

**GREEN COVE CONDOMINIUM RESORT 1
OWNERS' ASSOCIATION
6397 TEAL BEND DRIVE
OAK HARBOR, OHIO 43449**

September 15, 2014

Dear Fellow Owners:

Well another year is at the close and the pool is covered. We had a somewhat bad year in 2014, due to the very bad winter you all suffered through. We had about twenty or so water breaks from freezing in several different units. It cost us around \$40,000 including labor and materials, which we had not planned. So much for the \$20,000 we saved by switching insurance companies. We went from \$52,000 down to \$32,000 for the same coverage.

That being said, REMEMBER YOUR HEAT MUST BE LEFT ON AT 55 DEGREES THRU THE WINTER. You are responsible for seeing that renters or any others using your unit does not turn the heat either down or off. If we see the heat indicator lights out in the commons area, we will enter your unit and turn the heat up to 55 degrees. If the heat is turned off either by a renter or someone using your unit, you could be held liable for any damages caused by freezing.

As per our usual practice we plan on having the docks removed by November 1. Please have your boat out by that date.

We have placed reminder stickers on the building columns in front of the apron drains to remind everyone that everything going to the drain runs directly to a location that should not receive any oils, automotive antifreeze or harsh chemicals. Please be diligent around the drains, especially with chemicals used when boat washing.

A special thanks goes to John Westfere for the great looking bird house he built and installed at the North end of the pond. Looks good John and many thanks.

We will be renting out unused docks again next year. If you would like to either add your dock to the rental list or stop renting your dock, you must notify George Jumper at 419 707 0550

Thank you for your cooperation with all these issues.

President George Jumper Sec/Treasurer Dave Spangler Vice President Charles Schickler