

At A Glance

News and information for
The ParkShore Condominium Association
195 N. Harbor Drive; Chicago, IL 60601



Volume XXI No. 7 July 2016

Management Office: 312-540-6800
Management Fax: 312-540-6819
Front Desk: 312-540-6821
Loading Dock: 312-540-6647
Garage Manager: 312-616-9030
Garage Valet: 312-565-9240
Dry Cleaners: 312-946-0700
Olga's Day Spa: 312-929-3940

UPCOMING MEETINGS @ PARKSHORE: Building Committee 7/12 - 7:00 PM
◆ Finance Committee 7/19 - 6:30 PM ◆ ◆ Board Meeting 7/27 - 7:00 PM ◆



Water Detection Alarms

The device pictured above is a portable water alarm. It is about the size of a smoke detector, and may be placed on any surface to detect moisture. Like a smoke detector, it operates on a nine volt battery and sounds a 110DB alarm, but only when moisture is sensed. The device alerts you or your neighbors of a potential water leak.

Residents should consider placing a water detection alarm in the laundry room, under a sink or inside the air conditioner unit.

The ParkShore Board of Directors has authorized management to purchase these detectors in bulk and resell them to our residents at cost. To purchase one or more of the alarms (\$13.25 each, including battery) please contact the office at Info@ParkShoreCondo.com or stop by in-person. Note: If you would like the water detection alarm placed inside your air conditioning unit, please have a maintenance person install the alarm for you to prevent damage to your unit or harm to yourself.

Board Meeting Summary

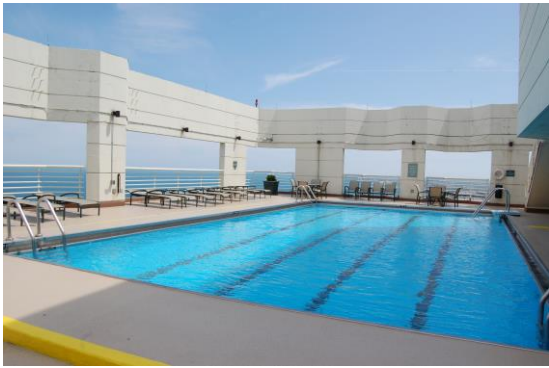
From the June Board Meeting:

- Motion to approve Stuart Dean Company to restore the exterior brass doors to a bright finish on eight elevator cars at a cost of \$4,485.00
- The Board approved distribution of a rules change to allow for electronic communications, and to hold a Special Meeting of Unit Owners to discuss the proposed changes on July 27 at 6:45 PM. The Board expects to vote on the new rules at their open meeting immediately following the Special Meeting.
- The Board approved absorbing the cost of a real estate tax appeal invoice as a common expense, rather than charging back each Unit Owner. The Association's law firm successfully reduced the assessed valuation of the Units by a combined total of more than \$1.4 million, resulting in savings to Unit Owners of over \$800,000 in real estate taxes over the course of the next three years.

- Motion to approve a five-year contract renewal with Comcast to include both television and internet access for all Units. The approval comes with the provision that Comcast address demands from the Board to include courtesy TV and wireless hotspot connections in common areas and internet speed guarantees.
- Discussion among Board members to receive sample flowers for the Lobby from several local floral firms to assess their decorative skills. The garage elevator lobby area will receive potted flower arrangements, while the desk directly behind the Door staff's station will get fresh cut flowers.
- Motion to approve a one-year contract with Interactive Building Systems to perform preventive maintenance on the building automation system for \$4,000.00.

Upper Sun Deck Closed

Please note the upper deck of the rooftop will be closed through the end of the façade restoration project. There is a great deal of cabling and weights stored on this level by our façade contractor, making access to residents unsafe.



Pool News

The approval for a new set of pool stairs is still pending review with the Illinois Department of Public Health in Springfield. Without this approval, we cannot install the new stairs.

As a reminder, please observe the following rules for the use of your pool:

- Children under the age of 16 must be accompanied by an adult at the pool and sundeck areas.
- A shower should be taken before entering the pool, and again after the use of sun tan lotion before entering the pool.
- Long hair must be contained in a bathing cap, braided, or gathered in a hair device.
- Proper swimming attire must be worn when using the pool. Under shorts and cut-off jeans are not allowed.
- Children not toilet trained must wear tight-fitting rubber or plastic pants in the pool.
- Everyone must be dried off before exiting the pool/whirlpool/locker room area.

- Pool chairs and sundeck chairs may not be saved.
- No playpens, bicycles or wagons are permitted on the pool deck.
- Behaving in such a way that disrupts the use, safety, and enjoyment of the pool by other people will not be tolerated, and offenders will be asked to leave.
- The number of guests permitted at the swimming pool is limited to four guests per unit.
- No food, gum or tobacco is allowed.
- Glass containers are prohibited.

Elevator Modernization Project

The Number 6 passenger elevator car is now back in service. Our contractor will hold off on beginning the modernization of the final passenger car (Car Number 3) until the day after the 4th of July. This will ensure that we have a full fleet of elevators for our busiest day of the year.

It's Inefficient to Press Twice or Thrice

With the turnover of Car Number 6, we are expecting the car call wait times to drop markedly. We are all sometimes in a hurry to catch an elevator. Please don't press the passenger car and the service or freight car call buttons and decide to take the first car that arrives. **It slows down the overall response times for your neighbors.**

Double Lock your Unit Door

The standard ParkShore door lock is a quality piece of hardware, with the complete assembly costing approximately \$500. The front door to your home has two locking mechanisms; a latch lock and a bolt-lock. In order to engage the bolt-lock, you must use your key to turn the bolt lock when leaving your unit. It will take you a few seconds longer to exit your home, but those few moments are your simplest investment in the security of your home. Always engage your bolt-lock!

Recycling Expansion

We're happy to announce battery and electronics recycling on the P4 Level. A battery collection tube is located next to the regular recycling, and the electronics recycling is on the Loading Dock, just outside the dock office.

Book Club Summer Selection

Your summer reading choice for the ParkShore Book Club is Me Before You. The club meets on the third Wednesday of the month at 7:00 PM, and will next meet in September.

