

# The Empress Condominium

## Empressions

Quarterly Newsletter

January 2025

*Greetings Empress Family,*

*Another year gone by! As we close 2024, let's all be thankful for what goodness the year has brought us. But also please be sure we remember the Empress family members who we lost, those who are less fortunate than us and those that are still trying to recover from Hurricane Milton. Let us also eagerly look forward to what 2025 holds for all of us!*

*The biggest project we had in 2024 was the building painting. I can't emphasize enough how efficient and thorough the crews from Twin Palm Painting were in getting the job done in such a short time period. Jeff and Mario should also be commended as they were very instrumental in expediting this project.*

*The entire pool area also had a make over. The pool and spa tiles were cleaned and caulked and the coping on both the pool and spa were freshly painted. Jeff and Mario then pressure washed and re-sanded the pool deck giving the entire pool area a fresh, new look!*

*In between the many projects, Maintenance also worked diligently on replacing the ceiling tiles in all of the Common Areas. They still have some areas to complete but are working on it in between the 'emergencies' that call them away from this job.*

*Unexpectedly, one of the two electronic controllers to the domestic water pumps stopped working; these are used to draw the domestic water into all of the units. We again were very fortunate to find a contractor from who we could purchase the controller, the part was ordered and we were back in business with two pumps within a short amount of time. While we were waiting for the controller to arrive, we took the motor off and had it refurbished and it now looks brand new! We are being proactive and have ordered a second controller and once it is replaced we will also have that motor refurbished.*

*As we enter this new year, please know that the Empress team will keep working hard to make sure your home lives up to the reputation as being....The Jewel of the Isle!*

*My very best wishes for a happy, healthy and blessed New Year!  
Have a blessed day!*

*Deb*



### **Empress Board of Directors**

**Bill Borland  
President**

**Jaimie Kiefer  
Vice President**

**Carl Valdiserri  
Secretary**

**Mike Vinyon  
Treasurer**

**Lee Schuster  
Director**



***Empress S.I.R.S. Report  
(Structural Integrity Reserve Study)***

*As is now required by Florida State Law, the Empress S.I.R.S. Report has been filed with the appropriate authorities and a copy posted to Enumerate for owners to see. If you would like a printed copy, please notify the Office and you can have it either emailed to you or a copy can be printed for you.*



***Christmas Tree 2024***



***How to survive Hurricane Milton....***



***The Empress Staff wishes  
you and your family  
a Happy and Blessed Holiday Season!  
Deb, Jeff & Mario***

## ***IMPORTANT TO REMEMBER***

*Please review the  
Empress Rules and Regulations  
for contractors working in the building  
and when doing any renovations, please  
submit a Remodel Application and  
Agreement to receive the  
necessary Board approval.  
No renovations will be able to begin until  
permits are received in Office!*

## ***REMINDER TO PET OWNERS***

*With the new year approaching,  
please make sure you furnish the  
Office with updated veterinary  
records for your furry friends.*



*Please remember to refer to  
Empress Rules & Regulations  
#33 & #34*

- '33. Each person or group of persons visiting or servicing a residential unit shall register at the office. This includes guests, real estate agents, vendors, repair/maintenance personnel and others.
34. Overnight guests shall register at the office, inform the office of the length of stay, and obtain a temporary parking permit for their vehicle(s)."

## ***WELCOME NEW OWNERS***



*Suellyn Doane  
Unit #102*

*Russell & Stacy Collett  
Unit #1401*

## ***COMING SOON***

***Empress Annual Meeting  
Monday, February 3, 2025  
at 7 p.m.***

 ***Mark your calendars!*** 



## ***IN MEMORIUM***



*Tom Hammerle, unit #301,  
a longtime member of the Empress Family,  
passed away unexpectedly  
on November 23, 2024.  
He will be greatly missed by all.*



***Empress Holiday Help***

***Lobby Christmas Tree 2024***



***SOCIAL COMMITTEE***

***WOW ... it's December already! The Empress Social Committee has been in a pre-season lull – October: Halloween party, November: Thanksgiving party cancelled due to too many people celebrating intimately with family and friends (isn't that what its all about?) and December: Christmas hors d'oeuvres party before the "Big Day".***

***We had our Empress Book Club meetings in September and October – they started out small, but with returning owners and renters, the numbers are increasing! Thanks to Sherie MacGregor and Shelly Mahoski for hosting the first two meetings. December's book: Lessons in Chemistry hosted by Pat Mulhern. Upcoming book in January: As Long As the Lemon Trees Grow with Sue Gedney.***

***To all our new owners and renters, we'd love to see you at our functions – check the Mail Room and flyers in the Lobby – we're a great condo with great people ("snowbird" owners and returning renters are welcomed, too )***

***Enjoyment Books are for sale - \$35 cash or check. See poster in Mail Room/Lobby.***

***Empress Social Committee***

# Empress 2024 Review



