

Summer Reminders

For the Residents & Guests at Silver Queen West

06/15/2016

Silver Queen West is a Self-Managed Association. The HOA maintains the buildings, grounds and common elements, while **unit owners or their managing agent are responsible for the interior maintenance of their unit.**

All owners, residents and guests are subject to Association rules. Each unit has been provided with an Association Manual outlining Rules, Regulations, Policies and other important information. If your unit does not have one, contact the Onsite Manager at 970-486-0222 for a replacement.

Fire Safety

- ❖ Smokers must use ashtrays on SQW property. Don't toss cigarette butts off the balcony or anywhere on the grounds where they will be a danger and an eyesore.
- ❖ Only gas grills are allowed on the balconies. All other flame sources violate SQW rules.
- ❖ Always use the ash bucket near the dumpster to dispose of ashes.
- ❖ Be sure to replace regularly the batteries in smoke alarms and CO detectors.

Parking Lots

- ❖ Silver Queen West does not have designated parking spaces. Residents, unit owners and guests are allowed to park in any convenient spot.
- ❖ **All vehicles must be properly licensed, in working condition and used regularly. Vehicles left in the same spot for 3 or more days are in violation of SQW rules and may be tagged and towed at the unit owner's expense. No vehicle, trailer or recreational vehicle storage is allowed.**
- ❖ Maximum of two parking spaces for studios, 1 bedroom, & 1 bedroom with loft. Maximum of three parking spaces for 2 bedrooms and 2 bedrooms with lofts.
- ❖ **Slow Down! There is no need to race through the parking lot endangering your neighbors, children or pets. The speed limit is 10 MPH.**
- ❖ Vehicle repairs are not allowed on SQW property.

Being a Good Neighbor

- ❖ 10 PM until 8 AM is "Quiet Time". Please be considerate of your neighbors by turning down your TV or stereo, not vacuuming and otherwise limiting noisy activities during these hours.

Balconies

- ❖ The balcony is not a storage area. Keep it neat!
- ❖ Do not split firewood on the balcony or in the unit.
- ❖ Firewood storage is limited to ½ cord.
- ❖ Children and pets are to be under adult supervision at all times while on the balconies.
- ❖ Metal edged snow shovels are PROHIBITED!
- ❖ Owners will be held responsible for damage to their deck or balcony. Protect the surface by using plastic patio furniture or rubber protectors on metal legs. Firewood should be stored in racks to eliminate contact with the surface. Grills should have a mat or something similar underneath to prevent grease damage. Patio surfaces should be cleaned using dish detergent and not harsh chemicals.

Reduce Wildlife Encounters

Be aware that bears, moose, foxes and raccoons are our neighbors.

Seeing wildlife is always a thrill, but encouraging animals to visit residential areas by feeding them is often their death sentence and a nuisance for your neighbors. Please do your part by following these guidelines:

- ❖ Observe wildlife from a safe distance. Never approach a wild animal.
- ❖ Never feed wildlife. It is illegal in Colorado and violators may receive a fine.
- ❖ Report violations to Parks & Wildlife (970) 725-6200
- ❖ Keep dumpster lids closed & latched.
- ❖ Don't leave trash or food outside units, inside vehicles or in truck beds.
- ❖ Take trash out during the daylight hours when bears are less active.
- ❖ Ground floor residents should bring bird feeders in at night.
- ❖ Keep your barbeque grill clean.
- ❖ Report wasp activity or nuisance wildlife to the Onsite Manager (970) 486-0222.

Remodeling Regulations

- ❖ The Board of Directors recently approved Remodeling Regulations. It is the responsibility of unit owners to know and understand these changes before any work begins. For more information visit: www.silverqueenwest.net