



Welcome Home!

The Bella Vista of Pueblo Homeowners Association congratulates you on the purchase of your new home and welcomes you to the community! To assist you in making yourself at home please review the following information. Understanding the Association and its role will only enhance your ownership experience. It is also important to review and become familiar with the Association's governing documents.

Association Role

As part of the Association you are an automatic member of the community. As stated in your closing documents, assessments are due to monthly to the Association.

The assessment cover services such as common area landscape maintenance and snow removal, trash service, maintenance and repair of all common areas, roads and entrance gate. Insurance and common area utilities are also included.

Assessment Payments

As a resident of the Bella Vista of Pueblo Homeowners Association, you will be paying a monthly assessment of \$150. Please visit website www.bellavista-pueblo.com to download coupons.

Gate Key

The Builder will give you the gate operator at closing.

Insurance

It is extremely important that each homeowner obtain their own insurance policy. Each owner is responsible for obtaining public liability insurance covering any claims or damage to person or property occurring in or about said Owner's individual space. Owners must also obtain casualty insurance covering individual space and

the furnishing and other property within the individual space and any betterments or improvements in respect to the condominium.

Mail Box Key

Please obtain your mailbox key at the Post Office on Fortino and Club Manor.

Trash Collection and Recycling

The Association pays for trash collection. Trash collection day is Monday and must be out on the curb by 7:00 a.m.

Snow Removal

Snow removal is provided by the Bella Vista of Pueblo Homeowners Association. The Association will remove snow from the private streets, parking spaces, driveways/alleyways and sidewalks located in the common areas. Snow removal will commence when snow exceeds 2 inches on sidewalks and 4 inches on streets and driveways/alleyways.

Website

Please refer to the website, www.bellavista-pueblo.com for other information regarding the Association, financial information and upcoming events.

Important Contact Information

Teleos Management Group professionally manages the Bella Vista of Pueblo Homeowners Association. Your community manager is Angela Elliott. To better assist homeowners, you may reach Angela or Donna with Customer Relations at 720 498 6771, or by email at donna@teleos-services.com.

Thank you for choosing to make your home at Bella Vista-

Sincerely,

Bella Vista of Pueblo Homeowners Association