

Gile Hill Condo Association Newsletter

September 2021 | #1

Annual Meeting

This year's annual meeting will be held over Zoom on Tuesday, October 5, starting at 6:30 pm. Maloney Properties Inc. hand-delivered and emailed a formal notice on September 14 with the meeting link: <https://tinyurl.com/gilehillmeeting>. Meeting ID: 919 3617 1521 and passcode: 894843. The agenda and financial reports will be sent ahead of the meeting. All attendees are eligible to vote for 2022 board members.

Recycling / Trash / Hazardous Waste

Please pay attention to where you put your waste. Recyclable material goes in the right-hand-side dumpster; all other trash (including bagged dog waste) goes in the left-hand-side dumpster. Casella recently posted new signage listing what materials are accepted for recycling. As a reminder, plastic bags, Styrofoam, and bubble wrap are not recyclable at Gile Hill; unlike the rest of Hanover, we do recycle glass. If in doubt, leave it out. Contaminated recycling defeats the purpose of recycling.

No dumping. Please do not leave large items, tires, electronics, furniture, or anything else in the area around the dumpsters. L&M Service Contractors charges for each item it removes, which the condo association and Twin Pines pay for. A camera has been installed and is being monitored by Maloney. Anyone found dumping items in this area will be billed for all costs associated with clean-up. Please make your renters aware of this prohibition.

Household hazardous waste. The final collection of 2021 takes place on Saturday, October 2, at Lebanon High School (195 Hanover Street), from 9 am to noon. See the [PDF](#) for what can and cannot be dropped off.

Renters

If you are renting out your unit, you must notify the Town of Hanover by submitting the [online registration form](#)—at no cost. The town's [rental housing](#) page includes useful information about health and safety standards and other issues.

Please give Maloney your tenant's contact (and vehicle) info so that they can update their email and robocall lists for necessary notifications (e.g., snow

removal). While you're at it, make sure your own information is up to date as well. As a landlord, you are responsible for keeping your tenants informed.

Parking

Please do not park on the main road for more than a few minutes (only to offload items or pick someone up). Please leave your flashers on, and do not park on the sidewalks, which damages them. Vehicles parked overnight on a roadway will be towed at your expense.

Locks

Just a reminder that all front door locks must be installed or modified by [Gatekeeper Lock and Safe](#). The Hanover Fire Department has a master key to all of our units in case they need to enter for an emergency, which includes a smoke detector alarm going off. If your lock does not match their key, they will use other means to enter. The costs associated with any damage will be charged to the unit's owner—not the condo association.

Air Source Heat Pumps

In June, several owners in 4 Gile and 7 Gile had Mitsubishi air source heat pumps (ASHP) installed by [ReVision Energy](#). According to its website, a "heat pump can heat or cool a space up to 2-3x more efficiently than other electric heating/cooling equipment." At the Town's request, landscaping to camouflage the compressors will be planted this fall or next spring. The involved owners are to be commended for working together to find an energy-efficient solution and an experienced installer.

Complaints / Compliments / Questions

Please contact any of the following:

- Maloney Property Management
gilehill@maloneyproperties.com
- Gile Hill Homeowners Board Email Group
gilehill-coa-board@googlegroups.com
(This goes to all current board members.)
- Gile Hill Condo Owners Association Email Group
<https://groups.google.com/u/0/g/gilehill-coa>
(Use this link to subscribe if you haven't already.)