

# November

2022



Dear Residents,

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 still lacking for many unit owners. Emergency contact information is kept confidentially. The best way to send us this contact information is by email. Send this information to [cherokeegc@gmail.com](mailto:cherokeegc@gmail.com). If you don't use email, call our office at 608-244-8144. It is best to call us Mon-Fri between 8:00 am-12:00 noon.

We sure had beautiful fall color this year. The weather allowed the leaves to hang on a little longer than normal so now the staff has the massive task of fall clean up. If you are a gardener and have plants to cut back, now is the time to wrap this up because we will be putting the barrels away for the winter soon.

Snow season is coming soon. Our staff works very hard to keep everything open and clear. Remember to always park indoors to avoid getting ticketed. The outdoor parking in the Garden Condominiums is for guests and tradesmen only. The Townhouses have a 48 hour parking limit. To help alleviate parking congestion, this is a great time to earn a little extra cash for renting your spare parking space for the winter. If you have an extra spot please contact our office so we can put an ad in our December newsletter. When you rent your space, let us know who is parking there so in the event we need to clean the garage or make repairs we can contact the vehicle owner.

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**

### **Maintenance Tip**

Garage door openers can be accidentally placed in a way the button is pressed in the *on* position. Be sure you never place your opener in a purse or location that allows the door opener button to be depressed or the overhead door will open and close continuously on it's own.

### **Mark'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. When in doubt, throw it in the trash.

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.

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 protect your unit if the heating system fails there are **readily available devices to monitor temperatures and moisture within the unit. We strongly recommend you take extreme precautions when leaving for an extended period of time.** Have a neighbor, family member or friend check your unit regularly. Furnaces should also be serviced annually to prevent unexpected failure. If your furnace is over 15 years old you should consider replacement to ensure reliability when you are away. (Don't wait for it to die.)

### **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!

## Upcoming Cherokee Events

**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 608-630-8280.

**Ladies Bridge:** First Thursday of every month. Meets in the Condo Clubhouse from noon to 3pm. Contact Rosemary, 608-630-8280.

**Euchre Club:** The Cherokee Garden group will meet the first and third Tuesdays of the month, at 7:00pm in the Clubhouse. Please contact Yvonne at [ypawlow@yahoo.com](mailto:ypawlow@yahoo.com) or (608) 334-8062 for more information.

TPC Wisconsin is taking the work out of Thanksgiving this year. Chef Nate Molnar and his staff will be preparing meals for you to pick up and take home. All meals will come with reheating instructions. Dinners will include ham and turkey, mashed potatoes, green bean casserole, stuffing, candied yams, cranberry sauce, house made gravy, dinner rolls and your choice of pumpkin or pecan. pie. See flyer in email.

## Items for Sale

Oak & Glass Hutch: 2 top drawers, 2 glass shelves, 2 glass doors, \$100, can email or message for pictures, Call Patricia at 608-712-1650 or email [pkhackett@charter.net](mailto:pkhackett@charter.net)

## Parking Stalls for Rent!

Building #3, contact Judy at 608-843-6185

Building #5, \$40 per month, contact Mary at 608-244-3035

Building #8, \$40 per month, contact Dave at 608-245-0287, Also have offsite Boat and RV storage

Building #23, contact Ed at 920-858-1235

**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.

