

Pocono Pines & Timber Trails Community Association



Community Garbage
Service
Announced!!

In an effort to make the best decision and provide the most efficient service for the entire Community regarding the handling of garbage removal in Lake Naomi – Timber Trails, and to hopefully solve the challenges that we currently have with garbage pick-up, **As of MONDAY, JULY 6, 2015 all garbage in Lake Naomi – Timber Trails will be picked up by one company contracted by your home owners association.** Service to **Timber Trails residents will be on Mondays** and **Lake Naomi will be picked up on Tuesdays.** Garbage pick-up will begin at 8:00am on those days so please have your garbage out as specified below by 8:00am on your specified day. Every house that has garbage out as per the specifications below will be picked up. Here are the particulars:

Why are we doing this?

One of the major problems that has troubled our community for years has been the disposal of solid waste a.k.a. garbage. Independently, our residents have made their own arrangements, some being better than others, but the community as a whole has suffered from garbage being left out and the bears knowing exactly where to go for snacks. We have researched many alternatives including installation of our own trash facility and while a one-size fits all approach is always difficult to find, we believe we have a communitywide solution which has been approved by both the Boards of the PPCA and TTCA. The plan of having one-hauler for the community who then, through economy of scale, has been able to offer a reduced price seems to be the best alternative and one that other communities have successfully employed. We have negotiated a 2 year contract which allows us to evaluate the program.

Where do I place my bear bin with my cans?

The Associations are contracting for CURBSIDE SERVICE. This means that all houses will be checked and garbage removed from bear bins that are within 60 feet of the road. If you currently have a bear bin that is located further than 60 feet from the road or you currently contract for at-the-house service, you have two options, you can either move your bear bin within the 60 foot CURBSIDE area, or you can contract separately with County Waste for an additional charge directly to you of \$20 per month (they will bill you directly for this). If you are needing to move your bear bin to within the 60 feet and require assistance doing so, assistance will be provided by contacting the Admin Office. If you wish to contract separately for the at-the-house service, please contact Wendi Freeman at the administrative office and she will make the arrangements on your behalf.

I don't have a bear bin because I put my can out and bring them back in after pick up, what do I do?

Place your cans at the end of your drive way on pick up day as you normally would. The cans will be emptied, placed right side up with lids on for you to move after pick up.

Can I still use my Bearicuda bins?

Absolutely! Management continues to encourage the use of Bearicuda bins to deter the bear population and curb the bear related spills. The admin office has these cans for sale; please see details for purchase in the Summer Newsletter.

What about recycling?

County Waste will be using a split hopper truck that will allow single stream recycling to be picked up the same time as the garbage. This means that your glass, plastics #1-#7, cans and clean paper/cardboard can be placed in the same container for removal. Recycling is VERY important and will help to keep our costs down if we can do our best to keep recyclable materials out of the regular trash! Recycling is also essential to the future of our Earth! Please do your part! Reduce-Reuse-Recycle -Renew!!

How much garbage can I put out?

Contracted service is for 2 can, 4 bag service (most cans hold two bags each). If you have extra occasionally, it will be picked up. If you have considerably more on a regular basis, please contact Association Manager Wendi Freeman for special arrangements.

What if I'm not picked up? Who do I call?

Garbage is now an Association provided service. If you have issues with garbage service, please direct all questions or concerns to Association Manager Wendi Freeman at wfreeman@lakenaomiclub.com and she will contact the garbage company.

Can I put yard debris out for pick up?

Unfortunately yard debris including leaves is not picked up by the garbage service provider. Please see the LN-TT Services booklet for contractors that can assist you with yard debris.

How much is this costing the association and me the homeowner in my assessment?

Garbage services will cost the homeowner approximately \$75 per year, or \$6.25 per month. For the remainder of 2015, the fee will be 100% covered by association funds with no special assessment to the membership. Your Board of Directors will continue to discuss how this will be absorbed into the Association Operating budget for future years. It is likely an increase in dues for the following year will be required. Since this is a Community-wide service intended to address a Community-wide problem, there will not be an opt-out alternative. We will all share the cost and the benefit.

I take my garbage home or to the Sullivan Trail Transfer Station, I don't need garbage Service.

Sometimes the Board of Directors has to make decisions based on what is best for the community as a whole. Currently there are in excess of 4 different companies picking up garbage, stops are continually missed and it can be next to impossible to reach a garbage representative on the phone. For \$6.25 per month you can place the garbage in a can (Bearicuda recommended) place it in a bin at the end of your driveway and that's it. This is less than you would be paying to take just 3 bags per month to the transfer station and it will keep the aesthetic value of the community intact and hopefully encourage the bears to go elsewhere.

I don't have a bear bin. Where can I get one?

Bear bins are sold at the outdoor flea market that's held in the old Jamesway parking lot in Blakeslee on the weekends and by some local landscape companies. The plans and specifications are also available at the admin office for those are "Do-it-Yourselfers" or can be provided for your handyman.

What if I have a large item to dispose of?

Large items can be picked up for an additional charge. If you have a large item, please contact the administrative office to make arrangements.

What about my current garbage contractor?

The contractor that will be providing service to LN-TT is County Waste. For all those currently using County Waste your contracts will be automatically cancelled and you will no longer be billed (unless you opt for the additional at-the-house service). If you currently have another hauler, you will need to contact them to cancel your service.

When will the community garbage service begin?

First pick up will be Monday, **July 6, 2015** for Timber Trails and Tuesday, **July 7, 2015** for Lake Naomi.

If you have any further questions, please contact LN-TT Association Manager, Wendi Freeman at wfreeman@lakenaomiclub.com.

RECYCLE PROPERLY!

WITH SINGLE STREAM RECYCLING!

