

# PINES OF PERINTON



**Temporary Rental Office**  
**2 Dogwood Drive Fairport, NY, 14450**  
**Phone: (585) 388-0010**  
**Fax: (585) 388-1484**  
**Pinesofperinton@winnco.com**

**Office Hours:**

**Mon: 9 am - 5 pm**

**Tues: 9 am - 5 pm**

**Wed: Administrative Day (open by appointment only).**

**Thurs: 9 am - 5 pm**

**Fri: 9 am - 3 pm**

**Closed for lunch 12:00 - 12:30 pm**

## December Newsletter

Creating  
Community  
within a  
Community

### Management Office Staff

Raquel- Property Manager

TBD - Assistant Manger

Cindy- Leasing Agent &  
Occupational Specialist

Heather- BookKeeper

Megan -Administrative Assistance

Stephine - Administrative Assitance

Stacey- Senior Community  
Coordinator

### Maintenance Staff

TBD Maintenance Supervisor

Jose - Maint. Tech

Luis- Maint.Tech

Selena-Maint.Tech

Jesus- Maint.Tech

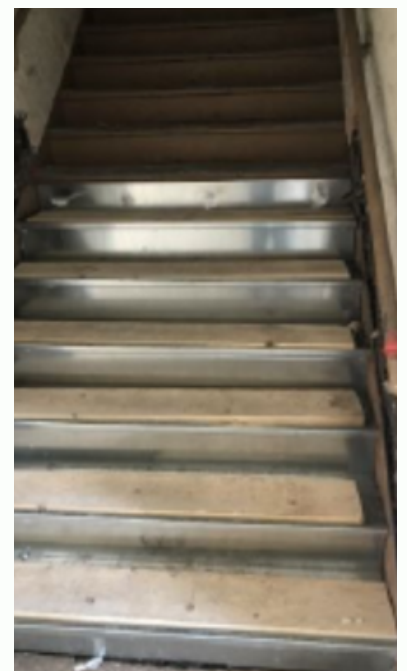
Tom-Maint.Tech

Vicky-Cleaner

# Pines of Perinton Construction updates

## December 1, 2023

- Interior renovations of first block of units on Evergreen and families have moved back into their renovated units. Residents in batch 2-3 (88 – 134 Evergreen) have moved to hospitality units and work in their units is underway. Block 4 (54-86 Evergreen) will be moving to hospitalities first week of December. Housing to Homes is working with impacted households on moving logistics and schedule details and updates.
- Due to supply chain delays, new entry doors and windows will be installed later for most of Evergreen. We apologize for the inconvenience and will provide notice of dates of installs when materials arrive on site.
- Exterior painting is 100% completed, and aluminum metal flashing is completed and trim around the parameter is 50% completed.
- Due to decisions to expand scope of cabinet and closet work, residents should anticipate being out of their units for around 4 weeks during renovations to accommodate work, all move logistics, pest and environmental inspections and clearance, and final punch list walks and cleaning. Durations will vary based on season and unit size/type. Housing to Homes is coordinating with all households individually with details.
- The fire rebuild will be complete at the end of December.
- Please contact us with any feedback and/or questions if you see anything concerning in your newly renovated unit.
- Residents on Balsam will be doing their household assessment with Housing to Homes in the next few weeks. Please reach out to Luis at Housing to Homes to set up your assessment if you have not already. 585-252-4009.
- Work at the lower exterior 5 stairs is in process and concrete for ADA ramps will be poured in early December.
- The Leasing and Community buildings are currently under construction with scheduled completion in the New Year.
- New mailboxes will be installed soon and will adhere to new ADA guidelines where applicable.



## **IMPORTANT INFO FOR PINES RESIDENTS DURING REHAB**

- *Chris Polito and Luis Bethancourt from Housing to Homes are at 5 Douglas Fir. Please schedule your one-on-one move assessment if you have not already. And stay tuned for updates on increased scope and rehab schedule.*
- *The management office has relocated temporarily to 2 Dogwood Drive.*
- *Would you like to see what a post-rehab unit will look like? Reach out to management to schedule a time to check out the model at 1 Dogwood Drive!*
- *Interested in Construction jobs? Check out our job's flyer included in this newsletter or call the office/Housing to Homes.*
- *Reminder to all residents to please report any regular maintenance issues to the management office immediately!*
- *Please contact Luis or Management if construction workers are disruptive or causing you or your families a disturbance in any way.*

**\*\*All construction is following applicable Federal and NY state health and safety regulations\*\***

# **ARE YOU INTERESTED IN WORKING ON PINES OF PERINTON CONSTRUCTION PROJECT?**



**Visit website or scan QR code.**

**[HTTPS://TINYURL.COM/38KN85NT](https://tinyurl.com/38KN85NT)**



For more information, please call Lara at 518-595-3171 or email [lara Hammes@renaissancgroups.com](mailto:lara Hammes@renaissancgroups.com)

ALL QUALIFIED APPLICANTS WILL RECEIVE CONSIDERATION FOR EMPLOYMENT WITHOUT REGARD TO RACE, COLOR, SEX, RELIGION, SEXUAL ORIENTATION OR NATIONAL ORIGIN

## Announcements

- **The Office will be closed in the month of December on the following days:**
  - **Monday, December 25th in observance of the holiday.**
- The Office is closed every Wednesday, but residents can be seen by appointment only.
- If you have questions regarding the renovation, please contact Luis from Housing to Home at (585) 252-4009.
- See page 2 for Pine's construction update.
- See page 6 for upcoming events in December.
- Winn Companies has partnered with Esusu to help residents and their families build credit by reporting on-time rental payments. For more information, stop by the office.
- We want to thank everyone who participated in the initial certification raffle for one of the two \$500 gift cards. We have chosen the two winners! **CONGRATULATIONS** to you both!!! We appreciate everyone's cooperation during this process. If you still have not completed your recertification packet or need to provide any pending documents we kindly request you do so as soon as possible, Please feel free to contact the office for assistance.

## Reminders

- **SERVICE REQUEST NOTICE** - When placing a work order, per your lease guidelines, maintenance is permitted to enter your home to complete repairs. We encourage you to be at your home when repairs are being made, but it is not a requirement for entry. Please be courteous of maintenance staff so repairs can be made promptly.
- With flu season upon us, we want to ensure everyone's safety. If you are feeling under the weather, please remain in your home and away from common/community areas such as the Leasing Office, laundry room, and playground.
- All residents and visitors please make sure that **all garbage** is being disposed of appropriately in dumpsters located on the Property.
- With the Leasing Office's temporary relocation, we encourage residents to make an appointment to be seen to avoid any unnecessary wait time.
- We encourage all residents to sign up on the Active Buildings website where you be able to:
  - Pay your rent or have automatic payments.
  - Add services request and check status.
  - Keep informed on property updates.
  - New users: log onto to [www.activebuilding.com](http://www.activebuilding.com).
  - See below for the QR code to register.

*Pay Your Rent Online!*

**WinnResidential HAS GONE PAPERLESS FOR PAYMENTS!**

All WinnResidential our goal is to deliver service that exceeds expectations by listening, responding, caring and pursuing positive experiences for our residents throughout their residency and beyond. With your community website's ActiveBuilding resident portal, it's easier than ever to save time, save stress, stay informed on community happenings, and communicate with us. Email today!

FREE eCheck   Credit or Debit Card   eMoney Order

**REGISTER FOR THE RESIDENT PORTAL HERE:**

**PAY RENT ONLINE**  
PLACE SERVICE REQUESTS ONLINE

- Please stop by the Leasing Office to meet Stacey, the Community Coordinator, and complete your Annual Resident Profile. Resident Profiles are used to create services that will better support our residents.
- All pets/Assistance Animals must be registered at the Leasing Office. Please pick up after your pet(s) or assistance animals. No Exceptions.
- Quiet hours are from 11:00 pm to 7: 00 am. Be mindful of your neighbor.
- To avoid your vehicle from being tagged and/or towed at the owner's expense, avoid parking illegally at a stop sign, in front of the laundry room, apartment entrance, or breezeway.



# WINTER WONDERLAND



Celebrate your community with a day of fun including:

- Catered dinner and dessert
  - Gifts for both adults and children
  - Raffle - including gently used bikes and desks (limited to children only)
  - Crafts
  - Community Partners
  - And more!
- 



12 DECEMBER







Perinton Recreation Center  
1350 Turk Hill Road,  
Fairport, NY 14450

Start at 5:00 pm

Resident Only Event - All residents are welcome!

\*Register by December 8th\*

Transportation is to be TBD. Please contact Stacey,  
Senior Community Coordinator with any questions or  
concerns.



# Financial Supports and Resources



Ability to provide SNAP Benefits, Cash Assistance (TA), Health Insurance (Medicaid), and Emergency Rental Assistance. To find out if you are eligible for benefits, please contact (585) 753-6000 or visit 691 St. Paul Rochester, NY 14605.



For assistance with Disability Benefits, please contact 800-772-1213.



211 Lifeline has a wide variety of services that can assist residents in all areas. Please visit the website at [211lifeline.com](http://211lifeline.com), or contact 211 directly by dialing 211.

## ***Holiday & Food Resources***

### ***Holiday Meal Baskets and Presents:***

#### **Wellspring Church**

22 Teft Avenue  
Clifton Springs, NY

Hours:

No sign-ups. Baskets are distributed during their normal food distribution. Nov 21, 2023, 5:30 PM-7:30 PM for Thanksgiving baskets. Dec 19, 2023, 5:30 PM-7:30 PM for Christmas baskets. Donations are accepted by appointment, please call Kathy Mallaber at 315-871-7093.

#### **Beyond the Sanctuary**

549 Clarissa Street  
Rochester, NY

Christmas drive-through pick-up: Dec 13, 2023, 1:00 PM-7:00 PM.

#### **Perinton Food Shelf**

Free food box available for anyone in need! please contact them at (585) 425-7410 for assistance.

# COMMUNITY OUTDOOR ACTIVITIES

## Perinton Community Center



Ages: Families, ages 2 years and over.

Welcome the holidays, bring your cheer!

Welcome all Whos far and near. The Grinch is coming, it will be a special treat. Join us in Whoville for a snack to eat! He promises to behave his best, pre-register yourself and we'll take care of the rest!

**December 3, 2023 at 10:00am-11:00am.**

Code: 465810-A

Sun., 12/3 10:00-11:00 AM (1 class)

Res \$8, Non-Res \$9.

Enroll all family members that will be attending.

Fee charged per person.



From December 1st through December 23rd

Location: Dr. Martin Luther King Park

353 Court Street

Rochester, NY 14607

# HOLIDAY SAFETY REMINDERS

## Holiday Safety Reminders

The holidays are fast approaching and will be here before we know it. Every year, residents are faced with the challenges of the season, including gift buying and giving, social gatherings and all the stresses that are an integral part of the holidays. These challenges are expected and can be considerably lessened by prior planning and coordination.

What we cannot control are the criminals who use the holidays as prime time for criminal activity such as robbery, burglary, assault and theft. We can, however, lessen or even alleviate our chances of being victimized by taking a few precautions and observing some common-sense rules of self-preservation.

### Home Safety Tips

- Be extra cautious about locking doors and windows when you leave the house even for a few minutes.
- Make sure indoor and outdoor lights work. If they do not, please call our office to place a work order.
- Do not leave valuables on patios where they can be easily accessed.
- Be cautious of strangers at your door soliciting or offering services. When in doubt, don't open the door.
- If you will be away for an extended period of time, have a friend or relative pick up newspapers or packages.
- Get to know your neighbors. If you see anyone suspicious, report it to our office or, if after hours, to security or police.

### Vehicle Safety Tips

- Make sure doors are locked and windows are up.
- Do not leave any valuables visible inside your vehicle.
- Do not leave your remote controls in your vehicle.



Always be aware of your surroundings and maintain an alert stance. We urge you to take the proper measures to secure your valuables.

## December Dumpster Dilemmas

The month of December can be tough on our dumpsters. Between parties, gift-wrapping, boxes and Christmas trees, the holidays generate at least twice as much trash as any other month. Please be aware of this and be sure to break down any large boxes before putting them in the dumpster. If the dumpster is too full, please don't topple the trash. Make the extra walk to another dumpster that is not as full. Management and your neighbors thank you for your cooperation and thoughtfulness.



# December 2023

SUN	MON	TUE	WED	THU	FRI	SAT
					RENT DUE!! 1	2
3	4	 5	 6	 7	8	9
10	11	 12	 13	 14	15	16
17	18	19	 20	21 Curbside Market will be closed	22	23
24	 25	26	 27	28 Curbside Market will be closed	29	30
31						





# HAPPY HOLIDAYS

May the holiday season fill your home with joy, your heart with love, and your life with laughter.



From The Pines of Perinton Management Office