
Trash Holidays:

Trash pick-up will be delayed by 1 day for the following holidays:

Memorial Day

July 4th (if it falls on a Monday)

Labor Day

Christmas Day and New Year's Day (Only if they fall on a Monday)

Please make note and alert your tenants.

This schedule can be viewed at

<https://www.mountainwaste.com/pickup-schedule>

We had a very good Annual Owner Meeting in January with 28 owners present either in person or by proxy. The fiscal budget was reviewed and approved. The goal was to keep the 2024 homeowners' dues even with 2023 since the owners had to pay a special assessment for the large capital projects that were completed in the past year. These projects include the completion of the exterior painting, the stucco work throughout the complex, new concrete that was installed on the first-floor walkways and courtyards, and the patio handrails replaced with Trex.

New Board Member – We are thrilled that Matt Corbin will be joining the board. Welcome Matt!

Window Cleaning - Some owners expressed interest in having a 2nd window cleaning. Owners who would like to schedule a second exterior window cleaning at the owner's expense, please contact Jason, the property manager, if you would like your unit scheduled this spring. jason@andersonpropertymanagement.com

Gutter work - Gutter repairs have been on-going throughout the complex to help with the ice buildup on the walkways.

The next Board meeting will be Friday March 22 at 8:00am. If interested in attending, please let Jason know so we can provide you with a zoom link.

Please help out with the following:

Dogs in the center "courtyard"- The poop pickup has been bad. Unfortunately, if there is not more attention to keeping it clean, we will close it to dogs.

Parking and garage space – As a reminder per the Villas Bylaws, each unit is allowed 1 (one) parking space in the parking lot. Your garage counts as a second space. If you need to park additional vehicles, they need to be parked on the street on Elk Run. If we have to move to stronger enforcement policies, everyone's HOA dues will increase.

In addition, all vehicles parked in the Villas at Elk Run parking lot are required to have current registration.

Please do not park any vehicle longer than 10 days without moving it.

Vehicles that do not have current registration and vehicles that are not currently operational will be towed at owner's expense.

We appreciate everyone doing their part to ensure every unit gets a parking space!

Please be sure to alert your tenants about the rules. A complete listing of Villas rules and their associated fines can be found on the website: www.villasatelkrun.com
