



The Pines - East Village Homeowner's Association

Bill Boineau – Association Manager

Hello Pines Owners,

I'm writing this note to all home owners of the Pines in looking for assistance in trying to control/reduce expenses for our trash service by taking a few simple steps. Many of you are already doing these steps outlined below and THANK YOU in doing your part.

1) As you will see in the photos below, certain HOA members, or their property management staff, are not flattening their boxes and putting them into the green recycling bin in the trash shed.



Before

After

I've also found many large boxes thrown into the general trash bins which have filled the volume available to everyday trash needs and causing people to put trash on the floor of the shed and causing more trash to be walked through when you throw away your own trash.

Not flattening your boxes and putting them into the green recycling bin to the left in the shed costs the association (your share) additional pickups and adding an additional brown general trash bin. (from 2 to 3).

2) Also, we're finding more commercial, again Property Management firms and some landscaping crews, dumping yard waste into the trash bins. These firms need to take the yard waste to the landfill to dispose of it. If you have done some work on your own landscaping projects, you are able to throw out the remains with no issues. Throwing away landscaping debris into the trash bins reduces the

volume of space available for normal household trash and some members have had to return home with their trash in hopes of returning the same day after a pickup or even a couple of days later.



3) When I'm going thru the dumpsters and cleaning the floors of trash not in the bins, I find more trash from homes outside of the Pines sub-division. This appears to be from client's homes of property management firms depositing their client's trash to our dumpsters. I have called a few people and the management firms when I locate their names on the trash, telling them to have their management firms to stop bringing their trash to the Pines and Owl Creek Homes Phase III dumpsters or next time I'll send them a bill of \$100.00! Remember, the Pines and our trash partners, the Owl Creek Homes Phase III, have a commercial account which means you do not get an annual bill from the Town of Snowmass Village as other properties in Snowmass Village do. We pay by the volume removed and the number of pickups required to keep the bins available to normal household trash.

4) I am taking hazardous fluids / chemicals /old paints / oils / batteries / propane tanks and other items to the dump once every other month. This also adds to the Pines trash expense. If you have these items to dispose of please get it to the landfill on your own.

I have called the town's solid waste department supervisor and asked for an additional dumpster and additional pickup stops for the next couple of months until just after Labor Day to help address these issues

Please help us control costs and owner's frustrations by having you or your property management firms taking care of your waste stream in the proper fashion.