All screens must be installed in the windows and maintained in good condition with no holes.**
- **All garage doors must be maintained so that they look new from the exterior!**
- **Vehicles maintained in good condition, keeping in mind loud mufflers are a nuisance and residents can be fined.**

2016 Community Assessments

The Budget is included with this mailer. The new assessment will be \$174 beginning January 1, 2016. **The address to pay assessments is: PO Box 7676, Carol Stream IL 60197-7676.** All checks are made payable to Old Oaks Townhome Assoc.

As a reminder, assessments are due on the first of each month and a late fee of \$25 is applied if it is not received by the 15th of the month.

Residents who have direct withdrawal through the associations' managing agent will not receive coupon booklets. If you would like to set up auto payment please contact our manager.

- **Accounts that are late after the third due date will be sent to collections. All costs associated with collection action will be charged back to the account.**

Like us on Facebook!!



Old Oaks Townhomes

