

# ARLINGTON'S NEWS & NOTES

## Happy New Year! 2021!



### ATTN RESIDENTS WITH IRRIGATION:



In accordance with the requirements set forth by the EGLE, The Michigan Department of Environment, Great Lakes and Energy, Arlington Woods water system agrees to implement the cross connection rules to protect our water supply system.

“Cross Connections” is defined as a connection or arrangement of piping or appurtenances through which a backflow could occur. “Backflow” means water of questionable quality, waste or contaminants entering the public water supply system due to reversal of flow.

Any resident with an underground sprinkling system must hire an ASSE certified inspector to have the vacuum breaker inspected. A copy of the inspection must be given to the office no later than June 30, 2021. This test must be done every 5 years and a copy filed with the office. A list of ASSE certified inspectors in Michigan is available online at <http://forms.iapmo.org/asse/certified/> or you can contact Lascko Plumbing at 231-725-2777 as they are local and are ASSE certified to perform this inspection.

Any repairs done to your irrigation must be inspected by an ASSE certified inspector and kept on file.

A Cross Connection Rules Manual is available in the office for you to review or answer any questions you may have.

### PATIO SHEDS:

Each home without a garage is required to have a patio shed within 60 days after occupancy of the home. All sheds are to be located behind the home unless Management approves a different location. Wooden sheds are encouraged-keep them well painted & in good condition. If your shed is not properly maintained, Management may require you to remove it from the community. Only one shed per lot is allowed. Additional sheds require Management approval prior to construction. They may not interfere with your neighbor's enjoyment of his/her site. Temporary sheds are not permitted. You are also responsible for any permits required by Muskegon Charter Township.

### REMINDER:

FIREWORKS ARE NOT PERMITTED IN OUR COMMUNITIES

### REMINDER:

KEEPING YOUR ROOF CLEAR OF SNOW & ICE HELPS YOUR FURNACE TO RUN SMOOTHLY.

### REMINDER:

PLEASE DO NOT PARK IN THE STREET DURING WINTER STORMS. THERE IS NO STREET PARKING AT ANY TIME IN OUR EAST COMMUNITY.

## NEW RESIDENTS:

Gina Langley to 3764 Liberty.

Karol Deweerdt to 3918 Victorian.

Jennifer Krbez to 3840 Karsen.

Dylan Schaub, Breanna Rudick & child Brendan to 3951 Manatee.

Daniel Ferski, Mona Vanderstelt with children Skylar, Jonah, Lucas & Marceline to 3752 Topper.



## SYMPATHIES:

Our thoughts are with Patricia Leeball and family on the loss of her grandson Tyler Bennett.

Our hearts go out to Phillip Nichols and family on the loss of Phillip's father.

## GET WELL:

Larry Anderson

Craig Kovalcik

Roy Beukema

Lori Mabrito



## CONGRATS:

Congratulations to Jennifer Hazelton & Steven Daszko on the birth of their baby boy Dominic.



## 24 HOUR ON-SITE MANAGEMENT:

Just a reminder:

We have a 24-hr. on-site management team available for emergencies.

Call 231-773-0843 at any time.

## DROPBOX PAYMENTS:

Please be sure to have the address of the home you want your payment applied to on the check/money order when placing them into the office dropbox for payments.

## STORAGE AREA PARKING:

PLEASE DO NOT OCCUPY ANY STORAGE SPACES OTHER THAN THE AREA'S ALLOTTED TO YOU. THERE HAS RECENTLY BEEN AN EXTREME AMOUNT OF CONFUSION IN OUR STORAGE AREA BECAUSE OF RESIDENTS USING THE INCORRECT SPACE OR PARKING ITEMS IN AN EMPTY AREA. THIS CREATES A DOMINO EFFECT WHEN A RESIDENT TRIES TO USE THE SPACE THAT THEY RENT AND IT IS OCCUPIED. ALL OF OUR STORAGE AREA'S ARE RENTED WITH A WAITING LIST FOR AVAILABILITY. IF AT ANY TIME YOU NEED ADDITIONAL SPACE IN THE STORAGE AREA, YOU MUST CHECK WITH THE OFFICE FOR AVAILABILITY BEFORE PARKING YOUR ITEM. ANY ITEMS FOUND TO BE IN A RENTED AREA INCORRECTLY WILL BE TOWED AT THE OWNER'S EXENSE.



## BIRTHDAYS:



Jason Bebout 1/1  
 Richard Elwell 1/1  
 Tamara Plichta 1/1  
 Destiny Villalpando 1/1  
 Lars Bulson 1/2  
 Jeri Gannon 1/2  
 Joseph Kiesgen 1/2  
 Judi Rasey 1/2  
 Charles Walker 1/2  
 Elijah Fouty 1/3  
 Jayce Hernandez 1/3  
 Taylor Ward 1/3  
 Matthew Walker 1/4  
 Craig Kovalcik 1/5  
 Jonathan Tatro 1/5  
 Gary Armstrong 1/6  
 Kelly Vanoordt 1/6  
 Peter Vigue 1/6  
 Megan Chase 1/7  
 Constance Cody 1/7  
 Derek Douthwaite 1/7  
 Rick Howell 1/7  
 Jason Lock 1/7  
 Gerald Smith 1/7  
 Steven Stadel 1/7  
 Creg Barendse 1/8  
 Cheryl Hill 1/8  
 Dora Paige 1/8  
 Alfredo Cuellar 1/9  
 Daniel Gilbert 1/9  
 Ava LaBelle 1/9  
 Pam Popps 1/9  
 Dylan Schaub 1/9  
 Cody Hill 1/10  
 Keith Nichols 1/10  
 Alyssa Randolph 1/10  
 Dema Gerencer 1/11  
 Robert Howe 1/11

Jeff Smith 1/11  
 Judith Still 1/11  
 Kimberly Turgeon 1/11  
 Julia Chesnic 1/12  
 Joseph Jeffery 1/12  
 Anondra Smith 1/12  
 Crystal Smith 1/12  
 Kyle Wolovlek 1/12  
 Sage Jackson 1/13  
 Letitia Parker 1/13  
 Mariesa Booker 1/14  
 James Goodwin 1/14  
 John T. Graftema 1/14  
 Calista Jenkins 1/14  
 Zachary Milliron 1/14  
 Ryan Piszczek 1/14  
 Ryan Holeman 1/15  
 Devin Riggs Jr 1/15  
 Lisa Rose 1/15  
 Nora Snyder 1/15  
 Journey Speers 1/16  
 Keaire Gray 1/17  
 Brenda Newville 1/17  
 Gordon Andrakowicz 1/18  
 Courtney Tice 1/18  
 Samantha Miller 1/18  
 Susan Pierson 1/18  
 Phill Carlton 1/19  
 Makenna Johnson 1/19  
 Lydia Padecky 1/19  
 Neoma Patterson 1/19  
 Corey Schulz 1/19  
 Tonya Barnett 1/20  
 Coty Maxwell 1/20  
 Jessie Hamilton 1/21  
 Jasmine Hemmes 1/21  
 Skyler Moore 1/21

Brianna Waller 1/21  
 Dixie Jett 1/22  
 Stephanie Millis 1/22  
 Cameron Ross 1/22  
 Georgia Stordahl 1/22  
 Ruth Spira 1/23  
 Anthony Bussing 1/24  
 Christopher Follett 1/24  
 Thomas Munafa II 1/24  
 Esther Parker 1/24  
 Carlos Sanchez 1/24  
 Amelia Hibbs 1/25  
 Christine Johnson 1/25  
 Amber Beavister 1/26  
 Michael Gee 1/26  
 Patricia Gemzer 1/26  
 Nicole Hildman 1/26  
 Brandon Moureau 1/26  
 Brody O'Brien 1/26  
 Jennica Ross 1/26  
 Madilynn Ulvund 1/26  
 Naomi LeBaron 1/27  
 William Noggle JR 1/27  
 Katherine Reagan 1/27  
 Alice Bisard 1/28  
 Hailey Dorman 1/28  
 Jennifer Grenell 1/28  
 Trevor Jones 1/28  
 Sandra Fore 1/29  
 Christine Matteson 1/29  
 Randy Morehouse 1/29  
 Kevin Obrien 1/29  
 Connie Thies 1/29  
 Patricia Torrenza 1/29  
 Glen Denig 1/30  
 Autumn Ritz 1/30  
 David Beak 1/31

## ANNIVERSARIES:



Mr. & Mrs. Michael Wills 1/7

Mr. & Mrs. Patrick Ferrier 1/9

Mr. & Mrs. David Morris 1/11

Mr. & Mrs. Christopher Zatalokin 1/13

Mr. & Mrs. Thomas Munafa 1/16

Mr. & Mrs. Craig Kovalcik 1/25

Mr. & Mrs. Thomas Hronek 1/27

## LOT RENT INCREASE:

Due to the difficult times we have all been experiencing through the past year, there will not be a lot rent increase in January 2021. There will however, be an increase of \$10.00 on July 1, 2021. This increase is necessary to cover the rising costs of maintaining the community. We are still the only community in the area to offer all amenities, water, sewer, cable and trash included with your monthly rent. We are also one of the lowest lot rents in the area.

We are all in this together and by working with each other we will get through this together, stay safe and stay well.

-Management

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### HOMES ON CORNER LOTS OR CLOSE TO ROADS:



### WINTER REMINDERS:

If you are a homeowner that resides at one of the corner lots or if your home is located close to one of our community roads, please reinforce your skirting with boards so that your skirting doesn't sustain damage from the snowplows during the winter months. Please do this in a neat & orderly fashion. Arlington Woods is not liable for snowplow damage done to your home while they are out plowing the roads.



- KEEP ROOF VENTS CLEAR OF ICE & SNOW.
- HAVE YOUR FURNACE INSPECTED, CLEANED & CHANGE THE FILTERS.
- CHECK THE HEAT TAPE UNDER YOUR HOME TO BE SURE IT IS IN PROPER WORKING ORDER.
- HAVE ALL SKIRTING IN PLACE TO PROTECT PIPES.
- LET YOUR WATER DRIP ON COLD DAYS/NIGHTS TO AVOID PIPES FROM FREEZING.

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### WINTER PARKING:

Please remember to park your vehicles on your off-street parking pad during winter months. Street parking from midnight to 7:00 am is prohibited. Any vehicles parked in the street are in violation of this rule and will be towed at the owners' expense without warning. Street parking during heavy winter storms is also prohibited. Management normally plows during the early morning hours (3am-7am). Vehicles parked in the street make it impossible to plow properly. We appreciate all of your cooperation with this.



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### TRASH CANS & SNOW:

All trash cans put out on pick up day will need to be placed several feet from the road during the winter months. We do not want the plow trucks to damage them. Please keep in mind that the Garbage truck arms are only able to reach 9 feet so please do not place your trash can too far from the road.

## CLASSIFIEDS:

ARLINGTON WOODS DOES NOT ENSURE ANY PERSON OR COMPANY LISTED HAS A LICENSE AND OR INSURANCE.

### GENERAL:

Light Housekeeping needed: Call 231-375-0401.

RIDESHARE: NEED RIDE TO HOLLAND DAILY. WILL PAY GAS EXPENSES. CALL RUBBEN 616-610-9959.

### YARD CARE:

Plowing: \$10 call Chuck 231-557-6134

Snow Blowing: Call Ron 231-773-5093.

Plowing: Dylan at 231-719-7285.

Winter snow shoveling call George at 231-220-8202.

Yardwork: Call Randall at 231-327-9393.

Tim Baker Lawn Care: 231.340.6552

General Labor: Hi I'm Tim, I will do yard work, painting, remodeling etc. I'm reliable and work hard. Please call me at 989-544-9419.

Jessica Heney's Lawncare and odd jobs. Local and reliable. Call (810) 858-1151.

GRASSCLIPPINGS LAWN CARE: Mowing, trimming, edging, leaf removal. Call Kevin Ritz at 231-571-6641.

Michelson's Lawn Care and more (231) 736-9476, call today for a free estimate. We look forward to serving you.

### SERVICE AND REPAIR:

Amanda's House Cleaning: General cleaning. Weekly & bi-weekly services. 231-855-0070.

Appraisals for your manufactured home: Call Data Comp at 616-574-0470.

Licensed Daycare, we have openings for all 3 shifts. Plan for summer break, kids come first, hand washing and disinfecting toys, I'm a firm believer of. 231.720.4616 if no answer please leave a message.

If you need any house cleaning give me a call: Rebecca 231-557-7308.

Affordable Chimney Services: For all your chimney services and repairs, call 231-928-1229.

Are you looking to re finance your mobile home? Looking to add a garage or deck and need financing to get it done? Need to do home improvements and need help with financing the costs? Looking to sell your home and need a finance company? Contact Bryan Fellows at Priority Funding 616-293-2727 and he will help to answer your questions and direct you in your financing needs. Priority Funding offers In-Park Financing, Purchase, Refinance, Home Improvement, Debt Consolidation and Cash Out Loan Programs.

Wilson's Supplies & Mobile Home Parts: For all your mobile home needs. Located in Howard City. Call us at 231-937-6556.

Burnham Construction: Licensed & Insured. No job too small! 231-343-5427.

Dave's scrapping (hauling & cleanup too). Painting, small repairs, etc. Call 231-457-7113.

D & L Scrapping. Free pickup or drop off. Call 231-629-9771 or 231-286-5483.

I will pick up all your appliances & all metal at your home. Free!! And

wires too. Please call Cliff at 231-736-7222.

I am available as a CERTIFIED NOTARY PUBLIC for STATE OF MICHIGAN – MUSKEGON COUNTY. Gail 231-736-7111 or 231-767-8548.

Priority Funding LLC offers In-Park financing. Call 877-393-5511 for more info.

Ashley Barr: Home Décor & Gifts. Do you need décor for your home or a gift for a loved one? Custom vinyl work & stickers. Contact Ashley at 231-672-0040.

Financial Education Services credit repair. Call or text Robin at 616-259-4670 or email [theblueribboncredit@gmail.com](mailto:theblueribboncredit@gmail.com) for more info.

Smith & Son Building & Remodeling Inc. for all your home repairs. We are insurance claim specialists and we are accredited with the BBB. Give us a call for a free estimate at 231-773-2118.

Catholic Charities of West Michigan provides a service called Healthy Families. Anyone who is pregnant or has a child 3 months old or younger is eligible. Call 231-726-1236 for more info or go to [ccwestmi.org](http://ccwestmi.org).

G & W REFRIGERATION & HEATING, INC. HVACR Contactors. Air conditioning & Heating repairs, tune ups, new installations. FREE estimates on installations. Financing available to qualified buyers. G & W Air Conditioning and Heating: We are here For You! 24 Hour Emergency Service Available. Call 231-773-7575.

The Painter Sisters: Great work, great pricing and insured. 6 years of professional cleaning & painting services for residential & commercial. 231-670-0444 Kim Bitson owner or 231-288-7017 Rita Harpe owner.

## CLASSIFIEDS:

Hi, my name is Jim Weathers. Do you need help budgeting your finances or preparing tax returns? I can help! I have over 20 years of experience. I'm friendly, flexible and affordable. Please give me a call at 231-638-2084 or email me at [ACEAS4U@aol.com](mailto:ACEAS4U@aol.com).

MORSE CONSTRUCTION Call Rod Morse at 616-862-5714. From roof overs to floor installation and everything in between.

AMERICAN MECHANICAL SERVICE OF WEST MICHIGAN HEATING & COOLING SERVICE Installation & Sales, mention you seen this ad and receive 10% off on your next service call! Call Shane Sutton at (231) 788-5200.

Warner-Schuitema Moving and Storage, call toll free 1-800-877-7765 or 722-2292

100% Hassle Free Scrap Metal & Appliance Removal & Recycling 231.736-0657

Lee's Window Cleaning-Commercial & Residential with 10 years experience. Thomas Lewis at 231-286-0055 or email [leewcservice@gmail.com](mailto:leewcservice@gmail.com).

TAKING YARN DONATIONS: call Judy 327-3821

FAMILY PAINTING CO. Locally owned and operated. Call Robert for a free estimate at 231-215-2800

Western Star Insurance Services 1-800-545-8608, your Foremost insurance Company Connection.

We can write home insurance for any age of manufactured homes for very reasonable rates. Call ALLSTATE at 799-2222.

FARM BUREAU INSURANCE: Kim Kelly 733-5433, we insure mobile homes!

### ITEMS FOR SALE:

Car For Sale: 2003 Ford Taurus, runs & drives, \$800. Call 231-722-7144.

For Sale: Queen size bed including mattress, box spring, frame and headboard for \$100. Call 231-327-2357.

For Sale: Schwinn electric scooter. 2 new batteries, \$200. Call 231-777-4518.

For Sale: Cell Phone - Samsung Galaxy. Has protect cover & case. Brand new 3 weeks. \$50.00 obo. Call 231-563-6520.

For Sale- Garden Tub \$20.00, two new vinyl outdoor ponds, one set up with waterfall \$15.00 each or both for \$25.00, 30 KW Hanco generator only 2800 hours use \$3000.00, 231.766.2220.

Minor sewing projects hems, repairs, buttons etc. 231.766.2220.

For Sale: Deer Blind – portable nylon with zipper top \$20. Tree Steps, screw in type. 4 @ \$2. Call 231-563-6520.

For Sale: 4x8 utility trailer \$800. Call 231-457-3144.

OAK Kitchen table with 4 chairs. \$50. Call 616-588-7017.

1950's model: Johnson Seahorse 10 horse motor. Needs new water pump. \$300 obo. Call Joe 231-220-4568.

New Skylight 21 x 25 usually \$100 but will sell for \$50. Still in box. Call 231-767-8935.

1 outside glass top & 4 folding chairs. Good shape. \$25.00 Call 231-767-0984.

Refrigerator: Hotpoint model. Old style boxed. 28 in wide by 61 1/2 in high. Works great, will take donation. Also have deep freezer: Haier brand. 29 1/12 in wide x 32 in high. \$50.00. Call Michelle 231-736-5182.

Birdhouses by Ron, custom designed birdhouses, bird feeders, windmills, lighthouses, wishing wells & planter chairs. Contact Ron Spicer at 767-8935.

PET CREATIONS Standard and custom supplies, collars, leashes, harnesses, toys, coats, boots and much more. Deb Larabee Owners. Phone 233-903-5318 or 231-903-8556 Email [gofast3535@aol.com](mailto:gofast3535@aol.com). Facebook: [petcreations231](https://www.facebook.com/petcreations231).

Slim Roast: Lose weight, feel energy. [www.valentus.com/roroskinnycoffee](http://www.valentus.com/roroskinnycoffee) or call just your first week. For just \$15.00 231-773-2603.

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If you would like to place your ad or have an ad to remove in the newsletter, please contact the office at 773-0843 or email [Arlington.estates@comcast.net](mailto:Arlington.estates@comcast.net) before the 15<sup>th</sup> of the month.



## HOMES FOR SALE:

Arlington Woods will pay up to \$7,000.00 for a single wide home and up to \$9,000.00 for a double wide to move your home to our park! We currently have many vacant lots to choose from. Once you are park approved it's as simple as picking your own lot, paying a \$300.00 security deposit, get a FREE estimate from the mover and schedule your home to be moved to our community! Your lot rent would not start until the Certificate of Occupancy is issued from the Muskegon Township.

RESTORE PROPERTIES HAS HOMES FOR SALE...READY TO MOVE IN, DOWN PAYMENT with MONTHLY PAYMENT OPTIONS! Once you're park qualified, contact Josh Springstead at 231-730-2396 to see which homes are available for immediate occupancy.

### NORTH COMMUNITY: 3917 MALIBU

A 1974 Schult, 2 bedroom, 1 bath home includes stove & fridge, new carpet, vinyl windows with blinds, freshly painted & cleaned. Ready for immediate occupancy.

\$1000.00 down and 120 payments of \$166.42 based on the total payment of \$20970.37 which includes the financed amount (\$14990.00), the down payment (\$1000.00), sales tax (\$900.00), title fee (\$90.00) and interest (\$4980.37) at a fixed percentage rate of 6% over 10 years.

CALL US TO SET UP AN APPOINTMENT TO VIEW THE HOME AT 231-777-2504.

WEST MICHIGAN HOMES NMLS# 349840

EMAIL: arlington.estates@comcast.net

### NORTH COMMUNITY: 2256 MARLETTE

2 bedroom, 1 bath home includes stove & fridge, new carpet, freshly painted, cleaned & ready for immediate occupancy.

\$1000.00 down and 120 payments of \$166.42 based on the total payment of \$20970.37 which includes the financed amount (\$14990.00), the down payment (\$1000.00), sales tax (\$900.00), title fee (\$90.00) and interest (\$4980.37) at a fixed percentage rate of 6% over 10 years.

CALL US TO SET UP AN APPOINTMENT TO VIEW THE HOME AT 231-777-2504.

WEST MICHIGAN HOMES NMLS# 349840

EMAIL: arlington.estates@comcast.net

### NORTH COMMUNITY: 3889 MALIBU

A 1979 FAIRMONT, 2 bedroom, 1 bath, large front deck with awning, shed, washer, dryer, stove, fridge. Take over payments option. Monthly payments approx \$1000.00 down and \$131.00 per month. SELLER WILL PAY YOUR FIRST MONTH RENT AND HOME PAYMENT!

Call Cortney (231) 286-3238 MUST BE PARK APPROVED.

### SOUTH COMMUNITY: 3769 LIBERTY

A 1972 Squire with 2 bedrooms, 1 bath handyman special. \$1000.00 and MUST BE PARK APPROVED. Call Josh 231-730-2396.

### SOUTH COMMUNITY: 3745 LIBERTY

1986 Victoria single wide, two bedroom-two bath trailer that has been gently loved. Roof was replaced 3 years ago, water heater was replace 2 1/2 years ago, stove replace 4 years ago, and the heater was completely rebuilt 1 1/2 years ago. There is a very sturdy shed that goes with it.

All inquiries, please contact Debbie Caviness at 231-215-2759. **\$25,000.00**

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If you would like to list your home for sale, at no charge, in our newsletter, please contact the office at 231-773-0843 or email to [Arlington.estates@comcast.net](mailto:Arlington.estates@comcast.net) before the 15th of the month.



**ARLINGTON WOODS**  
**3785 EVANSTON AVE**  
**MUSKEGON, MI 49442**

**CONTACT INFO:**

**PHONE: 231-773-0843**

**LINE 2: 231-777-2504**

**EMAIL:**  
**ARLINGTON.ESTATES@COMCAST.NET**

**WEBSITE: ARLINGTONWOODS.US**

**From All The Staff At Arlington Woods:**

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