



SUNRIDGE

Summer 2016

Volume 4 Issue 3

IMPORTANT STUFF

Property Manager:

Avon Property Management

Jeff Lineback

970-949-1267

Fax: 970-949-1995

Parking Registration:

970-949-1267x2

www.sunridge2.com

Twitter: @Sunridge_2

Accountant:

Spaeth and Company

970-328-2593

www.spaethandco.com

Mailing Address:

PO Box 2621
Avon, CO 81620

Physical Address:

1050 (A-E) & 1061 (F-R)
W. Beaver Creek Blvd.
Avon, CO 81620

TEXT ME IF YOU CAN

Sunridge now has the ability to text the manager. Feel free to text any questions or comments to 970-306-4147.

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SUMMER RULES!

We hope everyone is enjoying their summer and staying cool. As with the changing of the seasons, so goes the focus on the rules. Please be advised on the following tips for a hassle free summer:

1. **Please do not keep planters or any other unsecured item on the balcony railings.** This has proven to be very dangerous to the people below and will be strictly enforced. Please contact the manager for approval on any secured items.
2. Bikes cannot be hung from the rafters or over the railings. Bikes cannot be stored in the hallways or anywhere around the property. Also, please do not screw or hang anything from the balconies or siding.
3. Children must be supervised at all times and cannot run or play in the hallways.
4. All vehicles must have a valid permit and all guest must be registered. Any vehicle not registered will be subject to booting by AAA Booting at a cost of \$120.00
5. The parking lots will be monitored by security on the 3rd of July for the Avon Fireworks. This will be all day and guest parking will be limited. More info will be given as we get closer.
6. Please do not hang or dry clothes, rugs, tents over the railings.
7. No charcoal grills allowed on deck or within 25 feet of buildings.
8. Quiet Time is between 10pm-8am and music cannot be heard at anytime from your unit or vehicle.

Insurance Tip:

All units should have a water and sewage rider on their owners policy.

It is also highly advised to have a \$10,000 loss assessment rider as well, which is the amount of Sunridge's deductible.

Power Washing

We will be power washing the hallways shortly and will put notes on doors when this will happen. We will also be doing some touch up painting shortly afterward, which will conclude any planned projects for the summer.

Dog Owners!!

Please remember your dog must be on a leash at all times on Sunridge property.

Always immediately clean up after your dog and please report any violations to the manager.

Any violations will also be reported to the Eagle County Animal Services and the Avon Police

Sunridge Rules also state that tenants cannot have dogs, so please remember to always be considerate of your neighbors.

Guest Parking Registration (970) 949-1267 x2



Recycling Guidelines:

PO Box 2621, Avon CO 81620
970-949-1267 fax 970-949-0112
www.sunridge2.com

1: NEWSPAPER AND OFFICE PAPER

Place loose newspaper, including inserts and office paper in the bin. No phonebooks, magazines, junk mail, or day-glow paper.

#2: CO-MINGLED GLASS, PLASTICS (#1-6) AND ALUMINUM

Glass: please remove lids and rinse the bottles and jars. All colors of glass are currently accepted. No ceramics, light bulbs, plate glass or glassware.

Aluminum Cans: All aluminum or steel food cans. Please rinse and flatten.

Plastics: Please rinse and remove lids. Flatten large containers. Acceptable plastic containers will have a recycling stamp on it like the chart below. **No plastic grocery bags.**

Plastic containers must have the following symbol:



Need a copy of any HOA files?

FROM THE MANAGER

Hello,

I hope this letter finds everyone doing well.

We had a very productive meeting on June 20th and I wanted to thank the owners that attended and also provided their input on various issues.

As we navigate and understand the updating of your declarations, we are getting closer to sending out a first draft for everyone's review.

There is no time table for this process and we want everyone to feel comfortable when the new

documents are finished.

The board will be doing some work with the attorney over the next month to help clean up and understand all provisions.

We will update all owners as we get closer to formulating the official first draft.

Feel free to contact me anytime for updates and suggestions.

I also wanted to give you a heads up regarding keys. As you may know, the HOA requires all owners to provide a key for the manager to keep on file. I still do not have keys for over 90

units and the HOA will start fining all owners that have been warned.

The first fine will be \$25, \$75 for the 2nd and \$100 for subsequent violations.

Please contact me in order to arrange a key drop off and I will be happy to meet you.

Have a safe and fun summer and I look forward to seeing you around the property.

-Jeff Lineback
Sunridge Property Manager
970-949-7916



Sunridge at Avon II Board of Directors

We would like to thank the following owners for volunteering their time and dedication to making Sunridge at Avon II a better place:

President

Steve Lay
president@sunridge2.com

Vice President

Jonathan Rosman
Jonathan@sunridge2.com

Treasurer & Secretary

Rich Barnes
treasurer@sunridge2.com

Also:

Nick Antuna
nick@sunridge2.com

Dennis Havlik
dennis@sunridge2.com

Upcoming BOD Meetings

September 12th, 2016
5:30 pm
Avon Town Council Chambers

Annual Meeting

December 3rd 2016
5:30 PM
Avon Town Council Chambers

