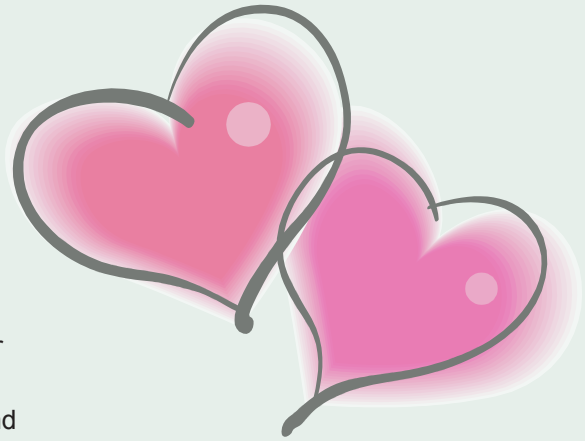
Emerald Green Newsletter

emeraldgreeninfo.org February / March, 2012

Recreation Board News



Board Meeting

Please join us:
February 15, 2012 for the Regular Board Meeting at **7:00 PM** in the clubhouse.

New Newsletter Editor Wanted!!

The newsletter will now be published every other month due to our new editor, Kaye Biesenthal, resigning due to personnel reasons. Her last newsletter will be June/ July. If you like design, writing, and just being creative, call Nancy Carino, 630-207-0875, to become our new Emerald Green editor.

Pool Attendants

Before we know it the snow will be gone and the temperature will rise. Interested in earning a little extra money this summer? Emerald Green Rec. Board is looking for 4-5 pool attendants. You must live in Emerald Green, be up to date on association dues, and be responsible, call Nancy Carino at 630-207-0875.

Upcoming Events

Watch for details:

- Garage Sale
- Pool Party
- Bonfire
- and More!

We look forward to serving our Emerald Green Community for another year.

Best Wishes, Good Health, and Peace and Love to you and your families.

Nancy Carino, Marina Neuman, Marion Lake, Nick Battaglia and Jeff Forth.

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) 393-9101and leave a message.

Clubhouse Keys:

Contact Nick Battaglia at 773-382-1752. Cost is $25.

Condo News

Board Meeting

Please join us:

Wednesday, March 14, 2012, for the Regular Board Meeting at **7:00 PM** in the clubhouse.

Important!

SPECIAL MEETING FOR FLOOD PROTECTION

On Wednesday, February 8, at 7 PM in the clubhouse a special meeting will be held for the homeowners to discuss with the City and the County the ramifications of adding or not adding berms to Emerald Green property. This project will have an impact on all Emerald Green homeowners. Please plan to attend.

Red Flags

Are you wondering what all the red flags, people, and machines are doing here in Emerald Green? ComEd is upgrading the electrical cable located between the transformers. ComEd determined what cable had reached its life expectancy and contracted to have it replaced. The project should be finished in 2 weeks. In the spring, the contractor will repair the landscaping that was damaged.

Mail Pedestals

The remainder of the mail pedestals will be finished in the next several months weather permitting.

Fire Alarms

Alarm Detection Systems monitors all unit and common area smoke and heat detectors and manual pull station in each hallway for Emerald Green Condos. The monitoring is 24 hours a day, 7 days a week (24/7). The smoke detector is located in a unit's ceiling near a bedroom area and in the ceiling of the common hallway. A heat detector is installed in the ceiling of each utility room and in the garage hallways or garages (Enrico Fermi).

When the monitoring system detects an incident, it will activate the fire alarms in the building hallways and will automatically dispatch the Warrenville Fire Department.

The smoke detector outside of your bedrooms and the heat detector in your utility room requires no batteries. Do not remove or paint either detector as this will result in a false fire alarm report.

Once a year, an annual inspection is conducted to ensure that all smoke and heat detectors are working properly. Northwest Property will contact each owner for access to their unit.

Pickup of Appliances and Large Items

PContact Groot Garbage at the phone number shown in the newsletter for pickup of appliances and large items such as carpeting, furniture, or remodeling items. The cost for the removal of these items is at the owner's expense. Groot will give you the cost information. Do not put the item at the curb until the day of pick up and be sure to leave payment for them as instructed (Groot will accept credit cards for payment). Groot will not pick up any of these items unless you have called in advance and made payment arrangements.

Villa News

Board Meeting

Please join us:

February 22, 2012 at 7:00 p.m. at the Clubhouse.

Important! As you may be aware, DuPage County, in cooperation with the City of Warrenville, is currently in the design phase for various flood control projects identified in the West Branch DuPage River Watershed Plan Addendum. One of the flood control measures involves the potential construction of flood control berms and/or walls on our property. **Please join representatives from DuPage County, City of Warrenville and the Emerald Green Boards on February 8, 2012 at 7:00 p.m. at the Emerald Green Clubhouse to learn more about the proposed flood protection measures and provide input.**

Villa Owners should have received a packet of information including the Annual Letter from the Board dated December 7, 2011, a letter from Jones & Jones dated December 8, 2011, 2012 Budget and a Chart indicating line items for the 2012 monthly assessments. Villa Owners should also have received their coupon book from Itasca Bank for payment of the 2012 monthly assessments. Please note that effective January 1, 2012, the monthly assessment is $255.00 per month per unit. Monthly assessments should be sent to Itasca Bank c/o Emerald Green Villas, P.O. Box 987, Itasca, Illinois 60143-0987. Please contact Jones & Jones for information regarding Direct Debit.

Progressive Landscaping has completed landscaping responsibilities and gutter cleaning for 2011. Progressive Landscaping is under a Landscaping Contract for 2011 and 2012. Progressive Landscaping is under a Snow Removal Contract for snow removal services for the 2011-2012 winter season and the 2012-2013 winter season.

NOTE FROM THE PRESIDENT: I have seen storks placed in yards regarding birth announcements. I have seen 50 pink flamingos placed in the yard to embarrass the birthday person and let all of the neighbors know their age. However, imagine my surprise to find several driveway marker sticks placed by the snow removal company removed from my driveway as well as from my neighbor's driveways and randomly stuck in my yard. Please be advised that a police report was made. Kindly keep the driveway marker sticks in place as we all pay for same.

The Villa Board regular meetings in 2012 will be: Wednesday, February 22, 2012, Wednesday, April 25, 2012, Wednesday, June 27, 2012, Wednesday, August 22, 2012 and Wednesday, December 5, 2012. The regular meetings will be held at 7:00 p.m. at the clubhouse. The Annual Meeting will be held Tuesday, October 2, 2012 at 7:30 p.m. at the clubhouse.

Reminder: 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.

As you may know, on January 23, 2012 , one of the villa units had a fire leaving the unit uninhabitable. The unit owner is responsible for the entire cost of the damage to the exterior and interior of the unit as well as any smoke damage to any adjoining unit. Please be reminded that pursuant to the 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. Therefore, 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. The Declaration and Rules are posted on the Emerald Green website. ***Note:*** *Page 3 of the Rules and the Second Amendment to the Declaration discuss the insurance requirements.*

BEST WISHES FOR 2012!

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 Mtg: Oct. 2—7:30 PM

Recreation Board:
Nancy Carino, President 630-207-0875
Marina Neuman, Vice Pres 630-393-0803
Nick Battaglia, Secretary 773-382-1752
Marion Lake, Treasurer 630-393-7486
Jeff Forth, Mbr.-at-Large
Clubhouse Reservations 630-393-9101

Newsletter
Information due by the 25th of the month
Editor: Kaye Biesenthal

Villa Board:
Kathi Newell, President 630-393-4033
Desiree King, Vice Pres.
Maurice Weiser, Vice Pres. 630-393-1224
Barbara Lipps, Secretary 630-836-1953
Jennifer Cooley, Treasurer

Villa Property Management:
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 630-393-6630
Bill Crabtree, Vice President 630-836-9798
Kaye Biesenthal, Secretary 630-836-0517
Julie Shawback, Treasurer 630-836-0065
Jerry Bucko, Mbr.-at-Large 630 465-3259

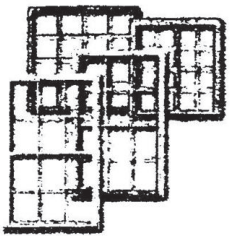
Condo Property Management:
Northwest Property Mgmt.
780 Tek Dr, Crystal Lake, IL 60014
630-584-9001 x16
PamD@nwprop.com
After hours Emergency…… 815-477-6887

Garbage Removal & Appliance Pickup: Groot
877-775-1200
Regular pickup is Wednesday.
When New Year's Day, Memorial Day, July 4th, Labor Day or Christmas falls on Mon, Tues or Wed, garbage pickup will be Thursday.

D-S Exteriors, Inc.

Family Owned and Operated
Servicing the Dupage Area Since 1972

- VINYL & WOOD REPLACEMENT WINDOWS
- ENTRY DOORS AND PATIO DOORS
- STORM WINDOWS AND DOORS
- SIDING
- SOFFIT, FASCIA, AND TRIM
- SEAMLESS HEAVY TEMPERED ALUMINUM GUTTERS



TRACO
Alside
MARVIN
Windows and Doors
Made for you
Belle

MOST MAJOR BRANDS
FULLY INSURED – FREE ESTIMATES

WHEATON
630-665-1849
NAPERVILLE

Member of the Chamber of Commerce & Better Business Bureau

STEAM IN
KLEENCO INC.
DIRT OUT

(630) 357-5777

- *George Zielbauer*
  A Previous Emerald Green Resident
- Have Your Carpets and Upholstery Cleaned Professionally.
- We Provide the Best Carpet Cleaning with our Five Step Process.

1. Heavy Duty Vacuuming
2. Pre-Spotting And Deodorizing
3. Steam Cleaning (Truck Mounted)
4. Move Most Furniture
5. Rake Your Carpets

- Closets Cleaned Free
- Specialize in Pet Spots/Problem Stains
- Diesel Powered Truck Mounted System
- We Use Fresh Water Not Recycled