

Olentangy

The Condominium

Fall 2024

Newsletter



Board Members

Pat Thomas, President
Rick Blevins, Vice President
Scott Zinn, Treasurer
John Snedecker, Secretary
Val DiPietro, Member at Large

Board Email:

olentangycondominium.com

Maintenance Requests should be submitted online at the Olentangy The Condominium Webpage

Patterson Merkle Management

4900 Reed Road, Suite 230
Columbus, Ohio 43214

Email: pma2977@yahoo.com

Phone: 614-235-1187

After Hours Emergency

614-221-7985

Important Numbers

Police non-emergency 614-645-4545

Fire non-emergency 614-221-3121

Poison Control Center 800-222-1222

Hazardous Waste 614-294-1300

AEP Electric 800-672-2231

Columbus Gas 800-344-4077

Bulk Refuse 614-645-3111

If you would like to receive the Newsletter and Board Minutes electronically, please email your request to olentangycondominium.com

Calendar of Events

September

Labor Day 2nd
Book Club 4th
Board Meeting 19th
Pool Closing 15th
Dog Swim 28th

October

Book Club 2nd
Columbus Day 14th
Board Meeting 17th
Halloween Thursday 31st

November

Daylight Savings ends 3rd
Election Day 5th
Book Club 6th
Veterans Day 11th
Board Meeting 21st
Thanksgiving 28th

Remember To Vote

Precinct # COLS 59-C
Winterset Elementary School
4776 Winterset Drive
Columbus, Ohio 43220

Thomas Jefferson: "We do not have government by the majority. We have government by the majority that participate."

Note from a neighbor

I googled how to repel Raccoons (not cats), and I found a listing for the top 10 repellents in the U.S. #3 on the list was Natural Armor and Rodent Repellent spray, (\$29.95 on Amazon). #5 on the list was Exterminator's Choice-Raccoon Defense spray, (\$22.39 on Amazon). Both of these feature a peppermint scent and use natural ingredients. I Hope this helps residents with nightly visitors. By Steven Skal

What is happening in the lodge?

Saturday, October 26th 6 PM- Halloween Party Potluck and Table Game Olympics. Play table tennis, air hockey and foosball or watch the college football game (s) and hang out. Costumes are optional, but fun! **Join us on game days** for OSU football potluck and watch parties.

Sept. 28 - OSU v Michigan State - Time TBD

Nov. 2 - OSU v Penn State - Time TBD

Nov. 9 - OSU v Purdue - Time TBD

Nov. 23 - OSU v Indiana - Time TBD

Check out the OTC Facebook group for up-to-the date information.

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Big Dogs, small dogs, short dogs, tall dogs. ALL dogs must be on a leash at ALL TIMES while on the property. No exceptions.

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Simple Steps for Disposing of Construction Material

Take simple steps when remodeling to dispose of construction debris whether it's a DIY project or you have contractors. The brown dumpsters are for household waste and not for construction material. Construction material cannot be left on the ground near the dumpsters. If you are using a professional contractor they must dispose of construction debris at an approved dump site. If you are doing a small DIY project be sure that what you are putting in the dumpster is not a hazardous waste. It is especially important to dispose of paint and other construction liquids properly so we do not pollute our waterways.

Wash latex painting tools in an interior sink. Dry out latex paint by thickening it with cat litter. Leave the paint can lid off so trash collectors know it is solid. Dispose of drywall compound as a solid.

{For large DIY construction projects you can haul your debris to the Frank Road Recycling Solutions. 2230 Brown Road, Grove City, Ohio. See the web for costs and a list of items that are accepted. <http://recycle-solutions.com>}

UPDATE ON THE FUTURE OF THE TENNIS COURT

At our July 18th community meeting we heard from many owners regarding the issue of repairing or removing the tennis courts on our property. After the meeting we continued to hear from owners who were unable to join the discussion a month ago. The community has made it clear that they want the board to set a path forward with clear timelines. The information we gave to owners included the options of replacing the courts or removing them. Since the courts are listed in the by-laws as an amenity, a 75% affirmative vote of all owners is needed to remove the courts. The board has a contractor who is creating the new plat needed so we can move forward with that process. There is no guarantee that the voting process will produce conclusive results. While the board will not set a definite deadline on the voting, we will not prolong the process. If the ballots go out we see a pattern that indicates that the votes are being split in both ways, the board will move forward and make the decisions necessary to resolve the issues concerning the courts.

The board has recently been made aware that there may be options that were previously not considered. Our management company learned of another property in Columbus where a court with similar cracks was repaired using a new expanding filler. A member of our board plans to visit that court and in addition we have requested a written estimate to see if this process is a possible solution for our court. We are going to use this information to keep pushing forward. We have people in our community with extensive experience in real estate and landscape architecture that are providing their input and expertise on possible other alternatives, and we welcome any others who would like to have a role in getting this done.

Members of the board are volunteers and devote considerable time and energy to the day-to-day issues of OTC. Resolving the tennis court issues requires everyone, both on the board and in the community to work together in finding a speedy, cost-effective, and fair resolution of the outstanding issues. We welcome any help and guidance you would like to offer. We reaffirm our commitment to keep you informed and to pursue new options as they become available.

If your fall projects include painting, the approved brown color on exterior surfaces is Olive Brown by Sherwin-Williams.

Want to take your commitment of recycling to the next level?

Did you know there are food scrap Recycling bins located between the Rec Center and the recycling bins at Bethel and Olentangy River Road? They accept food scraps, dairy, meat, bones and shellfish, paper napkins and paper towels. Yard waist and animal waste is not accepted. The scraps can be dumped in the bins loose or in compostable bags tied at the top. Compostable bags for food can be found at Meijer, Walmart, Kroger and Target Steven Skal



A Message from the board.

In the near future you will be receiving the new 2024 edition of the Olentangy The Condominium community handbook. Please begin to use the new, updated version and recycle your old blue handbook.

Spice Cake Recipe

- 1 ¼ cups all-purpose flour
- 1 tsp. baking powder
- ½ tsp. baking soda
- ¼ tsp. salt
- 1 tsp. ground Cinnamon
- ½ tsp. ground Ginger
- ¼ tsp. ground Nutmeg
- ¼ tsp. ground Cloves
- 2 large eggs
- ½ cup granulated sugar
- ¼ cup dark brown sugar
- ¼ cup canola oil
- ½ cup unsweetened applesauce
- ½ cup buttermilk
- ½ tsp vanilla

Preheat the oven to 350 degrees, Grease an 8 x 8 inch pan. In a large bowl blend all the dry ingredients and set aside. In a medium bowl whisk eggs and both sugars until well combined. Add the applesauce, oil, buttermilk and vanilla and mix Until well combined. Add the wet ingredients to the flour mixture and mix lightly. Pour batter into the greased pan and bake for 30-40 minutes. Cake is done when the toothpick comes out clean. Family Favorite for cooler days! By Karen Mastriani

Looking for a fun fall adventure? Why not go apple picking?