

Olentangy

The Condominium

Winter 2026
Newsletter



Board Members

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

Board email:

olentangycondominium@gmail.com

Maintenance requests can be Submitted
online at the OlentangyThe Condominium
Webpage or directly to:

Patterson Merkle Management

4900 Reed Road, Suite 230
Columbus, Ohio 43214

Email: support@pattersonmerkle.com

Phone: 614-235-1187

After Hours Emergency Number
614-221-7985

Important Numbers

Police non-emergency 614-645-4545

Fire non-emergency 614-221-3121

AEP Electric 800-672-2231

Columbia Gas 800-344-4077

Bulk Refuse 614-645-3111

Poison Control Center 800-222-1222

Calendar of Events

January

Book Club 7th
Board Meeting 15th

February

Ground Hog Day 2nd
Book Club 4th
Valentine's Day 14th
Presidents Day 16
Board Meeting 19th
Roaring 20s Event 21st

March

Book Club 4th
Daylight Savings 8th
St. Patrick's 17th
Board Meeting 19th

**All Holiday decorations should be
removed no later than Jan.14th**

If you would like to volunteer to help
with creating the newsletter or are
willing to deliver the newsletters, please
send an email to the board at:
olentangycondominium@gmail.com

Get Glitzy! You are invited to a Roaring 20's Costume Party

Grab your flapper dresses and fedoras, dust off those dancing shoes, and prepare for a night of jazz-age revelry! The Community Lodge is about to transform into the ultimate speakeasy, and all residents are invited to step back in time for an unforgettable evening.

We are pulling out all the stops for a night of glitz, glamour, and good times as we celebrate the fabulous Roaring 20's. It's the perfect opportunity to socialize with neighbors, show off your best Charleston, and enjoy the vibrant atmosphere of the "Jazz Age."

Event Details

- **What:** A Roaring 20's Costume Party
- **When:** Saturday, February 21st, 2026
- **Time:** 7:00 PM sharp until the clock strikes midnight
- **Where:** The Community Lodge
- **Dress Code:** Flappers, dappers, silent screen stars, and gangsters encouraged!
Come in your finest 1920s attire.

A Community Celebration for Adults

This is a true community gathering, for adults 21 and over, so we ask guests to contribute to the festivities:

- **Non-alcoholic beverages:** Non-alcoholic beverages will be provided.
- **Alcoholic beverages:** Bring own bottle if you prefer something stronger
- **Snack Share:** Bring along a snack or appetizer to share with your fellow residents. A communal table will be available for all the delicious treats.

Get ready to make some memories that would make Gatsby proud! We can't wait to see your fantastic 1920s looks and share a night of laughter and cheer.

Mark your calendars, spread the word, and prepare for a roaring good time!

For planning purposes, if you plan to attend, please consider sending a quick RSVP to Rick Chemistrb@gmail.com so we can get a general headcount.

An important message from your Board of Directors

The Board of Directors for the Olentangy the Condominium Homeowners Association will hold their regular monthly meeting on Thursday, January 15th at 7p.m. in the lodge. At this meeting the board will review critical financial planning for the upcoming year. The agenda includes a comprehensive review of the 2026 operating budget and an in-depth discussion of the association's latest Reserve Study. This is the second year the board is conducting this review for owners. Last year we received such positive feedback that we have decided to once again offer this opportunity for the owners to learn more about our financial trajectory and long-term maintenance needs. Copies of the budget you received the first of December will be available along with copies of the Reserve study which was completed in November 2025. After the budget review, the board will allow time for questions and comments. Mark your calendar and plan to attend this important meeting.



A Few Words About Our Recycling Program

Since 2023, when we began our recycling partnership with Rumpke, we have demonstrated that as a community we are committed to doing our part for the environment. What most of you do not know is that when we do not follow the guidelines as shown on the outside of the recycle dumpsters we are fined a penalty. The goal was that over time as we reminded residents of the proper way to recycle these fines would vanish. This has not been the case. Here are just a few of the behaviors that are contributing to the recurrence of fines each month.

Cardboard boxes not being broken down until flat.

Greasy Pizza boxes in the bin. One greasy pizza box can contaminate an entire load.

Shredded paper in the bin. Paper can be recycled, shredded paper belongs in the compost pile. Shredded paper clogs up the sorting machines.

Plastic bags of garbage or plastic bags of any kind in the bin.

Food in the bins. Leftover food in recyclable containers is the main problem. If you have a few stale donuts left in the box, they do not belong in the recycle bin.

Plastic Lawn furniture and other unapproved plastic in the recycle bins.

Prepared food cardboard shipping boxes lined with styrofoam and clear plastic in the bins. This includes cartons like the ones from The Farmers Dog or Factor.

We can do better. Please review the guidelines on the recycle bins and think before you toss!



For owners in our community, the new year offers an excellent opportunity to adopt resolutions that benefit both personal property and the shared living environment. A key resolution could be to commit to be proactive with in-unit and outside maintenance of your condo. Ensuring issues like a running toilet, dripping faucet or a broken light fixture are addressed swiftly. Furthermore, owners can resolve to become more engaged community members by attending HOA meetings, voting in the election of board members, following the rules and regulations that govern our community, carefully reviewing the association's budget and communicating respectfully with board members and neighbors. By prioritizing participation and responsible stewardship of individual and shared assets, condo owners can significantly contribute to a more harmonious, financially stable, and pleasant community for everyone.

"The best way to predict the future is to create it." Abraham Lincoln



Remember to reserve the lodge early for your Valentines Day or St. Patrick's Day parties. Call Patterson Merkle or complete the form on the Olentangy the Condominium web page.