

HGA Residents,

Please see below for the agenda of the HGA Open Board Meeting scheduled for Tuesday, January 26, 2016 at 7:45PM, Harding Library.

1. Approval of Minutes
2. Treasurer's Report
3. Approval of Contracts
4. Open Seat Discussion / ADR Discussion
5. Open Items

Regards,
HGA Board

News from the Harding Green Association Board of Trustees

www.Hardinggreen.org

JANUARY, 2016

BOARD OF TRUSTEES:

President: Michael Chou
Vice President: Richard Bruno
Secretary: Sharon Grenard
Treasurer: Yuriy Gruzglin

ALTERNATE DISPUTE

RESOLUTION COMMITTEE:

James Hannaford
Dina Khandalavala
Michael Renzo-Posen
Chuck Taylor

NEWSLETTER & WEBSITE:

Editor: Michael Chou

CONTRIBUTOR(S):

Dan Fitzpatrick
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CONTACT INFORMATION

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LYNN ZIENOWICZ,

ADMINISTRATOR

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HGA WEBSITE

www.hardinggreen.org

PAM ROSANIO

ACHGA REPRESENTATIVE

USI INSURANCE SERVICES

(800) 828-2252 x85573

CALENDAR

HARDING GREEN ASSOCIATION

OPEN BOARD MEETING

Next open meeting will be held January 26, 2016 at 7:45PM Harding Library.

RECYCLING

Tuesdays 1/26, 2/9, 2/23

Commingled aluminum and steel cans, plastic (#s 1 and 2), and glass

- Commingled newspapers, magazines, junk mail and other recyclable paper

HARDING TOWNSHIP

RECYCLING CENTER

HOURS: 7-12 every Wednesday, and 9-12 on Saturdays.

Announcement

As a result of the upcoming snow event, please do not park on Harding Green Drive to allow for plowing and salting services to work.

Community Maintenance Activities

Country Nursery completed branch and twig clean up on Wednesday January 13th.

Country Nursery on Tuesday January 12th, salted Harding Green Drive and spot salted by hand the driveways that were in the shade. Salthing services on Sunday January 17th, salted Harding Green Drive and Cul-de-Sacs and on Monday morning January 18th early salted all driveways and put calcium chloride on walks.

L&W completed siding and chimney work at 1 Spruce on Friday January 15th and at 4 Sycamore unclogged a down spout on Friday January 15th.

Top Line Electric replaced four bulbs/relamped at the front entrance sign on Monday January 18th.

Express Company replaced a section of leaking gutter in the front of 4 Birch on Monday January 11th.

EJ Peters repaired a hanging gutter in the rear of 4 Cedar by the deck, repaired two tilting mail sheds one on Sycamore closet to Harding Green Drive and the other one by 1 Beech closest to Harding Green Drive, repaired mail box at pool office exterior entry door, pool office ceiling light bulb replaced, required tall ladder to replace bulb, replaced broken light switch in office at pool house on Friday January 8th.

American Roof Maintenance repaired roof leak at 7 Spruce and at 5 and 6 Ash on Wednesday January 6th.

Note from Our Insurance Agent

Our agency is pleased to announce that we have partnered with EOI Direct for the delivery of our condominium evidence & certificates of insurance. Beginning February 1, 2016, those in need of an evidence/certificate of insurance can obtain it immediately by calling EOI Direct's toll-free helpdesk at (877) 456-3643 Monday through Friday between the hours of 9AM and 8PM (EST) or by visiting www.eoidirect.com.

For your convenience, we have included a guideline intended to assist homeowners with the information EOI Direct will need to handle their request. Please feel free to share this document with your homeowners.

EOI Direct is a national company that specializes in immediate condominium evidence/certificate deliveries which reduce the phone call requests that often begin with management companies and self-managed associations. The standardization among agencies using EOI's service means that your office will field fewer requests for evidence/certificates and EOI Direct will be able to accommodate the most stringent turnaround requirements whether it is requested day, night, weekends or holidays. Should you receive a request for a condominium evidence/certificate of insurance, please refer the individual to EOI Direct's toll-free help desk or website below:

- Help desk: (877) 456-3643
- Website: www.eoidirect.com

Our agency will continue monitoring the progress of this new program intended to streamline and automate this process for the benefit of all parties. We welcome your feedback and suggestions.

Pam Rosanio, CISR

Reminders

Residents are reminded that all work order and service requests MUST be directed to Dan Fitzpatrick, our property manager. Please when emailing Dan, cc the hgatrustees@yahoo.com email address. Dan's onsite hours will be Wednesdays from 2pm to 5pm at the Harding Green office. Dan can be reached at 973.267.9000 ext. 304 or dan@taylormgt.com at his normally scheduled hours.

Please pick up after your pets and keep your dogs on a leash. Cats are not allowed outside of your homes.

We urge residents not to store garbage containing food or food residue in plastic bags placed at the curb. Please use lidded garbage cans to provide some protection from animal predators. Any garbage containing food residue should be placed in sturdy, secure lidded cans. Please do not put out your garbage or recyclables prior to 7:00 PM the night before pick up.

Please be considerate of your neighbors and use your garage and driveways first before using cul de sac parking slots. Cars not used on a regular basis should be parked down by the pool parking lot.

CASH DISBURSEMENTS

Starting Check Date: 12/01/15 Cash Account #: "All"

Ending Check Date: 12/31/15

Check Date	Check #	Vend #	Name	Check Amount	Reference
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Cash account #: 100-001 ACB Bank-Operating

12/02/15 20207 HG-CAP HARDING GREEN CAPITAL RES. 8,361.00 A6R-039535

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
4259	120115	12/01/15	910-000	12/01/15	8,361.00	A6R-039535
4259	120115	12/01/15	104-000	12/01/15	8,361.00	
4259	120115	12/01/15	332-000	12/01/15	8,361.00-	

Totals: 8,361.00

12/02/15 20208 TMC TAYLOR MANAGEMENT COMPANY 3,584.00 MANAGEMENT FEE

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
4258	120115	12/01/15	810-000	12/01/15	3,584.00	MANAGEMENT FEE

12/09/15 20209 EPC EXPRESS PAINTING CONTRACTORS 2,720.48 BLOW OUT ALL GUTTERS & LE

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
4264	1392	12/05/15	748-000	12/05/15	2,720.48	BLOW OUT ALL GUTTERS & LE

12/09/15 20210 PR-PD PETER RUBINETTI 4,333.20 12/15-MLY SVC

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
4262	536637	12/01/15	733-000	12/01/15	4,333.20	12/15-MLY SVC

12/09/15 20211 TPM TRIUS EXTERIMNATING CO INC. 90.95 6 BEECH LN-ODOR IN FRONT

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
4261	64328	11/20/15	735-000	11/20/15	90.95	6 BEECH LN-ODOR IN FRONT

12/09/15 20212 USIIS USI INSURANCE SERVICES - BHB 2,606.00 2015-2016 UMBRELLA RENEWA

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
4265	086-110515	11/05/15	142-000	11/05/15	2,606.00	2015-2016 UMBRELLA RENEWA

12/09/15 20213 WL WELCOMELINK 59.45 POSTAGE & STATEMENTS

Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
4260	H010608-IN	11/30/15	830-000	11/30/15	59.45	POSTAGE & STATEMENTS

12/16/15 20214 HASKEL HASKELL INVESTMENT COMPANY INC 385.00 PD @ CLS 3 CEDAR LANE

CASH DISBURSEMENTS

Starting Check Date: 12/01/15 Cash Account #: "All"

Ending Check Date: 12/31/15

Check Date	Check #	Vend #	Name	Check Amount		Reference		
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		4267	12/10/2015	12/10/15	160-000	12/10/15	385.00	PD @ CLS 3 CEDAR LANE
12/16/15	20215	TMC	TAYLOR MANAGEMENT COMPANY				11.46	11/15-POSTAGE & PHOTOCOPI
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		4266	991271987	12/01/15	830-000	12/01/15	11.46	11/15-POSTAGE & PHOTOCOPI
12/23/15	20216	CAU	COMMUNITY ASSOC. UNDERWRITERS				18,192.32	POL#: CAU233187-1 DOWN PY
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		4268	3794-120915	12/09/15	142-000	12/09/15	18,192.32	POL#: CAU233187-1 DOWN PY
12/23/15	20217	JCP&L	JERSEY CENTRAL POWER & LIGHT				565.61	
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		4270	95554500564	12/16/15	610-000	12/16/15	285.45	100006486086-111415-12141
		4271	95554500556	12/16/15	610-000	12/16/15	97.66	100006484693-111415-12141
		4272	95554500540	12/16/15	610-000	12/16/15	163.07	100006481400-111415-12141
		4273	95554500586	12/16/15	610-000	12/16/15	19.43	100006521494-111415-12141

						Totals:	565.61	
12/23/15	20218	VER	VERIZON				156.24	973993596675404Y-120115-1
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		4269	5404Y-120115	12/01/15	625-000	12/01/15	156.24	973993596675404Y-120115-1
12/30/15	20219	CAU	COMMUNITY ASSOC. UNDERWRITERS				168.00	POL#: 208780132-7
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		4274	3794-121715	12/17/15	142-000	12/17/15	168.00	POL#: 208780132-7
12/30/15	20220	PSE&G	PUBLIC SERVICE ELECTRIC & GAS				63.97	6594159100-111115-121515
		Vchr-#	Invoice-#	Inv-date	Acct #	Eff-date	Amount-paid	Reference
		4275	59100-111115	11/11/15	610-000	12/01/15	63.97	6594159100-111115-121515
						Totals:	41,297.68	

-- End of report --