

Emerald Green Newsletter

emeraldgreeninfo.org

November 2011

Recreation Board News

Chili Cook Off Results!



Our second annual Chili Cook Off was a huge success. Chili contestants were **Linda Christman, Kay Biesenthal, Lee Ann Meiborg, Marion Lake, and Karen Chalus.**

Coming in first place was Marion Lake; and the prize was a gift card to Chili's for \$25.00. **Second place went to Kay Biesenthal,** the prize a \$15.00 gift card to Subway. *A thank you goes out to everyone who joined us, and especially to the 5 contestants who slaved over those crock pots.*

The Bonfire was huge, fun and warm. Thanks to all who came out to join us; and to Marianne Pacione for the Indian music—your Indian dancing which was awesome entertainment for us all!

Annual Meeting!

The next board meeting is the Annual Meeting set for **Wednesday, November 16th, 2011 at 7:00 p.m.** at the clubhouse. **Three board positions will be open for election at the annual meeting: Nick Battaglia and Jeff Forth** are up for re-election; and there is another open position due to Linda Christman's retirement from the Board.

The voting packet and instructions will be delivered to your door within the next week. **If you are unable to attend the Annual Meeting, please read and follow the instructions carefully.** *A quorum is required to conduct the annual election.*



Newsletter Editor Change.

Two years ago, Julie Shawback volunteered to take over the responsibility of publishing our newsletter. As a result she reconditioned page after page, with the end result being the newsletter is informative, friendly, and picturesque. As of this month Julie Shawback has stepped down as editor of our newsletter due to changing schedules and commitments. A special thanks goes to her for her service, commitment and dedication to the residents of Emerald Green.

We welcome Kaye Biesenthal as our new editor of the Emerald Green Newsletter!

Walking in the Dark.

If you are out walking on the road in Emerald Green after dark, please be sure that you are carrying a flashlight or are wearing light colored clothes. It has been brought to our attention that cars don't see you until the last minute. We would like to prevent an accident.

CLUBHOUSE & NEWSLETTER AD INFORMATION!

Newsletter Ads!

Contact Nancy at 630-207-0875 to place an ad in the newsletter and to obtain pricing information!

Clubhouse Rental:

Cost to rent the clubhouse is \$50.00. The schedule is available on emeraldgreeninfo.org. To rent, call Marion at the clubhouse at (630) 393-9101 and leave a message.

Clubhouse Keys:

Contact Linda at 630-393-9078. Cost is \$25.

Condo News

Annual Board Meeting

Join us for the Annual Homeowners Meeting November 9, at 7 PM in the Clubhouse. If you can't make it to the meeting, return your proxy in the stamped envelope to Northwest Property. This is your opportunity to ask questions, meet your neighbors, and learn more about Emerald Green Condo Association.

Seasonal Decorations

Just a reminder as the holiday season is approaching soon...

- ◆ Seasonal decorations **shall not be installed any earlier than one (1) month before and must be removed no later than one (1) month after the date of the holiday.**
- ◆ No outdoor decorations are permitted except for decorations which can be placed on a Unit door, patio or balcony.

(The Emerald Green Rules and Regulations (revised October 2006), Page 15, Section V. Seasonal Decorations, items 1 & 2.)

Landscaping

Friday, November 11, the landscapers will be here for final cleanup.

Plastic on Windows

Just a reminder: *Plastic is not to be placed on the exterior side of windows and sliding glass doors. Plastic may be placed on the interior side of your windows and doors.*

Snow Plowing

Novak Paving is contracted to plow after 2 inches of snow has fallen beginning in November and ending in April.



They have not been contracted to apply ice melt to the sidewalks or driveways. Emerald Green Condo Association has provided ice melt for your use on the sidewalks and driveways. The ice melt is located under the stairs in a bucket or in a bag. For refills of ice melt, call Northwest Property.

Space Heaters & Water.

The space heaters in the common hallways will be turned on mid-November. At the same time the outside water will be turned off and the hoses disconnected from the water spigot.

CAUTION! Blind Corner

The southwest corner of Emerald Green Dr. located between buildings 29W471 and 29W460 is a blind corner. *Please be sure that your vehicle stays on the correct side of the road when making the turn. A number of vehicles have barely avoided a collision.*

Smoking Etiquette

The Emerald Green Rules and Regulations (revised October 2006), Page 11, Section I. Common Property; item 8 states:

“Smoking in lobbies and hallways is prohibited”

Effective January 1, 2008, smoking is prohibited within a minimum distance of 15 feet from common entrances to the condo buildings per Illinois Department of Public Health; therefore, no smoking is allowed in the courtyards. *If you are smoking anywhere else on the property, please be respectful and dispose of your cigarette butts at home.*

Pet Etiquette Reminders

A reminder on the responsibilities of a pet owner:

- ◆ Pets are permitted on common areas **within the confines of a leash and held by its owner or designated person.**
- ◆ Pets are not to be tied to a tree, building, or in any **other manner** tether outdoors.
- ◆ Pets must be kept away from another homeowner's patio. *Please don't allow your pet to relieve itself next to a patio.*
- ◆ Clean up after your pets.

Mailbox

The mailbox by the Clubhouse and swimming pool is strictly for the Rec Board. All condo payments and correspondence must be sent to Northwest Property. The condo association does not have a mailbox on the property.

Fireplace Inspection Reports

Don't forget to return your fireplace inspection sheet to Northwest Property by November 30, 2011. If you misplaced the inspection sheet, the form can be downloaded from emeraldgreeninfo.org, under the “Condo” tab.

To Contact the Board by Email:
egca-bd@live.com

Villa News

Join us for our next **Board Meeting on December 7, 2011 at 7:00 p.m.** at the clubhouse!

Important!

The Association's PO Box has been closed! All communications should be sent directly to Jones & Jones.

Annual Meeting Update

At the Annual Meeting held October 4, 2011, **Maury Weiser** was re-elected to the Board and **Desiree King** was nominated from the floor. **The Association would like to welcome Desiree to the Board.** The new Board positions are as follows:

Kathi Newell, President
Maury Weiser, Vice President
Desiree King, Vice President
Barbara Lipps, Secretary
Jennifer Cooley, Treasurer.

The Association would like to thank Jerry LeCompte for his time and commitment while serving his community during his tenure on the Board. The Board would also like to thank the owners who attended the Annual Meeting and/or submitted a Proxy so that a quorum was called and the Annual Meeting was conducted.

Landscaping

Progressive Landscaping will be performing their final fall clean up and cleaning the gutters some time in November after the leaves have fallen.

Painting

Inside-Out Painting Co. will complete the repairs and painting this year on two of the gray buildings: 2 and 8. Inside-Out Painting Co. will complete the repairs and painting next year on the other two gray buildings: 5 and 11. Therefore, all landscaping materials such as soil, mulch, rocks, etc. must be removed immediately from around the four gray buildings. This rule also pertains to all buildings. If siding deteriorated by landscaping materials must be replaced, the cost will be assessed to the owner. We ask all owners to please inspect the outside of their units and remove any landscaping materials placed against the siding of their units. Any landscaping materials that continue to cause deterioration of the siding will be removed under the Board's direction.

Building Insurance

A reminder that per EGVOA's Declaration and Rules and Regulations, **each Villa Owner is required to obtain building insurance to cover both the exterior and the interior of their unit.** Each Villa Owner is also required to **submit a declaration of insurance for each policy term to the Board.** The Board is advising each Owner to request that their insurance agent mail a current copy of their declaration page which includes the dwelling information as well as the effective dates to **Jones & Jones, Inc.** *Since the Association's P.O. Box has been closed, please contact your insurance carrier and request that your Declaration be sent to Jones & Jones.*

Architectural Changes

Please be reminded that an Owner who would like to make an architectural change to any unit or common area, including, but not limited to, landscaping changes, satellite dishes, etc., is required to obtain prior Board approval. Please contact Jim Bouse to obtain an Architectural Change Request Form. Please be advised that contractors or any person is not permitted on the roofs of the Villa buildings without prior Board approval. Any contractor or person needing access to a roof is required to provide a Certificate of Insurance to Jim Bouse prior to accessing a roof. For example, contractors or employees of satellite dish companies or cable companies are not permitted on a roof without providing a Certificate of Insurance to Jim Bouse and obtaining prior authorization from Jim Bouse.

Emergency Information

Reminder: 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 issue, please listen to their telephone prompt closely as it will direct you as to how to contact Jones & Jones in case of an emergency.





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

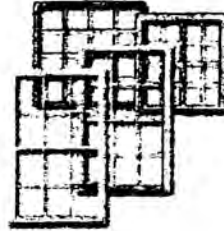
Villa Board: 4th Wednesday of February, April, June, August—7 PM / Annual October 6—7:30 pm

| Recreation Board | | Condo Board | |
|--|--------------|---|------------------|
| Nancy Carino, President | 630-207-0875 | Megan Paulsen, President | 630-393-6630 |
| Linda Christman, Vice Pres. | 630-393-9078 | Bill Crabtree, Vice President | 630-836-9798 |
| Nick Battaglia, Secretary | | Julie Shawback, Secretary | 630-836-0065 |
| Marion Lake, Treasurer | 630-393-7486 | Jerry Bucko, Treasurer | 630 465-3259 |
| Jeff Forth, Mbr.-at-Large | | Kaye Biesenthal, Mbr.-at-Large | 630-836-0517 |
| Clubhouse Reservations | 630-393-9101 | <u>Condo Property Management</u> | |
| Villa Board | | Northwest Property Mgmt. 780 Tek Dr, Crystal Lake, IL 60014 | 630-584-9001 x16 |
| Kathi Newell, President | 630-393-4033 | PamD@nwprop.com | |
| Desiree King, Vice Pres. | | After hours Emergency..... | 815-477-6887 |
| Maurice Weiser, Vice Pres. | 630-393-1224 | Garbage Removal & Appliance Pickup: Groot | |
| Barbara Lipps, Secretary | 630-836-1953 | 877-775-1200 | |
| Jennifer Cooley, Treasurer | | <i>Regular pickup is Wednesday.</i> When New Year's Day, Memorial Day, July 4 th , Labor Day or Christmas falls on Mon, Tues or Wed, garbage pickup will be Thursday. | |
| <u>Villa Property Management</u> | | Newsletter | |
| Jones & Jones, Inc. | 630-963-9000 | Information due by the 25th of the month | |
| Jim Bouse, Mgr.: Emergency & non-emergency | Ext. 23 | Editors: Julie Shawback and Kaye Biesenthal | |
| james@jonesjonesinc.com | | | |
| 4513 Lincoln Ave, Suite 208 Lisle, IL 60532 | | | |

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