

**HAPPY  
New  
Year  
2022**

# The Neighborhood News

The Village IV Homeowners' Association  
Newsletter Publication— January 2022

Volume 12, Issue 1

The Neighborhood News is published monthly by the Village IV Organization and distributed to 602 member homes. Call the Clubhouse or e-mail submissions or comments to: [editor-viv@comcast.net](mailto:editor-viv@comcast.net).

**Village IV  
Organization**

## Happy New Year!

Best wishes for a fabulous 2022!

May your troubles be less, and your blessings be more,  
and nothing but happiness come through your door!



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## Santa Event Highlights

We were lucky that Santa and his Elf were able to take time out of their busy schedule to visit with the children and listen to their wish lists.



Enjoy more pictures of this fun event on our website—  
<http://villageiv.com/picture-gallery.html>

## 2022 Assessment Information

Each Village IV household pays dues to the Village IV Organization (Clubhouse) in addition to the individual homeowners' association to which they belong (based on home type).

The Clubhouse Office collects the individual homeowners' association payments on behalf of Manor Homes (MHOA) and Patio Homes (PHOA).



**Woodridge Center Townhome (THOA) payments are not processed at the Clubhouse Office.** There is a drop box in the office for these payments that are picked up monthly by an REIS representative.

Village IV assessment payments are due on the first of each month. A generous 14-day grace period allows you to pay late without penalty. Any payments received after the 15th of the each month incur a late fee.

**Please utilize the coupon books when making payments.** If you did not receive a payment book for 2022, please contact the Clubhouse Office—

(630) 960-2850. These are provided to insure that your payment is posted to the correct account.

If you do not choose to take advantage of the 10% annual payment discount (see below), use the first 12 coupons in your payment book to make your monthly payments.

**MHOA: \$52.40**  
(includes .53 MHOA dues)

**PHOA: \$300.06**  
(includes \$248.19 PHOA dues)

**THOA: \$51.87**  
(Individual THOA dues of \$239 paid separately to REIS)

### 10% (Optional) Discount on Village IV Dues

Village IV offers a 10% discount on the Village IV dues if paid in full by **February 1, 2022**. To take advantage of this offer, utilize payment #13 in back of your coupon book and submit **your payment NO LATER THAN February 1, 2022.**

MHOA Annual: \$566.56

PHOA Annual: \$808.39

THOA Annual: \$560.20

### Easy Way to Make Payments

Setting up automatic payments with your bank via online banking takes the guesswork out of making payments.

You can schedule your payment and your bank can send us a check. Saves you postage, too :)

Contact your financial institution and remember to provide your Village IV account number and/or address to insure proper credit to your account.

### Be Safe and Keep the Clubhouse Clean

The winter weather brings snow and sloppy conditions :(

Please be careful when entering the Clubhouse. Wipe your feet thoroughly to prevent falls and keep our floors dry and clean.

If you plan to use any of the weight room

or exercise equipment, please bring clean, dry shoes. Wet shoes cause damage to the machines and slippery conditions.

Face coverings are still required, per State of Illinois and DuPage County Covid guidelines.



### New Year Holiday



The Clubhouse is closed on the following days in observance of the New Year holiday:


**Friday, December 31st—  
Sunday, January 2, 2022**


Wishing you and your family a peaceful and safe New Year celebration!




## Community Classifieds\*

Clubhouse Services	Ad Space Available	
<p>Your Village IV Clubhouse offers the following services to members in good standing:</p> <ul style="list-style-type: none"> <li>• Fax <span style="float: right;">\$1.00 per page</span></li> <li>• Photocopies <span style="float: right;">10 cents per page</span></li> <li>• GROOT waste stickers <span style="float: right;">\$3.80 each</span></li> <li>• Ad Board</li> <li>• Pace Bus Reimbursement</li> <li>• Party Room Rentals</li> </ul>	 <p>(630) 960-2850 or editor-viv@comcast.net</p>	<h1 style="margin: 0;">Advertising Space Available!</h1> <div style="background-color: red; color: white; border-radius: 15px; padding: 10px; display: inline-block; margin-top: 10px;"> <h2 style="margin: 0;">CONTACT US</h2> </div>

Closing Packages	Association Dues Payment Options
<p>Selling your home? All Homeowners - you must have your attorney call the Village IV Business Office at (630) 960-2850 for a Closing Package.</p> <p>This package is required to close on your home.</p> <p>Closing Package Fee - Call the VIV Business Office for info.</p> <div style="display: flex; align-items: center; margin-top: 10px;">  <p>Please allow the VIV Business Office at least two weeks to process the closing package for your home.</p> </div>	<p>Monthly payments are due on the 1st of each month. A grace period of 14 days is allowed before late fees apply. Any payments received after the 15th of the month incur a late fee.</p> <p>The Clubhouse Office currently accepts checks and cash (exact amount only, change cannot be provided) for dues payments. There is also an option for members in good standing (no past due balances) to pay online with a PayPal account (convenience fees apply). <a href="http://villageiv.com/make-a-payment.html">http://villageiv.com/make-a-payment.html</a>.</p> <p>There is a drop box at the Clubhouse entrance where payments can be placed any time. <b>Do not place cash in the drop box.</b> If you choose to pay with cash, please stop by when an attendant is on duty so we can provide a receipt.</p> <p>Many banks offer options to set up recurring payments at no cost to you. Check with your bank to set up Village IV as a vendor that gets paid monthly. Be sure to include your account number and address when setting us up.</p>

Never Miss a Payment	Party Room	Recycling & Trash Pickup
<p>Setting up automatic payments with your bank via online banking takes the guesswork out of making payments. You can schedule your payment and your bank sends us a check. Saves you postage, too :)</p> <p><b>Contact your financial institution</b> and remember to provide your Village IV account number and/or address to insure proper credit to your account.</p> <p><b>Please do not contact Village IV to set this up.</b> It must be done with your bank or financial institution.</p>	<div style="display: flex; align-items: center;">  <p>Planning a party? Consider hosting it at the Clubhouse.</p> <p>The party room calendar for 2022 is available to schedule your events. The party room can be reserved by members only for parties and non-profit events (Covid capacity restrictions may apply).</p> <p>There is a \$50.00 booking fee payable within three days to hold your reservation. Balance of fees are due at regular contract date. Please call the Clubhouse for details.</p> </div>	<p>Waste and recycling pickup services for our area is provided by <b>Groot Industries, Inc.</b></p> <p>Regular pickup is delayed 1 day for the following Groot holidays:</p> <ul style="list-style-type: none"> <li>• New Year's Day</li> <li>• Memorial Day</li> <li>• Fourth of July</li> <li>• Labor Day</li> <li>• Thanksgiving Day</li> <li>• Christmas Day</li> </ul> <p>Additional information is available at: <a href="http://www.groot.com">www.groot.com</a> or 1(888)485-0900</p>

Food Pantry Donations	
 <p>A table for donations to the local community food pantry is provided at the Clubhouse entrance to help our neighbors in need:</p> <p><b>FOOD NEEDS:</b></p> <ul style="list-style-type: none"> <li>Pancake mix</li> <li>Boxed potato mixes</li> <li>Canned tuna</li> <li>Canned chicken</li> <li>Boxed dinner mixes (Hamburger Helper)</li> <li>Jelly</li> <li>Food for Seniors (low-sodium, small sizes, etc.)</li> </ul>	<p style="text-align: right; color: red;"><a href="http://wspantry.org">wspantry.org</a></p> <p><b>NON-FOOD NEEDS:</b></p> <ul style="list-style-type: none"> <li>Paper towels</li> <li>Napkins</li> <li>Tissues (Kleenex)</li> <li>Size 4, 5 &amp; 6 diapers</li> <li>Baby wipes</li> </ul>

Village IV Organization is not responsible for any errors, inaccuracies, conflicts or misprints.

\*Village IV Organization is not affiliated with, nor does it support, endorse, or recommend any advertiser in this publication.

## Village IV Organization

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[villageiv.com](http://villageiv.com)




**Village IV  
Home Owners Association**



Monday—Friday: 9:00 AM - 9:00 PM

Saturday: 10:00 AM - 9:00 PM

Sunday: 12:00 PM - 8:00 PM

January 2022						
Sun	Mon	Tue	Wed	Thu	Fri	Sat
						1  CLUBHOUSE CLOSED
2 CLUBHOUSE CLOSED	3	4 THOA Meeting 7:00 PM	5 MHOA Meeting 7:00 PM	6	7	8
9	10	11	12	13 PHOA Meeting 6:30 PM	14	15 Party Room Booked
16	17  MARTIN LUTHER KING DAY	18	19	20	21	22
23	24	25	26 VIV Meeting 7:00 PM	27	28	29
30	31					