

High Meadow Cooperative, Inc.

Newsletter

January/February 2022 Edition

Winter is HERE!

That cold winter weather has arrived! We have had some fluctuations in our weather patterns the last few weeks and we urge all Shareholders to take care when walking around the sidewalks and parking lots, clearing off your vehicles and driving through the grounds. Significant drops temperatures could mean ice, which is sometimes hard to see; walk/drive with care and be safe. As always, our staff and our plowing company will be on site to treat the grounds as soon as possible. Please refer to the HMC Rules and Regulations for more information.

Maintenance Work

Don't forget that you can submit a maintenance request online using the HMC website (shameless plug ☺)! Log into your account and navigate to the Shareholders Resources tab; there you will find the option for Maintenance Requests. Once you submit a request, you will receive an auto-generated responses, (this confirms that your request has been processed in our system). Our dedicated staff will follow up with you as soon as possible to complete the work.

As a reminder, you must complete a COVID-19 screening form before HMC staff can enter your unit to complete any work, if anyone will be home at the time of the maintenance work. Masks MUST be worn at all times. Staff will not be permitted to enter your unit unless both requirements have been met.

Going Green!

HMC is making another move to reduce our carbon footprint and we hope that you will join us! In the next few weeks, you will receive a paper notice requesting you to register for the website and update your preference on receiving notices.

The more users that access our website, means the fewer printed documents. Now we understand that not everyone wants/has access to email and/or the website, and if that is your preference, we will gladly distribute notices to your door, as we have in the past.

Please note that HMC does not permit both options. If you are registered on the website, you will not be able to receive hard copy notices.

Emergency Management Alerts

Stillman Management offers a new service called One Call Now. This notification service provides a way to send you communications via phone calls, e-mail and text messages. HMC has chosen to offer this service to the shareholders for emergency such as loss of heat/hot water, water shutdowns, etc. You are not obligated to sign up for this service and will only receive alerts if you do. Your information will not be shared.

Once you receive the paper notice, please follow the instructions and submit your information. Please note that signing up for these emergency alerts will not change how you receive other notices like the newsletter and special notices. This is only for emergencies. Additionally, you will still receive these notifications through the method you selected for your preference (hard copy or electronic).

CARDBOARD!

Sadly, here we are again with ANOTHER reminder: Cardboard boxes and other paper recycling are to be broken down and placed in the BLUE dumpsters located near the bulk shed behind 175CC. Not sure if you noticed, but when boxes aren't broken down, the bins fill up quickly and we can only fit so much. We encourage you to be thoughtful of your neighbors and please break down your boxes. (In the event that the blue dumpsters are full, you can place your flattened boxes in the white shed until the bin is freed up.)

HMC Annual Meeting

Wow does time go by fast! We are once again getting ready for our annual meeting. Here is what you need to know:

Date: April 27th, 2022

Time: 7:00pm

Location: Zoom link (to be shared at a future date)

Our professional staff will provide an update on the co-op and will be able to answer any questions you may have. There will be two (2) 3-year seats and one (1) two-year seat open. We encourage all shareholders to run for the board. It is a great opportunity to be part of the process and to engage in community work! Your commitment would include a monthly meeting (currently virtual), electronic communications with other board members and a desire to ensure the financial stability of the community.

If you are interested in running for the board, please submit your intents to Marilyn Szatkowski before April 15th, 2022.

Street Parking

Just a quick note and gentle reminder: there is ample street parking in the HMC Community. We strongly encourage you to leave the sidewalk access areas free. Blocking access to these areas could put folks in difficult and unsafe situations. Be helpful to each other!

Storage Room Clean-Up

You probably remember the last three newsletters where we keep talking about this project coming soon. And I am sorry to say that we don't have any other update at the moment but I

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don't; want to leave you hanging! As you can imagine, it's pretty cold out there and the potential for more snow is always there. We will revisit this in spring 2022 to schedule some dates! Stay tuned.. still ☺

telephone number. The Board reserves the right to accept or edit for length and/or content.

Co-Op Insurance

The New Year is finally here, and while we are all hoping for a good one, we can make sure that our updated insurance is on file with Stillman Management.

When your renewal comes up this year, send written proof of your active coverage that includes the name, address, and telephone number of the insurance company/broker and the policy number to Diane Duryea at Stillman Management, either by email, mail, or fax. If you fail to provide, or maintain, the required insurance, you can be subject to legal action. Proof should be sent in the same month that the existing policy renews.

Upcoming Board Meetings

Board meetings take place on the third Tuesday of the month at 7:00 pm.

If you are interested in addressing the Board, please contact Marilyn Szatkowski, at (914) 762-0284 at least 48 hours in advance of the meeting, so that you can be placed on the agenda and be sent the link for the virtual meeting. Meetings are still currently being held via Zoom.

All Shareholders are welcome and encouraged to attend Board meetings and observe. Our next meeting will take place on Tuesday, February 18th, 2022.

Don't Forget: High Meadow is on Facebook

High Meadow is on Facebook! Look for the group "Residents of High Meadow Coop" on Facebook and follow the prompts to join. This group is meant for shareholders of High Meadow Co-op and their immediate family members to meet, connect and strengthen our community of neighbors. Please feel free to share your interests, items for sale, notify others of positive experiences with local businesses, etc.

We hope this new way to communicate will enhance how we already interact as neighbors. Please feel free to direct any questions or concerns to Dawn Marie Hilkin (hmmaintslip@gmail.com).

Submitting Information to the Newsletter

If you wish to place information in the HMC Newsletter, please drop a note off to C. Gardella at 173 Charter Circle or send an email through the HMC website using the "General Questions" tab. All information should be submitted in writing and should include your name, address, and

Special Announcements

In newsletters of the past, HMC has typically included a section for announcements of new shareholders, congratulations, and sympathies. In efforts to protect the privacy of our shareholders, moving forward, we will happily include that information but only at the shareholder's request. If you would like to include an announcement, please submit a Newsletter Announcement Request by either dropping it off at the Maintenance Office (behind 98CC) or through our website: under the Welcome Shareholders! tab, there is a new feature that will allow you to do this: highmeadowcoop.com

Community Room

As a reminder, the Community Room is currently not available for rent at this time. We will notify you once this has been lifted.

After Hours Emergencies

After hour's emergencies must be directed to Management's Emergency Number published in the newsletter. Emergency calls are quickly sent to the staff member on duty through the Property Manager and the Account Executive for the property. It is prohibited to contact or go to a staff member's home at any time for High Meadow issues.

Anyone who approaches a member of the staff after hours for co-op issues will be assessed a Processing Fee of \$100 plus overtime.

Important Contact Information

Facilities Manager, High Meadow
Joe Giampietro
914-941-6208

Property Manager
Jenna Guiliano, Stillman Management
914-813-1913
jguiliano@stillmanmanagement.com

With Gratitude,
The Board of Directors