

Black Feather Condominium Association Education Document 2017

Homeowner Associations have a unique role in the housing market. HOAs are developed to maintain property values, meet established homeowner expectations and lower burdens on state and local governments through common assessments.

The Black Feather Condominium Association fees are:

\$255.00 per month
\$15.00 per month if you have a garage

This includes:

Water
Sewer
Trash removal
All common area landscape maintenance
Snow removal: Parking lot, walks and mailboxes
Recreation center maintenance and cleaning
Fitness equipment maintenance and replacement
Pool and Spa maintenance
Playground Maintenance
Exterior pest control
Electricity in the common areas
Exterior maintenance on buildings
Insurance on common areas; including residence structures, garages and recreation center including roofs. (homeowner carries HO6 insurance policy).
Reserve contributions for future replacement of common components
Professional Management, website maintenance and other professional services to support the legal operations of the community.

Dues are paid monthly. The late date is the **15th** of the month. A \$25.00 late fee is charged after the 15th. The Board meets quarterly. Meetings dates, locations and agendas will be posted by the mailboxes.

Insurance is carried by:

KELLER-LOWRY, A BUCKNER COMPANY

1777 S HARRISON ST, STE 700

DENVER, CO 80210

t 303.753.8416

f 303.756.8818

Please see the Rules and Regulations for more information on the protective covenants.

Black Feather Condominium Association is managed by:

Molly Ryan

Metro Property Management

10800 E. Bethany Dr. #235

Aurora, CO 80014

Manager@MetroPropertyMgt.com

303.309.6220

303.309.6222 fax

Office Hours 8-5 M-F

Please see the website for more information for Black Feather Condominium Association at domain address MetroPropertyMgt.com