

Let's Link Up!

The Links Newsletter- Spring 2026

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Welcome Spring!

We have many IMPORTANT Spring announcements.

As April rolls in and cutting gets started...

LMS WILL BE CONDUCTING Spring Cleanup Tuesday April 7, to be followed by our first fertilizer and weed treatment. Cuts will begin Thursday 4/16/26.

1. BE SURE TO REMOVE ALL TWIGS, STICKS, AND ROCKS FROM ANY AND ALL GRASSY AREAS!! TWIGS, STICKS, AND ROCKS WILL BREAK MOWERS AND MAY EVEN CAUSE DAMAGE TO HOMES.
2. PLEASE PLEASE PLEASE CLEAN ANY DOG WASTE IN YOUR GRASS. The mowers will NOT mow any area where they see waste and this will cause unsightly areas on our lawns.
3. REMOVE ANY DOG LEADS IN YOUR GRASS BEFORE THE DAY OF CUTTING, these can cause very expensive damage to mowers.
4. Clear any grass areas of furniture, toys, etc. on the day of mowing.

As we stated in our open meeting, this is a new contract with LMS and we have high expectations that they will do a great job, **AND WE CAN HELP THEM BY DOING THOSE FEW THINGS LISTED ABOVE.**

On that note, remember to keep lawns and garden areas free of weeds, and any dead or unhealthy flowers need to be removed from beds.

All lawn waste, brush and debris must be placed in separate brown bags and need to be placed out by the curb on Wednesday evenings.

Upcoming Events

Valleybrook HOA Meeting
4/7/26 at 7 pm
Blackwood Library
15 S. BHP Blackwood NJ 08012

Valleybrook Residents Party
4/18/26
Valleybrook Country Club
From 7pm-10pm
Email vicki.mitten@cp-management.com for more information

Yard Sale Dates
4/25/26 raindate 5/2/26
8am-1pm

SPRING INSPECTIONS:

Associa and the Architectural Committee will be conducting the first wave of inspections next week, 4/6/26. They will be checking for paint, roof, and overall maintenance compliance as well as landscaping. Please keep in mind that since this is our first Spring Inspection in quite a few years, there may be a few items that need attention. If you receive a notice, please don't feel discouraged—we're all working together to keep our neighborhood looking its best.

Exterior Work:

Exterior Work Forms **MUST** be submitted and approved before any painting or outdoor structural changes can be made. You must include pictures with the form, especially for windows, doors, and sliding glass doors.

Keep in mind that you must comply with your unit's paint, roof, and deck specifications. These can be found on the website: valleybrookhoa.net under Links Rules & Regs. As much as it may not seem like it, there **IS** a pattern to the Links palette of colors. It was specifically designed to be aesthetically pleasing and ensure the integrity and beauty of our neighborhood.

In Other News-

The Valleybrook HOA committee recently met with the General Manager of Valleybrook Country Club and Golf Course to discuss possible solutions to the problem of golf balls being hit into residents' yards, and golfers climbing the fence to enter those yards and retrieve the ball. We explained that this is an invasion of privacy and brainstormed solutions to stop it. The manager was aware of this problem and was open to working together to solve the problem.. A few solutions are currently being discussed, but in the meantime, **YOU ARE ENCOURAGED TO TRY AND GET THE GOLF CART NUMBER AND CALL THE GOLF COURSE TO REPORT IT.** This applies to trespassing, and damage to your property. The golf course is not responsible for damages, but they will help residents hold the golfer accountable. We understand this is not a permanent solution, but we are working hard to solve the problem.

Fees:

Bills were sent out by Associa last month and are due now. Please pay if you have not done so in order to avoid late fees.



Helpful Information:

***If a streetlight goes out near your home, you can report this directly to PSE&G online, or by calling. Every streetlight has a number at the top that you will need when reporting. They are very responsive and come quickly to replace bulbs.

***Remember, there are NO common areas in the Links. Be mindful of trespassing on neighbors' lawns or allowing children to play on other people's property.

***DO NOT FEED SQUIRRELS OR CATS!

***All units are required to keep exterior of homes and driveways power washed and free of mold.

