

CRESTWOOD VILLAGE

CO-OP FOUR

Phone (732) 350-0230 Fax (732) 350-6930

www.crestwoodvillagefour.com

OCTOBER 2022



A MESSAGE FROM YOUR COMMUNITY MANAGER/RESALE COORDINATOR

It may have been a chilly day, but the roaring hot engines from CV4's FIRST EVER Car & Bike show warmed up the night. From a 1932 Dodge Sedan to a 2023 Corvette Z06 and everything in between, the Car & Bike Show was a HUGE success! All who attended left talking about which car or bike was their favorite or which one they had growing up or worked on as a teenager.

Remember Smokey & the Bandit, yep, the 1977 Trans Am made an appearance, just like a 1950's Ford Club Sedan, Mustangs and even a Volkswagen Bus with the Westfalia camping accessories (1970's version of "glamping"). And appetites...people sure brought their appetites. We planned on feeding 100 people and SOLD OUT within the first hour. We ran out to restock for another 100 and SOLD OUT again in the second hour.

Another "first" for Village Four, as well as all of the combined Crestwood Villages was our weekly FOOD TRUCK FESTIVAL that started Wednesday, September 28 and will run through mid November. Well over 200 people came out to enjoy neighbors, friends, new acquaintances, and of course, amazing food! *see page 13 for more details.

These village "firsts" brainchildren of Board President, Jo-Ann McKeon, are only the start of many other FUN events to come that we're all working on to ALWAYS keep CV4 setting the pace as the absolute very best village in Ocean County. With that being said, all of the above could not be a HUGE success without your personal involvement. So, I hope you, your families and your friends have been attending, enjoying, and will continue to do the same for the rest of 2022!

Looking ahead, there are many activities currently scheduled. For example, the Women's Club is having a guest speaker at their meeting on October 6th at 1pm. Pat Donoghue will be speaking about her new place called The Barn on Rt. 70. Anyone can join, the cost is \$10.00 for 10 months which will be collected before the meeting starts. Volunteers are still needed for the Women's Club and Bingo. There will be a District Rep meeting on October 13th starting at 1pm. Don't forget about the Flea Market on the 1st Saturday of every month. Come find decorations, blankets, costumes, masks, fall florals, jewelry and sweaters and don't forget the hot chocolate and apple turnovers. 🍷 **PARKING IS ALWAYS FREE** 🍷 and Café 4 serves Breakfast and Lunch at pre-pandemic prices.

By: Valarie T. Seidner



INCOME/EXPENSE 01/01/22 - 08/31/22

UPDATE ON TREE REMOVALS -

35 of the 44 trees identified as needing to be removed with a lift have been done as of September 24. At an average of \$1K per tree this would have cost our village approximately \$35K for this year alone, not to mention future removals and rising vendor costs. Quick calculations show that factoring in the initial \$18-\$20K purchase price, along with the \$9700 necessary safety repairs, our all-in investment of \$29,700 has proven to be a wise investment. We've already saved \$5,300 PLUS we now own the bucket truck and we'll definitely remove many more before 2023.

OCTOBER AT A GLANCE

- 10/1 - FLEA MARKET**
- 10/5 - CV4 CURBSIDE DEBRIS PICK UP**
- 10/6 - WOMEN'S CLUB MEETING 1PM—3PM**
- 10/13 - DEADLINE TO SUBMIT TRUSTEE RESUMES**
- 10/13 - DISTRICT REPRESENTATIVE MEETING - 1PM—3PM**
- 10/14 - RECYCLING**

Account Description	Year-To-Date
INCOME	
40105Monthly Carrying Charges	\$ 2,777,688.53
40125LATE FEE INCOME	\$ -
40155REPAIR FEE INCOME	\$ 31,403.05
40160HOME INSPECTION INCOME	\$ 525.00
40227INT. INC. OCEAN - #1611	\$ 19,842.15
40245INT. INC. OCEAN FIRST	\$ 449.56
40276INT. INC. OCEAN - #1610	\$ 511.80
40510ADMIN. FEE INCOME	\$ 24,156.17
40536INCOME FROM PARKING LEASE	\$ 5,175.00
40545FLEA MARKET INCOME	\$ 4,330.87
40590MISC. INCOME	\$ 3,015.00
40591TWP. REIMB. SNOW REMVL- PR	\$ -
40592TWP. REIMB. - STR LGHT PR YR	\$ -
40595INCOME FROM CREDIT APPLICA	\$ 23,396.46
Subtotal Income	\$ 2,890,493.59
EXPENSES	
60010SUSPENSE EXP ACCT	\$ -
60110MAINTENANCE SALARIES	\$ 154,039.25
60115ON-CALL MAINTENANCE PAY	\$ 6,400.00
60125GEN'L& INS REPAIRS/STORM D	\$ -
60130TREE REMOVAL EXPENSES	\$ 1,953.05
60131CONCRETE REPAIR/RESURFACI	\$ -
60140POWER WASHING/PAINTIN	\$ 64,823.02
60150MAINTENANCE SUPPLIES	\$ 21,580.21
60155MAINT. EQUIPMENT	\$ 1,470.42
60156CLUBHOUSE COVID-19 SUPPLIE	\$ 102.31
60160P/U TRUCK MAINTENANCE	\$ 17,811.30
60161MTC PICKUP TRK REG/LIC FEES	\$ -
60165MAINTENANCE GAS EXP.	\$ 6,825.72
60170RADIO EXPENSE	\$ -
60176ELECTRIC - BINGO SIGN	\$ 116.78
60190PUMP STAT ELECT WAYNE CT	\$ 59.90
60195MAINT. MISC. EXPENSE	\$ -
60196MAINTENANCE UNIFORMS	\$ 648.73
60197VOICE MAIL CELLPHONE	\$ 1,603.98
Maintenance	\$ 277,434.67
60250GARBAGE SUPPLIES	\$ -
60260GARBAGE TRUCK MAINT.	\$ 4,173.50
60265GARBAGE GAS EXPENSE	\$ 4,980.06
60270LANDFILL DUMPING FEES	\$ 1,347.29
60280PERMITS/GARB REG/LIC FEES	\$ 2,148.50
Garbage Dept	\$ 12,649.35
60405OFFICE PETTY CASH	\$ -
60410OFFICE SALARIES	\$ 121,930.36
60420EMPLOYEE MILEAGE/REIMBURS	\$ 620.80
60430TRUSTEE REIMBURSEMENT	\$ -
60432CO-OP LUNCHEON/DINNER EX	\$ 3,003.88
60434OCEAN OPER ACCT BANK FEES	\$ 2,047.86
60435FIDUCIARY FEES	\$ 8,831.96
60440ADVERTISING	\$ 1,037.60
60450OFFICE SUPPLIES	\$ 4,834.54
60460COMPUTER SERV. TECH SUPPO	\$ 1,192.52
60461COMPUTER/ PROGRAM TECH - T	\$ 2,542.27
60470OFFICE PHONE	\$ 5,617.24
60475OFFICE INTERNET CONNECTION	\$ 2,127.00
60486PRINTER MAINT. AGREEM	\$ 6,025.21
60494POSTAGE EXPENSE	\$ 1,041.88
60495OFFICE MISC. EXPENSE	\$ -
60496CHRISTMAS BONUS	\$ -
60497ADMIN FEES - PAYROLL/401K	\$ 5,354.14
60498PRIOR YEAR OVERLAP EXPENS	\$ -
Office & Administrative	\$ 166,207.26

60510CUSTODIAN SALARIES	\$ 21,930.00
60520CLUBHOUSE ELECTRICITY	\$ 17,516.29
60530WATER & SEWER	\$ 923.83
60531WATER & SEWER TAX SALE - RE	\$ -
60535CLUBHOUSE OIL	\$ 13,710.38
60540CLUBHOUSE ALARM	\$ 664.70
60550CLUBHOUSE SUPPLIES	\$ 8,466.55
60560CLUBHOUSE EQUIPMENT	\$ 675.02
60570CLUBHOUSE PHONE	\$ 1,200.28
60575CLUB HOUSE COPIER EXP-LIBR	\$ -
60576C/H HEATING/AIR REPRS	\$ 7,378.92
60580C/H REPAIRS-IMPROVMT	\$ 2,170.35
60585C/H GROUNDS MISC. EXP	\$ -
60590C/H MAINT. CONTRACTS	\$ 192.37
60593BINGO EXPENSES/SUPPLIES	\$ -
60594FLEA MARKET EXPENSES	\$ -
60595C/H MISC. (TRRV,AD,GUTT,GR)	\$ 225.00
Clubhouse	\$ 75,053.69
60610LEGAL FEES	\$ 9,518.09
60630OTHER PROFESSIONAL FE	\$ -
60640GENL. ACCOUNTING FEES	\$ -
60645AUDIT FEES	\$ 20,025.00
Professional Fee	\$ 29,543.09
60710GENERAL INSURANCE	\$ 131,102.52
60715AUTO INSURANCE	\$ 6,801.12
60720WORKMAN'S COMPENSATION	\$ 7,521.54
60750EMPLOYEE HEALTH INSURANCE	\$ 83,932.72
60751EMPLOYEE DENTAL INSURANCE	\$ 1,704.86
60752EMPLOYEE GROUP LIFE INSURA	\$ 584.40
60753EMPLOYEE VISION INSURANCE	\$ 349.02
Insurance	\$ 231,996.18
70150BUS SERVICE EXPENSE	\$ 46,443.74
Bus Service	\$ 46,443.74
70250LAWN SERVICE EXPENSE	\$ 236,720.74
Lawn Maintenance	\$ 236,720.74
70350SNOW REMOVAL EXPENSE	\$ 50,636.90
Snow Removal	\$ 50,636.90
70450EXTERMINATING EXPENSE	\$ 52,315.54
70451MOLD TREATMENT EXP	\$ -
Exterminating	\$ 52,315.54
70520STREET LIGHTING EXP.	\$ 1,827.60
70525PARKING LOT LIGHTING	\$ 9,114.59
Street Lighting	\$ 10,942.19
70720REAL ESTATE TAX EXP.	\$ 1,008,271.28
70750R/E TAX -SR.& VET DED	\$ 86,080.81
Real Estate Taxes	\$ 1,094,352.09
70850PAYROLL TAX EXPENSE	\$ 33,037.12
70860EMPLOYER 401K CONTRB	\$ 1,994.51
Payroll Taxes	\$ 35,031.63
70950RPLCMNT FUND ASSESSMT	\$ 433,333.36
70980OPERATING CONTINGENCY	\$ -
Replacement Reserve	\$ 433,333.36
TOTAL EXPENSES	\$ 2,752,210.43
Current Year Net Income/(loss)	\$ 138,283.16

10/20 - BI-ANNUAL MEMBERSHIP MEETING (2023 BUDGET)
MEET THE CANDIDATES IMMEDIATELY FOLLOWING
10/20 - LEAF & BRUSH PICK UP - MANCHESTER TWP
10/28 - RECYCLING
10/29 - VILLAGE-WIDE GARAGE SALES
FOOD TRUCK EVERY WED 3:30 - 7:30 PM
*****GARBAGE PICK UP EVERY MON & THURS**

Albert K. Costanzo

3 Windsor Court, Whiting NJ 08759 • (908) 298 1144 • Al.costanzo@gmail.com

Professional Overview:

A dynamic and quality focused IT professional with A+ certifications and over 15 years of direct experience as a system technician for hardware and software support specialist. Excellent ability to deliver and incorporate solutions that meet the day to day and long term needs of corporate level organizational demands. Effective in the ability to communicate vital and time sensitive information in all environments to achieve high level outcome and performance. Ability to take on complex problems and provide quick and effective solutions that incorporate direct communication and problem solving ability in a team oriented setting.

Technical Knowledge:

- System and Network Upgrades
- New and Emergent Technology
- User Training and Support Tools
- Network and Connectivity Diagnostics
- Search Engine Optimization/ Social Media
- Disaster Recovery Planning
- Troubleshoot Support
- Windows and Mac Platform Operations
- Web Applications
- Super Mini Computers
- IBM 370/168 and Cisco Routers (TCP/IP, X25, etc.)
- System Integration and Migration

Kean University

Associate Director: Computer Services Specialist

October 1990 - July 1994

Directly responsible for the daily management and oversight of the Computer Services and Information Technology team. Designed TCP/IP network backbone with over 2,000 computers with fiber optic backbone & ISDN interface for tele-commuters. Collaboratively worked to implement and design the university wide ISDN network. Co-authored RFC1505 "Encoding Header Field for Internet Messages", Internet Engineering Task Force. Specified and managed Internet connection with the regional Internet Service provider. Installed and managed X.25 and ISDN connections with the Bell Atlantic Phone System.

Additional Responsibilities included servicing as the Systems Administrator and Network Administrator. Acted as Beta Test site administrator for all new tech concepts and implementation software. Modified, improved and recompiled PRIMOS. (Operating system), Debugged and rectified errors in Prime supplied products, (EMACS, Common Lisp, PRIMOS), Added System and Network security by

Installed and debugged problems Cisco Routers, various TCP/IP hardware products, IBM PCs, Infotron Multiplexers, Network Processors, Terminals and Laser Printers. Directly supervised a staff of fifteen part-time employees. These employees aided end-users in software related problems.

EDUCATION:

Kean University

Union, NJ

Bachelor of Science in Computer Science, May, 1986

Moved to Crestwood Village Four, five and half years ago and wanted to know about the workings of the village. I decided to become District Rep. I learned a lot as a District Rep. I think I could do more for the Village as a Trustee. Therefore I submit my resume to you for consideration for a Trustee.

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Trustee Experience

Crestwood Village Co-Op Four, Inc.

- ⇒ Provide the association with continued sound governance, strategic oversight, and direction
- ⇒ Approve annual budget created by the Board for member approval
- ⇒ Review the budget vs actuals through periodic financial reports to ensure our finances are on track
- ⇒ Ensure a yearly independent audit by a qualified CPA
- ⇒ Continue working with this board to develop and implement policies and By Laws that apply to the Association
- ⇒ Suggested using solar lighting in the parking lot, thus reducing electricity costs, and assuring safety for residents that may have need to come to the front of the building after dark due to the potential rolling blackouts that lie ahead
- ⇒ Completed all paperwork and filing for revoked units
- ⇒ Assist in the office as needed for filing and special projects
- ⇒ Participate in the numerous interviews for potential residency that often requires 2 sessions each week
- ⇒ Participate in new employee interviews and quarterly staff Town Halls
- ⇒ Co-organize the recently revived weekly Bocce games
- ⇒ Attend all budget & weekly board meetings and joining in the activities that are part of this Association meeting neighbors and friends

I am honored to have been appointed and grateful that this board sees me as an asset. And now am asking for your vote to continue as a trustee.

Riverdale Land Conservancy – Trustee 2006 – Present

I served and Vice-President of this board in 2006, we worked diligently to have the home registered as Historic and the proceeded with plans to start preservation renovation, working with Ella F. Filippone Executive Director of the Passaic River Coalition making sure we adhered to the laws, rules, and policies on open space preservation and water resources management, since one boundary of the property was on the banks of the Passaic River. Also working with Architect Eric Holtermann on requirements for historic projects such as this, keeping in the guides of sensitive integration of new material used in a historic home, while keeping spending in check.

The Board continues to conduct fundraises and filing for grants to be able to continue preservation, while also having activities to bring children and adults (especially residents) to the home so they can see what is happening and how monies are used to bring the building back to life.

Broad Creek Landing, Homeowners Board of Trustee – Hilton Head SC 2007 – 2010

One function of this Board was to oversee that the Property Management Company was scheduling routine maintenance like landscaping, mowing lawns, replacing roofs and or repairs, building painting, overseeing a team of individual staff for this property to ensure that work was performed in a fiscally responsible way. An example of that would be in the recovery efforts and expenses from the results of the devastating hit from a hurricane that resulted in a massive expense. Through prudent efforts to make sure all contracted services were performed correctly the Board was able to go from an initial 3 installment assessment to only 2. The other function was to make sure that there was always a 5-year plan for the projected cost of regular maintenance to do the best to meet budget requirements and not have special assessments on a regular basis.

Crestwood Village Four Woman's Club

Riverdale NJ Woman's Club - Recording secretary, Vice- President, President

Richmond VA Woman's Club - Recording secretary

Wernersville PA Woman's Club - Treasurer

RESUME FOR TRUSTEE POSITION

Carolyn LaBerta
4A Carteret Lane
Whiting, NJ 08759

I have 2 children, 3 grandchildren and 2 great grandchildren. I have lived in my home since November 2018.

Employment history: Worked for NJ Blue Cross in Newark for seven years and retired from JCP&L where I worked for over twenty-three years.

Qualifications: Lived in Union Beach NJ for over thirty one years where I served on Council for three years, Board of Education for over twenty years as President and Board member and the Bayshore Regional Sewage Authority for eight years as Chairperson and Commissioner.

I have helped with preparing budgets and worked with the public both on my job and in public service. I realize that you cannot please everyone, but you do what is best for your community by always keeping an open mind and listening to the people you serve.

“Absolute dedication to our village”

JO-ANN McKEON Current Board President

When I accepted an open trustee seat in 2019, I had no idea my contribution to Village Four would be instrumental in guiding our village through the most challenging time in our history, the Covid 19 Pandemic. Since then I have had the pleasure of serving on the Board of Trustees in every position; Trustee, Board Secretary, Board Vice President, along with the past 3 years of serving as your Board President.

My 20+ years of experience as a Corporate Meeting & Event Manager prepared me for what is needed to keep our village moving forward by relying on organizational skills, negotiating expertise, employee management, and overall program management plus the ability to work through just about any obstacle presented.

Some of my accomplishments while serving on the Crestwood Village Co-Op Four Board of Trustees include:

- **Covid19 Pandemic Leadership (ongoing)**
While Covid19 shut down other villages, it only challenged us to mobilize Village Four to think outside the box of normal. Maintaining a positive, take-charge attitude throughout the pandemic allowed V4 to continue functioning. I suggested, planned, and executed reduced staff hours while encouraging remote work opportunities for those who preferred to work from home, organized the first outdoor open meeting to satisfy our biannual membership meeting by-law requirement and address resident’s immediate concerns, researched NJ Executive Orders to ensure CV4’s safety compliance in the Clubhouse, implemented monthly garage sales, organized very successful monthly outdoor flea markets, and worked with club organizers to bring back numerous other activities. One event in particular was our two-of-a-kind Tailgate Dance Parties that had over 125 people dancing into the night during the summer of 2021.
- **Village Operations:** I reviewed all vendor contracts and met with contractors to discuss financial & service inconsistencies and liabilities, renegotiated contract clauses and payment schedules, reorganized office staffing to allow for better streamlined processes, suggested and executed replacing old office computers with less expensive laptops, configured each and repurposed the old equipment to create an Internet Café, worked with the village attorney to keep our aged accounts one of the lowest in all of the Crestwood Villages, started a Request for Proposal process by creating a standard RFP template document to be sent to at least 3 vendors as per the by-laws, as well as address day-to-day resident concerns and issues. I recognized and met the need for 2 receptionists in the front office to better accommodate resident’s requests and to keep the window open all day without lunch shutdowns, which residents say they appreciate.
- **Planned and executed:** Quarterly employee & trustee Town Halls, New Residents Socials, CV4’s first Veteran’s Day celebration with over 100 veterans in attendance, Tailgate Dance Parties, Bonfire BBQ with tractor rides, CV4 Car & Bike Show, Wednesday Food Trucks, Selling CV4 101 Working Lunch Seminar for Realtors and more.

Miscellaneous Items:

- Successfully terminated a third-party management contract without penalties that could have resulted in a devastating financial outcome to our village
- Captured and corrected a major discrepancy in the 2021 audit report that erroneously showed a negative year ending balance of -\$129K that was actually +\$349K, thus showing an incorrect net loss for the year
- In 2019 I **voted against** passing the unbalanced & extremely flawed 2020 budget when other trustees pushed it through and raised monthly carrying charges to correct the error, without advising residents
- Organized and executed the new unit revocation process that captures ALL renovation expenses that were never realized before by any previous board. This one item alone has been responsible for reimbursing our operating account by well over \$200K as an expense offset to our annual budgets
- Negotiated the 2022 lawn maintenance, painting, & roofing projects at 2020 pricing with no contracts, thus saving CV4 from 2 years of annual increases, while most costs were on the rise
- Redesigned our monthly newsletter with fresh, meatier content, and better transparency of the inner workings of the Board of Trustees that now include complete monthly financials, not just bank balances
- Worked together with the board to not raise the 2021 maintenance fees and actually lowered them in 2022. We’re all working hard to continue this trend right on through 2023.

Every action I’ve taken as your board president has been based on protecting the integrity of our by-laws with a clear focus on saving money and if re-elected, I promise to continue with these two main objectives. I ask you to please consider allowing me to continue working with an amazing team of trustees to turn future challenges into future successes here at Crestwood Village Co-Op Four.

Thank you!

FRANK SKETTINI—CRESTWOOD VILLAGE FOUR TRUSTEE BOARD VICE PRESIDENT

BACKGROUND SUMMARY –

Objective as Crestwood Village 4 Trustee: to make Crestwood Village Four the Gold Standard among Whiting retirement communities through fair application of our By-laws & rules and regulations, fiscal conservatism, and productive, collegial interactions with fellow trustees.

Relevant Personal Data:

Village 4 shareholder since 4/30/2014

Shareholder/ multi-term trustee at Barry Gardens Co-op 1998 - 2012

Village 4 District Rep four years

Village 4 Election Committee chairman, 2 election cycles

Relevant Employment Background:

Becton Dickinson & Company, Franklin Lakes NJ - Supply Chain Logistics organization, e-Commerce dept. Supported project managers during IT upgrades from legacy ERP platform to SAP Enterprise Resource Planning system. Worked to implement complex global data migrations as team member. In practice this job boiled down to pressuring people over whom I had no control to do things they didn't want to do.

Westinghouse/Micarta, East Rutherford NJ - purchasing/expediting orders for custom counter laminate. Negotiate best pricing and payment terms among competing suppliers.

Bogen Communications, Inc., Paramus and Wanaque NJ - purchasing/expediting for commercial custom sound equipment.

Other Volunteer/Community involvement:

St. Elizabeth Ann Seton Music ministry

Toms River YMCA volunteer.

United Way of Monmouth and Ocean Counties

A few Key Accomplishments as Board Officer/Trustee April 2020 - Present

Helped Village Four carry on "business as usual" through COVID-19 shutdowns

As defined in the Co-op's bylaws, attended most meetings, and served as President when the President was absent.

Newsletter contributor/proofreader

2022 budget input/ideas to help reduce member carrying charges

Organized Diversity Inclusion training for trustees and paid staff through Ocean County Library System

Served as interim Secretary/Treasurer for nine months

Almost always available, approachable and helpful for questions and concerns

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OCTOBER 2022 BUS SCHEDULE

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
						1 NO TRIPS TODAY
2 9:00 AM CHURCH STOPS AT: VARIOUS CHURCHES	3 10:00am Whiting Shopping Center and Whiting Commons 1:00pm Depart Whiting Shopping Center	4 NO BINGO BUS	5 9:00 AM Whiting Shopping Center & Whiting Commons Pm Only— Lacey Mall	6 NO TRIPS TODAY	7 9:00 AM Whiting Shopping Center and Whiting Commons. 11:30 am Manchester Shop Rite	8 NO TRIPS TODAY
9 9:00 AM CHURCH STOPS AT: VARIOUS CHURCHES	10 10:00am Whiting Shopping Center and Whiting Commons 1:00pm Depart Whiting Shopping Center	11 NO BINGO BUS	12 9:00 AM Ocean County Mall Target/Lowes, DSW, Michaels	13 NO TRIPS TODAY	14 9:00 AM Whiting Shopping Center and Whiting Commons. 11:30 am Manchester Shop Rite	15 NO TRIPS TODAY
16 9:00 AM CHURCH STOPS AT: VARIOUS CHURCHES	17 10:00am Whiting Shopping Center and Whiting Commons 1:00pm Depart Whiting Shopping Center	18 NO BINGO BUS	19 9:00 AM Whiting Shopping Center & Whiting Commons Pm Only— Lacey Mall	20 NO TRIPS TODAY	21 9:00 AM Whiting Shopping Center and Whiting Commons. 11:30 Manchester Shop Rite	22 NO TRIPS TODAY
23/30 9:00 AM CHURCH STOPS AT: VARIOUS CHURCHES	24/31 10:00am Whiting Shopping Center and Whiting Commons 1:00pm Depart Whiting Shopping Center	25 NO BINGO BUS	26 9:00 AM Walmart/Aldis/Kohls 1:00 PM Drop off	27 NO TRIPS TODAY	28 9:00 AM Whiting Shopping Center and Whiting Commons. 11:30 am Manchester Shop Rite	29 NO TRIPS TODAY

JOIN CRESTWOOD VILLAGE FOUR'S FIRST EVER

FOOD TRUCK FESTIVAL



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**WHERE: CRESTWOOD VILLAGE FOUR
15E MOCCASIN DRIVE**

WHEN: EVERY WEDNESDAY

FROM: 3:30 PM - 7:30 P.M.

****Indoor Seating**

FOOD/FUN/MUSIC

RAIN OR SHINE

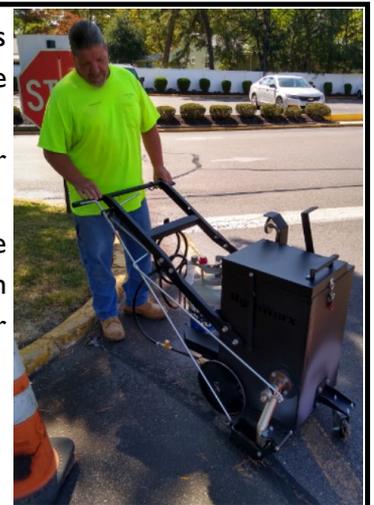
Take a look at the latest in our arsenal of maintenance equipment that's allowing us to do our own work rather than paying an outside vendor for the same end result.....a handy, dandy hot tar machine.

Here's Brian breaking in the machine as he fills in all the cracks in our clubhouse lots.

We'll have the financials for this purchase in an upcoming newsletter and in the meantime, be on the lookout for a Line Painting Machine that has also been ordered so we can paint our own lines, number spaces, and freshen up our beat up street curbing lines.

Brian also single-handedly managed all the 2022 driveway sealcoats.

GREAT JOB GUYS!



Reminder: Ask Your District Representative FIRST

The primary duty of the Representative is to work together with the Board of Trustees, to establish an appropriate link with and among the residents to further the smooth-running operation of an informed and harmonious community.

Carol Marsella (District Representative Advisory Board Chairperson)

CALL CAROL MARSELLA AT (973) 570-3460

REPS.	DIST.	UNITS	PHONE
Merrilee Burd	17B	Jefferson Lane: 1-4A,B,C,D; 5; 6-10A,B	848-223-4409
Carol Marsella	1A, 2B, 4B, 8B, 9A, 9B	Independence Pkwy.: 16-18-19A,B; 20A,B,C,D; 21-22-23A,B; 24-25A,B,C,D; 27A,B; 41-43-45-47-49-51-53A,B; 55-57-59-61-63-65-67-69-71-73-75; Hudson Pkwy.: 154-156A,B; 158A,B,C,D,E,F; 160A,B; 162-164A,B,C,D; 166-168-170-172A,B; Lincoln Ct.: 1-2-3-4-5-6-7; Musket Ct.: 1-2-3-4-5; Musket Lane: 2-4-6A,B; 8-9-10-11-12-13-14-15-16-17-18-19-20-21-22-23-31; 32A,B; 33; 34A,B,C, D,E,F; 35-37; 39A,B; 41A,B,C,D; 43A,B; Moccasin Dr.: 17-19-21-23; 24A,B; 25-27-29-31-33-35; Webster Ct.: 1-2-3-4-5-6	973-570-3470
Caroline Statile	1B, 2A	Independence Pkwy.: 26-28-29-30-31-32-33-34A,B; 35A,B,C,D,E,F; 37-39-36-38-40-42A,B; 44-46-48-50-52-54; Grant Ct.: 1-2-3-4-5-6-7	732-350-0701
Irene Tysh	5A, 5B	Valley Forge Dr.: 5-7-9A,B; 10A,B,C,D; 11-12-13-14-15-16-17A,B; 18A,B,C,D; 1920-21-22-23-24-25-26-28A,B; Yorktowne Pkwy.: 69A,B,C,D; 71-73-82-84-86-8890A,B	732-604-9388
Gene Faulkner	15B	Hudson Pkwy.: 127-128-129A,B; 130A,B,C,D,E,F; Mohican Lane: 8-9A, B; 10-11-12-13A,B,C,D	732-278-8983
Alan Grote	17A, 18B	Flintlock Lane: 1-5-6-8A,B,C,D; 2-3-4A,B; Alden Ct.: 1-2-3-4A,B; 5A,B,C,D,E,F; Franklin Lane: 20-22-24-26-28-30-32-34-36A,B; 29-31-33-35-37-39-41	732-779-3937
Irene Gendron	19A, 19B	Raleigh Dr.: 1-2-3-4-5-6A,B; Pioneer Ct.: 1-2-3-4-5-6-7; Franklin Lane: 4-6-8-10-12-14-16-18-19-21-23A,B; 15-17-25-27; Adams Ct.: 1-2-3-4-5-6	609-284-4461
Blanche Doran	20B	Hudson Pkwy.: 105-107A,B; 109-111A,B,C,D; Jackson Ct.: 1-2-3-4A,B; Monticello Dr.: 14-16-18-20A,B	732-849-4701
Carol Marsella	21A	Monticello Dr.: 3-4-5-6-7-8-10-11-12-13A,B; 9A,B,C,D	973-570-3470
Al Costanzo	22A	So. Columbus Blvd.: 100-102-104-105-106; Windsor Ct.: 1 thru 9; Wayne Ct.: 1 thru 8; Liberty Ct.: 1 thru 5	908-298-1144

BI-ANNUAL OPEN MEMBERSHIP MEETING

WHAT: Membership Open Meeting - Present 2023 Budget

WHEN: Thursday, October 20, 2022 - 6:00 - 7:00 PM *If a **QUORUM** is reached - **RESCHEDULED TO Thursday, October 20, 2022 - 6:15 - 7:15 PM** *If **NO QUORUM** is reached

WHERE:: Independence Hall

ARTICLE IV, SECTION 6 of the By-Laws states, "The presence in person or by proxy, of a minimum of 119 certificate holders of the Co-Op shall constitute a quorum..." ARTICLE IV, SECTION 7 states, "In the event any membership meeting cannot be convened because a quorum has not been obtained, the Board of Trustees shall postpone such meeting to a later date not more than one (1) week from the date of the originally scheduled meeting. Notice thereof shall be forwarded in accordance with the provisions of Section 4 hereinabove, except that the said notice shall be effected not less than two (2) days prior to the date for such meeting. At such rescheduled meeting, the certificate holders present either in person or by proxy, shall constitute a quorum irrespective of their number.

2022 BOARD OF TRUSTEES ELECTIONS IMPORTANT DATES

Thursday, October 13, 2022 - Deadline to submit trustee resumes

Thursday, October 20, 2022 - MEET THE CANDIDATES *Immediately following the Bi-Annual Open Membership meeting. 7:00PM (if a Quorum is reached) or 7:15PM (if a quorum is not reached).

Thursday, November 10, 2022 - BOARD ELECTIONS

DIST.	UNITS
3A	Moccasin Dr: 1 through 12
3B	Moccasin Dr: 13,14,15,16,18,20,22
4A	Hudson Pkwy: 145, 147,149,151,153,155,157,159,161,163;
6A	Yorktowne Pkwy: 49,51,53,55,57,59,61,63,65,67
6B	Yorktowne Pkwy:
7A	Salem Dr: 22,24 thru 31
7B	Hudson Pkwy: 135,137,139,141 thru
8A	Moccasin Dr: 26,28,30,32,34,36,38,42;
10A	Hudson Pkwy.: 131-132A,B; 133A,B,C,D; 134-136-
10B	Molly Pitcher Ct.: 1-9A,B; Molly Pitcher Blvd.: 1-2-3-4-5-6A,B; 8-
11A	Molly Pitcher Blvd: 7,9,11,13,15,17,19,21,23
11B	Hale Ln: 1-2-3-4;
12A	Molly Pitcher Blvd: 22,24,25,26,27,29,31,33;

CALL CAROL MARSELLA (973) 570-3470

DIST.	UNITS
12B	Molly Pitcher Blvd:
13A	Lexington Dr: 5,7,9,11,13,15,17,19;
13B	Lexington Dr: 1 thru 4, 6,8,10,12,14,16,18,20
14A	Carteret Lane: 1A,B,C,D,E,F,G,H; 2-3-4-5-6-7-8A,B;
14B	Lexington Dr.: 21A,B,C,D; 22-23-24A,B; 25A,B,C,D;
15A	Hudson Pkwy.: 113; 115-121-123-125A,B; 117-119
16A	Franklin Ln: 55 thru 74 & 80
16B	Franklin Ln: 75 thru 79,81,82,84
18A	Franklin Ln: 38,40,42 thru 54
20A	Buckskin Ct.: 1-2-3-4-5A,B; Hudson Pkwy.: 112-114,116A,B; 118A,B,C,D,E,F,G,H;
21B	Concord Dr: 2 thru 7

OCTOBER 2022



SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
		<u>ALWAYS OPEN:</u> -Library -Billiards				FLEA MARKET 8:00 AM-1:00PM
2	3 Garbage Pick-Up Fit & Trim 8-9 AM Cards 6 PM	4 BINGO Food 4 PM Bingo starts 6:00PM We have Pull Tabs!	5 CURBSIDE DEBRIS PICK-UP Ceramics 8:30AM- 11:30AM FOOD TRUCKS 3:30PM - 7:30PM	6 WOMEN'S CLUB 1-3PM Garbage Pick-Up GAMES & PICKLEBALL- 6:00 PM	7 Fit & Trim 8-9 AM	8
9	10 Garbage Pick-Up Fit & Trim 8-9 AM Cards 6 PM	11 BINGO Food 4 PM Bingo starts 6:00PM We have Pull Tabs!	12 Ceramics 8:30AM- 11:30AM Billiards 12:30 PM FOOD TRUCKS 3:30PM-7:30PM	13 District Rep Meeting 1-2PM Garbage Pick-Up GAMES & PICKLEBALL- 6:00 PM	14 Fit & Trim 8-9 AM Recycle Pick-up	15
16	17 Garbage Pick-Up Fit & Trim 8-9 AM Cards 6 PM	18 BINGO Food 4 PM Bingo starts 6:00PM We have Pull Tabs!	19 Ceramics 8:30AM- 11:30AM Billiards 12:30 PM FOOD TRUCKS 3:30PM-7:30PM	20 Garbage Pick-Up LEAF/BRUSH PICKUP BI-ANNUAL MEMBERSHIP MTG 6/6:15PM MEET THE CANDIDATES 7/7:15PM	21 Fit & Trim 8-9 AM	22
23/30	24/31 Garbage Pick-Up Fit & Trim 8-9 AM Cards 6 PM	25 BINGO Food 4 PM Bingo starts 6:00PM We have Pull Tabs!	26 Ceramics 8:30AM -11:30AM Billiards 12:30 PM FOOD TRUCKS 3:30-7:30PM	27 Garbage Pick-Up GAMES & PICKLEBALL- 6:00 PM	28 Fit & Trim 8-9 AM Recycle Pick-up	29 VILLAGE-WIDE GARAGE SALES