

# COMMUNITY DIRECTOR UPDATE

**AUGUST 1, 2025**



## COMMUNITY NEWS

### HOLIDAY OFFICE HOURS

Community Offices will be **closed on Monday, September 1<sup>st</sup>**, in observance of the Labor Day holiday. We will re-open at 8:00AM, Tuesday, September 2<sup>nd</sup>. If you have an urgent or emergency maintenance-related issue, please call (845) 716-7511.

### RVS, TRAILERS, AND BOATS – AUGUST 1<sup>ST</sup> REMINDER

**Attention Residents:** If you currently have an **RV, trailer, or boat parked in your driveway**, please make arrangements to have it **moved no later than September 1<sup>st</sup>**. This is in accordance with updated community guidelines.

As a reminder, these vehicles are not permitted to be parked outside the premises at any time unless Stewart Terrace Family Housing has provided written authorization. However, RVs, trailers, and boats may be stored inside a garage with the door closed.

**Need help finding a storage location?** The leasing office has a list of local options, and we'll be happy to assist you.



Thank you for your cooperation and support in keeping our neighborhood safe, orderly, and welcoming!

For the Stewart Terrace Community Guidelines, go to the forms and documents section of our website, [stewartterracefamilyhousing.com](http://stewartterracefamilyhousing.com).




## COMMUNITY REMINDERS

### COMMUNITY TRASH SCHEDULE

If desired, tenant may place the refuse bins at curbside **after 6:00PM** the day before collection day.

Refuse bins must be at the curb **before 7:00AM** on the scheduled pick-up days, unless otherwise instructed by the Community Management Office. The bins must be returned to proper storage **by 8:00PM** on the day of collection.

### Office Contact Information

-  (845) 716-7511
-  [StewartTerraceleasing@huntcompanies.com](mailto:StewartTerraceleasing@huntcompanies.com)
-  [www.stewartterracefamilyhousing.com](http://www.stewartterracefamilyhousing.com)

### TRASH & RECYCLING SCHEDULE:

**Pick-up Every Friday**

## COMMUNITY POOL

**Pool Passes:** If you haven't picked up your passes yet, stop by the Community Center any weekday between 8:00AM and 5:00PM. Each pool pass allows up to two guests per household.

**Pool Hours:** The pool is open Wednesday through Sunday from 11:00AM to 7:00PM, with lifeguards on duty. The pool is closed on Mondays and Tuesdays.



## SUMMER WADING POOL GUIDELINES

With the warmer weather, we'd like to remind residents about the approved use of small wading pools. To keep things safe and community-friendly, please follow these guidelines:

- Only pools under 12 inches in height are allowed.
- Water must not exceed 12 inches in depth and must be emptied daily.
- For safety purposes, adult supervision is required while in use, and when not in use, pools must be emptied, flipped over, and properly stored.
- Hot tubs, large swimming pools, spas, whirlpools, fountains, and ponds are not permitted.
- As a reminder, residents are responsible for restoring damage to the lawn caused by a pool or any other summer water toy.

Thank you for helping us keep our outdoor areas safe, fun, and well-maintained for everyone this summer!

## MOWING REMINDERS

To help keep our community looking its best, regular lawn service is scheduled throughout the week.

Please keep these tips in mind:

- Those with a fenced backyard are responsible for maintaining their grass to an acceptable height level of no longer than two to three inches and must bag and dispose of all yard waste in their trash receptacles.
- Place any yard furniture, toys, decorations, garden hoses, and lights on concrete patios to prevent damage.
- Lawns need to be free of pet waste.
- Mowing schedules may vary due to weather—watch for updates from your community office.



## RESIDENT REVIEWS

- ★ "Amazed at the efficiency and quality work of the maintenance crew."
- ★ "Outstanding Performance"
- ★ "James was super professional and efficient. He is a great asset to our community."

## MAINTENANCE TIPS

### GFCI OUTLETS

You may have noticed outlets with a small reset button in your kitchen, bathroom, or garage. These are **GFCI (Ground Fault Circuit Interrupter) outlets**, and they play a key role in home safety. GFCI outlets quickly shut off power if they sense electrical hazards like moisture or ground faults, helping prevent electric shocks in high-risk areas. If power is lost to a GFCI outlet, **press the reset button to restore it.**

Sometimes, a non-GFCI outlet (like one in a living room or bedroom) may lose power because it's connected to a tripped GFCI elsewhere in the home. If that happens, check nearby GFCI outlets (or other locations in your home) for a reset button and press to restore power. If this does not restore power to your outlet, contact maintenance at (845) 716-7511.

### SUMMER HEAT & YOUR AC UNIT

During high heat, AC units may struggle to keep up and can freeze or shut down. **They're designed to cool about 20°F below the outside temp**—so if it's 95°F out, your home might not hit 72°F even if the unit runs nonstop. Dirty coils, low refrigerant, or poor airflow make cooling harder. To prevent issues, change your air filter monthly. Contact your community office to pick one up. Stay cool and keep your AC running smoothly!

## SAFETY TIPS

**Beware of Car Temps:** Studies have shown that even on mild days in the 70s, the temperature inside a parked vehicle can rapidly rise to a dangerous level for children, pets, and even adults. Leaving the windows slightly open does not significantly decrease the heating rate. HMC urges you to review the tips below from the National Weather Service to keep you and your family safe. For more tips like these, visit [Weather.gov](http://Weather.gov).

- Touch a child's safety seat and safety belt before placing the child inside to ensure it's not too hot.
- Never leave a child unattended in a vehicle, even with the windows down.
- Always make sure children have left the car when you reach your destination. Don't leave sleeping infants in the car for any reason.

### School Bus Safety Reminder – Let's Keep Our Kids Safe!

As the school year gets underway, it's a great time to review important school bus safety tips to help protect the children in our community. Whether you're a parent, student, or neighbor, a few extra moments of awareness can make all the difference.

#### Drivers—Please Remember:

- Stop for the bus when lights are flashing and the stop arm is extended. Never pass a bus that's loading or unloading children.
- Slow down in school zones and watch for children who may dart into the road unexpectedly.
- Stay alert near bus stops, especially during pick-up and drop-off hours.

#### For Families and Students:

- Arrive at the bus stop at least five minutes early.
- Stand back from the curb until the bus comes to a full stop.
- Remind kids to stay seated, keep the aisle clear, and follow the driver's instructions.

Thanks for doing your part to keep our neighborhood a safe place for every child!



## UPCOMING COMMUNITY EVENTS

### SUN CATCHERS

**Date:** Thursday, August 7<sup>th</sup>

**Time:** 3:00PM to 5:00PM

**Location:** ST Community Center

Back by popular demand! Come join us at the community center to paint your own sun catcher!



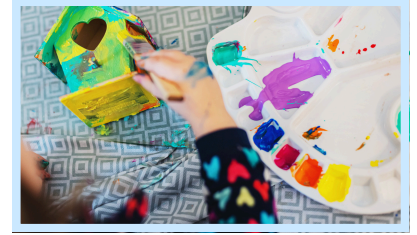
### DESIGN YOUR OWN BIRDHOUSE

**Date:** Friday, August 22<sup>nd</sup>

**Time:** 3:00PM to 5:00PM

**Location:** ST Community Center

Join us at the community center to paint your own wood birdhouse.



### RED CROSS BLOOD DRIVE - UPCOMING IN SEPTEMBER

**Date:** Tuesday, September 16<sup>th</sup>

**Time:** All Day

**Location:** ST Community Center

Hunt Military Communities is proud to sponsor our next blood drive with the American Red Cross on Tuesday, September 16th! [To volunteer, register here!](#)



## UPCOMING LOCAL EVENTS

### 2025 SUMMER CONCERT SERIES, MUSIC, AND A MARKET

**Date:** August 6<sup>th</sup> & 13<sup>th</sup>

**Time:** Market opens at 6:00PM, Music begins at 7:00PM

**Location:** New Windsor Town Hall, 555 Union Ave, New Windsor, NY

An evening of activities, local vendors, food trucks, and music. For the schedule of events, go to [NewWindsorNY.myrec.com](http://NewWindsorNY.myrec.com)



### 85TH NEW WINDSOR FAIR, RODEO, AND HORSESHOW

**Date:** August 14<sup>th</sup> - 16<sup>th</sup>

**Time:** Go to [nwrodeo.org](http://nwrodeo.org) for the Daily Schedule

**Location:** New Windsor Fairgrounds

Celebrating 85 Years, the fair kicks off with a parade on Thursday, August 14<sup>th</sup> at 5:00PM showcasing real-life Americana!



*If you have already contacted our local Management and Housing office team and are not satisfied with the outcome, or if you have words of praise to share, we encourage you to reach out to our senior management.*

**Community Director**  
**Kristen Nelson**

✉ [Kristen.Nelson@huntcompanies.com](mailto:Kristen.Nelson@huntcompanies.com)

**Office Contact Information**

☎ (845) 716-7511

**Director of Operations**  
**Nancy Goodman**

✉ [Nancy.Goodman@huntcompanies.com](mailto:Nancy.Goodman@huntcompanies.com)

✉ [StewartTerrace@huntcompanies.com](mailto:StewartTerrace@huntcompanies.com)

🌐 [www.StewartTerracefamilyhousing.com](http://www.StewartTerracefamilyhousing.com)

2025

# AUGUST

SUN	MON	TUE	WED	THU	FRI	SAT
					01	02
03	04	05	06 Summer Concert Series	07 Sun Catchers	08	09
10	11	12	13 Summer Concert Series	14 85th New Windsor Fair Begins	15	16 National Airborne Day
17	18	19	20	21	22 Design Your Own Birdhouse	23
24	25	26	27	28	29	30
31						