

THE BOARDS CORNER MARCH 2026

WELCOME to winter!!!

It has been a while since our last Board's Corner, so here's what has transpired since then.

In September we had power washing of homes by Absolute Cleaners. They did a great job and even washed some of the walkways.

Our new management company Greenview Properties officially took over the beginning of October 1, 2025. As always starting with a new company has its trials and tribulations and it will take some time to adjust to them understanding how we operate. They started in Sept. by having personnel come to help homeowners in the clubhouse with their HOA payments. Some issues have occurred because the system that was in place with Klik-n-pay has not run smoothly. They are working on presenting a new way to pay your HOA fees through app folio. Greenview will have personnel here on March 11th between 12-3 to help you to switch over to this new program. Because of the turnover and the change in HOA Fee fees since the beginning of the year, no late payments will be charged to anyone and will be waived until the new program is in place. However we cannot eliminate the Bank Fees for insufficient funds.

Our landscapers ended weekly cutting of grass and fall clean up planned for early Dec. for the most part, everybody has been happy with this new company. They are not perfect, but they are the best that we've had for quite some time.

The newly started Snack Attack! (once a month on the 2nd Friday), has been a wonderful addition to our community events. For those of you not familiar with it, everyone brings a dish of something to eat to be shared. All share in this meal and afterwards a few games are played, which really bring people together. Many thanks to Jo Marie Alfredson who organizes the games. She keeps everyone moving and laughing. It's a great community building evening. Think about coming to this wonderful evening.

Our Snow event:

The Blizzard started on 2/22 and it only stopped snowing around 2pm on 2/23 Homeowners could get out of their home on 2/24 between 11am - 5pm.. all courtyards and Theodore Drive were cleared within 24hrs of the snow stopping. Mostly everyone was very pleased with the snow clearing, however you always get a few disgruntled people..we had full access to getting our cars out in less than 24hrs of the snow stopping.

THE BUILDING OF OUR NEW HOMES

Some of you have made comments and spread negativity about the building of these new homes. I realize it's been a long road but it's been the Town of Brookhaven that has slowed up things. Projects like this need patience and perseverance. Below is directly from the builder as of this week.

**We received the last approval needed from highway dept.

**We are now able to can get site plan approval everything involved with the site plan otherwise is already approved

**We now will formerly submit to the Attorney General for approval to list and sell the units. All of the preliminary work has been done on this so it is ready to go.

**We are submitting to the building department for the permit to build the actual structures.

The builders understanding is once we have site plan approval we can start clearing, building the walls, putting in the roads, infrastructure, etc.

I know it's been a long road, but they are very close.

Spring is around the corner.. with better weather and more things to do outdoors. Keep safe everyone.