



Million-\$-Views

Cherokee Bluff Council of Co-Owners, Inc.

October 2010

HAPPY HALLOWEEN! BOO!

The annual termite inspection period went very well. Thanks to those of you who cooperated. However, there are still a few folks who did not respond. So, another Otis termite inspection date has been set up for **Saturday, November 13th**. If you have not done so, please contact the site manger's office as soon as possible to schedule your appointment. If you are unable to be personally available to meet the Otis representative to permit them access to your unit, you may arrange to provide a key to the Site Manager (or perhaps a neighbor) for Otis inspector's use. Your cooperation in this effort is absolutely essential in order to protect our common property from these harmful pests. Thank you.

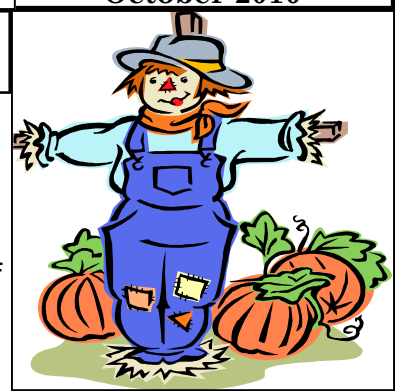
Please do not place any wood or cardboard in your crawlspace. This invites termite problems. Excess moisture in such spaces also is inviting to them.

FRIENDLY REMINDERS

Cold weather is coming so please remember to **disconnect hoses in your garage and your courtyard to prevent frozen and burst pipes. Insulating the spigots is also a good idea.**

Please remember **household furniture and/or appliances are not to be placed in the dumpster.**

When you change your clocks back on November 2nd, also remember to **check and replace the batteries in your smoke & carbon monoxide alarms.**



**IT IS TIME TO CHANGE YOUR CLOCKS!
FALL BACK ONE HOUR ON SUNDAY, NOV. 2nd AT 2:00AM**



PARKING SPACES

The Cherokee Bluff Planning Committee is considering a possibility of enhanced parking south of unit 1939. Perhaps "special project" capital funds can be used at some point in the next few year to add parking spaces both parallel and perpendicular to the right-of-way for as many as 20 additional visitor spaces. Residents & Co-Owners are invited to give your comments, opinions & suggestions in this regard to the Site Manager's office. Other proposed special capital projects for the next few years include a re-landscaping of the prominent berm near the guardhouse that frames our community's entrance & a revitalization of our clubhouse facility. Please feel free to share any thoughts you may have with the Board via the Site Manager's office.

IMPORTANT PHONE NUMBERS

OFFICE—(865) 573-2360

GATEHOUSE—(865) 573-6742

REMINDERS

- Please remember that **all pets must be on a leash** and under the control of the resident when outside. This is not only a community rule, it is the law in the City of Knoxville.
- Please remember to call ahead to the guardhouse to advise them **in advance** of arriving guests, vendors, or any other visitors. If they have not been authorized, they will be refused entry and turned away until proper procedure has been followed. It is the owner/resident's obligation to contact the guardhouse in advance to authorize the entry of such visitors. It is **NOT** the guard-on-duty's responsibility to contact the owner/resident to verify visitor entry authorization and it causes unnecessary back-ups at our point of entry.
- **Please do not litter!** Apparently some folks are getting in or out of their cars and are being careless with their garbage by not taking responsibility for putting it in an outside trash can with a secure lid or disposing of it in their condo. Although most of us take pride in the appearance and cleanliness of our community, and we all contribute financially to our grounds service to keep our community looking great, some among us and/or their guests think so little of our community that they actually purposely litter along Cherokee Bluff Drive and in our parking areas. If you or your guests are doing this, please STOP. If you see someone do it, please report them to our guard or the office so citations and fines can be issued for this unacceptable behavior.

UNITS FOR SALE

1873—2 BR/1&2 half BA bluff fr. unit, awesome river/downtown views, highly customized, hdwd & tile fls, stack stone wood/gas fp, Fr doors w. plantation shutters, attractive built-ins incl 1 w.85" remote op. drop-down TV/movie scrn, whole house audio, DIY Network-decorated ofc/2ndBR w. storage/sleeping loft & library ladders, huge antique dbl entry doors w. beveled glass, brick N.Orleans-style courtyard w. built-in planters & motion det.op. lamppost, ex. built-in storage in garage. Nearly 2k sf. \$225,000 Call Robbie Pope 579-1100

2012—2BR/1.5 BA Newly Remodeled, In the Heights, \$134,900, e-mail stephanie.m.dorsey@gmail.com

2002—3 BR, 2.5 BA, \$159,000. Call for appointment—901-569-0895

1956—2 BR, 1.5 BA, \$139,900. call Dabney Hansard 693-3232

1928—3BR, \$159,000. Call Johnny Creel, agent 936-4116.

1863 - 2 BR, 2.5 BA Waterfront condo, open floor plan, cathedral ceilings. \$199,000. Contact 567-5773.

1917-River view, Contact 865-573-3786

2015—2BR condo, \$139,900. Call Dabney Hansard 693-3232.

1923—2 BR Condo, \$165,000. Overlooks City. Contact Mickey Pease 679-6271

1937—3 BR Condo, \$185,000. Contact Mickey Pease 679-6271.

1978—3BR Condo, \$149,900. Up-dated with newer windows, heated & cooled hobby room off garage, new breaker box, open floor plan w/ French doors opening up to balcony, cathedral ceilings, spacious eat-in kitchen, private rear deck w/ a gate and stone detailing. Contact Caroline McDonald 577-7575.

NEW RESIDENTS

1841—Michael Rodgers and Alex Trickler.

Welcome to The Bluff!

BOARD OF DIRECTORS MEETING

The next Board of Directors meeting will be held on **Tuesday, October 26th at 6:30PM** in the clubhouse.

CHEROKEE BLUFF PET CORNER

Does Your Dog Want To Walk Faster Than You Do?

Like Cherokee Bluff, the city of Knoxville is very dog friendly. Unlike Cherokee Bluff, however, the city offers several off-leash parks for dogs. Check these out when your dog needs a good run.

Tommy Shumpert Park

(two off-leash areas; swimming area)

2065 Rifle Range Drive

Knoxville, TN

Dogwood Park in Victor Ashe Park

(off-leash and puppy areas)

4901 Bradshaw Road

Knoxville, TN

Note—Sequoyah Hills Park on Cherokee Blvd is **NOT** designated as such an off-leash park & tickets are sometimes issued!

Why is Pet Waste Such a Big Deal? By Janet Atwill, 1914

Our doggy's droppings may look harmless enough, but they pose a significant health hazard to both pets and humans. Pets can contract roundworms and hookworms from these droppings, and humans can contract hookworms simply from skin contact. You may find it only gross when your pooch closely inspects something left behind by another; but this contact is actually dangerous for you and yours, as well as pooch. Of course, it is less dangerous if happen to you give doggy a thorough bath and pedicure after every trip outside and you never let doggy lick your hands or face! For more information on the subject, visit veterinary medicine sites, such as <http://vetmed.illinois.edu/petcolumns/>. Thanks to all who are helping to keep our pets safe and healthy by carrying bags to collect and dispose of your doggy's droppings.

BOARD OF DIRECTORS

President: Mike Mynatt, 1911	609-7171	mmynatt@communitysouthlending.com
Vice-President: Michael Nolan, 1856	382-6260	mklman@comcast.net
Treasurer: Robbie Pope, 1873	579-1100	rjacksonpope@hotmail.com
Secretary, Vickie Norton, 1879	679-0101	vnorton@ornlfcu.com
Ted Lundy, 1859/1861	577-9170	tedsadler.lundy@gmail.com
Sandra Weaver, 2017	423-539-5550	
Rick Miller, 1885	609-2351	18rick85@att.net

Below are some important guidelines from KUB regarding Natural Gas Safety.

How to Report a Gas Leak

If you need to report natural gas service trouble, do not e-mail KUB. Instead, call **865-524-2911** to help ensure a rapid response. If you suspect a gas leak inside your home, typically evidenced by the sulfurous, rotten egg smell utilities add to natural gas flows, please follow the safety steps below without delay:

DO

- Leave the area immediately, and warn others to leave & stay clear, too.
- Go to a location where you no longer smell gas, outside of the house or building.
- Call KUB at 865-524-2911 right away. KUB will promptly send trained technicians to investigate.

DON'T

- Switch lights or appliances on or off. This could cause a spark, igniting any accumulated gas, causing a fire or an explosion.
- Use any telephone in the space where the leaking gas is—including cordless or cellular phones.
- Use any other electrical devices, including appliances, doorbells, and garage door openers.
- Smoke or use matches or lighters.
- Start or stop a nearby vehicle or machinery.
- Attempt to turn natural gas valves on or off.
- Re-enter the building or return to the area until KUB advises you it is safe to do so.

CURBSIDE RECYCLING

- Don't forget to **sign up for the curbside recycling program** at The Bluff through Waste Connections ("WC"). Individual units may sign up directly with WC at any time at a cost of \$5.00 per month. If 20 or more units sign up under a 1 year HOA contract, the cost would be \$3.75 per unit per month or less depending on how many units participate. Participating units will be given a 95 gallon container in which to collect any recyclable materials (paper, plastics, aluminum, tin, newsprint, etc.). Then the container is simply left at the curb on the designated day every other week and WC picks it up. You can also earn valuable coupons for local businesses based on the amount you recycle. Please contact the office if you are interested at (865) 573-2360 or e-mail at cherokeeb bluff@comcast.net. If you have already signed up, thank you.

PRACTICE RANDOM ACTS OF NEIGHBORLINESS!

