

EAGLE VIEW NEWSLETTER - December 2017
P O BOX 3396
Estes Park, Colorado 80517-3396

Welcome to Eagle View New Owners:

Doug and Kathleen (G2)

Bernard and Sally (A3)

Address Box. One of the address boxes (Lantern attached to the top) located at the Eagle View entrance had blown over due to high winds and rotted posts. A new address box is in the process of being constructed (rebuilding the existing box would not have saved much in costs).

STRs. The draft amendment on the 5 night minimum has been completed. After a discussion with the attorney, the majority of the Board decided to drop the separate occupancy amendment due to the question of possible infringement with FHA rules (ie no discrimination against families). Although discrimination against families was hardly the aim (for example, for some residents living in the L building units it is sharing a wall with an STR operator who rents to 4 adults that is of concern) it was not worth the added cost in continuing to draft an amendment to ensure we are FHA compliant.

The 5 night minimum amendment includes a clause that allows for the implementation of STR rules. Future Boards could, for example, limit the additional 2 people allowed by the Town of Estes Park, to be under 12.

We will look to send out the amendment in the new year.

Governance policies. Eight of the nine required governance policies have been mailed or hand delivered to all of the unit owners in the last couple of weeks (one was returned with an incorrect address which will be corrected and sent out again after Christmas). The policies will all be scanned and available in electric format in the next few weeks.

Gutters. Atkins cleaned the gutters for all of the buildings in the last week of November. If any owners notice that there are gutters which appear to be clogged, please let a Board member know.

Snow Removal/Parking Restrictions. *“No Parking When Snow Removal Conditions Exist”* signs will be installed at the 2 northern most visitor spaces just outside of A2 and the 2 eastern most visitor spaces next to the mailboxes. The contract with the snow removal company has been modified and Ted will now plow when we get 3” of snow (instead of 2”) and he will do clean-up at 8” of snow (instead of 6”). We can see how this works out and alter it again if necessary.

The next Board meeting will be held the end of January or early February.

HAPPY HOLIDAYS!!

EAGLE VIEW BOARD OF DIRECTORS