

Condo Comments November 2019

Cherokee Garden
Condominium
Association



Dear Residents,

Luckily the pools and ponds are winterized but the early snow put a wrench into the fall cleanup! The staff will continue to do lawn work as long as the weather allows. Then we will begin the winter renewal pruning schedule and heavy tree trimming so there is a few more months of outdoor work ahead of us, hopefully the early snow is not a sign of another dreadful winter!

We have included the "Winter Operations" in this edition of the newsletter. One of the more important items is the emergency contacts. This information can help us track down a decision maker in an emergency situation. This information is lacking for many unit owners. Emergency contact information is kept confidentially. The best way to send us this contact information is to email us at cherokeegc@gmail.com. If you don't use email call our office at 244-8144 it is best to call Mon-Fri between 8:00-12:00.

A quick reminder, whenever unit owners live above each other or next to each other there is a potential for water leaks between units. Be especially diligent if you plan to be away for an extended period of time. Be sure you keep your appliances like dishwashers and garbage disposers in good working condition, and you should inspect under your sinks from time to time too. Little leaks that are caught early can prevent big problems later. Take the time now to check under and around all plumbing fixtures, sinks, toilets for any sign of leakage. Take a good look at your washing machine hoses too. An ounce of prevention is worth a pound of cure.

Have a Happy Thanksgiving!

Tom Martin, General Manager

Bird Seed and Feeding

Please use good judgment when feeding birds. Placing large amounts of seed attract rodents and can cause deer to frequent the back yards. Once the corn is picked near the marsh the deer will begin to come to the condo grounds to find a quick snack. The DNR prohibits feeding deer so please do not place feed on the grounds and keep the area under your feeder as clean as possible to discourage rodents taking up residence in nearby shrubbery. Rodents cause hundreds if not thousands of dollars in damage to the landscape plants each year, especially near bird feeding locations. Thank you for your cooperation. **Maintenance Department**



Jim's Tips:

Please, *please* do not over stuff your garbage disposer during the holiday season. Almost every Thanksgiving we seem to get a call from a distressed owner that accidentally places too much food waste down the disposer causing the drain to back up.

Always run a large amount of cold water down your drain when using your garbage disposer. Go very slowly and if you have an unusually large amount of food waste, you would be better off to place this waste in your trash than pay a plumber to dig it out of your drains.

Jim

TO: Cherokee Garden Condominium Owners

FROM: Maintenance Department

SUBJECT: WINTER OPERATIONS

Heating Gas Conservation

The cost of heating fuel is our single largest expense, so we will appreciate having your cooperation in holding this cost down by using energy wisely.

Do not set your thermostat lower than 62 degrees in freezing weather particularly if you are away for any length of time. Thermostats that are set at lower temperatures can allow freezing and damage to the hot water heating pipes resulting in costly repairs.

Residents in buildings with their own forced-air furnaces should use particular caution when on extended absences. These units should be regularly inspected to ensure that heat is on at all times to prevent freeze-ups.

To ensure that the heating system does not fail, devices are available to monitor temperatures within the unit. Contact the Maintenance Dept. for details on temperature monitors. Furnaces should be serviced annually to prevent unexpected failure.

Garage Doors

Be sure the garage doors are closed immediately after you enter or exit the garage area. In addition to wasting fuel, in very cold weather, water and heating pipes located near the doorways can freeze up in a very short time resulting in damage and costly repairs. Don't rely on the automatic door closer to close the door for you. This feature was installed as a back-up to ensure that the door always remains closed.

To avoid garage door/car mishaps (resulting in damage to door and neighbors car) please be sure that you can see the door before you activate the door opener/closer.

Winter Snow and Ice Removal

This winter season the snow plowing and sanding/salting will again be done with our equipment operated by our Maintenance Staff.

To provide for the most efficient snow removal operations, we ask for your cooperation regarding the parking of cars. In order to facilitate snow removal in the off-street parking areas, unit owners should park their vehicles in the garages, thereby keeping the parking areas as clear of vehicles as possible.

Winter Operations
Cont.

Christmas Trees

We suggest that the following be adhered to concerning the use of natural trees:

1. Use all reasonable precautions with the trees. Keep trees well watered to reduce drying. You may treat your tree with a fire retardant. Be sure your lights are in good condition too.
2. When discarding the tree, place it outside your patio (second floor units, drop it over the railing if possible.) The maintenance staff will pick it up and dispose of it. Do Not drag it through the hallways to the outside or to the garage, as the needles are very difficult to pick up. If you are unable to drop the tree over the railing, always use a *large* Christmas tree bag before attempting to drag the tree through the hallway. The large bags are available at most hardware stores.

Golf Course Road Snow Plowing

In the past our staff has experienced difficulties in providing efficient snow removal on Golf Course Road. This problem is due primarily to uncontrolled parking on Golf Course Road.

To facilitate our operation we would appreciate your cooperation by abiding by the following parking plan:

1. At the start of a snowfall, all on-street parking should be on the south side of the road. (Garden Condominium side)
2. After the snow has been removed from the roadway, vehicles must be promptly moved to the north side of the road. (Townhouse Condominium side) The south side of the road will then be cleaned.

After the snow removal operation is completed, normal parking may resume. Garden Condominium owners should park in their assigned underground parking stalls whenever possible. Outdoor spaces are reserved for guests.

Fireplaces

If you use your fireplace, please be sure to get it cleaned and inspected annually. Sealed combustion units need inspection too. Keep warm and safe!

Items for Sale/Free

1. FREE: Older T.V's, not flat screen but in excellent condition. Approximately 32 inch and 27 inch. Contact Dorothy at 242-8768.
2. FREE: to a good home, two parakeets, young, healthy bonded pair, accessories included.
Wanted: medium size dog carrier / crate.
Call Pam at 960-6117
3. Cartop carrier, like new, \$50.00, call Harold, 815-238-7474

A little Thanksgiving humor.....
answers below!

1. Where do turkeys go to dance?
2. Why didn't the Pilgrims tell secrets in the corn field?
3. What kind of music did the Pilgrims like?



Upcoming Cherokee Events

Monday, November 18 - Ladies Luncheon

The Ladies Luncheon will be held at Murphy's on HWY 113 at 11:30 am. We will be ordering off the menu. Please feel free to join us! If there are any questions please call Penny Traiber at 249-1499.

Thursday, November 21- Ladies Bridge and Lunch

Sign-in at 11:00 am in the Sequoia Room of the Cherokee Country Club and order your lunch off the menu. Game play begins at 11:15, lunch begins around noon. Contact Geri O'Donahue at 249-6533 with any questions.

November Weekly Bridge

Join us for our weekly social bridge game held at the Cherokee Garden Condos Clubhouse each Monday at 1:00 pm. For more information contact Rosemary LaBounty at 630-8280.

Answers.....

1. The Butter Ball
2. Because the corn had Ears
3. Plymouth Rock



Parking Stalls for Rent!

Bldg. 17, \$40.00,
Call Charlyne at 438-3168

Rent you space here!

Bldg. 34, \$40.00
Call Steve at 249-2590

IMPORTANT: If you do rent out your stall, you MUST CONTACT THE OFFICE to let us know the name, address, and phone number of your renter in case we need to contact them in an emergency situation. Thank you for your cooperation.

Reminder: Go Paperless!

To get on our Condo Comments monthly email list, send an email to cherokeegcnews@gmail.com with the word **Subscribe** in the subject line—be sure to include your name and condo unit address. You must have Adobe Reader or another PDF reader installed to view the Condo Comments newsletter.

Office Phone: 244-8144
Maintenance Phone: 241-4747

 **Cherokee Garden**
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