



September/October 2026

Dear Residents,

This is the time of year we transition into fall clean up and we are now entering the heating season. We closed the swimming pools after the last hot day of the season and we now have them ready for winter. The plastering project in the Golf Glen pool will be done in the spring of 2027.

When the boilers fire up there are times when the zone valve controlling the heat for individual units stick in the “heat on” position, causing your condominium unit to get very warm. If this happens, even shutting off the thermostat won’t turn off the heat. Maintenance would need to replace the valve, so call us if you ever notice any uncontrolled surge of heat. Call early in the day if possible.

October is a good month to take care of the area outside your unit. Some owners may have placed flower pots, metal flower pot plant hooks, bird feeders or other seasonal plantings in the grounds outside of your unit. These seasonal items should now be removed now that the plants are beginning to go dormant and are no longer attractive. All items must be removed and placed in your storage locker for the winter, plant waste should be placed in the plastic yard waste can near the mechanical room door.

We still continue to have problems with dog waste bags in our yard waste containers. Staff has to physically remove these bags each week. Please dispose of these bags in your regular trash. We also ask owners to always tie your trash bags and use a trash bag sturdy enough to prevent leakage or breakage.

In this newsletter, we have included information on how to get your building to have a Knox Box installed which allows the Fire Department or ambulance to be able to get into your unit in an emergency. The alternative is the fire department would have to break open the door to get inside your unit. Having a Knox box for your building is highly recommended. These key boxes are not accessible to anyone other than the Fire Department, not the police and not our maintenance staff, they are very secure. If your building already has a Knox box, remember if you ever change your unit door key a new key would be needed for the Knox box.

Enjoy the fall weather and have a great month!

Tom Martin, General Manager

Outdoor Garden Hoses

Most hoses are the property of the association. If you personally purchased a hose for your use, you must identify the hose by writing your name on the hose so if it gets put away we can track it down. We store the hoses for your building in the mechanical room each winter, by adding your name we can easily return it. Thank you!

Cherokee Garden Condominium Homes is Looking for a Few Good Volunteers

Our condominium community is full of talented, skilled, and interesting homeowners. We want to encourage you to join one the Board or one of our Cherokee Garden Condo committees. Help improve and enhance the quality of life for all of us who live here. It is a great community service and a wonderful way to meet others who live here, while helping guarantee the continued quality of the community that we share.

The Board will be hosting a **Meet and Greet on October 13, 2026 from 6:30 to 8:00** to present opportunities to volunteer. Board members and committee chairs will be available to answer questions. Please join us.

How the Committee structure works.

The Cherokee Garden Association Board relies on volunteers to serve on the Board and to staff committees that advise and make recommendations to the board on a variety of issues. Each committee is headed by a board member appointed by the Board President. The chair of the committee leads that committee and reports back to the board. Members of the committees are appointed by the committee Chairs to serve on the committee.

Current Committees are:

- The Building Resource Committee.
- The Building and Grounds Committee
- The Long-Range Planning Committee
- Northside Planning Council and Community Liaison
- The Orientation Committee
- The Personnel Committee
- The Policy and Rules Committee
- The Pool Committee

Occasionally the Cherokee Board creates an ad hoc committee to work on a particular issue For a full description of the existing committees go to the website: cherokeegardencondos.com

Come, Learn, Volunteer, and have fun! Please join us on October 13, 2026!

Knox Box cost is = \$550.00

Step 1: Identify who in the building will coordinate the installation.

Step 2: Have each participating Unit Owner sign the form indicating their desire to participate.

Step 3: Contact CGC Maintenance to request the installation of the Knox Box. Once CGC Maintenance installs the Knox Box, they will not have access to contents of the Knox Box. Your Unit's cost will be the Knox Box cost divided by the # of participating units in your building. Payable via check to CGC.

Step 4: Once the Knox Box is installed, each participating Unit is to provide a Unit key to CGC Maintenance. CGC Maintenance will coordinate with the local Fire Department to get the keys placed.

Step 5: If your Unit is rekeyed, a new Unit key needs to be provided to the Madison Fire Department Station #10 (1517 Troy Dr; 608-266-4420) so it can be placed in the Knox Box.

Cherokee Garden Condominium Knox Box Request Form

Building #: _____; **Building Address:** _____ **Date:** _____

Unit Owner coordinating with CGC Maintenance: _____

[illegible]

SPECTRUM - TV, Internet

We now have a dedicated account representative for the Cherokee Garden Condos! If you are having any trouble with your service or want to inquire about getting their services, please call:

Cecilia Halstead | Spectrum Multi-Tenant Sales Representative| 414-239-0708 or

cecilia.halstead@charter.com

Upcoming Cherokee Events

Book Club

Here is a list of the book selections for our next few meetings:

Sept 24th Beloved by Toni Morrison

October 22– The Correspondent by Virginia Evans

Note: December 3– Theo of the Golden by Allen Levi

Questions? Contact Margo at: veitchworld@yahoo.com

Aging Gracefully Discussion Group:

This group meets in the clubhouse on the second Wednesday and Fourth Tuesday of each month at 4:00PM. We are reading and discussing **How to Know a Person by David Brooks**. Residents of all ages are welcome-contact Herb Kolbe at hkolbe52@gmail.com

New Owner Welcome Event:

New owners and others who would like to get to know them are all invited to the Clubhouse on Tuesday, November 10th, at 6:30 PM for light refreshments, conversation, and sharing information about life at Cherokee Garden. Contact Heb Kolbe, Chair of the Orientation Committee, at hkolbe52@gmail.com or 412-427-3740.

Parking Stalls for Rent

Bldg.#19 \$40.00 503-421-8825

Wanted:

I am looking for a respite provider for my 20-something daughter. She enjoys walks and engaging in art. Initially, we are looking at 3-4 hours per week, most likely on the weekend. If interested, please email me, at veithcworld.com.

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

Office Phone: 244-8144

Maintenance Phone: 241-4747

 **Cherokee Garden**
CONDOMINIUM HOMES, INC.

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