

# The Village of Crosswinds Newsletter

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## NEXT BOARD OF DIRECTOR'S MEETING IS SCHEDULED FOR:

**Wednesday, January 12<sup>th</sup>  
@ 6pm – Unit # 20**

## Visit our website

[www.SequelDevelopmentNH.com](http://www.SequelDevelopmentNH.com)

for Crosswinds Community  
information...



## REPORTING COMPLAINTS OR BAD BEHAVIOR...

MUST BE DONE IN WRITING OR VIA  
EMAIL BEFORE ANY ACTION CAN BE  
TAKEN.

Complaints will be handled  
anonymously

Send emails to  
Jan Hammond at

[JHammond@SequelNH.com](mailto:JHammond@SequelNH.com)

## *A Message to Unit Owners & Investors...*

For your convenience, all condominium documents are available online at [www.SequelDevelopmentNH.com](http://www.SequelDevelopmentNH.com). Click on the top tab: "Condominium Documents" and select "Village of Crosswinds" for a complete listing of documents such as Financials, Insurance binder, Credit Card Authorization Forms, Community Rules & Regulations, Seasonal Newsletters, and Board of Directors meeting minutes.

### **Sequel is pleased to announce that Jan Hammond will be taking over as Property Manager for Sequel Development & Management.**

Jan brings more than 20 years of business experience to our company. She has worked as Sequel's Director of Sales & Marketing for the last 2 years and has managed and developed our rental property business. As Sequel continues to grow, Peter Dolloff will be spending more time off-site handling major construction projects and will not be available to provide his services needed with regard to property management. Steve Vallier will be also focusing on developing projects locally and will be assisting Jan as she transitions into a more active role as Property Manager. Please feel free to contact Jan via email at [JHammond@SequelNH.com](mailto:JHammond@SequelNH.com) with any questions or concerns.

### **We are also pleased to welcome Crosswind's new board member Rick Provencher!**

Rick will be taking over Chris Noble's seat. We'd like to take this opportunity to thank Chris for his efforts and service since 2009! We appreciate every board member for volunteering their time to make this community a nice place to live.

### **Newsletters will not be mailed unless requested.**

Community Notices will be posted in each building for residents as needed. For timely notification to unit owners/investors not living onsite, we are requesting email addresses so that we can make every effort to keep owners informed via email. Please contact our office at 603-889-5160 or email: [JHammond@sequelNH.com](mailto:JHammond@sequelNH.com).

### **A new policy has been implemented for recurring credit card payments.**

Many unit owners find the recurring payments convenient. **The new policy states that 30-day notice is now needed in writing for any changes to recurring payments.** Late payment and/or NSF fees may apply if recurring credit card payment charge is declined. If you have an interest in setting up recurring credit card payments for your condo fee, visit our website for an "Authorization Form" under condominium doc's tab. Complete and return to our office for processing via email to Ashley Stiles at [astiles@sequelnh.com](mailto:astiles@sequelnh.com) or mail to Sequel, 2 Knightsbridge Drive, Nashua, NH 03063.



**New Office Hours:**

Monday - Friday

8:30am - 5:00pm

**24-hour Emergency**

**Maintenance Service**

**603-889-5160**

**Sequel Property Management  
Office will be Closed Thurs & Friday  
November 24th & 25th  
to observe the Thanksgiving Holiday.**

**Office will re-open Monday  
November 28<sup>th</sup> at 8:30am**

**Community Events:**



Spirit of New Hampshire Christmas Parade --  
Manchester, NH - December 3, 2011  
Each year, nearly 30,000 people descend on  
downtown Manchester to see festive floats, world  
class marching bands and of course, Santa Claus!  
Join us for what has grown into the state's biggest  
and brightest Christmas Parade. Location: Elm  
Street. Time: 4-5:30 p.m. Cost: Free. Information:  
[www.intownmanchester.com/xmas.php](http://www.intownmanchester.com/xmas.php) or call  
[603-645-6285](tel:603-645-6285).

***We are "Falling" right into Winter with  
October's unexpected snow storm!***

***Snow Storm Procedures will be posted on our website:  
[www.SequelDevelopmentNH.com](http://www.SequelDevelopmentNH.com) - click on  
Condominium documents and select Village of  
Crosswinds for more information.***

**PLOWING**

***Plowing of the property commences at approximately 2 inches of  
accumulation. The property is plowed continuously throughout a  
storm at intervals as dictated by the rate of snow fall, so as to allow  
reasonable and safe passage of automobiles. All roads and  
passageways will be open to full width for the morning commute. All  
parking areas will be plowed and completely cleaned up during the  
day between the hours of 9:00 am and 6:00 pm. The contractor will  
blow their vehicle horns as well as ring doorbells if necessary.***

**TOWING**

***Sequel Management reserves the right to tow any vehicles that are  
parked or abandoned in a position that impedes proper snow  
removal. The cost of towing is the responsibility of the vehicle  
owner.***

***Community Reminders...***

***Please Reduce Your Speed ...***

***Speed bumps have been temporarily removed for the  
winter season -  
Be mindful of small children & pets in the area!***

***Dumpsters & Recycling....***

***Please break down card-board boxes before dropping into  
dumpster - Dumpsters are for residents use only.***

***Recycling efforts include ALL resident's participation of  
placing bins back into dumpster area after pick up on  
Thursday mornings. Please be sure to place bins wide  
enough apart for pick up.***

***Your email address is important to us!***

***Our goal is to provide you with better service by using email  
communications for community news, events and  
maintenance updates.***

***Please call our office to update your email address!***