

Emerald Green News

www.emeraldgreeninfo.org

Rec. Board News

July 2010

A Letter from the President

The Emerald Green Rec. Board would like to thank **Pat Sheehan** for her many years of dedicated work as our Treasurer. We have appointed **Marion Lake** (condo owner) to replace Pat and welcome her as she takes over the Treasurer position!

Pool Issues/Concerns

I recently had the opportunity to serve as a pool attendant for a short time, during which time I was confronted by several homeowners about rules they would like to see enforced, and things they would like to see changed at the pool. If you have any issues regarding pool management/rules and any other concerns with regard to the pool, please address these to Ken or any Rec. Board officer (phone numbers are in the newsletter). **Please do not approach pool attendants with these issues** as they are employees of Rec. Board and have no control over such issues. Thank you!

Also, please be sure to supervise your children or any children that are with you at the pool when they are using the showers. The shower in the women's washroom has an unlevel floor which is causing puddles in many areas of the washroom due to long showers being taken by some children approximately every half hour. Thank you for helping us to keep our washrooms a safe, injury free place.

Paperless Newsletter Questionnaires.

If you have not yet dropped off your completed paperless newsletter questionnaire, please drop it off Emerald Green mailbox.

Flower Pots

If you participated in the flower pot contest, please submit your name and which pot you planted to the pool attendant so that the winner can be announced at the pool party.

Nancy Carino,

President

Emerald Green Recreation Board

Pool & Clubhouse News

Pool Party!!!!

Saturday, July 31. See invitation attached.

New pool hours:

Monday through Friday 10:00am-9:00pm,
Saturday, Sunday and Holidays 10:00am-10:00pm

Late Passes \$5.00

Clubhouse Rental \$50.00:

Call Bonnie at 630-836-1838

Lost & Found

Did you lose your keys? A set of keys was found on the street of 2S645 Pierre Curie. Includes house key, car keys, safe deposit key, etc.

Please call Nancy at (630) 207-0875 to claim them.



Join us for our next **Board Meeting** on **August 25, 2010 at 7:00 p.m.** at the clubhouse!



A BIG THANK YOU to Nancy Carino for serving as Treasurer of the Villa Board.

Due to time restraints, Nancy resigned from the Villa Board. Therefore, **the Board appointed Jennifer Cooley** to finish the remainder of Nancy's term which expires in October, 2011. **All of us would like to welcome Jennifer to the Board.**

Neighborhood concerns.

The Association would like to **thank Deputy Chief John Naydenoff** for attending the 6/23/10 Board meeting. John was very well received and had a great deal to say. Neighborhood concerns were addressed. ***Patrolling for illegal fireworks will be increased over the next several weeks.***

EGR Report on Villas

On March 26, 2010, EGR Construction performed an in-depth inspection of the 13 Villa buildings, including, but not limited to, roofs, masonry, flashing and capping on the common area walls. EGR submitted an Inspection to the Association outlining their findings and prioritizing



their maintenance recommendations into 4 categories and rated the 52 units as follows:

Bad (14 units)	Poor (23 units)
Fair (11 units)	Good (4 units).

EGR provided a detailed Estimate to outline the costs to **repair the "Bad" units in an approximate amount of \$75,000.00.** Jones & Jones is obtaining quotes from additional vendors for comparison. The EGR's Inspection Report ***does not include*** maintenance recommendations regarding painting, siding, driveways, cement, etc. ***Owners are encouraged to attend the next Board meeting which is August 25, 2010.*** The main topics of discussion will be how the Association should address the maintenance issues, as well as how the Association will pay for same.

Property Management Information.

Please contact **Jim Bouse**, property manager, at Jones & Jones, Inc. **to report any non-emergency, as well as emergency issues**, questions and/or concerns. Also, contact Jim to report maintenance issues and to obtain architectural change request forms. **If you are contacting Jones & Jones for an emergency issues**, please listen to their telephone prompt closely as it will direct you as to how to contact Jones & Jones in case of an emergency.

In Sympathy

Long time Villa resident George Lane has passed away. Condolences are sent to the Lane family. A few years ago, George spent a significant amount of time working with the Winfield Township Assessor's Office and was instrumental in obtaining reduced DuPage County real estate assessments on behalf of the Villas owners. George will be missed by all those who knew and loved him.

Join us for our next **Board Meeting on July 14, 2010 at 7:00 p.m.** at the clubhouse!



Plumbing Valve Replacement

Expert Plumbing will begin the replacement of the water valves on July 7. They will contact those who are participating prior to the installation.

Found Items

During the annual fire alarm inspection, a number of items were **found in the closet below the stairs**. Please remove any items that are yours. *In August, Northwest will be removing all items and placing them in the dumpster.*

Past Due

As a reminder, effective 1/1/2010, *access to the Emerald Green swimming pool and the rental of the clubhouse will be denied to any condo homeowner who has an outstanding balance of \$5 or more on their account.* If there is an issue with an outstanding amount, please contact Roger at 630 584-9001 ext. 15.

Pool Guests

All homeowners must present their pool pass for entrance to the pool. *They cannot be a guest of another homeowner.*

Please Don't Feed the Animals!

Our property is being overrun by chipmunks that are burrowing under the patios and buildings, also causing structural damage. I has been frequently observed that some homeowners are putting out food and bread for the wild animals.



Bats in the Building

If a bat enters your unit or the building, turn off the interior lights and turn on the patio light to allow the bat to find the way outside. Call Northwest Management (the property manager) the next business day and advise them of the bat.

Appliance Recycling.

If you have an old, working second refrigerator or freezer manufactured before 1993, ComEd will pick it up for FREE. They will recycle it in an environmentally friendly way and mail you a check for \$25 for each appliance picked up (limit two). Schedule your appointment online at ComEd.com/Appliance Recycling or call 888-806-2273.

Assessment Payments

Please remember to include your coupon when mailing your assessment. **If you pay on-line, show in the account information field, the following:** 008-xxxxxx; for example, 008-2S435E. The 008 indicates Emerald Green and 2S435E should be your address and unit letter. By following this process your payment will be posted quicker to your account. ***If you don't follow this procedure, then your account is flagged as unknown and requires research.***

Any assessment that reaches the lockbox after the 15th of the month will receive a late payment fee of \$25. When payments reach the lockbox, they are date stamped and a daily electronic report is sent to Northwest Property showing the payments received that day. The bookkeeper posts the account with the date of the electronic payment report.

Thank you!

Thank you to everyone that was involved in the fire alarm inspection either by leaving their door open, providing a key, or staying home. Our association had a 95% participation rate which is very good according to the alarm inspectors.



*No senior news this month.
More to come next month!*

Board Meetings

Recreation: 3rd Wednesday of February, May, August and November—7 PM

Condo: 2nd Wednesday of January, March, May, July, September and November—7 PM

Villa Board: 4th Wednesday of February, April, June, August—7 PM / Annual October 6—7:30 pm

Recreation Board	
Nancy Carino, President	
Linda Christman, Vice Pres.	
Donna Hathaway, Secretary	
Marion Lake, Treasurer	
Bonnie Bassett, Mbr.-at-Large	
Clubhouse Reservations	630-836-1838

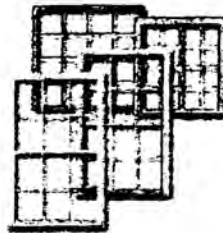
Villa Board	
Kathi Newell, President	630-393-4033
Jerry LeCompte, Vice Pres.	630-393-1306
Maurice Weiser, Vice Pres.	630-393-1224
Barbara Lipps, Secretary	630-836-1953
Jennifer Cooley, Treasurer	
<u>Villa Property Management</u>	
Jones & Jones, Inc.	630-963-9000
Jim Bouse, Mgr.: Emergency & non-emergency	Ext. 23
james@jonesjonesinc.com	
4513 Lincoln Ave, Suite 208 Lisle, IL 60532	

Condo Board	
Megan Paulsen, President	
Karen Maiorano, Vice Pres.	
Julie Shawback, Secretary	
Jerry Bucko, Treasurer	
Kaye Biesenthal, Mbr.-at-Large	
<u>Condo Property Management</u>	
Northwest Property Mgmt. 780 Tek Dr, Crystal Lake, IL 60014	630-584-9001 x15
RogerB@nwprop.com	
After hours Emergency.....	815-477-6887
Garbage Removal & Appliance Pickup: Groot	
<i>Regular pickup is Wednesday.</i> When New Year's Day, Memorial Day, July 4 th or Christmas falls on Mon, Tues or Wed, garbage pickup will be Thursday.	
Newsletter	
Information due by the 25th of the month	
Editors: Julie Shawback and Kaye Biesenthal	

D-S Exteriors, Inc.

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Lyrics by Lynn Abrous
Book by Lynn Abrous & Stephen Flaherty
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Stephen Flaherty, and Eric Wile
Based on the Works of Dr. Seuss
Directed by Rita Weber

All Shows at
Hubble
Middle
School

Tickets

bought in Advance

Adults \$10

Under 18 \$5

\$2 more at the door

July 8-10 7PM

15-17 7PM

July 10 & 17 3PM

Tickets available at Warrenville Park District

& online at www.AcornCommunityTheatre.org

Do you like to sing? Do you like to dance?
Why not sing AND dance in our newly formed

Acorn Community Show Choir (ages 12-16)
& **The Acorn Jrs** (ages 9-11)

FOR MORE INFO www.AcornCommunityTheatre.org or call 630-532-8640

*All programs sponsored in part by the Warrenville Hotel Motel Tax Fund

Join the Rec., Condo, and Villa Boards
for the

Emerald Green Annual Pool Party

–Saturday, July 31st, 2010–

Lunch 12:00pm to 2:00pm
Games 2:00-4:00PM



For the Kids

Games and Prizes!
Piñata!

For the Adults

Bags and
Horseshoes!
Prizes!

*Monetary donations will be appreciated to
defray expenses of the party*

Name _____ Unit _____

Number attending, Adults _____ Kids _____

Hot Dogs _____ Burgers _____

Please bring a dish to pass.

_____ Salad _____ Chips _____ Dessert _____

Please fill out and deposit in Emerald Green Mail Box
by Friday, July 23rd, 2010