



**JANUARY  
2007  
NEWSLETTER**

**BOARD OF TRUSTEES**

Jonah Gitlitz – President  
John Nicolaysen – Vice President  
Dan Mason – Treasurer  
Vincent Farinella – Secretary  
Karan Jacobson – Trustee

# Trash

The Board of Trustees would like to ask that all residents do their part in keeping the community clean. If you see trash in any common areas, we ask that you please pick it up and dispose of it in a garbage can. All garbage must be placed in tightly secured garbage bags or garbage bags inside garbage cans and left off the grass, in front of the respective residence the morning of garbage pickup. No garbage bags may be left out the evening prior. Garbage cans with lids tightly affixed only, may be placed at curbside after 6:00 PM prior to the day of collection and must be removed from curbside no later than 9:00 PM on the day of collection. At all other times garbage and recycle cans must be left inside the residence, i.e. the garage or otherwise.



## *Bergen County Recycling Household Hazardous Waste Management & Disposal Program*

**Location:** Bergen Community College, 400 Paramus Rd., Paramus, NJ  
Sunday March 25, 2007, Sunday June 24, 2007  
& Sunday October 21, 2007

**Location:** Bergen County Utilities Authority,  
Foot of Empire Blvd., Moonachie, NJ  
Saturday April 21, 2007 & Saturday July 21,  
2007

**Location:** Bergen County Campgaw Mountain  
Reservation, 200 Campgaw Rd., Mahwah, NJ  
Saturday, May 19, 2007 & Saturday,  
September 8, 2007



All event hours are 9am-3pm rain or shine. The household hazardous waste management program offers Bergen County residents the opportunity to properly dispose of household hazardous waste items such as aerosol cans, paints, pesticides, solvents and many other hazardous items commonly found in a home. These events are free of charge to all Bergen County residents. Small businesses can also deliver up to 220 pounds of hazardous waste to the collection events for a predetermined disposal fee. Pre-registration is *required* for small businesses. Residents can contact the household hazardous waste management hotline at (201) 807-5825 or visit them on the web at [www.bcua.org](http://www.bcua.org) any time of day for a listing of household waste products that will be collected.

## *Knitting*

*Anyone?* If you are interested in joining a knitting class, please contact Michele Younes at [mlyounes@aol.com](mailto:mlyounes@aol.com)



## Tire & Computer & Electronic Recycling Program

**Location:** Bergen County Campgaw Mountain Reservation, 200 Campgaw Rd.,

Mahwah, NJ

Saturday June 9, 2007, Saturday, November 3, 2007

**Location:** Bergen County Community Services Building, 327 E. Ridgewood Ave., Paramus, NJ

Saturday April 28, 2007 & Saturday, August 25, 2007. Event hours are 9am-2pm rain or shine. Residents can contact the tie/computer recycling hotline at (201) 807-5825 or [www.bcua.org](http://www.bcua.org) for additional information.

\*Residents may also deliver computers & electronics Monday-Friday from 8am-12pm (by appointment only) to the BCUA facility located at Foot of Empire Blvd., Moonachie, NJ.

## Oakland Calendar of Events



January 18- Communications Commission Meeting

January 24- Mayor & Council Regular Meeting

January 30- Recreation Commission Meeting

February 5- Shade Tree Commission Meeting

February 6- Environmental Commission Meeting

February 12- Flood Commission Meeting

February 14- Mayor & Council Regular Meeting

February 15- Communications Commission Meeting

February 27- Recreation Commission Meeting

February 28- Mayor & Council regular Meeting

Recreational Baseball/Softball Signups at the Danny

D'Elia Building located at the Rec Field behind the

Municipal Building: January 17 6pm-8pm, January 20 9am-12pm, January 27 9am-12pm.



Please use caution and **WATCH YOUR SPEED** when driving through the community, especially when driving thru the front entrance along Patriots Way. The Oakland Police will ticket anyone that exceeds the 25 mph speed limit within in the community.

## Oakland First Aid Squad Members needed

Please contact the Membership Committee at (201) 337 7385



Here are some important things to remember during this snowy season:

\*The Borough of Oakland is responsible for the snow removal of all roadways. This includes the guest parking spots located throughout the community. **There is absolutely no parking in the guest parking spots during snowstorms and/or snow emergencies. If you or your guests have cars parked in these areas during snow removal they may be plowed in.**

\*Homeowners are responsible for removing snow from their driveways and all sidewalks that border their property.

\*The Association will be removing snow from the sidewalks that do not border a homeowner's property, as well as the Clubhouse parking lot and sidewalks that border the Clubhouse property.

\*In order to expedite snow removal from the Association, Rainbow Landscaping will be leaving snow removal equipment in the Clubhouse parking lot.

\*Information regarding school closings or delayed openings can be found at: [www.weatherclosings.com](http://www.weatherclosings.com). Type in **Oakland, NJ** for your search.

Please contact your Community Manager if you have any questions concerning snow removal in your area.

# Property



# Modification

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Property Modification applications **MUST** be submitted to the Management Office for Architectural Control Committee/Board

approval *BEFORE* any work is performed on the *EXTERIOR* of any property, such as mailboxes, exterior lights, exterior painting, installing decks & patios, alterations, awnings, etc. Please note that modifications done to your home without Architectural Committee/Board approval will result in a cease & desist order and are subject to additional fines and legal action from the RRR Home Owners Association.



## Please Curb & Clean Up After Your Dog!!

The Board of Trustee's appreciates everyone's continued efforts in keeping the community beautiful by eliminating brown patches on lawns! Please do not throw feces bags in storm drains or detention basins. Curb your dogs at all times. If you are seen throwing feces into any basin or you are found not picking up after your pet, you will be fined \$100 for the first offense and \$200 for each recurring offense and will lose your community privileges, such as the pool, clubhouse, fitness center and voting privileges.

## BOARD UPDATES



Interested in becoming a Board Member or joining the Rules Committee? Please contact you Community Manager, Jennifer at (201) 337-0087 for further information.

## Wentworth Property Management Office

Your Community Manager can be reached at:

**Ramapo River Reserve**  
Attn: **Jennifer Nestor 9 Kingsley Evans Circle, Oakland, NJ 07436**  
Phone: (201) 337-0087 Fax: (201) 337-5287 [jnestor@wentworthmgt.com](mailto:jnestor@wentworthmgt.com)



The Management Office is open Monday through Friday, 8:30 am to 4:30 pm to handle all community association business. After regular business hours, (evenings, weekends, and holidays) call the Emergency

Answering Service at: **866-862-6662.**

**Definition of an Emergency: A situation involving imminent danger to property or individuals requiring immediate**

**attention.**

When calling the Emergency Answering Service, please help us help you by doing the following:

- \*Identify your Community
- \*State your name, address & telephone number
- \*State the nature of the emergency
- \*Specify if the manager on call must contact you directly.

## Association Fees



Your Association fees are due on the **FIRST** day of each month. If the correct payment is not made by the first of each month, you will appear on the Delinquency List and will not be allowed to vote at elections or use the pool. Please send your payment and attached the coupon to the following address and be sure your address is on the check:

**Wentworth Group**  
P.O. Box 57999

**Philadelphia, Pa. 19111-7999**

**You can fill out a Direct Debit Application for easier payment and to ensure your payments are made on time.**

## Late Fee Reminder!



Your Association fees are due on the **FIRST** day of each month. If we do not receive your payment, a \$25 Late Fee will be applied to your account. If payments are missed for more than two (2) months, the Association's Attorney will be notified, additional Legal costs will apply & a lien will be placed upon your home.

## SELLING YOUR HOUSE?



When selling your property, please be sure to go through

the Resale Process by going to [www.wentworth-mgt.com](http://www.wentworth-mgt.com) & click on the "Resale" button for a copy of the

Resale Application. You **MUST** contact Resale to change all homeowner information, process a new Coupon Book, obtain a statement of your account for closing, etc.

# Clubhouse Rentals

Interested in having a party, but you just don't have enough room in your home? Contact the Management Office to see if the Clubhouse is available! For a \$250.00 Rental Fee, you will have access to the entire upper level, complete with a full kitchen & a private bathroom for a full day.

Your rental also includes:

90 folding chairs

Eight (8) 60" round tables

Four (4) 96" buffet tables

The gas fireplace, the deck overlooking the Ramapo River & the pool area adds a special touch.

(Maximum Capacity: 123)

You will also be required to provide Management with a copy of your Liability Insurance & an additional check in the amount of \$250 for a deposit. If there are no damages during your rental, this check will be returned to you. Access is NOT ALLOWED to the lower level due to the Fitness Center and Pool.

**The Board and Management will be very strict about homeowners decorating the Clubhouse.**

**Management will hold your \$250 deposit if anything is taped, stapled or thumb tacked to the walls.**

You must be an RRR homeowner to rent the Clubhouse. Clubhouse usage is for private parties only. Individual homeowner business activities are not permitted.



## **BRIGHT IDEAS!!**

**Hudson Restaurant Week**, in Hoboken & Jersey City. For information call 732-599-3522 or visit [www.hudsonrestaurantweek.com](http://www.hudsonrestaurantweek.com)

**Maple Sugaring**, at the Environmental Center in Basking Ridge. For information call or visit [www.somersetcountyparks.org](http://www.somersetcountyparks.org)

**Annual Nature Through a Child's Eyes Exhibit**, in Basking Ridge. For information call 908-766-2489 or visit [www.somersetcountyparks.org](http://www.somersetcountyparks.org)

**Bhava Raga Thala: Traditional Indian Dance**, at the Community Theatre in Morristown. For information call 973-539-8008 or visit

[www.communitytheatrenj.org](http://www.communitytheatrenj.org)

**Me, Me, Me DynamO Theatre**, a leaping, somersaulting theater troupe, January 27 at the New Jersey Performing Arts Center in Newark. For information call 888-466-5722 or visit

[www.njpac.org](http://www.njpac.org)

**Cinderella**, at the New Jersey Performing Arts Center in Newark. For information call 888-466-5722 or visit [www.njpac.org](http://www.njpac.org)

**Tracking the Mammals of New Jersey**, Kittatinny Valley State Park, Newton. For information call 973-786-6445. Visit [www.state.nj.us/dep/parksandforests/parks/kittival.html](http://www.state.nj.us/dep/parksandforests/parks/kittival.html)

**Where the Sun Never Sets** by Robert Clyman, Playwrights Theatre, Madison. For information call 973-514-1787. Visit [www.ptnj.org](http://www.ptnj.org)

**Hairspray**, at the New Jersey Performing Arts Center in Newark. For information call 888-



466-5722 or visit [www.njpac.org](http://www.njpac.org)

## **KIDS KORNER**

Did you know there are two kinds of pandas? There is the Long-tailed Himalayan carnivore that looks like a raccoon and there is the Giant panda bear that lives in Western China.

Did you know there are two kinds of camels? One is the Arabian that lives in Western Asia and Northern Africa. It has one hump. And the second kind is called Bactrian, which has two humps and lives in Mongolia and Chinese Turkistan.

The strongest muscle in the body is the tongue. Polar bears are left-handed.

A chimpanzee can learn to recognize itself in a mirror, but monkeys can't.

Dolphins sleep with one eye open.

A giraffe can clean its ears with its 21-inch tongue!

Ants don't sleep.

**REMINDER:** Board members are all volunteers in your Community & in addition to their own jobs & personal lives, along with

everything else they address daily in our community,  
they also act in the most  
responsible manner as the keepers of the community,  
fighting for the community to age gracefully & look it's  
best to ensure the best value for your homes.