



Member Owned

The

Cedarpost

Summer, 2021

Cedarwood Cooperative, Inc. 63 Cedar Street, Park Forest, IL 60466 708-747-3833
info@mycedarwood.com www.mycedarwood.com



Manager's Report



Virgie Bullie
President

Jacqueline Smith
Vice President

Ella Jones
Treasurer

Batura Otara
Secretary

Jeffery Lockett
Director at Large

Andre Hogan
Director at Large

Michael Alexander
Director at Large

Administrative Staff

Mary Arroyo-Ortiz
Property Manager

Lisa Staman
Administrative Assistant/
Accounts Payable

Amanda Allen
Sales/Member Services

Maintenance Staff

Rick Tidd
Maintenance Supervisor

Ralston Glenn

Scott Marlon

Charles Mike

We hope you've been enjoying your summer. It has been a busy season here at Cedarwood. The front porch project is in full force and we are almost three-fourths of the way completed. The final buildings include 86A - 92B Dogwood and 94 -100 Dogwood. Our next project is the tear-out and reconstruction of Court D-6. We will also be sealcoating and crack-sealing several courts on the property. We'll begin the Water Main Replacements in the basements on 15 buildings in mid-August. In addition, we will be replacing the roofs on six buildings. For this year's locations on these major projects, please turn to page 2 for details. In the next several weeks, we will also be tuck-pointing and replacing cracked sidewalks though-out the property. Notices will be sent out to the areas affected by this work.

The contractor for the Village of Park Forest, L.S.G., who will be replacing the city water mains along Dogwood Street has been delayed due to delivery delays of supplies. They are expected to begin next week. Please be aware of the temporary "no parking" signs as they may change day by day.

The third weed control & grass fertilization for the member's yards will be done in the next several weeks. Flags will be posted

at court entrances once completed. This application includes grub control, which is helpful in controlling pests such as moles. Our landscaping company will also be using grub control for all common areas.

We received a disturbing call recently from another cooperative alleging that Cedarwood member(s) are not picking up after their dog(s) when walking on their property. Picking up defecation products immediately is not just a Cedarwood policy, but also a Village of Park Forest Ordinance. We are asking pet owners and non-pet owners to be on the look-out and report any violation to the office.

The Board will be conducting a Pop-up Meet & Greet in each court in the next few weeks. A notice will be sent to each court. Please let the board know of any ideas, solutions, or concerns you may have.

Sales of units continue to soar. There are weeks when we have no units on the market. When a unit is listed, it sells very quickly. We have a waiting list of approved applicants, eager to be a part of Cedarwood. Thank you so much for taking care of your yards. The compliments on how beautiful the property looks keep coming!

Mary Arroyo-Ortiz, Property Manager

National Night Out

National Night Out is a community building campaign that promotes strong police community partnerships and neighborhood comraderies to make our community safe. The best way to keep a neighborhood safe is through good neighbors who know each other and look out for one another. Park Forest has a long-standing tradition of having those types of neighborhoods...and nowhere are those bonds stronger than in our cooperatives.

We invite our members to host a court meeting or a block party on the evening of Tuesday, August 3rd for National Night Out.

If you plan on participating, please notify the office so we can arrange for PFPD officers to stop in your court to visit and meet you and your neighbors, offer crime prevention tips, and maybe even give out some goodies!



Around Your Court



Capital Improvement Projects

As part of this year's capital improvement projects, we will begin the following work in the next several weeks. Please be advised that if your unit is on the schedule for work, we will send you a notice with more detailed information.

- **Court Reconstruction of D-6**
- **2" Water Main Replacements—64 Units:**

169—171 Dogwood
177—187 Dogwood
189—293 Dogwood
320—330 Dogwood
340—350 Dogwood

352—358 Dogwood
360—370 Dogwood
372—374 Dogwood
376—386 Dogwood
416—422 Dogwood

424—426 Dogwood
3389—3395 Western
3397—3399 Western
3401—3403 Western
3405—3411 Western

- **Roof Replacements—22 Units:**

76—79 Cedar
42—48 Dogwood
58—60 Dogwood

70—72 Dogwood
166—172 Dogwood
435—445 Dogwood



Garbage, Recycling and Yard Waste

Please be reminded of our garbage disposal procedures:

- The scheduled pick up day is **Thursday**. If a holiday falls on a Thursday, garbage will be picked up on Friday.
- All properly **stickered** bags and stickered branch bundles must be placed in the designated court pick up area **after 7:00 p.m. the evening before, but before 7 a.m. the morning of garbage day**. Services start **as early as 7 a.m.**
- Only garbage that is properly secured, fastened, and placed **inside** garbage cans will be picked up.
- Household garbage is **never** allowed in the court pick up area, only inside your garbage cans at your porch.

Please note that the garbage, recycle, and lawn pick up is collected by 2-3 different trucks.

House & Ground Manual Reminders

The purpose of the House and Grounds Manual and the enforcement of the procedures set forth, is to provide for the safety, comfort, and general well-being of all Cooperative residents in an equitable fashion. The following are just a few reminders, as these are frequently violated. **It is important that you read and study the rules carefully as every resident is expected to adhere to these policies.**

IN-COURT PARKING BY MEMBERS (Page 16):

Be reminded vehicles in violation of any parking rules are subject to being towed away at the owner's expense.

- In-court parking is limited to one (1) assigned parking space per dwelling unit.
- Parking is not permitted at court entrances, on the grass, or in any other area designated "No Parking" and/or so identified by a similar sign, a painted yellow curb, or any other markings.
- Motor vehicles parked so as to take up more than one (1) parking space will be considered in violation of the rules set forth and may be subject to immediate tow at the owner's expense.
- Parking spaces shall accommodate one motor vehicle only.

PARKING BY VISITORS (Page 17):

Illegally parked vehicles may be towed. Members must insure that visitors to their households are informed of the rules set forth and that they must abide by such rules at all times. **A fine may be assessed against a Member for any violations caused by his/her guests and/or agents.**

MOTORCYCLES AND MOPEDS (Page 17):

Motorcycles, mopeds, or other similar licensed vehicles must be parked either in the Member's assigned parking space, or on pads installed by the Member at his/her expense. These pads will be considered patios and require prior written approval from the Cooperative Office.



NOISE AND DISTURBANCE (Page 23):

No Member shall make or permit any noises or disturbances, or operate any instruments or other devices that interfere with the quiet enjoyment, rights, comforts and convenience of any other Member of the Cooperative.

Stereos, televisions and radios must be operated at a reasonable level at all times, and from the hours of 9:00 P.M. until 8:00 A.M. all such devices must be operated at a level so as not to disturb sleeping persons. **Power tools, lawn mowers and other similar items are strictly prohibited from being used during the hours of 9:00 PM until 8:00 AM.**



If you have any questions regarding the policies, please call the office at 708-747-3833. For a complete list of rules & regulations, refer to the House and Grounds Manual.



Other News

Park Forest residents are asked to participate in a critical community survey that aims to guide future goals and policies of the village.



The Village is asking for your help in developing strategic plans for the future of the community. A strong survey response allows the Village's elected officials to make better informed decisions, with your best interest in mind.

The survey can be completed anonymously or with your name and address. To be entered in a raffle for a chance to win one of several prizes, including a \$50 water bill credit, a \$100 water bill credit, or the grand prize of a 65" 4K television, name and address is required for the raffle.

To complete the survey visit the village website at: www.villageofparkforest.com. The deadline is August 27, 2021.

Cedarpost Publishing Policy

The Cedarpost is published seasonally. All submissions should be 250 words or less and must be signed by the member. You may request that your name be withheld from publication. The deadline for submitting articles, information, recipes, and photos is as follows:

Deadline	Publication
Thurs. Sept. 30, 2021	Fall, October, 2021

The Cedarpost staff reserves the right to edit for content and form. Submissions may be sent in writing or emailed to info@mycedarwood.com. Ads placed for grass cutting, and selling of personal items are free to Cedarwood members. Advertisements for profit making businesses and services will be placed upon receipt of payment in the following amounts:

Full Page \$50	1/4 Page \$18.00
1/2 Page \$30	Less than 10 lines \$10



Where: 3159 A Western Avenue

When: August 27th & 28th
11:00 a.m.— 5:00 p.m.

- Household items
- Plus size clothing
- Yard tools
- Books
- Crafts
- Much more

When attending yard sales, please be reminded that no parking or stopping is allowed on Western Avenue. No parking is allowed in other member's spots, and no parking is allowed on the grass, at court entrances, or any other areas designated "no parking".

Street parking is available on Dogwood Street and Cedar Street.