
***** BRYANT GARDENS UPDATE *****

Fri, Nov 10, 2023 at 4:24 PM



Bryant Gardens

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

***** BRYANT GARDENS UPDATE *****

***** SAVE THE DATE - HOLIDAY LIGHTING DECEMBER 7*****

THE BRYANT GARDENS ANNUAL HOLIDAY LIGHTING CEREMONY WILL BE HELD ON DECEMBER 7 AT 5:30 PM.

THE HOLIDAY LIGHTING HAS ALWAYS BEEN A WONDERFUL COMMUNITY EVENT AND WE HOPE YOU CAN MAKE IT. GUESTS ARE WELCOME!

***** NEW LAUNDRY ROOM EQUIPMENT COMING SOON *****

STARTING ON MONDAY DECEMBER 4, HERCULES WILL BE REPLACING THE WASHERS AND DRYERS IN ALL 15 LAUNDRY ROOMS.

WE WILL POST A NOTICE WITH A SCHEDULE. HERCULES WILL INSTALL NEW EQUIPMENT IN 5 BUILDINGS PER DAY. EACH LAUNDRY ROOM WILL BE CLOSED DURING THE DAY AND RE-OPEN IN THE EVENING.

THE NEW MACHINES WILL OPERATE WITH AN APP THAT PERMITS YOU TO START THE MACHINE WITH A SMARTPHONE AND RECEIVE A TEXT MESSAGE WHEN THE WASH OR DRY LOAD IS FINISHED.

YES, THE EXISTING HERCULES SMART CARD WILL CONTINUE TO WORK ON THE NEW MACHINES.

***** PRIVATE GARAGE WAITING LIST *****

IF YOU HAVE BEEN ON THE WAITING LIST FOR A PRIVATE GARAGE AND ARE STILL INTERESTED IN RENTING ONE, PLEASE REPLY "YES" TO THIS EMAIL.

AS GARAGES TURN OVER, WE FIND THAT RESIDENTS ARE NOT INTERESTED IN RENTING A GARAGE UNLESS THE GARAGE IS CLOSE TO THEIR BUILDING. THE BRYANT GARDENS BOARD WANTS SHAREHOLDERS TO BE REMINDED THAT IF YOU TURN DOWN A GARAGE, BECAUSE OF ITS LOCATION, YOU WILL MOVE TO THE BOTTOM OF THE WAITING LIST. SO, IF YOU ARE CONTACTED BY MANAGEMENT AND OFFERED A GARAGE, YOU SHOULD TAKE IT AND YOUR NAME WILL BE ADDED TO A SWITCH LIST.

THE MAJORITY OF THE GARAGES ARE LOCATED BEHIND BUILDINGS 1 & 3. THE MONTHLY RENTAL FOR A GARAGE IS \$75 PER MONTH.

***** NEW YORK STATE STAR PROGRAM *****

IF YOU ARE NEW TO BRYANT GARDENS AND HAVE NOT REGISTERED FOR THE STAR PROGRAM, PLEASE TAKE A MOMENT AND REGISTER NOW. THE NEW YORK STATE STAR PROGRAM WILL SEND YOU A REAL ESTATE TAX REBATE CHECK ONCE A YEAR. THE AMOUNT OF THE CHECK IS APPROXIMATELY \$1,400.

DON'T MISS OUT, GO TO WWW.TAX.NY.GOV/STAR AND REGISTER NOW.

IF YOU HAVE ANY QUESTIONS, PLEASE CALL LISA AT THE MANAGEMENT OFFICE.

***** RECEIVE YOUR MAINTENANCE STATEMENT BY EMAIL *****

IF YOU WOULD LIKE TO RECEIVE YOUR MONTHLY MAINTENANCE BILL VIA EMAIL, PLEASE CONTACT KATRINA AT THE MANAGEMENT OFFICE.

***** CO-OP MARKET IS STILL VERY ACTIVE *****

IN SPITE OF HIGHER INTEREST RATES, APARTMENTS AT BRYANT GARDENS CONTINUE TO SELL QUICKLY. IF YOU ARE CONSIDERING SELLING, PLEASE BE SURE YOU AND YOUR REAL ESTATE AGENT CAREFULLY REVIEW THE PROCEDURES TO BUY AND SELL AT BRYANT GARDENS POSTED ON THE MANAGING AGENTS WEBSITE. WWW.ROBERTORLOFSKY.COM.

THAT IS ALL FOR NOW, WISHING EVERYONE A VERY HAPPY THANKSGIVING!



Register for the School Tax Relief (STAR) Credit

Congratulations on your new home! If this will be your primary residence, take a few minutes to register for the STAR credit.

Eligible new homeowners will receive their STAR savings in the form of a check or direct deposit directly from New York State.

But you must register with the New York State Tax Department to receive a STAR credit.

You can register 24 hours a day, 7 days a week at www.tax.ny.gov/star.

Property owners without access to a computer can register by phone at 518-457-2036 weekdays between 8:30 a.m. and 4:30 p.m.

Feedback on the STAR Registration application from our users:

'Straightforward and easy to use.'

'Very user friendly. Easy to go through step by step.'

'I expected this to be a long lengthy process... and it was not.'

Are you eligible for STAR?

If you own your home, it's your primary residence, and your income is \$500,000 or less, you're eligible for the Basic STAR credit.

In addition, if you're 65 or older with an income of \$93,200 or less, you may be eligible for the Enhanced STAR credit.

In the first year of your new home, you may receive the prior owner's STAR exemption. In future years, as long as you're eligible, you'll receive a STAR credit payment. You don't need to register again.

Before you register, have this information available:

- names and social security numbers for all owners of the property and their spouses
- the name of the school district where your primary residence is located
- approximate date you purchased the property, and the name of the sellers
- the most recent school tax bill, if you received one
- address of any residential property owned in another state
- if the property is owned in trust, the legal name of the trust
- 2021 federal or state income tax returns for all owners (if you didn't file a 2021 income tax return, you'll be asked to provide financial information for all property owners)

