

# THE HOMESTEAD MILL

WINTER 2019 Newsletter



## **HAPPY HOLIDAYS FROM YOUR EXECUTIVE BOARD !**

**THANK YOU TO ALL OWNERS WHO ATTENDED THE ANNUAL MEETING OF THE ASSOCIATION. IT WAS NICE TO SEE SO MANY OF THE NEW RESIDENTS IN ATTENDANCE!**

BLDG 15 DRAIN ISSUES – WERE A MAIN TOPIC OF THE ANNUAL MEETING. THE EXECUTIVE BOARD WILL BE MEETING WITH THE EXPERTS TO SEE WHAT REMEDIES ARE AVAILABLE. IN THE MEANTIME, WE ASK THAT GARBAGE DISPOSAL USAGE BE LIMITED AS THIS IS ONE OF THE FACTORS THAT IS AFFECTING THE DRAINAGE SYSTEM IN BUILDING 15. MORE INFORMATION TO FOLLOW ON THIS SUBJECT AFTER THE HOLIDAYS.

THE EXECUTIVE BOARD IS PURCHASING STAINLESS STEEL DRAIN STRAINERS FOR EACH RESIDENCE PROPERTY WIDE AND THEY WILL BE DELIVERED TO YOUR UNIT SHORTLY. PLEASE USE AT YOUR KITCHEN SINKS.

### **SAFETY CONCERN:**

**THE PROPERTY IS A ONE-WAY PROPERTY DRIVE THROUGH. IT IS A SERIOUS SAFETY CONCERN WHEN DRIVERS ARE DRIVING THE WRONG WAY!! IF YOU SEE SOMEONE DRIVING THE WRONG WAY, PLEASE INFORM THE MANAGER SO THAT CORRECTIVE ACTION CAN BE TAKEN BY THE EXECUTIVE BOARD.**

**SNOW REMOVAL – WE-DO- LANDSCAPING WILL AGAIN BE OUR VENDOR. PLEASE MOVE YOUR VEHICLES WHEN THE TRUCKS ARE ON THE PROPERTY FOR CLEAN UP PURPOSES. RESIDENTS ARE RESPONSIBLE TO CLEAR YOUR OWN VEHICLE.**

AS A REMINDER: LIVE CHRISTMAS TREES ARE TO BE DISPOSED OF AT THE SIDE OF EITHER DUMPSTER. PLEASE BE CAREFUL IN THE BUILDINGS WITH TREE PINE NEEDLES AND CLEAN UP THE NEEDLES IF NECESSARY.

TRASH AND RECYCLING CONTINUE TO BE A PROBLEM. LARGE ITEMS ARE NOT TO BE PUT AT THE DUMPSTERS. PLEASE CALL THE TOWN OF SMITHFIELD FOR SPECIAL PICKUPS.

Trash items (applicances, furniture, mattresses etc. ) are not a normal trash pickup. To schedule a pickup please call 401-233-1034 ext 105 to arrange a pickup.

### **COMMUNITY NEWS:**

**HVAC REPLACEMENTS OR SERVICE – THE PREFERRED VENDOR IS WALDO PLUMBING AT**

**401-475-1792. OR OLIVERS SERVICE AT 401-479-5294.**

**WINDOW REPAIRS AND REPLACEMENTS – LIZOTTE GLASS AT 401-722-6262**

**IF YOU SEE SOMETHING, SAY SOMETHING -** AS THERE IS NOT AN ONSITE PROPERTY MANAGER FOR THE PROPERTY IT IS IMPERATIVE THAT RESIDENTS REPORT ANY VIOLATIONS OR CONCERNS TO MANAGEMENT SO THAT THE EXECUTIVE BOARD CAN ADDRESS.

**CARTS MUST BE RETURNED TO THE LOBBY AREA OF BUILDING 15 WHEN YOU ARE DONE WITH USING THEM. EVERYONE'S COOPERATION IS APPRECIATED.**

**PARKING IN VISITOR SPOTS LONG TERM MORE THAN 24 HOURS IS NOT ALLOWED. PLEASE USE YOUR DEEDED SPOT AND IF YOU HAVE MORE VEHICLES THAN ASSIGNED PARKING, PLEASE USE THE ON STREET PARKING.**

**ALL MAINTENANCE REQUESTS MUST GO THROUGH THE MANAGEMENT OFFICE. PLEASE CONTACT SARAH AT [sflannigan@barkanco.com](mailto:sflannigan@barkanco.com) OR 401-473-2163 VOICE OR FAX. THIS IS NECESSARY FOR COORDINATION AND BOARD APPROVAL.**

**OWNER REQUESTS – ANY OWNER WHO WISHES TO DISCUSS ASSOCIATION BUSINESS WITH THE EXECUTIVE BOARD MAY DO SO IN WRITING TO:**

**[sflannigan@barkanco.com](mailto:sflannigan@barkanco.com) OR HOMESTEAD MILL, C/O BARKAN MANAGEMENT, 10 WEYBOSSET STREET, STE. 403, PROVIDENCE RI 02903**

### **CONTACT INFORMATION**

Sarah Flannigan -Manager 401-272-0788 ext. 455 or [sflannigan@barkanco.com](mailto:sflannigan@barkanco.com)

**After hours property Emergency - 800-570-9145**

W.T. Phelan Insurance 781-641-7200

### **INSURANCE RENEWAL REQUESTS**

All American Locksmith 401-521-5259

Smithfield Police 401-231-2500

Smithfield Fire &Rescue 401-949-1233

Smithfield Town Hall 401-233-1010

Esmond Post Office 401-231-0890

Tony Russell- Maintenance Super 401-617-2341

Monday, Wednesday and Friday 1:00 to 4:00 pm

Tuesday and Thursday 7:00 to 11:00 am