



## **Frequently Asked Questions – Cherry Creek Country Club HOA**

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Community Manager: Rana Valentine-Yoksh

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### **WHO ARE MEMBERS OF THE CHERRY CREEK COUNTRY CLUB HOMEOWNERS ASSOCIATION?**

- Hart Development (The Estates Declarant)
- Eldorado Building Corporation (The Villas Declarant)
- Home and Lot owners in the Estates
- Home and Lot owners in the Villas
- When the Community is completed there will be 92 Estate Homes and 42 Villas Homes.

### **WHAT IS THE HOMEOWNERS ASSOCIATION RESPONSIBLE FOR?**

#### **All Home and Lot owners, including the Declarant pay dues for:**

- The fountain and landscape by the fountain
- The water feature and landscape on the south end of the Villas area
- Street maintenance and lighting (street sweeping is funded by builder's fees)
- Snow removal on the main streets in the Villas and Estates areas
- Management and administrative costs
- Common area insurance

#### **Villas Lot owners also pay dues for:**

- Central Villas water feature maintenance, electricity and water
- Landscape maintenance around the central Villas water feature

#### **Occupied Villas homes also pay dues for:**

- Landscape maintenance around their home
- Irrigation water around their home
- Snow removal
- Curbside trash removal service (one 96 gallon toter and one 96 gallon recycle toter provided at no charge) pickup on Thursday (recycling optional). Extra Recycle bins - \$20 for two, extra toter - \$110.00 each.

**Estate Lot owners also pay dues for:**

- Nothing other than what is listed as expenses paid by “All Home and Lot Owners” above

**Occupied Estate homes also pay dues for:**

- Curbside trash removal service (one 96 gallon totter and one 96 gallon recycle totter provided at no charge) pickup on Thursday (recycling optional).  
Extra Recycle bins - \$20 for two, extra totter - \$110.00 each

**IS THERE ANY OTHER ASSOCIATION IN THE CHERRY CREEK COUNTRY CLUB THAT I AM A MEMBER OF?**

In addition to the Cherry Creek Country Club Homeowners Association, you are a member of the Cherry Creek Country Club Master Association.

**WHAT ABOUT ACCESS TRANSPONDERS FOR THE FRONT GATE?**

Please contact the main gate monitor to register and obtain a transponder for the front gate. The phone number for the main gate is 303.597.0305.

**HOW DO I OBTAIN A MAILBOX AND POST?**

Mail boxes are supplied free of charge by the Association. Please have your builder contact Westwind to obtain your mailbox. Please review the Mail Box Maintenance Policy located in ‘General Notices’ at [www.westwindmanagement.com](http://www.westwindmanagement.com).

**DOES MY MEMBERSHIP IN CHERRY CREEK COUNTRY CLUB HOMEOWNERS ASSOCIATION PROVIDE ME WITH ACCESS OR MEMBERSHIP PRIVILEGES TO THE CLUBHOUSE, GOLF COURSE OR FITNESS CLUB?**

Membership privileges and access to the Cherry Creek Country Club clubhouse, golf course and fitness club are not provided in your membership with the Cherry Creek Country Club Homeowners Association. Please contact the Club front desk for information regarding membership opportunities [303.597.0320].

**WHO CAN BE ELECTED TO THE BOARD, AND WHAT ARE THE RESPONSIBILITIES OF THIS POSITION?**

Owners of the Villas Homes / Lots and owners of Estate Homes / Lots need to elect one owner from each Lot type to serve as a Director on the Board for The Cherry Creek Country Club Homeowners Association, plus one “combined” representative. The elected Directors would need to attend regular meetings and learn about the financial and fiduciary requirements of the Community. The elected Directors will be involved in setting policies for the Community and assisting in the establishment of maintenance and care standards for the Community.

**CAN I MAKE MY ASSOCIATION PAYMENT BY CREDIT CARD OR E-CHECK?**

Yes, please go to [www.westwindmanagement.com](http://www.westwindmanagement.com) and click on 'Make a Payment.' You may pay with any major credit card, debit card or by E-check. You may make a one-time payment or set up recurring payments to be deducted directly from your checking account. The E-check feature is free of charge, however there is a 3% fee for credit card transactions and a \$5.00 fee for debit card transactions.

**WHERE SHOULD I SEND MY MAINTENANCE FEE PAYMENT?**

Please send your payment to: PO Box 95854, Las Vegas, Nevada 89193-5854

**Cherry Creek Country Club Homeowners Association has been registered with the Colorado Department of Regulatory Agencies / Division of Real Estate as now required by law. The HOA number assigned to this Association is 22103.**