



Killington Gateway II Newsletter

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August/September 2021



I can't believe summer is almost over and we are heading into fall. While fall is my favorite season, summer is way too short around here. I hope everyone that has been here has been able to enjoy everything the area has to offer.

Joan

Project Updates

After a few months waiting for delivery, we have a new front door! We are awaiting its painting.

The staining of the back walkway and front steps is complete. Thanks to Paul Tupay and Joan Lamarca for their efforts.

Recent Gas Leak / Emergency Entry

Recently a gas leak was noticed by a unit owner. Calls were placed and Keyser Gas responded quickly. Unfortunately, they were not immediately able to enter the unit as they did not have the needed code, and neither did TKG, our management company. Luckily a neighbor had the owner's phone number and Keyser Gas was able to connect with them to get the code they needed. I can't

help but wonder what would have happened if they could not have gained entry? At the very least the door would have been broken down to gain entry.

I want to emphasize the importance of TKG to have a key or access code to all units as per condo rules. In the event that damage occurs as a result of forced entry in an emergency situation the cost to repair any damage is the unit owner's responsibility.

I know TKG recently sent out notices to those who need to provide codes or keys. I want to thank all who have responded by doing so.

Thankfully, the source of the gas leak was discovered and everyone was safe. I can't stress enough the importance of management having emergency access to all units.

Upcoming Projects

The front walkway and side patio by the game room were scheduled to be redone sometime this fall; however, the costs have skyrocketed due to supply chain issues, so the Board is going to try to obtain better quotes.

Both the basement and game room are in need of new heaters which will be replaced before winter.

Keyser Gas

Keyser Gas has been to KGII to turn on the gas and all pilot lights. Access to all units was not possible as TKG did not have codes or keys to all the units that have changed their locks. Anyone who at this point, is in need of having their pilot lights turned on will need to call Keyser to make those arrangements.

844-768-0596

Upcoming Board Meeting Schedule:

Date Meeting	Time	Call In Number
October 2, 2021 Board Meeting	8:30 AM	Dial in: 1-605-475-3220 access code: 538128
October 2, 2021 Annual Homeowner Meeting	10:00 AM	Dial in: 1-605-475-3220 access code: 538128

Due to the pandemic, we will not be meeting in-person at Gateway, as we typically do for this annual meeting; however, we will have a conference call instead, as we did last year due to the pandemic.

One key order of business will be the annual Board election. This year the Board seats currently held by John Lydon and Joan Lamarca will be expiring, so there will be a vote to fill these open Board seats.

We encourage all owners to engage with the business of our Association by participating at the quarterly Board meetings, providing feedback to our communications, and keeping the Board informed if there are issues concerning our building. Most of all, owner engagement is encouraged by taking advantage of the opportunity to run for a seat on the Board of Directors.

This year your proxy form will be sent to you by email. The email will have a Google form as a hyperlink that will serve as the proxy form. You just need to open the email, click on the link, respond to the proxy by entering your email address, clicking a box or two, and hit submit. You will receive a confirmation with your completed proxy information for your records. The Google form will need to be completed by September 30.

Kuddos

Paul Tupay for powerwashing the front steps and walkways and subsequent staining

Anonymous...donations of the 6 white chairs to the pool area

Contacts

TKG (The Killington Group)

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Board Members

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