

THE CHANT



Homeowners' Association

Volume 13

The Official Publication of Enchantment at Hamilton

Spring 2008



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79TH ANNIVERSARY CELEBRATION

Newsletter Committee - Our purpose is to provide information and to be the communication vehicle to the residents of Enchantment on the happenings within our community.

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**Enchantment at Hamilton
Homeowners' Association**

IMPAC

Property Manager CJ Tharp
800-624-4294 Ext. 215

2008 Committees & Chairpersons

Architectural	Terry Bean & George Neveras
Clubhouse	Sandy DeMaskey & Walter Sleccki
Communication & Community Relations	Open
Finance	Allen Goldstein, CP John Derasmo, VCP
Gate & Security	Henry Hersh
Hospitality	Marilyn Engstrom & Kathy Platt
Judiciary	Elaine Petruzzello
Landscape/Snow Removal	Alex Wybraniec, CP Lorraine Bean, VCP
Maintenance	Len Petruska
Newsletter	Tessie Bartolino
Pool	Joe Magliozzo
Presentation	Isabel Hersh
Recreation	Ed Frischer & Guido Giannotti
Social	Jane Smith, CP Kathy Woolston, VCP
Transition	Steve Statz

MESSAGE FROM THE BOARD

TOM HART - PRESIDENT

On behalf of your Board of Trustees, we thank all the community volunteers, including committee chairpersons and members, for the endless hours of time, energy, and work expended in helping to better the Enchantment community.

During the last three months (February, March, and April) some of the issues your Board of Trustees has been addressing are as follows:

- Tort Immunity Amendment to the HOA bylaws was approved. The Property Management Company is in the process of mailing a ballot to each homeowner; affirmative vote of minimum two-thirds is required.
- Had HOA Attorney send a letter to Hamilton Township for municipal services reimbursement, since prior efforts for reimbursement have failed.
- Geese Police action implemented; pond geese control.
- Approved new committee members to a number of the 15 HOA Committees; i.e., Hospitality and Social Committees.
- Continued monitoring of 2008 Operating Budget; through April 30, income exceeds expenditures.
- Authorized counsel to send a written notification to builder regarding the lighting at the two entrance islands.
- Executed 2008 landscaping contract with Growing Concern, at the recommendation of the HOA Landscaping Committee; same cost as last year, plus a \$3,500 discount.
- Negotiated optional homeowners' discounted irrigation systems maintenance service proposal, as per HOA Landscaping Committee.
- Executed a contract with Black Lagoon to provide a seasonal pond maintenance plan (May through September) to control algae and aquatic plant growth.
- Requested counsel to address the Homeowner Association Alternative Dispute Resolution (ADR) procedures.

- As recommended by the Newsletter Committee, renewed the publishing contract of The Chant for another year; zero printing expense to HOA and annual income of \$800 paid by the publisher to HOA.
- Through the Landscaping Committee, had Growing Concern (HOA landscaper) offer to the homeowners purchase of mulch installation for your beds at a discounted cost.
- Approved Sparkling Pools Management Company contract for 2008 season; electrical inspection being addressed by Pool Committee.
- Aerator system being put back into pond as per Maintenance Committee.
- Working with the Gate Committee as to the activation and operational procedure of the gates at the two front entrances. Please return the survey.
- Annual re-certification of Clubhouse fire extinguishers was completed.
- Requested RDG to put hot water heater vent pipe on the homes that are supposed to have them.
- Approved Transition Committee recommendation and executed contract for retaining engineering firm to prepare Community Engineering Report for transition with RDG.
- Communicated with committee chairpersons, members, and homeowners, as well as attendance at monthly meetings.
- Initiated and completed audit which is to be reviewed by HOA Finance Committee.
- In March, held a Committee Chairpersons/Board of Trustees meeting; next meeting tentatively scheduled for September 11, 2008.
- Enchantment Website in process of being updated.
- Five Year HOA Master Plan - an ongoing work in process. Input welcomed.

**TOGETHER –
We Work to Better the Community, as We Live The
Enchantment Dream!**

STEVE STATZ – VICE PRESIDENT

The Transition Committee has recommended that the Board engage the services of Van-Note Harvey of Princeton for the transition engineer. The firm has extensive experience in the drainage issues in our township. The Board approved the recommendation at the last open meeting.

The Committee received four responsive proposals for the transition work, ranging in dollar value from \$10,000 to nearly \$40,000. The present award is for the basic services not to exceed approximately \$18,000. Additional services may be requested, such as core samples in various locations of our roads, which on inspection appear to have excessive moisture percolating through the surface.

The Committee narrowed down the choices to two companies, and interviewed both on two consecutive nights. While two Board members are on the Transition Committee, other Board members attended parts of each presentation, which allowed them first-hand impressions of the two firms, and also expedited the selection decision. Those members of the Committee attending the presentations voted unanimously for the selected firm.

The engineer is starting the inspection of the common areas with the Clubhouse and pool area, and will expand to the common areas and drainage issues during May.

This cost of this contract exceeds the amount budgeted for this year, so it is expected that the difference will be drawn from the contingency line, unless other economies are realized during the year.

Please continue to observe problems in the common areas and report them to the Transition Committee, so that the engineer's survey will be as complete as we can make it. Once the engineer's report is forwarded to the developer, we will be limited in what can be included after the presentation.

ALLEN GOLDSTEIN –TREASURER

The updated Finance Committee mission statement, description, and directive below were approved by our Homeowners' Association Board of Trustees at its February 28, 2008 meeting. If you have any questions about our mission statement or any related matters, please contact

any Finance Committee member.

The Committee's members are Tony Abruzzo, John Bartolino, Bob Carrington, John Derasmo, Santo Fruscione, Allen Goldstein, Mike Guzman, Ed Kloskowski, David Mattson, Ralph Nudo, Ken Prizemen, Jeff Shenker, Mary Ann Wirth, and Alex Wynbraniec.

Mission Statement

The Finance Committee assists the Board of Trustees in planning and administering a sound fiscal program designed to sustain and enhance the long-term financial well being of the Homeowners Association, the quality of life within the community that homeowners expect, and the property values within the community.

Description and Directive

1. All Finance Committee members shall be owners of homes in the Association.
2. The Association's Treasurer shall serve as a liaison to the Finance Committee as well as a voting member of the Committee.
3. Finance Committee members shall be appointed by the Board of Trustees for the Enchantment at Hamilton Homeowners Association and shall serve for a term of one year. The Committee shall appoint individuals to serve as Chair, Vice Chair and Secretary. There shall be no limitation as to repeated terms.
4. Finance Committee members shall serve at the discretion of the Board of Trustees and may be removed at any time with or without cause.
5. All documents reviewed and/or generated by the Finance Committee are property of the Association and must be returned upon request.
6. Minutes of the Committee's meetings, after they are approved by the Committee members who attended the meetings, shall be provided to the Board of Trustees. The approved minutes should fairly and concisely present the Committee's deliberations.
7. The duties of the Finance Committee include performing research and tasks applicable to the Association's financial condition and making recommendations to the Board of Trustees that may cover, but not be limited to, the annual audit of the Association's financial statements,

available investment opportunities, budgeting, assessments, cash flows, reserves, and financing special projects.

8. The Finance Committee may make recommendations to the Board of Trustees and has no authority (power) to act on behalf of or to bind the Association. Finance Committee members shall not sign any agreements, contracts, correspondence or other documents on behalf of the Association; such documents are the responsibility of the Board of Trustees and only the Board officers are authorized to execute them.

9. At all times, Committee members will be courteous and respectful of each other and all those who attend Committee meetings and/or work with the Committee's members.

JILL WEINBERG - SECRETARY

A very enthusiastic group of committee chairs and Board members met on Thursday evening, March 13th.

After a short introduction by Tom Hart, the meeting started with Steve Statz explaining that committee chairs and members can serve without undo worry. They are held harmless from personal lawsuit while doing committee business. Jill Weinberg explained that this is the reason that all committee members must be approved by the Board. Clubs are different and are not Board appointed.

We all introduced ourselves and then discussed a variety of topics, including mission statements, long range community plans, transition, and individual committee plans for the future. We also talked about our new committees.

An interesting discussion was held about the responsibility of owners for guests and children home from school for vacations. After conversation, it was clarified that the public behavior of guests and under age residents is the responsibility of the homeowner.

Tom Hart mentioned that we are looking at a very important election this year. No, not the election in November, the important one is in October.

It is time now for all of us to think about our community.

It is time to think about the future.

It is time to talk to people and find those who agree with you.

It is time to find our leadership for the future.

Our next meeting should be September 11, 2008. We are all looking forward to a productive year.

MESSAGE FROM THE PROPERTY MANAGER

CJ Tharp, Portfolio Manager, IMPAC

Most homeowners are already familiar with us, but in case you are new, here is the information. IMPAC has been retained by the Association to handle Association matters/business. While my office is in contact with Robertson Douglas Group (RDG - the builder) about Association issues, we do not work for the builder. Any questions or concerns relating to the interior of your home, or items that are under warranty should be brought to the attention of RDG. If you're not sure of who to contact about a certain issue, call my office or e-mail me – we'll be happy to help and give you the phone numbers you may need!

Spring is here! What a nice ring that has instead of sitting in front of the weather channel watching the possible snow storm heading our way! This time of year has us all wanting to add something new, do spring cleaning, perhaps move the outdoor furniture, build that special project...it's also the time of year that it helps to have reminders on some Association issues.

Dog owners may start to take their pets for more frequent walks. It's extremely important to remember to pick up the dog waste. And, while people might think your dog is very cute, they do not want him running loose and free on their lawn. The Association (and Township) regulations state that dogs must be under leash control at all times. Remember too, dogs cannot be tied up outside and left unattended – barking is annoying no matter what size dog you have!

Cars – can't live without them but sometimes speed and parking can be a problem. It seems that the temperature of the weather is directly connected with the gas pedal – open windows and fresh air can distract the driver from the speedometer. Please drive carefully and *slowly* while in Enchantment. While there is no restriction on the number of

cars a resident can own, there are rules to follow, in addition to having common courtesy for your neighbor. **A couple of the rules are: on-street parking is permitted, but there is no parking permitted in front of fire hydrants and mailboxes, no vehicle may be parked at any time within 25 feet of street corners or street entry islands and parking is not permitted in any of the cul-de-sacs. Common courtesy means parking in your garage or driveway whenever possible and, if that area is already being used by vehicles, try to park additional cars in front of your house.**

While we're on the subject of rules and regulations—if you are in that rare instance where you notice an infraction of the Association rules and regulations, please feel free to contact my office. We do need a complaint in writing, but all information submitted to us remains confidential. Standard procedure is to notify the offending party that there is an issue that needs to be resolved – the majority of the time, a simple reminder letter is all it takes.

Ummm, doesn't that smell good? Steak, burgers – someone's making dinner! Before you use your grill this season, thoroughly clean gas grills and check to make sure there are no blocked gas lines. In addition, check the inside for spider and insect's nests that restrict the flow of propane. Keep grills a safe distance away from your home, furniture and other combustible objects. Never use grills inside a home and never store propane tanks inside a residence. Keep a fire extinguisher nearby. Supervise children at all times around grills. Grills must be at least five feet away from your unit.

Homeowners have done a wonderful job landscaping their homes. Pesky grass/weeds can crop up on landscape beds, around air conditioning units and along the sides of the house. Remember to maintain those areas too.

Reminders – Dryer vents can get clogged quite easily from lint build-up or those adorable little birds that like to nest in them to have babies. It's always a good idea to periodically check the vent and hire a professional to clean the vent from the exterior (it is recommended that this be done at least annually). Hot Water Heaters should be inspected and cleaned periodically to ensure that they are working properly and in good condition. Washing machine hoses should also be checked to ensure that they are properly connected and in good working order. Experience has shown that hoses do break and cause a lot of water damage to the interior of the unit. Make sure you know where the

water shut-off valve is located.

Any questions you may have should be directed to me via e-mail me at cjtharp@impac1.com (remember to put "Enchantment" in the subject line) or by telephone at 800-624-4294. If I am not available, please speak with my Assistant, Debbie, at extension 212. If there is a question regarding your maintenance account, please contact Diane in Accounts Receivable at the same number, extension 219 or e-mail her at domilanowicz@impac1.com. As always, emergencies can be reported 24 hours a day, seven days a week at our toll free number 800-624-4294 (in a life-threatening emergency, dial 911 or contact the proper authorities first).

Have a wonderful and safe Memorial Day Weekend (the office will be closed on May 26 and reopen on Tuesday, 5/27).

COMMITTEE REPORT

Architectural Committee

George Neveras and Terry Bean – Co-Chairpersons

The ACC has approved 17 applications for home improvements for the first quarter of 2008. We are updating fourth quarter 2007 applications and files to ensure that work was done as specified. (Thank you, Jack.)

The ACC has had numerous discussions on alternative fencing options as described in the Public Offering Statement (POS). We have been reviewing different fencing options that will serve our residents who wish to use fencing as a decorative option or as a semi-private fence, not just the privacy fence offered by the POS.

As always, if you are planning a project, please fill out an application ahead of time. Applications are good for six months.

Clubhouse Committee

Sandy DeMaskey and Walter Sleccki – Co-Chairpersons

Over 50 homeowners attended the March 2, DINNER AND A MOVIE at the Clubhouse. Everyone enjoyed an excellent pasta dinner, complete with meatballs, sausage, salad, rolls, and dessert while watching the comedy classic "A Funny Thing Happened on the Way to the Forum" starring Zero Mostel, Phil Silvers, and Buster Keaton.

Continuing the tradition of combining fun with fundraising, Jimmy DiMattia and the team raised nearly \$400 to go towards Clubhouse and kitchen supplies/equipment.

A note of importance--the Committee is requesting homeowners/residents do not open windows in the Clubhouse. The windows are not being closed properly, resulting in a loss of heat, as well as presenting a security issue.

Homeowners/residents are also being requested to be careful with beverages in the Clubhouse, as the contracted cleaning company is charging an additional fee for spot cleaning of the carpet.

Gate and Security Committee

Henry Hersh – Chairperson

The following options were discussed with Matt Halloran and the Gate Committee at a meeting on March 10, 2008:

1. CSS is setting up and will be responsible for technical gate operations IF we have a contract with them after we take charge.
2. You can operate the main gate with either a key fob or using the key pad that has been installed (not yet operating).
 - A. Type in the four digit code we establish for key pad or,
 - B. “Phone” the homeowner using the key pad.
 - Homeowners land line phone MUST be in system or it doesn’t work.
 - After phoning, the homeowner presses #9 on home phone and gate opens.
 - To “Phone” homeowner, you scroll through alphabet on key pad to homeowners name and press “call.”
3. “We” can establish time of day for gates to be operational.
4. A “Click to Enter” system has been purchased so police and fire can use an FM frequency to raise gates.
5. There will be a separate billing for CSS, telephone, and electric.
6. There are three places for fuses (one inside guard house and two outside) should the gates not function. There is a way to hand crank the gates open in case power goes out.
7. The Committee will have to:
 - Replace destroyed gates

- Monitor billing
- Change phone numbers (or let CJ handle this)
- Coordinate changes with CSS
- Crank up gates
- Keep a record of key fobs
- Make sure all key fobs are returned with a change of ownership of house
- Keep community informed/trained on system including new owners
- Write a procedures manual for ALL residences
- Conduct training
- Train new committee members

8. Many other things as we go, such as, “Will clock change automatically with daylight saving time?”

9. The “other” gate should probably stay down all the time. On exiting, there is a sensor under the pavement that will open the gate.

10. Should there be speed signs?

Please return the completed questionnaire, a copy of which is included in this Chant.

Landscape/Snow Removal Committee

Alex Wybraniec – Chairperson

Lorraine Bean – Vice Chairperson

Growing Concern and its landscape crew began the spring cleanup in our community the week of March 24th.

Trimming of common ground bushes and trenching of trees and planting areas will also be accomplished before the first mowing of grass.

Fertilizer and weed control of all areas will begin during late April and continue through the growing season. Residents will be notified through email prior to applications of fertilizer/weed control.

Residents are reminded that any common area concerns should be reported to Property Management - CJ Tharp at 732 785 1794 or emailed at CJTharp@impac1.com.

The Landscape Committee met with Growing Concern on Tuesday, April 15th at the Clubhouse.

**LOOKING FORWARD TO A GREEN AND
FLOWERING SUMMER**

Pool Committee

Joe Magliozzo – Chairperson

The Pool Committee for this year consists of Joe Magliozzo, John Bartolino, Stephen Fischberg, Jerry Oehlmann, and Jean Ward. Steve Statz is the Board Liaison.

Ready for the Summer

The Pool is currently scheduled to open on **May 24th** with a closing at 8 p.m. Monday, **September 1st**. The pool management contract has been awarded to SPARKLING POOLS. In summary, Sparkling is responsible for the complete seasonal/daily maintenance of the pool and pool equipment. They hire, train, and supply lifeguards who are fully certified in American Red Cross CPR, First Aid, and Lifeguard Training pursuant to New Jersey State guidelines. The Pool Committee's main function is to ensure the contractual responsibilities of the pool management company are being met to the satisfaction of the Enchantment community.

Pool hours are 10 a.m. to 8 p.m. each day of the week.

ID cards will be required to gain entry (residents in good standing) into the pool area – a sign-in procedure will be in effect and enforced by the Lifeguards.

Comfort & Relaxation

Again this year we will be closely monitoring the pool usage by residents and guests. Our overall concern is that the number of homes “closed” by the builder for this pool season may almost triple the number of homes closed by the builder at the commencement of our first pool season. While we have had a satisfactory quantity of tables, chairs, shade umbrellas, and lounge chairs, we will try to move as quickly as possible should the need arise to supplement those items for our pool-side enjoyment.

Currently we intend on hosting a few events:

- Opening Day morning - coffee, bagels, cookies, and juice
- 4th of July Hot Dog luncheon
- Our annual “Bring Your Own Everything Dinner Party”

Other events in the planning stages:

- Friday night pizza parties ??? Saturday morning breakfast parties ???

- The sororities of Rutgers and Rider Universities annual wet T-Shirt contest – poolside
- And by popular demand, the “Men at Enchantment” Speedo contest – poolside

Safety & Health

In order to maintain a safe, healthy, and enjoyable environment, we will again insist that the Lifeguard/Pool Management Company strictly enforce the State of New Jersey Department of Health Bather Rules for Swimming Pools and our Enchantment Pool Rules.

Once the pool is opened, we will monitor the operation of the main elements of the filtration system – the pumps, chlorinator, and filters. Historically, when we incurred problems, our pool management company promptly responded to our needs. Sparkling has been very receptive and cooperative complying with the Pool Committee's insistence on the methodology and frequency for cleaning the pool along with the testing and maintenance of all equipment.

Last year we arranged for the installation of longer ladders at the deep end of the pool to make it easier for entry and exit.

We are very pleased that Sparkling's lifeguards have been very diligent in their duties – keeping the pool safe and clean WHILE ALSO being “policemen” regarding our rules and regulations.

The Enchantment Swimming Pool rules, as contained in our RULES and REGULATIONS, can be found on the Enchantment web-site and they will be in effect for the 2008 Season. While the Pool Committee is reviewing those rules on the basis of resident suggestions, if any changes are made to those rules they must be approved by the Board of Trustees and we will make sure they are made known to the community in an efficient and timely manner.

We remind our residents that the current rules include:

- EVERYONE must sign in with the lifeguard when first entering the pool area.
- Residents must present their Enchantment photo ID card.
- For each household, up to a maximum of four guests are allowed to use the pool only if in the presence of their sponsoring resident. There are no guest fees.

- All guests of residents are welcomed at the pool during the hours of 10 a.m. to 8 p.m. Children under the age of 19 shall only be allowed in the water between the hours of 11:00 a.m. and 3:00 p.m. each day.
- Food/Drink - No food is permitted within the fenced-in pool area. Smoking is prohibited within the fenced-in pool area.

The Pool Committee is available to answer any questions you may have with regards to the regulations. We encourage you to advise any one on the Committee of any suggestion you might have for the rules – especially those that were of concern during our first two years of operation – matters such as those listed above, the restricted use to Residents in good standing, conduct, floatation devices, pool furniture, diapers/toilet trained, guest restrictions, etc.

When the summer arrives

As Opening Day for the pool approaches, we will seek to keep Enchantment residents informed via emails, posters, and during our Homeowners' Association monthly meetings.

We certainly welcome your comments, input, and suggestions – please do not hesitate to email or call any committee member.

Recreation Committee

Ed Frischer and Guido Giannotti – Co-Chairpersons

The 2008 Recreation Committee members are Ed Frischer, Guido Giannotti, Tony Gambino, Pat Locane, and Scott Griffiths. A survey was circulated earlier this year to gather information regarding residents' preferences for 2008 activities.

The Bocce League will begin on May 7 – sign up with a partner or be matched up with another player. Non-league Bocce and horseshoes are scheduled to start by early July. Bowling on Wednesday mornings (10:00) and billiards on Tuesday and Thursday afternoons (about 2:00) are open to all – join the groups whenever you can. A fishing trip is being planned for mid-summer.

A night at Trenton Thunder is scheduled for June 11. Ticket availability is limited; check the Hospitality Desk for more details. The deadline for sign up is May 10.

The Recreation Committee meets the 3rd Monday of

each month. Additional committee members are always welcome.

Social Committee

Jane Smith - Chairperson

Kathy Woolston – Vice Chairperson

The Social Committee has been busy, busy, busy planning a variety of events for 2008. We have a great team that put together an agenda based on many of the community's comments and suggestions. We thank you for your support and ideas. A calendar of events for the year is posted on the Clubhouse bulletin board.

It's been a fun-filled year so far. The "Nifty 50's & 60's Oldies Dance" held at the Hibernian Club in February was a huge success. Over 100 residents attended and enjoyed a delicious buffet and had lots of fun reminiscing to tunes of the 50's and 60's. The DJ was great and kept everyone dancing and participating in hula-hoop, dance, and costume contests. Many came dressed for the occasion and we even had an Elvis sighting! Our resident photographer, Diane Neveras, (whose authentic costume was a flash-back to the hippie days) did a great job as usual capturing the evening's festivities. Many thanks to Arlene Petruska and her sub-committee members for coordinating this really fun event. We had a lot of positive feedback and requests for more parties like this. (We've taken your suggestion and are planning a Halloween dance party at the Hibernian Club in October.)

We had three informative and entertaining presentations at our Clubhouse already this year thanks to Isabel Hersh.

In January, a representative from the American Red Cross spoke about "Disaster Preparation." The presenter shared a lot of valuable information, ideas, and advice for all types of crisis situations. He was a very dynamic speaker and really had the audience participating. He even gave out meaningful "prizes" from his "Be Prepared" goody bag to those who did participate.

In March, we had a wonderful evening at the Clubhouse with light musical selections and discussion of their upcoming West Side Story production by the managing director of Boheme Opera NJ.

Also in March, we had a presentation by an ambassador from ELDERHOSTEL, a non-profit organization, dedicated to providing extraordinary learning adventures for people

55 and over. The speaker was very interesting and everyone enjoyed her sharing some of her many vacation experiences with ELDERHOSTEL.

All of the presentations at the Clubhouse were free of charge to residents and refreshments were provided by the Social Committee.

“Springtime at Enchantment,” a continental breakfast held at the Clubhouse on Sunday, April 6th, was another very successful event. There was an abundance of good food and beverages.....muffins (some sugar-free and some FULL of delicious calories), yogurt, danish, cinnamon rolls, bagels, fresh fruit, juices, coffee, and tea. We had a full house coming and going all morning and everyone enjoyed the food and socializing with their neighbors. Thanks to the members of that sub-committee for doing such a great job (and their spouses for helping with the setup).

Of course, we always get a lot of help from the community at our events and thank you all.

Some upcoming events:

May 5th: Presentation at the Clubhouse: “BJB’s Rules of a Green Thumb” - Barbara Bromley, Horticulturist at the Rutgers Extension Service, is back again. Guaranteed to be an informative and a fun presentation! Anyone who attended her session last year can attest to her wonderful sense of humor and vast knowledge.

May 14th: Bus trip to the Renault Winery & the Showboat Casino in Atlantic City (sold out)

June 7th: Summer party by the pool

June 26th: Bus trip to the “Doo Wop Show” at the Tropicana in Atlantic City

September 14th: “A Day @ the Races” at Monmouth Park

Knitters and Crafters Club

Sara Levitt and Dianne Neveras, Facilitators

Knitters and Crafters meet the first and third Thursday of each month. We are looking for anyone who has ideas and projects that we can share with your community. Call or email Sara or Dianne, or come to one of our get-togethers.

We would like to thank everyone who has participated and assisted other crafters in our club to make it such a successful and ongoing activity. We are members of the community who enjoy making different projects such as knitting scarves, knitting baby blankets, felting pocketbooks, embroidery, counted cross stitch, crocheting, beading, making candy molds, and just

chatting and sharing with one another. Our members proudly wear their scarves, jewelry, and other projects they have made. The poker players have enjoyed the left-over candies too.

Upcoming plans include creating lap blankets for the elderly and continuing to make premie hats for local organizations. We are considering bringing in another jewelry maker to show us some new ways to bead. We have also had requests for another evening of card making or scrapbooking.

Come out and learn something new or share with your community. No long-term obligations. We look forward to seeing some new and old faces getting together to enjoy an evening of wonderfully creative activities here at Enchantment.

To all Enchantment Residents, join
The Book Club
The third Tuesday of every month
9:30 AM at Barnes & Noble

Ladies coffee and conversation . . .
The first Tuesday of every month
9:30 AM at Paneras
Hope to see you there!
This is a social gathering, not an organized event.

THE **Scotts Miracle-Gro** COMPANY *dedicated to a beautiful world*

Watering Tips

Here’s a watering strategy that develops deep, healthy roots, saves water, and boosts your garden’s drought resistance.
~Group plants with similar water requirements for efficiency.
~Apply 2 1/2” to 3 1/2” of mulch to help retain moisture and insulate roots.
~Concentrating on one area at a time, use a drip hose to slowly soak the soil down to the roots.
~Allow water to absorb completely, periodically turning off the hose if necessary.
~Repeat when soil starts to dry out.

Enchantment Homeowners Association

2008 – OPERATING BUDGET

(Monthly Operating Expenses Allocation from
Monthly Maintenance Fee)

Audit	\$ 1.12
Clubhouse Maintenance	14.81
*Deferred Maintenance Reserve	1.45
Engineering Transition	4.66
Insurance	5.54
Landscaping	60.11
Legal/General Transition	3.57
Miscellaneous/Contingency	4.99
Other - Building & Grounds Maintenance	1.68
Other – General & Administrative	3.40
Pool	8.21
Property Management Company	10.95
*Reserve for Repairs	26.38
Snow Removal	18.22
Utilities	<u>4.28</u>
Sub-Total	<u>\$169.37</u>
Net Operating Income	<u>.63</u>
Total	<u>\$170.00</u>

*Held in segregated account from Operating Budget



Friendly Community Reminders



- Please clean up and remove your pet waste
- All trash receptacles are to be kept from public view and stored in the garage
- No trash or recycle materials are to be placed curbside earlier than 6:00 P.M. the evening before collection and not in front of mailboxes
- Empty containers are to be removed from the street the day of collection
- Disorderly, boisterous, loud, and offensive conduct will not be tolerated
- No vehicle to be parked at any time within 25 feet of corners
- Parking is not permitted in any of the cul-de-sacs
- The speed limit on all streets is not to exceed 25 miles per hour
- Clubhouse is open every day from 6:00 A.M. until 12:00 A.M.
- Scheduling/Prior Approval of meetings and functions is to be obtained through the Clubhouse Scheduling Committee
- Please use sign-in sheets in all rooms of the Clubhouse; i.e. Fitness Center, Billiards Room, Kitchen, and Card Rooms
- Swimming Pool Hours are posted – Children under 19 are allowed in the pool between the hours of 11:00 A.M. and 3:00 P.M. each day
- Architectural Control Committee Patio/Landscaping modification forms are available at the Clubhouse Hospitality Desk and are to be completed and returned to that desk
- Adhere to street stop signs; in particular at the intersection of Sedona and Monte Carlo
- If you open Clubhouse windows, please make sure you close and lock them when leaving

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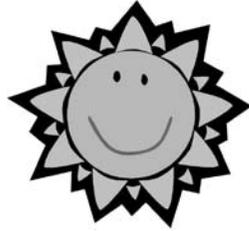
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THANK YOU.

GATE SURVEY

PLEASE RETURN BEFORE MAY 5, 2008

1. Should the gates be down all the time?

Yes _____ No _____

2. If no should the gates be up all the time?

Yes _____ No _____

3. If down other than all the time, what hours should they be down?

_____ to _____

4. Would you be willing to pay an extra \$35 to \$40 each month for a full time guard plus alterations to gatehouse?

Yes _____ No _____

5. To avoid giving out codes will you need extra "key fob"?

Yes _____ How many?

No _____

6. Do you have a telephone land line?

Yes _____ Is it registered with the Assn.? _____

No _____ Will you be getting one? _____

7. Additional suggestions. _____

8. Your address please. One survey per household.



THINK SPRING

Enchantment at Hamilton Social Committee
Presents

“BJB’S RULES OF A GREEN THUMB”

When: Monday, May 5, 2008 at 7 pm

Where: The Enchantment Clubhouse

Who: Barbara Bromley, Horticulturist at the Rutgers
Extension Service

We guarantee you a fun evening--and you will learn from someone who is an authority in the field of gardening as well as more humorous than “Comedy Central” (and cleaner too). Just ask your neighbors who were present at her last lecture at Enchantment.

Well, of course refreshments will be served!

Save the Date!

May 5 ~ Presentation - "BJB's Rules of a Green Thumb"

Barbara Bromley, Horticulturist



May 14 ~ Renault Winery & Showboat Casino Bus Trip

May 24 ~ Continental Breakfast Celebration of
opening day of Enchantment's pool

June 7 ~ Annual Summer Party by the Pool

June 11 ~ Trenton Thunder Baseball Game



June 26 ~ "The Doo Wop Show" at Tropicana, Atlantic
City Bus Trip

July 4 ~ Poolside Hot Dog Luncheon



September 14 ~ "A Day at the Races" at Monmouth Park



ENCHANTMENT MASTER CALENDAR MAY 2008

Sun	Mon	Tues	Wed	Thur	Fri	Sat
				1 6:30 Knitters and Crafters in Mainroom	2	3 GAME NIGHT 7:00 to 10:00PM Recycle
4	5 Rutgers Speaker Main Rm. 7 PM "Green Thumb"	6 Maintenance Comm 4 PM Craft Room	7	8 Transition Comm. Craft Rm. - 7:00PM	9 Texas Holdem Main Rm.-6:30PM	10
11	12	13 Hospitality Comm. Main Rm. 7:00PM	14 7 PM Clubhouse Comm.Mtg.MainRm.	15 6:30 Knitters and Crafters in Mainroom	16	17 Recycle
18	19	20 7:30PM Finance Comm. Mainroom 7 PM ACC Comm. Mtg. in Craft Room	21 Bus Trip 9:15 AM Winery & Casino	22 7:30 General HOA Meeting in Mainroom	23	24
25	26	27	28	29	30	31 Recycle

RECURRENT ACTIVITIES

Sun	Mon	Tues	Wed	Thur	Fri	Sat
	7PM Exercise Rejuv 7pm Mahjongtg for Beginners	9:30 Panera Coffee (1st Tuesday only) 9:30 Barnes & Noble Bookclub 3rd Tues only 11-12 Hospitality Desk 2-4 pm Tom Hart hrs 7pm Mahjongg card 7pm Pinochle Card	10 am Hamilton Lanes Bowling 7pm Exercise Rejuv	7-8 pm Hospitality Desk 7 pm Poker Card Room 1-4pm Bridge Club Card Rm.	8-10 Tom Hart office hrs	

ENCHANTMENT MASTER CALENDAR JUNE 2008

Sun	Mon	Tues	Wed	Thur	Fri	Sat
1	2	3 Maintenance Comm. 4 PM - Craft Room	4	5 6:30 Knitters and Crafters in Mainroom	6	7 Recycle
8	9	10	11 Clubhouse Comm. Main Rm. - 7:00PM	12	13	14
15	16	17	18	19 6:30 Knitters and Crafters in Mainroom	20	21 Recycle
22	23	24 7:30PM Finance Comm. Mainroom 7 PM ACC Comm. Mtg. in Craft Room	25	26 General HOA - 7:30 Meeting in Mainroom	27	28
29	30					

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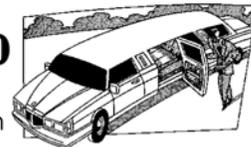
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