

West Brookwood Newsletter

Winter 2025



Brookwood Musconetcong River
Property Owners' Association
PO Box 797
Stanhope, NJ 07874

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Website: www.homestead.bmrpoa.com
Facebook: www.facebook.com/WestBrookwood

Wishing you a successful, healthy, and Joyful New Year!

This season, our neighborhood absolutely sparkled with dazzling holiday lights and creative decorations. Let us celebrate our winners:

❖ **Best Lights Bovair family (4 Adair Street)—a true winter wonderland.**



Runner-ups: 12 Ash Street, 24 Mayne Avenue—extra twinkle to our streets.

Honorable Mentions: 23 Lauren Court, 9A Chestnut Street—seriously bright!

❖ **Best Decorations Ospina family (4 Belton Street)—holiday magic everywhere.**



Runner Ups: 36 Mayne Avenue, 22 Mayne Avenue—decked the streets in style!

Honorable Mentions: 14 Chestnut Street and 8 Lauren Court—spirited style!



Big cheers and high fives to our awesome judges! Thank you for your dedication and all the good vibes you bring to our community. Your energy helps keep us connected and thriving!

Upcoming Events for West Brookwood

Mark Your Calendars and Get Ready for Some Fun!

High School Senior Scholarship: Future scholars, this one is for you! Applications and essays are due by **April 1st** (no foolin'). Grab your forms at www.homestead.bmrpoa.com or see your high school guidance office. Mail or email everything to bmrpoa@gmail.com. All personal info gets hidden before judging, so don't stress. Good luck—you've got this!

Spring Clean-up is rolling on Saturday, April 18, 2026! If the weather does not cooperate, we'll just party on Sunday instead. Grab gloves, bags, and refreshments on us! Join us from 10:00 am to noon—let's make our community sparkle!

Plant Swap: Calling all green thumbs! Swing by 3 River Rd. Well House on May 2nd—exact time coming soon. Got plants to share? Then join in the swap fun. Let's trade, plant, and grow together! Email KBJoslin@icloud.com if you have something to donate for the swap.

Flower Garden Contest: Ready, set, blossom! Show off your most colorful gardens, just make sure they are visible from the street for judging. The contest runs from May 4th through 21st. Stay tuned for all the flowery details!

Water Department NEWS:

NJ Water Bank Project Number: 1904001-005   

The final stage of this project, which involves integration design and construction for the Automated Metering System, is scheduled to begin in early Spring 2026. The water department will reach out to schedule appointments with customers whose meter and/or radio need replacement. Please keep your appointment or call the office on 973-347-1040 if you need to reschedule.

Invoices and Payment Options

Our online payment portal, hosted by PNC Bank, has been available since October 1, 2025. Customers can pay their bill at <https://www.payerexpress.com/ebp/BMRPOA/> and follow the steps to pay by ACH (electronic transfer) or with a card.

Card Payments: A 3.75% processing fee applies.

Example: For a \$159.67 payment, add a \$5.99 card fee, making a total of \$165.66.

ACH Payments: No additional fee is charged.

Checks, Bank or Postal Money Orders: Please mail payments to BMRPOA, POB 797, Stanhope, NJ 07874.

NOTE: *If you do not receive a Water invoice in January, April, July, or October, or an Association Dues invoice in May, please notify the office promptly.*

IN THE KNOW

Volunteer Board of Governors 2025-2026

President	Masoud Joudi	Governor	Barbara Kostiuk
Vice President	Ignazio Ciresi	Governor	Janice Drace
Treasurer	Andrew Wilson	Governor	David Wink
Secretary	David Pinkham	Governor	Robert Zimmerman
		Governor	Justin Fusco

Association meetings are scheduled for the 4th Wednesday of the month at 7:30pm.

Exceptions: there is no meeting in November and December 2026 meeting is scheduled for the 2nd. Meetings are held at the Byram Fire Department on Rt 206 and virtually via Zoom; please check your email for an invitation.

Know Your Street Representative

Adair	Heide Gunther:	570-460-0949	Glen Brook/ Lower River	Dee Garrison:	973-229-5784
Ash	Open		Lauren	Open	
Avon	Open		Lockwood	Kristi Bristol:	732-735-5931
Banker	Helen Perri:	201-919-8028	Mayne	Open	
Beech	Open		River (Upper) Open		
Belton	Laura McVicar:	973-448-8680	Robert	Dolores Bollinger:	973-769-7345
Broad	Open		Springbrook	Open	
Chestnut/ Waterloo	Kathy Stevenson:	973-448-8869	Route 206	Open	