

**Paul Revere Village Association, Inc.
Bunker Hill Road, Millbury, MA 01527
E-Mail:Board@PaulRevereVillage.com**

**Jeff Grinnell, President
Kimberly Churchey, Director**

**Kerri Ikenberry, Treasurer
Laurie Guptill, Clerk**

Winter 2019

2019 is fireplace inspection year. Homeowners are required to have their fireplace and chimney inspected by a licensed chimney sweep, whether you use it or not, beginning April 1. Most homeowners use Top Hat Chimney Sweep in Grafton. Homeowners with propane inserts are exempt. Homeowners with pellet stoves should request to have their flue liner inspected to see if it is a full liner to the cap or a partial liner. A partial liner may expose pitting and holes in the original chimney to sparks and embers which can ignite the insulation and wallboards and cause a fire. Both the partial and full liner meet current building code requirements according to our town building inspector. **Fireplace inspections must be forwarded to the Board by October 1, 2019- no exceptions.**

In February, we had a devastating fire on Lexington Road that started in the wall behind the pellet stove. The fire investigation report indicated that the most likely cause was a breach in the chimney/exhaust allowing heat/flame to ignite the combustible wood in the void space. Our Master Insurance policy has been renewed effective January 2019 with the following revision:

Homeowners with a pellet stove will now have a per unit deduction of \$25,000 and will need to increase the current \$10,000 deductible to \$25,000 on their HO6 homeowners' policy. The \$25,000 deductible would only be used if the claim resulted in a fire caused by a pellet stove. Note that pellet stove owners who do not carry sufficient insurance coverage to meet the new \$25,000 deductible, will have to pay the difference out of their own pocket should a fire loss due to a pellet stove occur in their unit, **so please ensure that you have sufficient insurance coverage to meet this new deductible requirement.** While the deductible is in place as of January when our policy renewed, the Board is giving those homeowners who need to increase their deductible until April 1, 2019 to have the coverage in place. However, the Board encourages those homeowners to increase their deductible as soon as possible.

Winter Parking

Overnight parking on Bunker Hill Road is prohibited from December 1- April 1 regardless of road conditions. Cars that are parked overnight will be fined.

Trash and Recycling Reminder

Glass, cans, plastic (no plastic bags), paper and cardboard can be put out weekly with the trash on Wednesdays. The weekly trash bag limit of 4 (13 gallon) white kitchen trash bags or 2 (30 gallon) black trash bags. For additional bag pickup or large items/appliance removal, please call Robyn at 508-752-6900. **Bags over the limit will not be picked up.**

Pet Rules

Our pet rules have been revised in accordance with Town of Millbury regulations and to address ongoing pet waste management. Residents who do not immediately pick up after their dogs are subject to a **\$50 fine and a \$200 cleanup fee. All dog owners will be required to license their pet and provide the Board with a copy of the license by March 1st for 2019.**

Sincere thanks to **Scott Greenfield** for everything you've done while a director of the Board of Governors. You were instrumental in securing a contractor for the decks that allowed us to keep our costs very nearly the same as what we had originally projected. Without your hard work, we undoubtedly would have had to pay more for our decks and the project would have had to have been extended by another year to accommodate the increase.

Drivers- slow down!