



SUNRIDGE

Winter 2014/2015

Volume 3 Issue 1

IMPORTANT STUFF

Property Manager:

Avon Property Management

Jeff Lineback

970-949-1267

Fax: 970-949-1995

www.sunridge2.com

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Accountant:

Spaeth and Company

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www.spaethandco.com

Mailing Address:

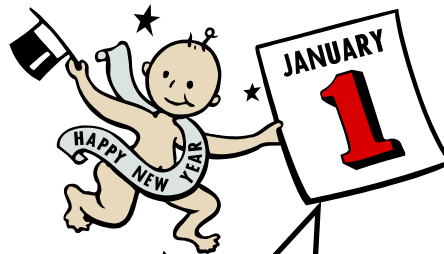
PO Box 2621
Avon, CO 81620

Physical Address:

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

HAPPY HOLIDAYS SUNRIDGE!

We hope you have a safe and prosperous 2015



Don't Forget To Register Your Guests By Calling 970-949-1267 ext. 2. Any vehicles without a permit or not registered will be booted.

Winter Parking Guidelines:

1. All vehicles must be moved within 48 hours of 2" or more of snow, earlier will be much appreciated!
2. Please arrange to have your car moved when going on vacation
3. Always remove all snow from your vehicle when moving it. This helps keep the lot clear of snow and ice.
4. If possible, move your car to a plowed spot when relocating.
5. Any vehicle not moved will be relocated and charged \$125. Unregistered vehicles will be towed.
6. Follow on twitter @sunridge_2 to receive up to date snow information or go to www.sunridge2.com to see the feed

Thinking About Converting To Gas Fireplace?

(Please remember Sunridge has no wood burning)

Any owners that still has a wood burning fireplace will have the opportunity to upgrade to a gas insert this winter.

We are currently working with vendors to find the best deal for a gas insert for Sunridge owners.

This will be similar to the window program, in which the more units ordered, the cheaper the price will be.

We will have two options for you and more information will be sent out in early January.

Recycling Guidelines:

1: NEWSPAPER AND OFFICE PAPER

Place loose newspaper, including inserts and office paper in the bin. No phonebooks, magazines, junk mail, cereal boxes cardboard 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:



Locked Out?

Please remember that the manger cannot help you if you are locked out.

You should contact your landlord or a locksmith for this service.

Thanks for your understanding.

DOG OWNERS:

Please remember that you must be with your dog at all times and a leash is required.

You must also immediately clean up your dog's poop, every time.

Camera's are being placed around the complex, which will record all activity, so please be considerate of your neighbors.

Need a copy of any HOA files?
Check out www.sunridge2.com

FROM THE MANAGER

Greetings and Happy Holidays!,

With winter in full swing, I hope everyone is ready for another fabulous season.

I would like to thank all owners who attended the annual meeting December 6th. Minutes for the meeting will be available online shortly, but this was a very smooth and productive meeting.

There are no proposed special assessments and dues will remain the same for yet another year.

During this upcoming year,

we will be focusing on maintain all of your great improvements and go back to saving money.

All owners were mailed the results from the fall safety inspection and I will be doing follow up on any units that were not inspected or had issues. There are still many units that have not given me a key, which is a requirement for all owners.

Please remember that if I do not have a key and there is an emergency requiring me to enter your unit, I must use whatever means necessary to quickly enter your unit.

Also, there are still many units without a working smoke detector and/or a fire extinguisher. This is also a requirement and will be strictly enforced.

Please feel free to contact me at 970-949-1267 for any questions regarding the inspections or to drop off a key.

I appreciate the support and cooperation that you have given our team and we look forward to making Sunridge the best place possible to live in the valley!

-Jeff Lineback

Sunridge Property Manager

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

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

Mark Luzar
mark@sunridge2.com

Secretary

Rich Barnes
treasurer@sunridge2.com

Also:

Nick Antuna
nick@sunridge2.com

Andrew Dodd
drew@sunridge2.com

Dennis Havlik
dennis@sunridge2.com

Upcoming BOD Meeting Dates

February 23rd, 2015
May 11th, 2015
September 14th, 2015

All times are 5:30 pm and location will be in the Avon Town Council Chambers.

Please contact the manger if you plan on attending.

**Annual meeting
December 5th, 2015**