



Parkwood Village Homeowners Association

2012 Board of Directors

President – Dana Warren
Vice President – Gail Brittan
Secretary – Marlene Reineking
Treasurer – Travis Warwick
Director – Jim Stahl
Director – Robert Webb
Director – Marilyn Virtue

Management Company

Coal Morton, Inc.

Business/Service Calls: 608-249-2736
Emergency: 608-242-1776 / Fax: 608-234-5952

For service schedules or budget information, email:
Lou@coalmorton.com

For your personal account information, general questions, etc., email: Mary@coalmorton.com

Service requests should be submitted through the PVHA website whenever possible. If you do not have access to a computer, call 608-249-2736; otherwise, please go to: www.parkwoodvillage.org.

No Walker Left Behind



The PVHA Walking Group was formed by John Lowrey, 222 Grand Canyon Drive, as a way to promote health, build friendships, and provide everyone an opportunity to get outdoors and enjoy their community with their neighbors.

The group meets on Tuesdays and Thursdays at 9:00 AM by the pool. All walks are less than one mile with the pace being determined by the slowest walker. If you would like to participate, email John at maddog2@chorus.net; or, show up at the pool wearing your walking shoes.

Certificates of Insurance & the PVHA Master Policy

It's that time of year when mortgage holders begin requesting copies of the PVHA Master Policy and/or Certificates of Insurance. Homeowners should contact American Family Insurance directly if you are asked to provide this information. Certificates can only be written by the insurance company. By having the insurance company provide a copy of the Master Policy directly to your mortgage holder, the most current policy will be provided reflecting any recent changes. This contact information is also on page 4 of the 2012 PVHA Directory.

American Family Insurance
D. Webster-Scher Agency, Inc. – David Scher, Agent
637 E. Washington Avenue, Madison, WI 53703
Phone: 608-249-3111 Fax: 608-661-0258
Email: Matthew Smith at MSMITH3@amfam.com

Parking in the PVHA Lot



All vehicles must be properly licensed/registered, operable, visibly display a valid PVHA parking tag from the rearview mirror, and be moved every 72 hours. Any violation of this policy will result in the issuance of a parking citation. The first citation is a warning to correct the violation. Additional citations carry a monetary fine and will be issued daily until the violation is corrected.

From the Management Company

First Quarter Activity:

- Trees were trimmed at 134-146 & 202-266 GCD
- Roofs were completed at 6 ½ homes
- Thinning was performed on the majority of the Burning Bushes
- Fence Repairs - Based on the budget, repairs will be done at 8-10 homes
- Standard maintenance of the light fixtures is ongoing
- Work on the third drainage project will begin after the pool has closed for the season
- Louis Glauner and Travis Warwick, PVHA Treasurer, met with Reserve Advisors to update the previous reserve fund projections

West Side Police Station News Release

The West District has seen an increase in residential burglaries over the last few weeks. We will continue to investigate these crimes and attempt to identify the suspects. However, citizens can always take steps to reduce the chances that they will be victims of a burglary. These include:

- Always keep your doors and windows closed and locked.
- Make your home look occupied when you're gone; consider leaving lights on or connected to a timer.
- Keep your garage door closed and locked.
- Use quality locks on doors and windows, and install deadbolt locks on all exterior doors.
- If you'll be gone for an extended period of time, take steps to make sure it is not apparent that you're gone (temporarily stop mail/newspapers; have your lawn mowed; etc.)
- Have adequate exterior lighting, and consider motion-sensitive lights.
- Keep your exterior trees and shrubs trimmed.
- Be a good neighbor - get to know the people who live near you and let them know when you'll be gone.
- Report suspicious behavior to police (McKenna Department number is 608-243-0500).
- Keep good records of your belongings (including serial numbers) so if you are victimized it is easier to investigate the crime and potentially recover your property.

Large Item Pick Up

Large items should be placed at the City curb on either of the bricked sections only. Do not place items on the grass. Items should be put out the evening before or the morning of the scheduled city pick up. See the PVHA website under "Trash/Recycling" for scheduled pick up dates. www.parkwoodvillage.org

The 24 page 2012 City of Madison Recyclopeda is available online. Pages 9-10 provide collection information and disposal fees for specific items. cityofmadison.com/streets/documents/recyclopeda.pdf

Tires - A sticker is required for tires left at the curb. Sticker fees are determined by size and with or without rims. (\$5 - \$10 range)

Cardboard Boxes – They can be cut up and disposed of in your Waste Management recycling bin. Boxes taken to the curb during a City recycling week must meet City requirements (i.e. collapsed and tied in bundles approximately 3'x3' and 6 inches high. See page 7 of the Recyclopeda.

Home Compost and Rain Barrel Sale

The City of Madison will be holding this year's sale on Saturday, May 12th from 9:00 am to 3:00 pm at the Alliant Energy Center, Olin Avenue parking lot.

This is a one day only sale (rain or shine.) Cash, checks, Visa, and Mastercard are accepted. Checks should be made payable to: **Norseman Environmental**



Earth Machine Compost Bin:

\$45.00 tax included

A complete instruction book on how to compost is included.

www.earthmachine.com



System Rain Barrel:

\$55.00 tax included

It comes with drain hoses and hardware. The system does not have a diverter kit. The downspout must be trimmed to empty into the system.

(Any trimming of a downspout must be done by management.) www.system.com



Second Quarter Upcoming Events

April 7 - Easter Egg Hunt (Community Room)
10:00 am to Noon



April 22 - Bike Check-up (3:00 -6:00 pm) at the Community Room. Also being Earth Day, seed packets will be distributed.



May 26 - Pool opens



June 8-15 Dumpsters on-site

June 9 - Annual PVHA Garage & Bake Sale
(8:00 am – 3:00 pm)



PVHA Exchange Page

Is your home bursting at the seams? PVHA Homeowners are welcome to list items for sale or announce items looking to be purchased. Email Mary@coalmorton.com with your list, sizes, colors, descriptions, etc. and how you would like your contact information listed (i.e. email/phone.) Once an item is sold, contact management and it will be removed from the website.

All transactions are strictly between the Homeowner and the purchaser. The Association and/or management is not responsible for the condition of a product and is not involved in any transaction. Visit the Exchange Page at www.parkwoodvillage.org.

Water Saving Tips Provided by H2O Conserve.org

Americans use more water per capita than most other countries in the world. The average person uses 69 gallons of water each day. A family of four can use up to 400 gallons per day. Below is a per person, per day breakdown.

Toilets – about 27%

Washing Machines – about 22%

Showers and Baths – about 19%

Sinks – about 16%

Leaky toilets/faucets – 14%

Water Saving Tips for the Bathroom:

- If you don't have a low-flow toilet, put a plastic bottle filled with water in your toilet tank to reduce the amount of water used per flush.
- Check for a toilet leak by putting food coloring into the tank. If color appears in the bowl without flushing, there's a leak that should be repaired.
- Turn off the water while brushing your teeth.
- Install a low-flow shower head.
- Spend less time in the shower.
- Fix leaky faucets. You can lose about 20 gallons of water each day from a single drippy faucet.
- Install low-flow faucet aerators in your sinks.
- When washing your hands, turn the water on briefly to wet them, turn it off while lathering, then on again to rinse.
- Install a low-flow toilet model. They use almost half as much water as normal toilets.

Water Saving Tips for the Kitchen:

- Don't leave the water running the whole time when washing dishes by hand. If you have two basins, fill one with water for washing and the other with water for rinsing.

- If you're buying a new dishwasher, choose an energy star certified model. It will save up to 2 gallons of water per load.
- Run the dishwasher only when it's full.
- Scrape food from dishes into the compost or trash can if you don't compost rather than rinsing it in the sink.
- Use the garbage disposal less often or not at all. Use a strainer and the garbage can. Even better, start composting.
- Keep a bottle or pitcher of drinking water in the refrigerator for a supply of cold water instead of running the tap until the water gets cold.

Recipes Needed

We know you must have a favorite recipe you would like to share for the PVHA Cookbook. You can email recipes to Judy Carlson at sunnyboy1@tds.net; or, mail to Judy at 102 Grand Canyon Drive. Your recipes will be printed in the final cookbook with the many wonderful recipes we have already received.

2012 Fees are in Effect

The new monthly fee became due as of January 1, 2012. \$234.00 was increased to \$246.00 and \$245.00 to \$258.00. Please notify your bank or processing center issuing payment of this change. Unpaid differences for previous months are reflected in your account ledger as past due amounts. If you have questions, email: Mary@coalmorton.com.

Pest Control

PVHA has contracted with Professional Pest Control (PPC). Their preventative maintenance service consists of one regular visit per month to inspect and/or treat all outside areas of the buildings. This service includes outdoor crawling insects, bees, and mice/rats. **Not included in the contract are: fleas, bed bugs, termites, and pharaoh ants.**

Outside the regular monthly visit, treatment to additional units will be done at a rate of \$20 per unit, providing the treatment does not require more than 20 minutes. Major infestations will be treated only after providing a quote for the recommended treatment (average price depending on service will be \$55-\$150.)

All requests must be directed through management at 249-2736. Service will be scheduled at a time when the PPC technician will be on site for routine treatment. Homeowners will be invoiced for any interior treatment.



PVHA 2012



Reminders



OUTDOOR GRILLING - In compliance with the City of Madison Fire Code (IFD section 308.1.4) open flame cooking devices (gas grills, fire pits, etc.) can not be operated within 10 feet of combustible construction (i.e. fences, condo, garage area.)

In case you were not aware, last year CM staff repaired damage to a condo as a result of the heat emitted from a gas grill. The siding warped and the wood and insulation were both completely charred.

Great weather and grilling outdoors go hand-in-hand. So ... If you want to cook outdoors this summer, it is necessary to use a flameless grill. Weber, George Foreman, Char-Broil, and Dimplex are a few manufacturers who make electric grills that would be considered acceptable for use in your patio area.

It is necessary to move your gas or charcoal grill 10 feet from the building; or, use a flameless grill. The Fire Department will be called for Residents, Owners, or Tenants who violate the Fire Code by grilling too close to a building.



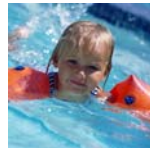
FENCE PAINTING – Coal Morton will continue rejuvenating the existing fences by replacing as many rotted boards and fence posts that will fit into this year's budget.

Any Homeowner who would like to volunteer to help paint their fence or that of a neighbor should call Dana Warren at 833-5703 or management at 249-2736. Coal Morton will provide the paint and do the necessary prep work (i.e. repair damaged/rotted boards and scrape or power wash the fence) to make it ready for painting.



VOLUNTEERING – Volunteers play a huge role in the success of PVHA. Giving of their time and energy has allowed the Association to apply more dollars toward projects that have struggled along and now require much needed attention (i.e. fences.) Not only

do volunteers help the Association reduce costs, they help the community come together. Contact Dana Warren to express your interest and to find out where you can help to make a difference.



POOL VOLUNTEERS – The pool opens on May 26th. The behind the scenes maintenance required to operate the pool can be a costly expense to the Association.

Each year volunteers are recruited to help ready the pool prior to opening day (i.e. wipe down chairs/tables, tidy up restrooms, etc.) Daily preparations are also necessary (prep the restrooms, unlock the gate in the morning and lock up at night, keep a watchful eye that swimming rules are followed so everyone enjoys their time at the pool, etc.) Volunteers for the Pool Committee are needed seven days a week during the swimming season. Call one of the Pool Committee Co-chairs, Linda Borchardt at 833-1773 or Susan Golz at 772-0208 to volunteer. Sign up for the time you are available to help. With enough volunteers, being on the Pool Committee is easy and fun.



SPEED LIMIT – The speed limit throughout PVHA is **5 MPH** for all vehicles alike (autos, trucks, mopeds, electric scooters, etc.) The road is very narrow at some corners making it almost impossible to see if

someone is walking across the road or another vehicle is approaching. For the safety of all our Homeowners, neighbors, and children, stay alert, drive safely, and DO THE SPEED LIMIT.



OPEN DOORS / WINDOWS – The warm temperatures have given us the opportunity to open our doors and windows and enjoy the fresh air from the comfort of our homes. We must keep in mind that everyone has the

same idea.

When your home is closed up during the winter months, stereo and TV volumes usually are not a problem. Once the windows and doors are open, it is necessary to consider that your neighbors may not be on your schedule. The volume from any mechanical device or outdoor event will travel more freely, especially during the evening hours when the daytime traffic has settled. Please maintain the volume of your stereo, TV, and outdoor events to an acceptable level that will not be disturbing to anyone. Keep outdoor activities within reasonable hours. The City considers 9 PM Sunday through Thursday and 10 PM Friday and Saturday as times to “turn down the volume.”

Take into account that warm weather also allows more people to get outdoors, many whom you don't know. If you are heading out to work, going shopping, or just taking a walk, it is always advisable to lock your doors and windows and close your garage door. Don't provide an open invitation to your home while you're away.



PETS – Soon, barefoot season will be here to stay. Children will be playing in the grassy areas while friends and neighbors will simply be enjoying the outdoors.

Review the Pet Policy. Dogs and cats alike must be on a leash when outside of the limited common areas. Allowing even the friendliest animal to run loose can present a danger to curious, energetic children. Pick up after your pet and properly dispose of the waste in the toilet. It is illegal to dispose of it in any City container, PVHA cans located in the common areas, or in any Waste Management bin.

Consideration must also be given to the playful pet that gets excited when it sees or hears outdoor activity and wants to participate. As a responsible pet owner, please make sure your pet's whining or barking is minimal and does not disturb your neighbors.

FIRE EXTINGUISHERS – Everyone should own at least one. Stop, Drop, and Roll was a game for children; but, it can save your life.

A typical fire extinguisher contains 10 seconds of extinguishing power. This could be less if it has already been partially discharged. Recharge immediately after each use. Always read the instructions that come with the fire extinguisher beforehand and become familiarized with its parts. There are several types of extinguishers available labeled from Class A to Class K. Each is designed to fight a specific type of fire. It is always advisable to check with the fire department before making any purchase and for hands-on training before operating an extinguisher.



SMOKE ALARMS & CARBON MONOXIDE DETECTORS

– The City of Madison Smoke Alarm Ordinance passed in 2009 requires smoke alarms in **all** residences to be powered with a 10-year lithium battery in a tamper-resistant compartment or hard wired with a battery back-up. Residents should test both smoke alarms and carbon monoxide alarms each month to ensure that they are working properly.

Smoke alarms must be installed in the following areas:

- In each bedroom
- In each sleeping area
- Within six feet of each door leading to a bedroom or sleeping area
- On each floor

Carbon Monoxide Detectors should be placed:



- On each level of your home
- Near sleeping areas
- In the area of any major gas burning appliances such as furnace or water heater but not within 15 feet of the appliance itself.

Follow the manufacturers' instructions for installation locations. If you need assistance with installing new alarms, please feel free to contact Coal Morton.