

January 2019

Condo Comments

Mark's Tip of the week:

Vacuum off all your baseboard heating fins annually to maximize the heat transfer in your hot water baseboard heaters. Also be sure your drapes or furniture are not covering the baseboard heaters. Keep at least 6 inches of free space in front of the baseboards at all times.

Mark



Eric's Tip of the week:

Walk to each window and patio door in your home and give it a good push to insure the windows and patio doors are closed tightly. We have had a number of low heat calls this winter due to partially open windows.

Eric

Dear Residents,

The mild winter weather has kept us a little under budget to date which is good news. The staff has been working on cleaning out the garages and grounds. Owners really did a great job keeping their parking spaces cleaned out. The association washes down the parking spaces this time of year. If possible, when you get your notice informing you of garage washing, please park your car outside during the time indicated on the notice. The crew can do a better job and your parking space will be extra clean. If your car is not moved we will do our best to go around you.

We had an unusual and unfortunate power outage the other day due to a traffic accident on Wheeler Road which caused a several hour power outage. Owners are reminded it is a good idea to have an emergency flashlight available at all times. One in the glove compartment is advised and a few in your unit are a good idea too. Even where there is emergency lighting it only lasts at most, 90 minutes. Fortunately most cell phones have a flashlight feature too.

In the event of a power outage maintenance will try to determine the timeline for power restoration, and will open garage doors if it is at a time of day where owners are coming and going out of the building. Sometimes this means in the late night hours we may leave garages closed for security reasons. During daytime hours staff will open them. If you come home in a power outage park outside, opening the large doors manually is difficult. Don't try to ride in the elevator, it can damage the elevator and you don't want to get trapped inside. If possible, stay put and stay safe inside. Flashlights are safer than candles so stock up now on some fresh batteries and be prepared.

Wintertime bird feeding is popular but you need to exercise caution if you feed birds. Please try to minimize the seed that spills on the ground. Mice and other rodents like to take up residence as near as possible to their food source, sometimes in buildings. Whenever possible do not set up your feeder above evergreens such as junipers. The inevitable spilled seed creates an irresistible environment for the small rodents. The mice take up residence under these evergreen plants and devour the bark which can kill the shrubs and makes seed cleanup nearly impossible. Ground feeding is also against our rules so keep your seed inside the feeders.

Happy New Year!

Tom Martin, General Manager

Reminder....

Please remember to close the garage door every time you leave the building. Watch out for other cars when closing the door. As soon as your vehicle clears the door opening, please take a moment and be sure it closes before you lose sight of the door. Not only are you securing your building, you are reducing the chance of the door coming down on another car and reducing our heating costs. Thank you!

Cherokee Country Club

Reminder: The Sports Lounge at the Club is open to everyone! The Friday night fish fry is one of Madison's best kept secrets! It is \$12.95 for baked or fried fish, choice of potato, and choice of soup, salad, or coleslaw. Be sure to check it out!

Upcoming Cherokee Events

January 21 - 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 - we would love to have more participation! If there are any questions please call Penny Traiber at 249-1499.

January 17 - 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 Nancy at 244-33883 with any questions.

January Weekly Bridge

Our weekly social bridge game is held at the Cherokee Garden Condos Pow Wow room each Monday at 1:00 pm. For more information contact Phil at 445-0579.

NEW - social bridge **1st and last Wednesday** of the month at 1:00pm in the Pow Wow room. Contact Rosemary at 630-8280 for more information.

Parking Stalls for Rent!

If you have a parking stall for rent, please let the office know and we will post it in the next Condo Comments Newsletter.

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**
CONDOMINIUM HOMES, INC.

cherokeegc@gmail.com

www.cherokeegardencondos.com





February 2019 Condo Comments

Dear Owner's

On February 5th, the association changed banks for our automatic maintenance fee withdraws from Old National Bank to Waunakee Community Bank. There is nothing you need to do on your end, this is just an FYI that you will see Waunakee Community Bank on your bank statement.

What started as an easy winter obviously turned ugly in January and has now continued on into early February. Thanks to the hard work of the maintenance staff, we survived the -30 temperatures, snow, rain, sleet and ice. It's been a difficult month but lets hope 30 days from now we can get back to some nicer weather.

Several buildings are in the process of doing some minor hallway updating. Building owners wanting to have carpet replaced or to have wallpaper removed, can meet with the Building Resource Committee and discuss their options. Some of the hallway redecorating costs are charged back to the unit owners in the individual buildings. The association pays for most of the painting, but the owners are responsible for the cost of carpet replacement and wallpaper removal or replacement.

The staff has made great progress on the LED lighting conversion but still have a number of buildings to go, if the weather cooperates we will finish the garages by spring.

Stay warm and have a great month!

Tom Martin,

General Manager



Closing Garage Doors:

Whenever you enter or leave the building please carefully check to be sure the garage door closes behind you. Never rely on the automatic timer to close the door for you. Not only does this breach security and waste heat, another car may attempt to go under the door and suddenly the timer closes it on top of their car. Garage doors are expensive and dangerous so please always use your transmitter to close the door. **Maintenance Dept.**

Items for Sale!

1. **Black Hawk Gompers Community Garden has plots available for this upcoming season. Plots measure 10 by 20 foot and fees are on a sliding scale based on income/family size. Range from \$6 to \$37.50 rental for the season. Email gardenregistrar@gmail.com with your contact information if interested. Raise your own organic produce and get some healthy exercise!**
2. **Black Executive Faux Leather High Back Office Chair.
Excellent condition, \$45.00, Call Laura at 709-1687**
3. **A-Circular glass dining table, 4 chairs with cushions, \$50
B-Patio sofa and matching chair, metal framed , green striped, \$50
C-Trundle bed with 2 twin mattress's, \$50
Call Sarah at 608-347-0625**

Upcoming Cherokee Events

February 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 - we would love to have more participation! If there are any questions please call Penny Traiber at 249-1499.

February 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 Nancy at 244-33883 with any questions.

February Weekly Bridge

Our weekly social bridge game is held at the Cherokee Garden Condos Pow Wow room each Monday at 1:00 pm. For more information contact Phil at 445-0579.

NEW - social bridge 1st and last Wednesday of the month at 1:00pm in the Pow Wow room. Contact Rosemary at 630-8280 for more information.



Parking Stalls for Rent!

Bldg. 24, \$40

Call Marci:

249-6730

Bldg. 13, \$30

Call Julia:

320-4802



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.

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Cherokee Garden
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cherokeegc@gmail.com

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MARCH 2019

CONDO COMMENTS



From your Maintenance Dept.

Please tie up all trash bags placed in the trash rooms. Open bags slow down the operation and create excess litter in the trash rooms.

Thank you,

Wil's Tip of the week:

Report maintenance problems by calling our shop number at 241-4747.

Try to report problems early in the day if possible. Many times we can take care of it the same day.

Wil

Dear Residents,

Winter sure made up for its slow start with storm after storm along with bitterly cold weather over the past two months. The staff has really had it's challenges battling the elements this winter. It looks like the weather forecast is finally showing some signs of easing up on us and letting the crew get back to more productive projects.

The snow melt has also caused a number of ice dams. The staff has done their best clearing the issues. After the snow melts from the roofs we will be inspecting the problem areas, making repairs and recommendations for needed improvements to reduce the ice dams in the future.

One large project coming up will be to replace the smoke detectors in each unit. Beginning later this month, we plan to start a complete smoke detector replacement project in every unit. It will be critical for all unit owners to exercise flexibility letting the staff inside to make the needed replacements, which by the way will only take a few minutes in each unit and the detectors are paid for by the association. Watch for the installation notice at your door very soon. Getting access into the unit is the hardest part of the job. We are hoping owners can band together and if someone in the building can take a lead role in helping us get into units, we would really appreciate the help.

Carbon monoxide detectors will **not** be replaced at this time, just smoke detectors.

Eventually the snow will melt away and we can begin preparing the systems for summer. Owners are encouraged to plant flowers in the common areas if they so choose. Before your start, please take a look at your rules first and understand there are limitations on what is placed on the grounds. Flowers are fine when planted in an appropriate place, but there are no appropriate places for personal items; statues, ornaments, pet tie outs, chairs, tools, buckets, totes, wind chimes, globes, butterflies, flags, solar lights, banners or signs of any kind on the grounds. Please don't take it personally, but if you purchase these items and place them in the common area you will be asked to remove them.

Reminder, paver blocks outside your porch in the common space are also limited to 4 feet by 6 feet. Do not exceed the size limit or you will be asked to remove them. When in doubt call the office for clarifications.

Have a great spring!

Tom Martin, General Manager

Reminder.....

Changed to cell service? Did you drop your land line? Does the association have your email address?? Please take a moment and update our office with this important information. Unit owners are required to keep their contact information current for our office staff. Call or email with changes, 244-8144, cherokeegc@gmail.com. Thank you!

Items for Sale!

Cherokee Residents - we are happy to share items you'd like to sell in our newsletter when we have the space to do so. However, we will no longer carry over advertisements month to month. If you wish to have your ads in more than one month's letter, you must contact the office and let us know that you wish to keep the ad for another month. Space is limited on these pages, so please be considerate when requesting re-prints; priority of space will be given to new postings each month at the discretion of the office staff.

Upcoming Cherokee Events

March 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 - we would love to have more participation! If there are any questions please call Penny Traiber at 249-1499.

March 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 Mary at 347-3984 with any questions.

March Weekly Bridge

Our weekly social bridge game is held at the Cherokee Garden Condos Pow Wow room each Monday at 1:00 pm. For more information contact Phil at 445-0579.

NEW - social bridge **1st and last Wednesday** of the month at 1:00pm in the Pow Wow room. Contact Rosemary at 630-8280 for more information.

Parking Stalls for Rent!

Bldg. 5, \$40

Call Carol

245-0201

HERE!

YOUR STALL

FOR RENT

HERE!

YOUR STALL

FOR RENT

HERE!

YOUR STALL

FOR RENT

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.

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Maintenance Phone: 241-4747

 **Cherokee Garden**
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cherokeegc@gmail.com

www.cherokeegardencondos.com

Condo Comments

APRIL 2019

Cherokee Garden Condominium Homes, Inc.

Dear Owners,

Our staff has completed the vast majority of the garage LED light conversions in the garages and we hope to have this done by late spring. Our electric costs are noticeably lower since the conversion. With the lighting on 24/7 this will be a long term permanent savings.

With the return of most of the snow birds from the south, we are now getting closer to installing the new smoke detectors. We searched hard for the best detectors for our application & we have found detectors that will not require batteries for the full 10 years of the expected detector's life. So with both the recently installed carbon monoxide detectors and the new smoke detectors we have eliminated the batteries from the equation. Hopefully, this means no more chirping detectors in the middle of the night.

The major difficulty of installing 2000+ detectors in 570 homes is the access. With summer approaching and limited staff we need to have 100% cooperation to make this project run smoothly in our very narrow time slot of completion. This means when we give you the notice, at least a week in advance of the installation date, we will need to get in at the time we indicate on the notice either by you personally, a neighbor letting us in, dropping a key off in our office or making some other prior arrangements so we can move through this project in the most efficient way possible. If you know one of your neighbors is gone when we drop off the notice please inform our office and we will attempt to reach them another way. Owners who make arrangements with our office will not be charged a fee for the detectors nor the installation. Owners who are unable to make arrangements will have the installation

done as a normal service call and a \$25 fee will be charged for the special trip. Installations will begin in May.

Annual Meeting date is scheduled for June 9th, 2019. The information for the meeting will be delivered to your door 10 days prior to the meeting. Owners interested in running for the Board may request a bio form in our office no later than May 15th.

I know everyone is excited about the pool opening in May, the actual opening date is May 24th!

Have a great month!

Tom Martin

General Manager

Pet Owner Reminders.....

The staff has started the spring clean up project and we have found several areas where the clean up has been a little less than perfect. Please be sure you always clean up behind your pets immediately.

The association rules also strictly prohibit tethering out your pets.

Lastly, always do your best to keep barking under control at all times, especially in the early morning and in the evening during the quiet hours. Thank You! Mgmt

Mark's Tip of the week:

Pour your grease into a container, let it solidify and dispose of carefully in your regular garbage. Grease is the main cause of plugged drains. Mark

Jim's Tip of the week:

Do not put garbage in the barrels outside. No plastic, no plant tags, no flower pots. Just plant materials. Jim

Items for Sale!

**Black Hawk Gompers
Community Garden
plots available for rent.
Please email gardenreg-
istrar@gmail.com**

**Solid Walnut Dining Set,
8 padded chairs & exten-
sion, Asking \$500, Call Ed
at 244-3378**

Annual Meeting

**The Cherokee Garden Condo-
minium 2019 annual meeting
will be held at St. Peter's Church
on Sunday, June 9th, at 7:00
PM. Please mark your calendars
today!**

Upcoming Cherokee Events

April 15 - Ladies Luncheon (Every third Monday of the month)

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

April 18- Ladies Bridge and Lunch (Every third Thursday of the month)

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 Nancy at 244-3388 with any questions.

Weekly Bridge (Every Monday at 1:00)

Join Phil Klein (4942 N. Sherman Ave) for our weekly social bridge game held at the Cherokee Garden Condos Pow Wow Room each Monday at 1:00 pm. For more information contact Phil at 445-0579.

NEW - social bridge 1st and last Wednesday of the month at **1:00pm** in the Cherokee Garden Condos Pow Wow room. Contact Rosemary at 630-8280 for more information.

May 1st - Garden Club meeting in the Cherokee Garden Condo Clubhouse at 6:30pm. For more information, contact Paul Hartwig at 222-0851.

Parking Stalls for Rent!

Bldg. 23 , \$40

**Call Fernando
608-852-9412**

**YOUR STALL
FOR RENT**

**YOUR STALL
FOR RENT**

**YOUR STALL
FOR RENT**

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**cherokeegc@gmail.com
www.cherokeegardencondos.com**

Condo Comments

May, 2019

Cherokee Garden Condominium Homes, Inc.

Dear Residents,

The association annual meeting will be held on Sunday, June 9th, 2019 at 7:00 PM at St. Peter's Church 5001 N. Sherman Ave. The meeting is held to allow owners to vote for Directors, and hear about the upcoming year. Packets will be distributed around June 1st with information about prospective Board members and financial information, hope to see you there. If you know you will be out of town or can't attend the meeting, we urge you take the time to fill a proxy form to ensure we have a quorum.

Homeowners also begin their annual spring flower gardening plans which really beautify the landscape in Cherokee. We have placed the yard waste barrels by each garage door for your convenience. So far this has worked pretty good, but we do continue to get plastic trays, flower pots, dog waste, plant tags, hanging plastic baskets and litter in the containers every week. We simply can't dump these in the City or County yard waste sites with litter. Please just throw plastic etc. in your regular trash so we don't have to pay our staff to pick through this trash every week.

Remember the pools will be open May 24th for the Memorial Day weekend! Check around for your identification tags and your pool gate key now. Garden condominium owners must bring their I.D. tags to the pools at all times, and must also always accompany their guests. The Garden association only allows four swimmers at a time.

To keep costs down we self monitor the pools and in general, with the help of the pool committee, this works pretty well. If you simply follow the posted rules all conflicts can be avoided. We have beautiful pools and they are kept in very nice condition but when they are shared by 570 homes there needs to be strict rules to allow everyone to enjoy using the facilities equally. If you have a large family function you can contact Cherokee Country Club at 249-1000 and arrange a family gathering, on a fee basis, to allow multiple guests to swim together and utilize Cherokee's food and drink services.

Have a great month!

Tom Martin , General Manager

Air Conditioner Service!

Unique Heating and Air Conditioning is offering the association residents a spring tune up for the same price as last year, \$69.00. This service can cost over \$100 with other contractors. The checkup includes cleaning and servicing the outside air compressor, checking refrigerant levels, lubrication, cleaning the condensing unit and inside drain pan. Additional parts if needed are extra and would be billed at a 10% discount. **The service must be scheduled by June 15th to get the early season discount! Email is the preferred method of reaching Kurt. His email is uniquehtg@gmail.com, phone number is 249-9733.**

Mike's Tip of the week: Please watch the garage door carefully when entering and leaving the building. Make sure you can see the garage door before pressing the transmitter button. The garage doors are on a timer and can accidentally close on a neighbors vehicle if you rely on the timer to close the door for you. If you are under a door that is closing, stop! The door can reverse if it detects pressure underneath or if you break the infrared safety beam. If you try to race under the door, the door can scratch the roof of your car and the car can damage your garage door, causing expensive repairs to both. *Mike*

Items for Sale!

Sole F80 Treadmill
Excellent Condition
\$1,00.00 / OBO
Call Greg, 608-630-8482

Aqua Exercise!

Cherokee Condominiums will again have weekly aqua exercise (water aerobics) on Tuesdays and Thursdays, at 11:00 am. Everyone is welcome and there is no charge for these classes. Please bring a noodle to each class. Classes start May 28th! If you have any questions please call Sarah at 244-0486.

Reminder...

Reminder to automobile drivers...

We sent out a reminder for walkers to be aware of their surroundings. Drivers too need to slow down and yield the right-of-way of walkers as well. Put down phones and keep your speed to no more than the posted 15 MPH. Thank you.

Management

Upcoming Cherokee Events

May 20 - Ladies Luncheon (Every third Monday of the month)

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

May 16 - Ladies Bridge and Lunch (Every third Thursday of the month)

Sign-in at 11:00 am in the Sequoia Room of the Cherokee Country Club and order your lunch from the menu. Game play begins at 11:15, lunch begins around noon. Contact Lois at 244-6820 with any questions.

Weekly Bridge (Every Monday at 1:00)

Join Phil Klein (4942 N. Sherman Ave) for our weekly social bridge game held at the Cherokee Garden Condos Pow Wow Room each Monday at 1:00 pm. For more information contact Phil at 445-0579.

Social Bridge (1st & last Wednesday of the month at 1:00) - In the Cherokee Garden Clubhouse. Contact Rosemary at 630-8280 for more information.

Parking Stalls for Rent or For Sale Items

Bldg. 4, \$40
Call Becky:
608-243-7921

Bldg. 22, \$40
Call Jeff:
608-445-2200

For Sale: Porch Glider, cream colored, \$20.00, Large Suitcase, New, green colored, \$15.00, Vegetable Bin, 3 drawers, on rollers, \$5.00
Call Therese 608-249-2009

For Sale: King Size Sleep Number Bed.
Includes Wood Headboard & Mattress Covers
\$500
Call Patricia 608-712-1650

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Condo Comments

June, 2019

Cherokee Garden Condominium Homes, Inc.

Dear Residents,

The annual meeting is this weekend, Sunday June 9th at 7:00 PM. We hope to see you there. If you are not attending, please be sure to deliver your proxy to our office at 1436 Wheeler Road, leave it with a neighbor that plans on attending, or leave it on the mail shelf in your building no later than 12:00 noon on Thursday, June 6th. and our staff will collect it and forward it to the meeting for you.

Pools are open, enjoy safely. Rules are posted in the pools. Remember if you have more than 4 people that want to use the pool, you can arrange to have them as your guests at Cherokee Country Club for a small fee per person. Call the club at 249-1000 for details.

Our staff is working their way through the smoke detector project. We have a ways to go, so if you haven't been contacted yet you will as soon as we have the building in an exact schedule. We are just squeezing it in, not adding staff to do it so it will take a little while to plow through the 2000+ detectors.

Timely rainfalls and sunshine have the lawns green, and the landscape lush, which keeps the crew super busy. Take a walk through the grounds and enjoy the beautiful water features and plantings.

Have a great month!

Tom Martin, General Manager

Air Conditioning Sign-Up Reminder- for Spring service ends 6-15-19

Unit owners are responsible for the maintenance of their own air-conditioners. Unique Heating and Air Conditioning is offering the association residents a spring tune up for the same price as last year \$69.00. This service can cost over \$100 with other contractors. The checkup includes cleaning and servicing the outside air compressor, checking refrigerant levels, lubrication, cleaning the condensing unit and inside drain pan. Additional parts if needed are extra and would be billed at a 10% discount. To schedule an appointment please email uniquehtg@gmail.com. For repairs, regular service or emergency call Unique at **249-9733**.

Pets and lawns - Please try to vary where your dogs relieve themselves on the common areas. Owners that allow pets to urinate in the same location cause unsightly turf damage that could be avoided by walking them in a different location. Shrub damage can occur too, so please avoid allowing pets to go in the same spot. Thank you.

Reminder To Dog Walkers.....

Blackhawk School has asked us to remind pet owners that pets are not allowed on school property. The school maintenance department has reported numerous piles of pet waste on the school grounds. Even after pet waste is picked up the grass is not perfectly clean. Please walk your pet in the open space west of Comanche Way instead of the school yard.

AQUA EXERCISE

Cherokee Condominiums will again have weekly aqua exercise (water aerobics) on Tuesdays and Thursdays, at 11:00 am. Everyone is welcome and there is no charge for these classes. Please bring a noodle to each class. Classes start May 28th! If you have any questions please call Sarah at 244-0486.

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Upcoming Cherokee Events

June 17 - Ladies Luncheon

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

June 20 - Ladies Bridge and Lunch (Every third Thursday of the month)

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 Gerrie O'Donahue 249-6533 with any questions.

June Weekly Bridge (Mondays)

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

ITEMS FOR SALE

Black & Decker Electric Hedge Trimmer, \$10.00

Adjustable shower/tub transfer chair with shower head attachment, \$30.00

Transporter Chair with foot rests, 19", 21 lbs, \$45.00

Achilles Boots, \$20.00

Crutches, \$10.00

All slightly used and in great condition, Please call Laura 608-709-1687

L.G. white 30" refrigerator, French doors, Lower Freezer

Whirlpool white dishwasher, prices negotiable, contact Stephanie at 608-239-7772

Parking Stall for Rent

Parking Stall for rent: Building #5, \$40.00 per month, contact Carol at 245-0201



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cherokeegc@gmail.com

www.cherokeegardencondos.com

Condo Comments

July, 2019

Dear Cherokee Residents,

The recent electrical power outage/brown out was due to a problem with a power line near the intersection of Wheeler and School Road. These outages have nothing to do with our building electrical systems. This most recent partial power situation can be more problematic than having the power go completely off. MGE power out number is 252-7111, call and add your unit to the outage, it helps them define the location of the problem. MGE now also has a website where you can see the area map showing the outage and approximate restore time. Go to www.mge.com and click on Safety & Outages.

Brown outs or partial power situations can damage appliances, motors, light fixtures, relays, ballasts etc. Our staff mobilizes and tries to minimize potential damage by turning off motors and at the same time opening overhead garage doors manually. This obviously takes a little time, but we do it as quickly as possible and in a safe way that allows the door to automatically close when the power comes on. In Garden Condo units we don't recommend disconnecting the arm because if the power comes back on, the door won't close and the arm can damage the roof of tall vehicles.

Never go on an elevator when there is a power outage or a brown out. Turn off your air-conditioner and other appliances until the power is restored. It is always a good idea to have a flashlight in your unit and in your car. Now is a good time to check them and make sure they all have fresh batteries. Get a good flashlight. The cheap ones discharge their batteries faster than the good flashlights. If you buy a new flashlight pick an LED model, they last much longer than the old style incandescent type and are brighter.

The summer weather again started off very wet and pool usage was a bit down. Now that it is heating up outside pool usage is way up too. Please remember to bring a tag for yourself and each of your guests whenever you go to the pool. Everyone inside the pool en-

closure needs to have an identification tag in the Garden Condominium pools.

The forecast calls for a little more rain, but we may be watering extensively in the near future. The exterior faucets belong to the association. The water for the outdoor faucets are connected to the common house water lines. This is true in the Townhouses too. If you live in a townhouse please be sure you have the water for the outside turned on. Also, please put identification on your hoses if they were purchased by you personally. We have a lot of employees and they do their best to cover as much ground as possible during the watering process and we don't want to accidentally remove your hose.

Have a great month!

Tom Martin, General Manager

Maintenance Tips of the Month

One of the most common garage door problems is the door going up and down continuously.

If when you drive up and open the overhead door you notice the door going up and down, be sure it is not your opener causing the problem.

If the button on your garage door opener breaks, the opener can get stuck in the on position, which tells the door to go up and down. If so, remove your battery and see if that stops the problem. If it is your opener we can get you a new one for \$35.00.

Sidewalks—Each year we repair sidewalks. This inspection takes place in July. If you have a problem with the sidewalk or are concerned about a trip hazard please let us know. Sometimes tree roots, heavy rain or frost can heave the sidewalks. Please report problems to the maintenance department and we can add them to the replacement list. Thank you!

JULY 17TH & 26TH, 2019

PICKLEBALL CLINICS

Beginners 11:00 a.m. - 1:00 p.m.

"Intro to Pickleball" – Learn the 4 basic shots, scoring, coached playing, and have fun!

Advanced Beginners 1:00 p.m. - 3:00 p.m.

Learn 5 advanced pickleball shots, partner play, strategy and on-court coached playing.



Presented by ITPTA
Certified Pickleball
Coach; Jeanne
Burgess

Come learn this
popular sport, or
work on furthering
your game!

Cost: \$48/2 hr clinic
Please email Jeanne
at pballjb@yahoo.com
to register

Limited to 8
participants per
clinic

Cherokee Members and Non-Members are all welcome to participate!



CHEROKEE COUNTRY CLUB

5000 N. Sherman Ave.

Madison, WI 53704

608-249-1000

July 15 - 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 - we would love to have more participation! If there are any questions please call Rosemary at 630-8280.

July 18 - 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 Rosemary at 630-8280 with any questions.

July Weekly Bridge (Mondays)

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 Steve at 692-6449.

Parking Stalls for Rent:

Bldg. #21, \$40, Sheli, 213-5672

Bldg. #4, \$40, Becky, 243-7921

Congratulations to the following residents who won a Manna Café gift certificate for turning in their annual meeting proxy prior to the meeting as they could not attend:

Gary Davis, Kevin Fosso, Mary Gargano, Bonnie Knutson-Budge, & Karen Siverkropp

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**
CONDOMINIUM HOMES, INC.

cherokeegc@gmail.com
www.cherokeegardencondos.com

Condo Comments

August, 2019

Cherokee Garden Condominium Homes, Inc.



Dear Residents,

We have had an enormous amount of rain again this summer. The rain is great for the water bill, lawns, trees and shrub moisture levels but it has a detrimental effect on certain plants susceptible to fungus related diseases. Crabapple trees and spruce trees are declining significantly due to the year after year wetter than normal conditions. The dead and dying trees will be removed and if a tree is needed in the same location we will find hardier varieties.

The excess rain also makes the pre-emergent crabgrass preventer from being as effective. Next summer we will ask Tru-Green to make a second pass of pre-emergent to help bring it under control. This isn't a problem everywhere, but it is a noticeable problem in certain areas.

Traditionally the pools close near Labor Day weekend. The new pool will remain open a little longer if the weather is conducive for swimming. The nights are long and colder in September and swimming pool participation is less. The heaters work very hard to keep temperature. So we will let the weather dictate the exact pool closing date.

This summer we treated the ash trees again. The treatment is effective for most but not all trees. A few more ash trees will also be removed beginning near September 1st.

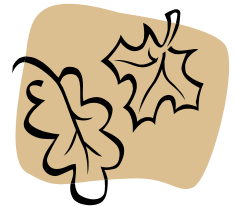
Just a reminder, the Board has asked owners to keep the garages free of clutter, flammables and loose items. We again had to hand out notices for improper storage in the garages. Please keep your spaces clear to avoid being fined.

After the initial door to door notice, the Board said they will no longer send out reminder after reminder. Let's get these areas cleaned up and keep them clean going forward. Please take a moment and clean these areas up now. Thank you for your cooperation.

Have a great month! Tom Martin, General Manager

Enjoy the rest of your summer!!!

Fall is coming soon.....



Outdoor Parking:

The Cherokee Garden Condominium house rules prohibit unit owners from using the outdoor parking spaces. When 16 owners or more share a small parking lot it is unfair to everyone if the guest parking is being utilized by an individual unit. Please park indoors, rent from a neighbor or park on the city street. Thank you!

Maintenance Tip of the Month

Clean or replace your furnace /ac filter monthly to keep your air conditioner operating efficiently. Hosing off your outside compressor is also recommended. Rinse off any cottonwood or other debris will keep the compressor cooler. A clean air conditioner will cost less to operate and will extend the life of the equipment.

Jim

Cherokee Country Club Corner - Check it Out!

As a resident of Cherokee Garden Condominiums, you have special privileges at Cherokee Country Club! When the Club has something special going on, we are going to highlight here for you. If you don't know what the golf, tennis, etc. special privileges are for Cherokee Garden Condo residents at the Club, please let us know and we would be happy to help!



AUGUST 13TH & 17TH, 2019 PICKLEBALL CLINICS

"Learn to Play"

Tues, Aug. 13 – 5:00-7:00 p.m.

Sat, Aug. 17th – 10:00 a.m.-12:00 p.m.

This is an introductory class – Learn the 4 basic shots, scoring, coached playing, and have fun!

"Intermediate"

Tues, Aug. 13th – 7:00 p.m. -9:00 p.m.

Sat, Aug 17th – 12:00 p.m. – 2:00 p.m.

Learn 5 advanced pickleball shots, partner play, strategy and on-court coached playing. You should already be comfortable with scoring and rules in this class – looking to "up" your game.

Cherokee Members and Non-Members are all welcome to participate!

Cost: \$48/2 hr clinic

**Please email Jeanne at
pballjb@yahoo.com to
register**

**Presented by
ITPTA Certified
Pickleball Coach;
Jeanne Burgess**

Upcoming Cherokee Events

August 19 - 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 Rosemary at 630-8280.

August 15 - 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 Rosemary at 630-8280 with any questions.

August 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 Steve at 692-6449.

Parking Stall for Rent!

Building 23, \$40.00, Call Fernando: 608-852-9412

**The speed limit on Golf Parkway and Golf Course Road is
15 MPH. PLEASE slow down and respect the speed limit!**

Office Phone: 244-8144

Maintenance Phone: 241-4747

 **Cherokee Garden**
CONDOMINIUM HOMES, INC.

cherokeegc@gmail.com
www.cherokeegardencondos.com



Condo Comments **September 2019** **Cherokee Garden Condominium Homes**

Manager's Report

I'm sorry to say the summer pool is season almost over. Even after the pool is off, we will keep some furniture out for the diehard sunbathers. Once the weather turns cold and the nights drop down into the 40's and 50's the heaters basically never shut off, which amounts to a substantial cost for the limited number of owners that use the pools. This month we will begin some maintenance on the pool deck at the 1436 Wheeler Road pool.

The boilers will be turned on for the season when the weather dictates start up. If weather gets very warm we do shut the boilers off temporarily but normally they will be on from around September 15th thru the end of May. If you have a furnace of your own, it is a good idea to service the furnace at the beginning of the heating season, versus waiting until winter when contractors are busy with service calls. A clean furnace saves you money right away and helps you avoid unexpected breakdowns and expenses.

If you travel away from Madison for the winter, it is especially important that you keep your furnace in tip-top condition. Another thing to watch out for are digital thermostats. While they are nice for controlling air-conditioning, they can fail suddenly, shutting off your furnace or our boiler heat. Most digital thermostats have one or two-AA batteries that require annual replacement. If the batteries fail during cold weather, your furnace could shut off when you are away, and potentially cause pipes to freeze. I recommend replacing the batteries at the beginning of the heating season for insurance purposes.

The crew is really working hard to keep the grounds in beautiful condition. It's been a challenging year with weather but the staff handled a considerable load considering adding in the smoke detector project. Also, thank you to all the flower gardeners that plant the multitude of beautiful flowers each year, the flowers really add to our already beautiful landscaping.

Thank you to everyone in the Garden Condos who made the smoke detector project go so smoothly, and of course the crew led by Mark to get them installed. We are now battery free detector wise, so hopefully no more middle of the night chirping. We are now through all the buildings and just have to pick up the last few owners who couldn't make prior arrangements.

Have a great Month! Tom Martin, General Manager

Golf Course Road Speeding:

The speed limit on Golf Course Road is 15 MPH. Please slow down! Our office is receiving reports of owners speeding on our private roads.

Our roadways are used by walkers, bikes and slow moving traffic. Let's not wait for an accident before you change your habits. Leave 30 seconds early instead of racing down your road. Thank You!

Jim's Tip of The week

The windows in your home do need occasional maintenance. Be sure to keep your window tracks free of debris. Vacuum out the tracks and wipe them down. Also, spray the tracks with a dry film such as silicone that does not attract dirt.

This will help keep your windows operating smoothly and it extends the life of your window track and wheels.

Jim

Yard waste cans:

What looks like a trash can by the end of your building is not a trash can, it is a yard waste only container. Please do not place any garbage in the plastic yard waste containers placed near the garage doors.

We continue to have plastic bags, dog droppings, plant containers, flower pots and litter placed in these cans. Please only put flowers, weeds or other plant material in the cans.



Security Reminder:

Never leave your keys in your car or park outdoors with your garage opener or house keys in your vehicle.

Please always use your indoor parking spaces. Save the outdoor spaces for your guests.

Lastly, if you see anything that looks suspicious, in or around your building, (especially at night) report to the Madison police by calling 9-1-1.

Cherokee Country Club Corner - Check it Out!

As a resident of Cherokee Garden Condominiums, you have special privileges at Cherokee Country Club! When the Club has something special going on, we are going to highlight here for you. If you don't know what the golf, tennis, etc. special privileges are for Cherokee Garden Condo residents at the Club, please let us know.



The new outside patio is now open! People are able to dine or just sit and enjoy the view.

The current hours of the Sports Lounge are as follows:

Monday thru Friday, 11am to 9pm

Saturday & Sunday, 7am to 2pm



Upcoming Cherokee Events

September 16 - 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 - we would love to have more participation! If there are any questions please call Penny Traiber at 249-1499.

September 19 - Ladies Bridge and Lunch

Sign-in at 11:00 am in the Sequoia Room of the Cherokee Country Club and order lunch off the menu. Game play begins at 11:15, lunch begins around noon. Contact Susan Lebergen at 316-0574 with any questions.

September - 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.

Parking Stalls for Rent!

Bldg. 21 \$40

Call Sheli:

213-5672

Please contact the office if you do rent.

Pool closing Info:

We have not made a decision yet as to when the pools will be closing.

For Sale:

Inversion Table, top of the line, only a year old, \$50.00, contact Elden at 819-6992.

Shoprider Sovereign 4-wheel B4 Scooter. Retail \$1,321., asking \$600.

Two, 4-wheel walkers with seat and baskets, \$15.00 each, Wheelchair, \$60.00, Shower Chair \$5.00

Ultra-light Semi-Electric Hospital bed w/half rails & mattress by Drive Medical. Retail \$1,500., asking \$600.

Contact Debbie, 244-9005.

Satellite Dish, Do you have a satellite dish on the roof and are no longer using the service? Please let us know, 244-8144.

Office Phone: 244-8144

Maintenance Phone: 241-4747

 **Cherokee Garden**
CONDOMINIUM HOMES, INC.

cherokeegc@gmail.com
www.cherokeegardencondos.com

Condo Comments

October, 2019

Cherokee Garden Condominium Homes, Inc.

Dear Residents,

The fall colors really add beauty to our landscape. As the trees begin dropping their leaves we begin the task of bagging, mulching and composting tons of leaves each fall. The falling leaves do cause a few problems with our fountains. Leaves can get pulled into the pumps causing erratic spray patterns and sometimes expensive repairs. So October is the month we begin to winterize the fountains. The fountains are a beautiful feature in our landscape and an asset to everyone. Please take a walk around the development and see how many beautiful ponds we have. The weather can change quickly so now is the time to take a moment to enjoy our grounds before we lose the fall colors.

Incessant rainfalls have caused exceptional plant growth and an exceptional amount of grass cutting. We have more than 60 acres of grounds and it requires an enormous amount of work to maintain, especially when it's wet outside. Now that cooler weather is finally here we hope more normal weather patterns emerge and the grounds can finally dry out.

The heat is on in all the buildings. Our heating systems automatically adjust boiler temperatures as outside temperatures rise and fall. The zone valves in your unit are controlled by your thermostat. Occasionally the zone valves fail which causes excessive heat in your unit. If this happens to you, please call our office right away, replacing a valve is an easy fix.

Please remember to keep your parking spaces clear of storage items. Porches are also not intended for storage. Now is a good time to get these areas cleared out before winter.

When you are finished with your plantings outside, be sure the Shepard's hooks and any empty pots are stored away out of sight in your storage room. If you are new to Cherokee, remember no items of personal taste may be placed in the grounds. Flowers are fine, garden gnomes, garden tools, signs, statues, empty

pots etc. are not to be placed in the grounds.

Next month we will publish our annual winter operations memo which outlines suggestions for winter related subjects. If you ever have a question concerning your heat, or maintenance questions please call our office at 241-4747 and we will be glad to assist you.

Enjoy the fall weather and have a great month!

Tom Martin, General Manager

Outdoor Parking

Remember outdoor parking is for guests only. Owners should always park their vehicle in their underground parking space. If you do not have an extra space, now is a good time to find a rental space for the winter. (See page 2.) If you have an extra space and could use a few extra dollars you can rent your space to anyone in Cherokee by advertising in our newsletter. Just email cherokeegc@gmail.com or call the office at 244-8144.



Trash Room Reminder

Please secure your trash in good quality trash bags especially when disposing of liquids, meat or kitty litter.

Trash collection is on Wednesday. When disposing of smelly materials please try to be sure the trash is in the trash room by 7:00 am on Wednesday so that it gets picked up promptly. Please don't clean your freezer after trash is collected.



New Cherokee Garden Condo Directories!!! It's time for new updated directories. Please check the bulletin board in your building to view your name and telephone numbers, then email any changes needed to:

cherokeegc@gmail.com

Or call the office at 244-8144.

ALSO, we are trying to collect emails. Every month we email the color version of the Condo Comments and Board Meeting minutes, but we would like to make email a primary source of communication, as well as, for emergencies. Send us your email if we don't already have it. **Emails will not be published.**

FOR SALE

2 Lazy Boy

leather

Rocker/

Recliners,

brown, ex-

cellent con-

dition. Paid

\$1,080 each

new.

Asking

\$300 each.

Please con-

tact Doug,

225-0337

Upcoming Cherokee Events



October 21- 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.

October 17- Ladies Bridge and Lunch

Sign-in at 11:00 am in the Sequoia Room of the Cherokee Country Club and order lunch off the menu. Game play begins at 11:15, lunch begins around noon. Contact Susan Lebergen at 316-0574 with any questions.

October - 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.

Parking Stalls for Rent:

Bldg #15, \$34.00

Call Mark, 333-7690

Bldg #21, \$40.00, Nov.

1st to Mar 31st, Call Ed

843-5533



Bldg #10, \$35.00

Call Bonnie, 215-3081

Bldg #14, \$40.00

Call Sarah, 907-854-9827

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!

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Maintenance Phone: 241-4747

 **Cherokee Garden**
CONDOMINIUM HOMES, INC.

cherokeegc@gmail.com

www.cherokeegardencondos.com

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.

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.

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 **Cherokee Garden**
CONDOMINIUM HOMES, INC.

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Condo Comments

December 2019

Cherokee Garden Condominium Homes

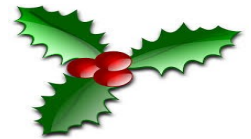
Dear Residents,

The small window of decent weather between snowfalls allowed us to wrap up a number of outdoor projects and get a jump on the winter pruning. You will see us outside all winter working on winter thinning and rejuvenating pruning. With 6,500 shrubs in the Garden Condominiums alone, this is an all year project. We will also be taking down a number of trees on the grounds now that the lawns are finally drying out and firming up.

We plan to begin the winter garage washing soon. Let's work together on getting the basement parking spaces cleaned up before we wash the garages. Please review the rules regarding storage in these areas. Remove any unnecessary storage items and store them permanently in your personal storage room so we can wash the garages thoroughly. Parking spaces are a premium in the winter. If you have an extra spot you can spare, and would like make a little money renting it to a neighbor, please contact Lisa in our office and she will try to connect you to someone interested in renting it for the winter or year-round. Remember, for security purposes, spaces are for people who live in Cherokee, not the general public. There are times where we may need to move a car out of the garage. If you rent to someone, please inform the office so we can contact them in the event we need the vehicle moved.

On behalf of our staff I want to wish all of you a Merry Christmas and Happy New Year!

Tom Martin, General Manager



Eric's Tip of the week:

Vacuum off all your baseboard heating fins annually to maximize the heat transfer in your hot water baseboard heaters. Also be sure your drapes or furniture are not covering the baseboard heaters. Keep at least 6 inches of free space in front of the baseboards at all times.

Pull your windows closed firmly. Also, vinyl windows should be locked to fully engage the seal.



Your Cherokee Garden Condo Staff



From left to right: Jim, Lisa, Mike, Jonah, Tom, Wil, Mark, Eric, Pam, John, Angie, missing Greg

Holiday Trash Pick Up Schedule Change

Christmas week trash and recycling collection will be on: **Monday, 12-23-19.**

New Years week trash only collection will be on: **Monday, 12-30-19**

Reminder: Please remember to close the garage door every time you leave the building. Watch out for other cars when closing the door. As soon as your vehicle clears the door opening, please take a moment and be sure it closes before you lose sight of the door. Not only are you securing your building, you are reducing heating costs.

Items for Sale

Contact Sheli, 213-5672 \$50 or b.o

for:

Couch, \$350 or b.o.

Dining room table & chairs, b.o.

Nice wood office desk,

Computer monitor & keyboard, \$75 or b.o

Wooden/animal print chair, \$80 or b.o

Dresser, light colored

Contact Laura, 709-1687 for: Brand New IWalk Scorpion 800mAh portable charger. Uses a slim universal battery. \$50.00 (\$63 new) No need to carry cables.



and



Upcoming Cherokee Events

NEW: Monthly Social! With winter arriving, do you miss seeing your friends & neighbors when you would go for a walk or when you spent time at the pool or visiting at a bench? If yes, then join us at the Clubhouse on the 3rd Wednesday of the month. **December 18th from 2:00 to 4:00pm.** Contact Mary Breunig at 241-0134 with any questions.

Monday, December 16 - 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, December 19 - 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.

December 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.

Parking Stalls for Rent!

Bldg #34, \$40.00,
call Steve at 249-
2590

Bldg #10, \$40.00,
call Bonnie at 215-
3081

Bldg #9, \$40.00,
call Delores at
249-7576

Bldg #7, \$40.00,
call Jean at
242-8499

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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