

CHIPPEWILL COMMUNITY NEWS

A newsletter of the Chippewill Condominium Association
October 2022

**DON'T FORGET TO "FALL
BACK" ONE HOUR ON
SUNDAY, NOVEMBER 6
AT 2:00 A.M.**



With autumn comes beautiful colors, falling leaves, the end of Daylight Saving Time – and annual housekeeping matters and reminders for our owners.

The following are important [property regulations](#) to remember. Fines will be issued for non-compliance.

- There is no feeding of wildlife, and that includes no bird feeders on the grounds. Bird feeders attract squirrels – and squirrels can damage buildings and property by chewing (including power lines) and digging.
- Outdoor fire pits (or any other outside mechanism that burns wood) are not permitted in accordance with Ohio and local municipality codes.
- All grills, charcoal or propane, must be at least 10 feet away from the building and wood fencing, and should not be used on the wood deck.

It's also time to prepare for cold weather, snow and ice – and winterize accordingly to protect your unit.

- Turn off outdoor faucets at their respective shutoff valves inside your unit. After turning them off, open the faucet outside to let out any remaining water. Be sure to store hoses and sprinklers so any residual water within them doesn't freeze and do damage.
- Bring plants and furniture inside. Don't let items such as outdoor furniture, grills or plants be destroyed by cold temperatures, snow and ice – store them indoors to prevent damage. If you don't have room indoors for the bigger items, protect them with patio furniture covers or another type of covering.
- If you plan to leave town during the winter months, be sure to keep your heat set to at least 55 degrees to prevent the pipes from bursting.

We have created two new Chippewill community groups and are looking for owners to join with us.

- The *Chippewill Conservation Club* will connect owners interested in helping to obtain and plant vegetation native to the area that will conserve our grounds.
- The *Chippewill Connection Team* will work together with the association to create community connection activities and welcome new owners and residents to the community.

To learn more or to sign up and join one of these groups, contact board member Marie Campbell by sending an email to marie@littleturtle.com.

Board minutes and financials are posted on the Chippewill [website](#).

They can be downloaded and viewed online from our password protected [Minutes and Financials page](#). If you do not have the password, contact a [board member or Case Bowen](#).

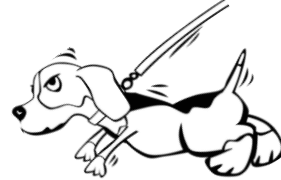
There is a change in Case Bowen staff email addresses to Sentry Management and unit owners can start using the new email addresses now.

Note that the Case Bowen email addresses will no longer work effective November 1, 2022. New email addresses are as follows:

Community Association Manager	khovath@sentrymgt.com
Accounts Receivable Department	mbyers@sentrymgt.com
Accountant	lferguson@sentrymgt.com

A friendly reminder about dogs on the property.

Dogs must be on a leash at all times when outdoors and not running loose in the community or on the golf course. Also, please pick up and dispose of your pet's waste immediately. Pet waste bags are located throughout the grounds.



There are some housekeeping reminders from the [Chippewill Declarations & Bylaws](#) specific to Section 11, Use and Occupancy Restrictions (Pages 19-20).

- **D. Visible Areas** ... Unit owners shall not cause or permit anything to be hung, displayed or constructed on the outside of windows or on the outside wall of any of the buildings and no sign, awning, canopy, shutter, radio or television antenna shall be affixed to or placed upon the exterior wall or roof of any of the buildings without the prior consent of the Association.
- **E. Animals and Pets** ... No animals, rabbits, livestock, fowl or poultry of any kind shall be raised, bred or kept in any unit or in the common areas and facilities, except that dogs, cats and other household pets may be kept in the units, subject to the rules and any other agreements, provided that they are not kept, bred or maintained for any commercial purpose. **Please refer to the Declarations & Bylaws for the full content on regulations relevant to Animals and Pets.**
- **H. Laundry or Rubbish in Common Areas and Facilities** ... No clothes, sheets, blankets, laundry of any kind or other articles shall be hung or exposed on any part of the common areas and facilities not within the bounds of a unit. The parts of the common areas and facilities not within the bounds of a unit shall be kept free and clear of rubbish, debris and other unsightly materials.
- **I. Lounging or Storage in Common Areas and Facilities** ... There shall be no playing, lounging or parking of baby carriages, playpens, bicycles, wagons, toys, vehicles, benches or chairs on any part of the common areas and facilities not within the bounds of a unit except in accordance with the rules and except that any balcony, courtyard, deck, patio garage and parking area may be used for its intended purpose. **Please refer to the Declarations & Bylaws for the full content on regulations relevant to Lounging or Storage – and note that basketball hoops should be stored inside the garage and not left outside.**

PLEASE WATCH YOUR MAIL FOR UPCOMING 2023 BUDGET/FINANCIALS MEETING IN NOVEMBER!

The Board of Directors & Sentry/Case Bowen Staff appreciate the owners and residents of the Chippewill community. We wish everyone a happy and healthy holiday season and wonderful celebrations throughout the remainder of this year, starting with Trunk or Treat on October 30!

TRUNK OR TREAT
ON CRAZY HORSE AND BLUE CLOUD
SUNDAY OCTOBER 30TH 6-8 PM



SET UP IN YOUR GARAGES