

Windmill Courts

Tenant's Newsletter

Spring 1997

Dogs--Dogs --and poop !

Dogs

Having a dog a Windmill is a privilege!!! Don't abuse that privilege. **Your failure to follow all the rules pertaining to dogs will lead to lease termination.**

- ◇ Dogs are **not allowed to be let loose** to run.
- ◇ Dogs are **not allowed to be tied** outside.
- ◇ Pick up your dogs poop!

If your dog can't be controlled find another place for your dog to live.

Have you gotten a dog since moving to Windmill. You must have permission from Windmill for your dog? We only allow certain pets. Before acquiring a pet get written permission. Please note the rules pertaining to dogs on the back.

Vegetable Garden

Do you miss planting your own garden? Or have you always wanted to plant a garden but never had the room. There's a place for a garden at Windmill. We own about 3 acres of land north of the complex. We mow trails for you to walk yourself or your dog on this acreage. Just follow the trail North between apt's 10 and 11 and you'll find a little bit of heaven. To the left of the trails are some vegetable gardens. If you wantmark some space and work your area. Watch out for bunnies and deer. Have fun and enjoy. The space you make for yourself shouldn't be greater than about 8' x 20'. Please use existing vegetable garden areas. If someone has already planted or turned over the earth then don't use their site.

Garbage and Porches

Garbage pails are unsightly. They make the complex look like a trailer park. **Keep them out of sight!!!**. After the garbage collector comes please get your garbage pails off of the lawn and off of your porch. Garbage is picked up at Windmill twice a week (Tuesdays and Fridays) Recyclables are picked up every other Friday. There is no reason to have garbage pails on your porches. Keep them out of sight and in your utility room or outdoor storage area. With the number of pickups that the garbage people make to the apartments there is no reason there should be any great odor to your garbage.

Recyclables: if you can't seem to remember when to put the recyclables out you can always take your recyclables to the the dump yourself. The dump is open Friday and Saturdays from 8:00am to 2:30pm. There is no charge for taking recyclables to the dump and you might even enjoy the community feeling of going to the dump on a weekly basis. Call the Cazenovia town offices for more information.

**Don't chain up your
doggies!**

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Excerpt from **Windmill's Lease** :

15. PETS: You, The Tenant are permitted to have one cat or dog/household. Additional rules regarding pets must be followed as outlined in the Rules and Regulations which are considered part of this lease.

Excerpts from the **RULES AND REGULATIONS FOR WINDMILL COURTS** Updated 5/28/96

9. One cat or dog per apartment is permitted ONLY with prior approval of Windmill Associates. Complaints regarding your pet will be considered reasons for lease termination if the problem is not resolved to the satisfaction of Windmill Associates immediately. Specifically, pets are to be kept on a leash, pets **are not to be tied outside**, dogs are not permitted to run free but must obey local ordinances. Loud barking or meowing that results in complaints by neighbors must be resolved to Windmill Associates satisfaction or the tenancy will be terminated.
15. Front and back porches must be clear and clean of all items except plants, lawn furniture, bicycles and barbecue equipment (In season).
16. Toys, bicycles, sports equipment must be removed from the lawn by dusk.
17. Garbage and recyclables are not to be kept on the front porch or back patio. Garbage that is not taken by the collector must be removed from sight. Garbage is to be invisible except for days of collection.

Month to Month Lease

If your lease has expired and you have not signed a new lease then you have a month to month lease. If you wish to depart from the complex and you have a month to month lease you must give 30 days written notice of your desire to vacate your apartment. The 30 days notice should be is from the first of any month. For example, if you sent a letter on the 18th of the month you would be giving notice for the last day of the following month. To maintain your security deposit please keep this in mind. If you have any questions please don't hesitate to call

Outside trash

Do you smoke? Is that your cigarette butt in the driveway? Is that piece of paper something that fell out of your car? Take a second. Pick up that cigarette butt, pick up that piece of paper. Throw it into your garbage. Windmill will look that much better and you'll feel better about where you live. Pick up one item a day.....ask you next door neighbor to do the same.

Repairs

If you experience any problems with electric, plumbing or have need of major or minor carpentry repair please notify us as soon as possible. You are not charged extra for repairs to your apartment. (unless you are the cause of damage to your apartment.) Just leave a message on our answering machine and your repair should be taken care of immediately. (Actually plumbing and electrical repairs are done immediately but carpentry can take as long as a month to schedule). If you would prefer that the contractor not enter your apartment to repair your problem unless you are present please state this request when leaving a message.

◇ **Phone Numbers**

- Windmill's Answering Machine 655-3027
- Pat Parpard 655-3873
- Jon Davidson : Home 655-2690
- : Work 448-3321