

# PMAR Community Association Profile

Revision Date 1/19/2007

Development Name: **Stillwater Lakes Civic Assoc.**

Dev#: **3330**

Municipality: Coolbaugh

County: Monroe

Annual Dues	
House \$367.00	Lot \$293.00
<input checked="" type="radio"/> Mandator	<input type="radio"/> Optiona

Fiscal Year Type	
Fiscal Year Type :	<input checked="" type="radio"/> Calenda <input type="radio"/> Fiscal
From: January	To: Decembe

Association Name & Address	
Stillwater Lakes	
c/o NEPA Management	
304 Park Avenue	
Stroudsburg	PA 18360
Contact:	Patricia Gleasin
Title:	Property Manager
Phone:	570-421-5409

Dues Include	Amenities
<input type="checkbox"/> Water	<input checked="" type="checkbox"/> Lake
<input type="checkbox"/> Sewer	<input checked="" type="checkbox"/> Pool
<input checked="" type="checkbox"/> RoadMaint	<input checked="" type="checkbox"/> ClubHouse
<input type="checkbox"/> Garbage	<input checked="" type="checkbox"/> Security
<input checked="" type="checkbox"/> Other	<input checked="" type="checkbox"/> Central Water
<input type="checkbox"/> FHA Approved	<input checked="" type="checkbox"/> Central Sewer
<input type="checkbox"/> VA Approved	<input checked="" type="checkbox"/> Cable
	<input type="checkbox"/> Recreation
	<input type="checkbox"/> Other

Remarks

pgleason@wilkins1.com Website: [stillwaterlakes.net](http://stillwaterlakes.net)

ROADS & COVENANTS	
<input type="checkbox"/> RoadsPubli	<input checked="" type="checkbox"/> RoadsPrivate
<input checked="" type="checkbox"/> RoadsPave	<input checked="" type="checkbox"/> RoadsGravel
COVENANTS	
<input type="checkbox"/> Master	<input checked="" type="checkbox"/> Deed

Other Costs not Included in Dues	
Special Assessment:	
Transfer Fee	\$367
Meeting Date	Januar
Resale Certificate	\$165

Typical Lot Size 1/2 Acre	# of Lots: 900	# of Homes: 600	Minimum SqFt 1200
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Right Of First Refusal  Architect Review Required

Comments

Right of First Refusal \$295.00

Information Provided is believed to be accurate as of the above date but is not warranted.

# PMAR Community Association Profile

Revision Date 3/11/2009

Development Name: **Stillwater Lakes Civic Assoc.**

Dev#: 3330

Municipality: Coolbaugh/Tobyhan County: Monroe

Annual Dues	
House \$389.00	Lot \$310.00
<input checked="" type="radio"/> Mandator	<input type="radio"/> Optiona

Fiscal Year Type	
Fiscal Year Type :	<input checked="" type="radio"/> Calenda <input type="radio"/> Fiscal
From: January	To: Decembe

Association Name & Address	
Stillwater Lakes	
c/o NEPA Management	
304 Park Avenue	
Stroudsburg	PA 18360
Contact:	Patricia Gleason
Title:	Property Manager
Phone:	570-421-5409

Dues Include	Amenities
<input type="checkbox"/> Water	<input checked="" type="checkbox"/> Lake
<input type="checkbox"/> Sewer	<input checked="" type="checkbox"/> Pool
<input checked="" type="checkbox"/> RoadMaint	<input checked="" type="checkbox"/> ClubHouse
<input type="checkbox"/> Garbage	<input checked="" type="checkbox"/> Security
<input checked="" type="checkbox"/> Other	<input type="checkbox"/> Central Water
<input type="checkbox"/> FHA Approved	<input checked="" type="checkbox"/> Central Sewer
<input type="checkbox"/> VA Approved	<input checked="" type="checkbox"/> Cable
	<input checked="" type="checkbox"/> Recreation
	<input type="checkbox"/> Other

### Remarks

Email Address: [Pgleason@wilkins1.com](mailto:Pgleason@wilkins1.com) Website: [www.mystillwaterlakes.com](http://www.mystillwaterlakes.com) NOTE: Transfer Fee (Lot) is \$194.50 Central Water Sect. H4 Only. Central Sewer not in Section C & F. Roads also Paved & Tar & Chip.

ROADS & COVENANTS	
<input type="checkbox"/> RoadsPubl	<input checked="" type="checkbox"/> RoadsPrivate
<input checked="" type="checkbox"/> RoadsPave	<input type="checkbox"/> RoadsGravel
COVENANTS	
<input checked="" type="checkbox"/> Master	<input checked="" type="checkbox"/> Deed

Other Costs not Included in Dues	
Special Assessment:	
Transfer Fee	
Meeting Date	7/11/09
Resale Certificate (See Comments)	\$210
Transfer Fee (Lot)	\$194
Transfer Fee (House)	\$389

Typical Lot Size	# of Lots: 331	# of Homes: 647	Minimum SqFt 1200
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Right Of First Refusal  Architect Review Required

### Comments

\*Resale: \$210. Resale w/same day service: \$245. \*\*Right of 1st Refusal (Yes), As of 3/1/09, 1st Right: \$485, \$605/Same Day. Security is billed to houses quarterly \$70 house/lot. \$70 a quarter for house and a lot plus \$80 a year. Lots only pay \$100/yr.

Information Provided is believed to be accurate as of the above date but is not warranted.

# PMAR Community Association Profile

Revision Date 5/13/2008

Development Name: **Stillwater Lakes Civic Assoc.**

Dev#: 3330

Municipality: Coolbaugh

County: Monroe

Annual Dues	
House \$378.00	Lot \$301.00
<input checked="" type="radio"/> Mandator <input type="radio"/> Optiona	

Fiscal Year Type	
Fiscal Year Type :	<input checked="" type="radio"/> Calenda <input type="radio"/> Fiscal
From: January	To: Decembe

Association Name & Address	
Stillwater Lakes	
c/o NEPA Management	
304 Park Avenue	
Stroudsburg	PA 18360
Contact:	Patricia Gleason
Title:	Property Manager
Phone:	570-421-5409

Dues Include	Amenities
<input type="checkbox"/> Water	<input checked="" type="checkbox"/> Lake
<input type="checkbox"/> Sewer	<input checked="" type="checkbox"/> Pool
<input checked="" type="checkbox"/> RoadMaint	<input checked="" type="checkbox"/> ClubHouse
<input type="checkbox"/> Garbage	<input checked="" type="checkbox"/> Security
<input type="checkbox"/> Other	<input checked="" type="checkbox"/> Central Water
<input checked="" type="checkbox"/> FHA Approved	<input checked="" type="checkbox"/> Central Sewer
<input checked="" type="checkbox"/> VA Approved	<input checked="" type="checkbox"/> Cable
	<input checked="" type="checkbox"/> Recreation
	<input type="checkbox"/> Other

Remarks

Website: [stillwaterlakes.net](http://stillwaterlakes.net)

ROADS & COVENANTS	
<input type="checkbox"/> RoadsPubli	<input checked="" type="checkbox"/> RoadsPrivate
<input checked="" type="checkbox"/> RoadsPave	<input type="checkbox"/> RoadsGravel
COVENANTS	
<input type="checkbox"/> Master	<input checked="" type="checkbox"/> Deed

Other Costs not Included in Dues	
Special Assessment:	
Transfer Fee	
Meeting Date	July
Resale Certificate See Comments	\$210
Transfer Fee Unimproved Lot	\$189
Transfer Fee Improved lot	\$378

Typical Lot Size	# of Lots:	# of Homes:	Minimum SqFt

Right Of First Refusal     Architect Review Required

Comments

Resale Rates: ReSale-\$210    Resale with Same day service \$245    Right of 1st Refusal- Mt Vista Partners LLC- \$395.00

Information Provided is believed to be accurate as of the above date but is not warranted.