



(photo submitted by Anne Holland)

**July 3, 2018**  
**Sterling Woods II – Master Association**  
**Monthly Newsletter**  
**Website: [www.sterlingwoods2.org](http://www.sterlingwoods2.org)**

Dear Unit Owners:

We hope you enjoy the upcoming Fourth of July weekend. Below are some operational highlights of our activities here at Sterling Woods II.

**July Board Meeting** – the July Board meeting has been cancelled due to some of the Board members' availability. The next Board meeting will be held on August 15<sup>th</sup> at the clubhouse. The Board Meeting in Open Session will begin at 7:30 PM.



**Flu Shot Clinic – hold the date:** The Association will once again sponsor a Flu Shot Clinic on Wednesday, September 26<sup>th</sup> from 5:00 PM – 6:30 PM at the Platinum Club. More details will be provided shortly.

**Landscaping Committee Report**

The next lawn application is scheduled for July 10<sup>th</sup> (weather permitting). The application is a fertilizer with grub control. Broadleaf weed control will be sprayed as needed. Trimming of shrubs is scheduled to begin by the first week of July.

**Maintenance Update**

Handrails in the Elms, Oaks and Maples have been painted. LoStocco Metalworks has begun handrail repairs to the top landing of several units on Hancock Drive, Pinnacle Way, Cypress Drive and Bradford Drive. Do not be alarmed if you come home and your top handrail is missing. The contractor will remove the handrail, rope off the area, repair and paint the handrail and the handrail is usually returned the following day.

The power washing of buildings and decks and deck staining on Cypress Drive has begun this week. The start date was delayed by two weeks due to the weather. You will receive a notice at your door when the work on your building/unit is scheduled. The same work on Pinnacle Way will be delayed by a few days and the new anticipated start date is July 20<sup>th</sup> but look for a flyer at your door providing you with an update (two to four days prior to when the work will begin at your unit).



### **Pool Update (Purchasing Additional Pool Furniture) & Schedule**

The Board voted unanimously via e-mail to purchase additional pool furniture from Alumatech Manufacturing for the pool area. They approved to expend a sum not to exceed \$5,000 for the purchase of the following additional pool furniture: two tables, eight chairs, seven umbrella bases with wheels and seven umbrellas. The new pool furniture should arrive in approximately five weeks.

For those of you who are enjoying the pool, we wanted to let you know that the last day the pool will be open is Monday, September 3<sup>rd</sup>.



We have added this parking rule reminder section to the newsletter and each month we will clarify a parking rule and answer a question relating to that rule.

**The use of the visitor parking areas and/or any roadway as additional parking space is prohibited. In all villages, no on-street parking is permitted except for temporary loading and unloading.**

**Q:** Are there any exceptions to when I can park in the road in front of a unit?

**A:** Yes. You may park in front of a unit for temporary loading and unloading (i.e. short durations < 5 minutes) for such activities as: dropping off or picking up a passenger, picking up a forgotten item, checking to make sure you locked the door, moving a car that is in the driveway into the garage to free up the driveway spot.

Not an acceptable example - if you are going to unpack your car from a long vacation, make proper arrangements to park in the driveway or garage and not on the street.

**Q:** If I have a visitor, and all of the spots in the nearest visitor's parking lot is full, what do I do?

**A:** Do not park in the road. Park in the nearest vacant visitor's spot or in the overflow lot on Bradford Drive.

**Q:** I always get home before my husband but leave first in the morning. May I park in visitor's lot until he gets home and then move my car to the driveway?

**A:** No. This is not a legitimate use of the visitor's lot. Either do the "Sterling Woods Shuffle" when your husband gets home or in the morning.

**Q:** There may be an occasion where I need my garage for a task. May I temporarily use the visitor's lot for the second car during these times?

**A:** Use good judgment. Technically no, but if it is a rare and infrequent occasion, there are visitors spaces and if you move it back as soon as you are finished, there should not be a problem. But, if you do this every weekend or frequently, it would be considered a violation.

**Q:** I will be gone for several weeks. May I give permission to my neighbor to use my driveway while I am gone?

**A:** Yes. Your driveway is considered limited common area over which you have some authority. You may grant specific permission for its use. No other unit owner may use it without your permission. Please inform Kim Murray if you have given permission in case there are any questions in your absence.

### **Some routine reminders...**

**Special Assessment** – if you didn't already pay the special assessment in full, I would like to remind you that the second payment of a third of what is owed is due by July 10. If you have any questions, please contact Kim at the onsite office at (203) 748-0859 or via e-mail at [kmurray@rei-pm.net](mailto:kmurray@rei-pm.net).

The next holiday that will impact trash pickup is Labor Day. That week, the pickup will be on Tuesday, September 4, 2018.

See the association website for meeting minutes and information about the various social clubs that are available to all residents here at Sterling Woods II – Bridge, Canasta, Computer, Poker, Mahjong, Sci-Fi Book Club and Bridge Lessons.

The August Master Board Meeting will be held on Wednesday, August 15, 2018 at 7:30 PM. The Open Session will begin immediately following the Executive Session which begins at 7:00 PM and ends at 7:30 PM. Let us know, one week in advance, if you would like to be placed on the agenda and the subject matter that you would like to cover.

If Kim or I can assist you in any way, please let us know. Kim's hours are approximately 7:30 AM until 2:30 PM. Her email address is [kmurray@rei-pm.net](mailto:kmurray@rei-pm.net) and the on-site phone number is (203) 748-0859.

Sincerely,



Art Stueck  
President, REI Property and Asset Management  
[astueck@rei-pm.net](mailto:astueck@rei-pm.net)