

Winter

Winter 2018-2019 Newsletter



Winter is Coming!

With the winter weather arriving, all residents are reminded to take precautions to keep homes and apartments safe during the freezing cold temperatures. The Trenton State College Corporation would like to review several guidelines that will help protect the safety of the home and your possessions inside of it:

- ❖ Residents are reminded that they are responsible for winterizing their exterior hose bibs. If you haven't done so already, water should be flushed from the lines to prevent them from freezing and cracking. If you have an outside water spigot, you should shut off the water valve on the inside of the unit or house and leave the water spigot open at the outside of the house. Hoses should be disconnected and stored until the warm weather returns.
- ❖ Maintain heat in vacant areas or when turned down for vacations or time away from the residence. Keep the thermostat adjusted to **at least** 65 degrees to help prevent "cold spots" farthest from the thermostat from dropping below 40 degrees. If your thermostat is located on the first floor, it will not pick up the actual temperature of your bathroom on the second floor. You may want to keep all room doors open to allow for warm air to circulate.
- ❖ Make arrangements for a friend or family member to periodically check the residence while away. The TSC Corporation Emergency Call List should be made available to them in case of emergencies.
- ❖ While away from the residence, turn the hot and cold water valves of the washing machine to the "off" position until you have returned.
- ❖ If extremely cold weather is anticipated, (below 20 degrees), you may want to take the following precautions: allow water to trickle from faucets where pipes are located near exterior walls; open cabinet doors under sinks in order to allow heat into the enclosed areas.
- ❖ Do not use open-flame devices for heating; only use U.L.-listed equipment and maintain adequate clearances (18 inches or more) to combustible materials, etc.
- ❖ If you have a ruptured pipe, immediately: a) turn off the water supply to your home (shut off valves may be located in basements or utility rooms, so please familiarize yourself with the valve prior to an emergency), b) call the office or use the emergency call list for immediate assistance.
- ❖ Double-check your renters insurance and contents protection. The Corporation insurance will not cover any personal items or losses.
- ❖ Where applicable, be sure that all storm windows are in place.
- ❖ Please check equipment, including sump pumps and furnace filters, to verify that this equipment is working properly. Please keep the area around your furnace, hot water heater, water shut off valve and circuit breaker panel clear. Keep a 3-foot minimum clearance around these areas.



Snow Removal

As per your lease, the TSC Corporation is responsible for snow removal of sidewalks when the general snow level is above three inches.

In the event of a snowfall, shoveling crews and plows will be dispatched throughout Corporation neighborhoods in an effort to clear a number of residences simultaneously. The starting point will be rotated with each snow removal.

Please keep in mind that the township and state must remove snow from streets prior to the Corporation being able to remove snow from driveways.

Snow removal will occur in the following order of priority:

- ❖ **Parking Areas & Driveways.** After the public roadways have been plowed and are made passable, the Corporation will concentrate on removing snow from parking areas and driveways. Removal of snow from driveways will commence when the snowfall has accumulated to an approximate level of three inches. Residents must remove their vehicles long enough for the plow to do its job. If you plan to be on vacation or out of the area during any portion of the winter months, please leave a key with a friend or family member who can help out by moving your car or checking on your home, as necessary.
- ❖ **Sidewalks & Entranceways.** Removal of snow from sidewalks and entranceways will commence when the snowfall has stopped. Snow will be removed from the entrance door of each home to the drive or to a common sidewalk. Public walks and entranceways will be cleared at various properties simultaneously.
- ❖ **Application of De-icing Material.** After the removal of snow from streets, driveways, entranceways, and walks, the Corporation may apply a de-icing material if needed.
- ❖ **Please be patient...** all plowing and shoveling will be done as quickly and effectively as possible. Any questions? Call the TSCC office at 609.771.3312.



HOW TO PLACE A WORK ORDER

We appreciate our tenants contacting us immediately when a problem arises in your home or apartment. Regular maintenance requests may be communicated to the office Monday—Friday between 8:00 a.m. and 4:30 p.m. by contacting 609-771-3312 or by e-mail: tscorp@tcnj.edu. You may also contact us by filling out an [Online Maintenance Request Form](#).

If you have any questions, or if you are not sure how any matter should be handled, please contact the office. We are happy to assist you.

There may be a time when an *emergency* occurs in your home, such as a pipe bursting, or a gas leak. The emergency call list should be used in the event that an *emergency* occurs after normal office hours, over the weekend, or during an energy savings closing. *The threat to the health and safety of residents or damage to the property occupied defines an emergency.* For all other requests, please leave a voicemail message or contact us via email at tscorp@tcnj.edu.

After Hour Emergencies:

Shawn Kochis609-883-4614
Scott Allen609-818-1954
Debbie Bedard609-581-3615
Campus Police609-771-2167

Other Emergency Numbers:

Ewing Township Police609-882-1313
Hopewell Township Police609-737-3100

In the event of an immediate emergency, please utilize the 9-1-1 system available in your area.



PLACES TO GO AND THINGS TO DO

[Campus Town at TCNJ!](#) Panera Bread, Barnes & Noble, Yummy Sushi, Verizon Wireless, In Focus - Urgent Care, Piccolo Pronto, RedBerry Frozen Yogurt, Mexican Mariachi, Insomnia Cookies, Lion Dog, Landmark Americana, Post Net, Hair Worx, Polished Nails and Spencer Savings Bank are now open.

[Trenton Farmer's Market](#) is nearby at 960 Spruce Street, Lawrence Township.

For information about Mercer County, including links to local hospitals, libraries, government agencies and events, click [here](#).

Check these websites for information about the town you live in, along with places to visit nearby:

www.ewingnj.org
www.hopewelltwp.org/
www.lambertville.org
www.visitnj.org
www.visitnewhope.com
www.visitphilly.com

TRANSPORTATION HUBS

The [Hamilton Train Station](#) is minutes away, right off of I-295, and provides service on [NJ Transit](#). [Amtrak](#) and NJ Transit service is provided out of the [Trenton](#) and [Princeton Junction](#) stations.

For bus and light rail service, go to [NJ Transit](#).

Frontier Airlines flies out of [Trenton Mercer Airport](#), which is just off of I-95.