

QUAIL CROSSING HOA June 2017

NEWSLETTER

Edition 17-02

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Greetings to All Quail Crossing Homeowners:

Summer is here so it is time to spend some time outdoors and enjoy the great state of Colorado. If walking in the community, be certain to keep pets on leashes. It is also important to remember to immediately clean up after your pet. Take along a baggie with you to pick up waste and to dispose of it properly. By taking a few simple steps to clean up after your pet, you can contribute not only to the beautification of the community, but also towards the elimination of one of the most irritating nuisances. Thank you for your cooperation!

If you are planning on making upgrades to your property or having to install a new roof due to the high winds and hail storms over the last few months, be sure to let the HOA know! Architectural Review Applications are required for all changes on the exterior of the home. Please be aware that all homes must be roofed using the original color of shingles—Owens Corning “Driftwood”, as all shingle brands have a similar color. An ARC Application is posted on the HOA’s website or simply contact the Foster Management for a copy of the form. All ARC Applications should be submitted to the management company to begin the process.

If you are planning to paint your home, there are 30 paint schemes available for use within the community. Should you wish to make a change to the exterior color of your home, please request to check out the exterior color book from Foster Management Office, then submit your color selection prior to beginning any work. The approval process typically takes less than 10 days, so please plan accordingly when submitting requests.

Anyone wishing to head up a social committee is requested to contact Foster Management. A social committee heads up events for the community such as Summer BBQ’s and Picnics, Ice Cream Socials as well as involvement in the City of Longmont’s Neighborhood Group Leaders Association. Your neighbors aren’t the only ones who will benefit from your volunteer endeavors. Participating in a community activity can also provide networking opportunities that can benefit your career and your social life. Contact Foster Management to see how you can get involved in the community.

If anyone has any questions or suggestions, we invite you to attend an upcoming Board Meeting. Meeting schedules are posted on the HOA Website. Your input would be greatly appreciated.

Respectfully,
Quail Crossing HOA Executive Board

Please visit the community website for information and downloads for the community.
Simply go to -

QuailCrossingHOA.org

Register for an account on the HOA Website to receive emails from the HOA.



Making changes? Don't forget to get approval first!

Homeowners must submit appropriate documentation, plans, sketches, etc. prior to making an improvement on the Property of any Site. The importance of this requirement cannot be overstated when you consider the reason for such a restriction. Membership in a community association requires compliance to pre-existing conditions and regulations. One of the biggest advantages of these conditions is the protection of the property values. The value of your home is directly related to the condition, appearances and aesthetics of the community as a whole. By regulating the kind and types of architectural changes that can be done, the Association is better able to maintain the property values. Getting the Association to approve all proposed architectural changes is not just a good idea to protect your investment, **it is a requirement!** Contact Foster Management for the Application or download one from the website.

KEEP YOUR BACKYARD BUG-FREE... NATURALLY

Summer is the time for BBQ's, parties and sleeping under the stars, but bothersome bugs can ruin outdoor fun. Many people spray themselves and their lawns with chemical repellants to get rid of these pests, but there are natural alternatives that are environmentally friendly to your home and the Association. Here are a few tips to help you enjoy a bug-free summer.



- * Get Growing: Potted Cilantro, Sage, Rosemary and Mint, just to name a few... are natural bug repellants!
- * Wet and Wild: Eliminate stagnate or standing water in your yard, it provides breeding grounds for mosquitoes.
- * Going to the Birds: Setting up a few bird houses in your yard is not only a great way to enjoy the beauty of the birds but many birds like to dine on different species of bugs.
- * Candle in the Wind: When outdoors, ignite an all-natural bug repellent candle nearby to keep the bugs at bay. Brands such as BioSensory, Solay, Melo and Yankee Candle have jumped onto the debugging bandwagon and offer eco-conscious options.

IMPORTANT ITEMS TO NOTE:

- ◆ **Property Maintenance**—It is the responsibility of the homeowner to maintain their home and landscaping. All homeowners must maintain their property in a manner as to not detract from the general aesthetics of the surrounding properties. Any infractions of this responsibility will be handled in accordance with the governing documents for the Association, including, but not limited to fines, fees and liens.
- ◆ **Vehicle Storage and Parking**—Recreational Vehicles, Trailers, etc. are not allowed to be stored on the streets or driveways within the community at any time, with the exception of loading and unloading purposes, a limit of 72 hours. Unlicensed and/or inoperable vehicles are not permitted within the community, unless they are stored inside of a garage.
- ◆ **Garbage cans** are to be stored out of sight when they are not placed curbside for collection.
- ◆ **Vehicle Maintenance**—No ongoing maintenance or major repairs to vehicles is to be made on any lot outside of a garage.
- ◆ **Seasonal Decorations**—All decorations must be removed no later than 30 days after the holiday.
- ◆ **Portable Basketball Hoops** are to be properly stored when they are not in use. They must not block pedestrian traffic on sidewalks, or vehicular traffic in the streets.

All correspondence, including the Association payments are to be sent to:

**Quail Crossing HOA
C/O Foster Management
PO Box 6125
Longmont, CO 80501**

Kevin Lucas CPA
Certified Community Manager
Direct Tel: (303) 532-4148
Fax: (888) 697-8805
E-mail: Kevin@FosterMgmt.net

2017 Assessment Billings

2017 Assessments have been set at \$100 per Quarter. Statements are sent to all homeowners a minimum of 15 days prior to the due date of assessments. Please remember that Assessments are due the first day of each calendar quarter, and are considered late if not received by the 10th of the month.

If you would like to save time and postage, please enroll in the ACH Automatic Payment Program that is being offered by the Association. There are no fees associated with the service, and with the service your HOA assessments are automatically paid from your account each quarter. Please log on to the website www.QuailCrossingHOA.org to obtain an ACH Application.