



Hello CDL family!

I hope this finds you well and getting ready for the winter season. I have a lot of information to pass on now that things have settled down.

Your new Board members are:

Diane Perrigo-Hicks-President
Gary Abrams-Vice President
Roberta Ober-Secretary
Karen Kaminski-Treasurer
Judee Cathrall-Member at Large

First, I am including several documents that I hope you will look at and some to post in your units if you rent.

- Rules for owners. These are different than the ones you post. They are longer and have more information in them.
- Recycle information that we hope you will post. Main thing to know is that glass is not accepted in single stream recycle bin. You can recycle that at the Dillon Government building where we have our Annual Meetings. If glass is found in the recycle bin it will all go in the landfill.
- New HOA dues. They started on September 1st but the board has waived late fees for September so if you make it up by October 31st you will be fine. If you are paying automatically you need to make the adjustments yourself. Neither Vacasa or your bank will do that for you.
- Remember that a remodeling request document is need for any work done in your unit. This is different than a permit from the town.
- I have attached the ratified 2019-2020 budget.

Moving on...

The Board is working with Dillon to make sure you register your Short-Term Rental, (STR), unit with the Town of Dillon. This is a Town of Dillon law. Names of all rental units have been given to the town and you will be fined if you don't do it. Go to: <https://www.townofdillon.com/business-resources/dillon-short-term-rental-str> to get the information you need. It is a \$50 fee and a form. If you rent your unit for 30 or more days at a time that is not considered a STR. The laws for the County and rules for CDL

are 2 renters per bedroom plus 2 more. That means 1 bedrooms are 4 people max, 2 bedrooms 6 people max and 3 bedrooms 8 people max. There will be a fine if this rule/law is disrespected. The Board and unit owners are much more diligent in enforcing our rules. Please vet your renters and be very considerate to our neighbors. If you have an issue with a neighbor/renter, please call Vacasa at 970.468.1898 and the police, (if bad enough) at the time of the infraction. The Dillon law now states that STR units must respond to complaints within 60 minutes or they will be in violation of the law. If a single unit does this too many times, the Town of Dillon can close them down. Vacasa will contact the unit owners immediately, police if it is a Dillon law violation and consult the Board for fines and distribute them. We do keep track!!

The Board has received so much support and we really appreciate it. We work hard to represent the majority of you and the budget ratification helps us know we are on the right track. That being said, you will see fresh paint on the interior walls and new interior carpet soon. Affordable lighting options are still being discussed but that is in the near future as well. We are also working to get the landscaping in shape. We are aware that it can be better.

A new addition to our front sign will be installed if it has not been already. Our updated address, 311 W. LaBonte St., will be clear so we can get our packages and our friends can find us!

We have installed a new water monitoring system in the pool and hot tub. The law now mandates that we check the pool and hot tub water several times a day. We are now compliant. This is really good for all of our health and wellbeing.

New security locks will be installed to 4 different doors in and around the pool, laundry and basement area. Each unit will get their own code and the doors will lock at 10PM and open at 8AM as they did before. You will be alerted soon with your number. The Board has opted to see how this works before installing any security cameras.

Lastly, we have 7 new Board approved governing documents that you will find on the website as well as our updated calendar.

It has been an exciting last couple of months. Thank you all for your patience and participation in the process.

Dillon and CDL are an ever growing and changing place to live. Help us stay relevant and keep the Board informed of your needs and wants.

Please reach out any time.

Thank you.

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