

**Sea Winds Townhouse Association  
C/o Association Advisors  
19 West Main Street  
Freehold, NJ 07728  
732-294-8882**

**IMPORTANT NOTICE FOR DRYER VENT/CHIMNEY CLEANING AND MAINTENANCE:**

Dear Homeowner,

In accordance with Sea Winds Townhouse Association Rules and Regulations, all homeowners are required to complete the cleaning and inspection of your dryer vent and chimney every two years. A copy of the certificate from the vendor must be sent to the Management office of Association Advisors no later than **February 10, 2019**. Failure to comply could result in a **\$25 per day fine** until the proper documentation is submitted to Management.

**WHAT YOU NEED TO DO:**

1. Hire a qualified company to inspect and clean your clothes dryer vent and/or fireplace chimney. If a new vent cover for your outlet on the exterior of the building is needed, due to damage or it is missing, you must have them replace it. You may use any certified dryer vent/chimney cleaning company of your choice by searching the internet or yellow pages under "*Air Duct cleaning, Chimney Cleaning or Washers and Dryers*". Management has contacted the following companies, who offer residents the following prices:

**Basic Chimney Services:                      Call Blain: 732-257-7878**

Dryer Vent Cleaning cost is \$65 including tax. Fireplace Inspection is \$25 and if it needs to be cleaned the cost is \$69 which includes the cost of the inspection.

**Up on the Roof:                                      Call Arron: 732-780-6985**

Dryer Vent Cleaning cost is \$59 plus tax. Fireplace/Chimney inspection cost is \$25 and if it needs to be cleaned, the cost is \$59 which includes the cost of the inspection.

**WHILE NOT REQUIRED: You may want to clean your air ducts and furnace at the same time.**

Having your air ducts professionally cleaned reduces the dust that would otherwise circulate throughout your living space, landing on your furniture, your bedding, your flooring...just about everywhere. In addition to dust, air ducts frequently contain harmful contaminants and micro-organisms. These include pet dander, bacteria, pollen, mildew, mold spores, and similar toxins. People who suffer from allergies, asthma, and other respiratory problems are particularly sensitive to these airborne particles. Even if no one in your household suffers from chronic allergies or respiratory problems, cleaner air makes it easier for everyone to breathe. Even among the most healthy, dust and pollutants entering the nose and lungs can trigger sneezing and coughing, as well as sinus and bronchial congestion. Air duct cleaning creates a more comfortable environment and promotes well-being.

**ProClean NJ:                                      Call Alex 732-372-0001**

2. Air Duct and Furnace cleaning is \$185 for one zone. \$350 for two zones. Dryer and Chimney cleaning for both \$75.
3. Have the inspection and cleaning completed between now and February 10, 2019. If your unit is rented, it is your responsibility to coordinate the required cleaning with your tenant and submit the copy of the receipt and Certification Form to the Management Company.
4. Send a copy of your receipt to the Management Company. You may send your receipts/forms via USPS or via email.

**Please note this requirement is not meant to be a hardship to homeowners. It is in place for the safety of all residents as clogged vents and fireplaces pose a significant fire hazard. Should you have any questions, please feel free to contact our office. Thank you in advance for your cooperation.**

Cordially,  
Alexis Molzon, Community Manager  
[alexis@askaa.com](mailto:alexis@askaa.com)  
Association Advisors  
On Behalf of the Board of Trustees of Sea Winds Townhouse Association