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**\*\*\*Bryant Gardens Update\*\*\***

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Thu, Apr 27, 2023 at 3:54 PM

**Bryant Gardens**

7 Bryant Crescent Suite 1C  
White Plains, New York 10605

**\*\*\*Bryant Gardens Update\*\*\*****NEW CHILDREN'S PLAYGROUND AND  
ADULT EXERCISE AREA OPENING SOON**

Work is scheduled to start on Monday May 1 to install the new children's playground and adult exercise equipment located behind building 3.

We are hopeful the new playground will be completed by Saturday May 13 in time for Mother's Day.

More news on the official "Grand Opening" of the playground and adult exercise area will be sent as the work progresses.

**NEW LAUNDRY ROOM EQUIPMENT COMING IN 2023**

The Bryant Gardens Board of Directors and Management are currently in negotiation with Hercules to enter into a new laundry room agreement that will include replacement of all of the washers and dryers at Bryant Gardens.

The rooms would be equipped with brand new Speed Queen commercially rated equipment. Hercules will also be setting up the rooms with a new software system that permits you to start the machines with a smart phone and receive a "text message" when the machines complete your wash or dry cycle.

**PLEASE WIPE DOWN MACHINES AFTER USE**

The laundry rooms get a lot of use and we would like to remind residents that it is important to wipe down the machines and leave it clean for the next person to use.

Although the dryers operate between 150-180 degrees, using a dryer sheet like "Bounce" can help repel pet hair and other allergens. Make sure you transfer your laundry from the washing machine to the dryer as quickly as possible. Do not leave your clothes unattended in the washer or dryer.

Please leave the washing machine doors "open" after use to give the washers time to completely dry out.

Every laundry room at Bryant Gardens is equipped with a sanitary wipe

station. Please feel free to use the wipes to clean the machines before and after use.

### VISITOR PARKING

Residents should be reminded to direct your Visitor to park in one of the Visitor Parking Lots and not on Bryant Crescent. The Visitor Parking Lots are located between and behind buildings 5, 7, 13 & 15.

The parking lot between buildings I & 3 and behind building I are not designated Visitor Parking. The reason is the parking lots between I & 3 and behind I are small and are for the exclusive use for the residents who live in buildings I, 2 & 3.

Bryant Gardens Security will ticket and boot cars that have Visitor Parking Passes and are not parked in a Visitor Parking Lot.

### PLEASE CLOSE THE GAP WHEN PARKING ALONG THE CRESCENT AND VEHICLE PARKING

When you park along Bryant Crescent, please be sure to close the gap between your car and the car parked in front of you. Closing the gap between cars will help create additional parking spaces.

As a reminder, all pick-up trucks are to be parked in a Visitor Parking Lot starting at 5:00 pm and not on the Bryant Crescent roadway.

Pick-up trucks, especially those with 4 doors or an extended cab take up a lot of space, in addition to the fact if small children were to step out from behind the truck they would not easily be seen.

### VISITING DOGS, HARBORING DOGS, DAMAGE TO THE PROPERTY, CONTROLLING THE BARKING OF DOGS

Bryant Gardens does not permit the harboring of a dog or a "Visiting Dog" unless the dog is a prescribed Emotional Support Animal (ESA).

Bryant Gardens Security has recently witnessed a "Visiting Dog" running free near building 3. The Security Guard helped the individual catch the dog so it could be leashed. The individual apologized to the Security guard and thanked him for his assistance. Shareholders are reminded that if you have a visitor that brings a dog to visit you at your apartment, who is not a prescribed emotional support animal, then the Shareholder would be considered in violation of the Bryant Gardens House Rules and subject to disciplinary action.

The Bryant Gardens Corp., Board of Directors would like to remind all Shareholder's harboring a dog, that the harboring of a dog is subject to certain rules and restrictions imposed by the Board of Directors. These rules and restrictions are imposed, even if the dog is an approved emotional support animal. (ESA)

1. Dogs must be walked off of the property.
2. Dogs are not permitted to play at the property, including all grass, gardens, shrubbed or other landscaped areas.

3. Damage to Lawns – If it is confirmed that your dog is damaging the lawn(s), gardens, shrubbery, or other portions of the property, the Cooperative Corporation will hold you responsible for the costs incurred to repair the damages and to restore the damaged area(s).

4. Barking - Pet owners must take all steps which are necessary to train their dog to control its barking within the apartment and Building, and/ or to equip the dog and/or apartment with such suitable mechanisms so that the dog's barking will not disturb the neighboring residents.

Dogs must be leashed at all times outside of the apartment or carried in a crate

and never permitted to simply roam about the property unrestrained.

We know that a significant reason that people are attracted to purchase and live at Bryant Gardens is because of our beautiful grounds, gardens, shrubbery and landscaping.

Bryant Gardens has made a tremendous investment to maintain and improve the grounds through the years. Naturally, we expect that those residents harboring a dog will respect the property, the rights of others to enjoy same and will use due care and be considerate with respect to their control and ownership.

#### GARBAGE AND RECYCLING

Please be reminded that garbage and recycling pick-up at Bryant Gardens is six days a week, Monday - Saturday.

The garbage is picked-up in the morning, so please do not put your garbage out on the curb overnight. Leaving garbage at the curb in front of your building overnight will attract raccoons and other rodents that will make a mess, create an unsanitary condition and could be potentially harmful.

If you have a need for a special pick-up of an old piece of furniture, mattress or television, please contact Jay Cid at the maintenance office who will arrange a special pick-up for you.

#### AREA OF OPEN SPACE BY THE PLAYGROUND

Thinking of a family gathering, barbecue, birthday party, graduation, or any other type of celebration? The beautiful area of open space by the playground is available to be reserved for use. Go to BuildingLink to make your reservation or if you are having difficulty doing that, please contact Jay Cid for assistance.

The Spring is always a time for celebrations and in the past, many residents have used this area for these types of gatherings. Feel free to have your event catered or to erect a tent for larger gatherings. If you choose to erect a tent, please be aware that the tent company must obtain a permit from the City of White Plains.

The space can be used any day during the week or weekends.  
Your event must finish and be cleaned up by 7:00 pm.

That's all for now...WELCOME TO SPRING!