



HOMEOWNERS ASSOCIATION

Spring 2010 Newsletter

Sunwest Board of Directors:

President: Mike Lorenzo

Vice President: Kelly Dermody

Secretary: Kristaphor Shahinian

Treasurer: Sandalphon

Architectural Chair: Joseph Mellblom

Committee Members:

Community Coordinator: Erin Black

Social Committee:

Amy Amore and Rachel Bates

Mission Statement of Sunwest Homeowners Association

To establish and maintain Sunwest as a quality, family friendly, community while maintaining aesthetic appeal, and strong property values.

The Board encourages participation and input from the Sunwest community. The next regularly scheduled Board meeting is April 21st at 6:30 p.m. at 325 Conrad Drive.

Contact Info:

Countryside Asset Management Corporation (CSAMC)

Holly McElhaney 303-530-0700 x119
hmcclhaney@csamc.com

Erie Police Dispatch:

303.441.4444

Report weeds and/or barking dogs:
303.926.2821

HOA President: president@sunwest-hoa.org

HOA Architecture Committee:
architecture@sunwest-hoa.org

Sunwest Website: <http://sunwest-hoa.org>

Thanks to Val Johnson for the Sunwest logo used in this newsletter.

Kudos to Our New Property Management Company!

Countryside Asset Management Corporation (CSAMC) is working hard to help Sunwest get the best services for the best price. They have negotiated new contracts for our waste management and landscape management that will save our Association several thousand dollars a year. They have also begun a successful campaign to reduce the number of delinquent homeowner accounts with past due assessments or fines. This is exactly the kind of fiscal management we need to ensure that Sunwest remains financially solvent. The Board considers it a priority that we never have to ask for a special assessment. The Board also has a goal not to raise the amount of the annual assessment next year. CSAMC is helping us to attain these goals.

Reminders for Spring Weather

Dog owners are required to clean up their dog's poop anywhere within the Sunwest subdivision, not just the Tot Lots. For further guidance, look in the Pets section of the [Rules and Regulations](#). For dog owner's convenience, there are plastic bags available at the Tot Lots to collect doggy doo. Also be mindful that your neighbors may be enjoying the warmer weather by leaving their windows open. Barking dogs are a nuisance and may result in a call to the Erie police at 303-926-2821.

It's time for weeds to start popping up all over. Weeds are the most common HOA Covenants violation (perhaps in a tie for first place with trash cans being left out in sight). You can avoid that reminder letter from CSAMC by pulling them before they get big enough to notice.

Neighborhood Block Party!

The Sunwest HOA Social Committee wants to give everyone a heads up that the next scheduled social event is a neighborhood block party to be held on Saturday, June 12th. More details will be sent out by email invitation soon.

Newsletter Is Electronic

You may have noticed this newsletter was distributed electronically by email as a link to the newsletter on our Web site: <http://sunwest-hoa.org/Newsletter.pdf>. If your neighbor's email address is not already in the Sunwest residents email list, you should encourage them to add it by going to: http://sunwest-hoa.org/Residents_Email.asp.

Asking For Forgiveness Just Got More Expensive Than Asking For Permission

There are a number of building projects in the Sunwest subdivision that were done in the last ten years without getting prior approval from the Architecture Control Committee (ACC). Most of these projects were ultimately given approval. Some led to law suits that resulted in significant costs for the homeowner in violation of the Covenants. Please be advised that the ACC is no longer going to accept ignorance as an excuse for not getting prior approval from the ACC before starting work on a project. The ACC online request form is found at: <http://sunwest-hoa.org/Architecture.asp>. If a homeowner is found to have started work on a project without ACC approval that requires ACC approval, that homeowner will be fined. This is regardless of whether or not the project is ultimately approved. The amount of the fine will be determined by the ACC on a case by case basis, proportional to the severity of the violation. Please refer to the Design Review section and the Fines section of the [Rules and Regulations](#).

2010 Town of Erie Tree Incentive Program

Erie residents are eligible to apply for a tree certificate valid for 50% of the cost of one tree (to a max. of \$125). 1,000 certificates available in 2010 on a first come, first serve basis. For program details visit: www.erieparksandrec.com and click on Tree Incentive Information. Or, call the Tree Incentive Hotline at 303-926-2739 and leave your name and address to receive your certificate.

EVERYTHING YOU NEED IS ON THE SUNWEST WEBSITE

The Sunwest HOA Web site is at <http://sunwest-hoa.org>. Our Web site has all of the Sunwest [documents](#) available for your perusal or downloading. Also there are pages that describe the [Architectural Request](#) process, and the [Enforcement](#) and [Appeals](#) process. You can find past [minutes](#) of the HOA Board meetings, a set of [frequently asked questions](#) (FAQ), and previous [newsletters](#). You can also add your email address to our rapid response email list by clicking on the text in the left hand column that says "[Sunwest Residents Click Here!](#)"

Send questions or comments for the Board to president@sunwest-hoa.org.



Second quarter HOA fees of \$145 are due April 1st. Please use your blue coupon sheet or automatic checking debit when making a quarterly assessment payment.