

WATERTREE NEWSLETTER

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My utility bill is too high! Here are some tips for saving money:

1. Turn your heat down when you are not home. Your condo should be cool when you get home from work.
2. Turn the heat down and close the door in rooms you are not using.
3. Make sure the weatherstripping on your front door is adequate.
4. If you live on the top floor, be sure there is insulation above the "hatch door" to the attic space. Caulk the hatch so warm air doesn't leak into the attic.
5. Install "draft-stoppers" on electrical outlets and switches located on outside walls.
6. Limit the length of your showers.
7. Don't trust the temperature settings on your thermostat. Use a thermometer to determine the actual temperature in your unit.
8. If you live in an upper level unit, consider adding additional insulation to the attic above your unit. Doing so has reduced utilities (winter & summer) by 40%.

Watertree is doing our part: we've converted all of our outdoor lighting to energy efficient fixtures. We installed new water heaters three years ago that are 97% efficient.

Gas vs. Electric heat – We've been asked several times whether it is still "cheaper" to heat with gas than electric. The answer is yes, though the cost for each is little closer this year than it has been in the past. If you've already converted, you're still saving money.

If you're thinking about converting, we still strongly recommend gas heat for anyone living on the lower level. Those on the top level may want to consider adding insulation to the attic before investing in a gas furnace or fireplace. Call the office for more advice.

Laundry Room Etiquette - Please be considerate of your neighbors when using the common laundry facilities. Monitor your clothes and remove them promptly when the cycles have been completed. Do not do your laundry during hours when the noise would disturb your neighbors. Clean the machines when you are finished, especially if pet hair or other debris is left in the washer and/or dryer.

Satellite Dish Guidelines – FCC rules prohibit associations from "banning" personal satellite dish receivers on balconies. However, they must conform to the following guidelines:

- Satellite dishes may not exceed 18" in diameter.
- Satellite dishes may only be installed within the exterior perimeter of the balconies.
- Satellite dishes may not be hung outside any window or on the roof.
- Cables connecting the dish to your TV may not be run outside the building.

Snow Removal - We need everyone's cooperation for the staff to implement a complete and efficient snow removal operation at Watertree. We can't plow the snow if you don't move your car.

1. Move your car to a cleared area after the staff has initially plowed the lot.
2. If you know your car will be in the parking lot during the day, leave it in the middle of the lot or in the back row **away from the sidewalk.**
3. Don't park in the corners of the lot during the day. (the snow goes there).
4. Do not allow your car to overhang the sidewalk and don't brush the snow from your hood onto the sidewalk. (pull your car into the parking lot first)
5. If you are going out of town for a few days, leave your car in the middle of the parking lot or in the back row. Don't leave it in a "prime" spot in the front row. This not only obstructs snow removal but shows a lack of consideration for your neighbors.