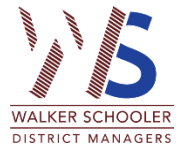


Ventana Metropolitan District

614 North Tejon St
Colorado Springs, Colorado 80903



February Newsletter **February 2, 2021**

Walker Schooler District Managers is the Manager of the Ventana Metropolitan District and is authorized to enforce the recorded community covenants for Ventana as well as all the Rules and Regulations at the Recreation Center.

** you may find copies of all the Covenants, Rules, Bylaws, Resolutions on the Metropolitan District website (www.ventanamd.colorado.gov)**

Recreation Center/ Pool News Update:

Due to COVID-19 regulations NO GUESTS are allowed at the Recreation Center. Guests are considered to be any relatives/ friends that may be “visiting” your household but not currently residing within the community.

Some highlights from COVID-19 summer operations:

- Starting January 4, 2021 State regulations has raised the occupancy limit allowed in Gyms to 25%.
 - Maximum capacity is 19 people and 25% of the capacity 4.75 people.
 - Currently 4 people are allowed to reserve for a 1-hour time slot to use the Fitness Area. Visit www.ventanamd.colorado.gov to register for a spot. (review form for reservation details)
- Current schedule to for the Recreation Center is:
 - Monday – Friday: 5:00 am – 10:00am – CLOSED – 4:00 pm – 10:00pm
 - Saturday & Sunday: 4:00 am – 10:00 pm
- Currently we are not allowing any Great Room rentals for the Recreation Center

Ventana Community Covenant Reminders:

One of the services we provide is regular inspection of the community to ensure covenant compliance. With so many new residents welcomed to the community, we realize many may not be familiar with the covenants. As you are busy getting your own houses and yards in shape, we want to remind you of some of the covenants that are intended to ensure the quality, value, desirability, and attractiveness of all property within the Community.

Overview of Violations:

- Violations issued to date 2021:
 - 17 Violations have been issued to-date.
 - 9 of them remain open; 5 of which are continuations from last year.
 - All 9 are receiving fines.

2nd Survey Idea:

- Currently Rebecca is putting together a 2nd survey for residents to be able to participate in. If you have some ideas or notice a lot of questions surrounding a certain topic please send them along to Rebecca.

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614 North Tejon St, Colorado Springs, CO 80903
(719) 447- 1777

Ventana Metropolitan District:

***** With current concerns surrounding COVID-19 the meetings are being held via teleconference, still open to the public, and the information to join these meetings are posted on the website and Facebook prior to each meeting*****

2021 Board Meetings/ Elections:

- Next scheduled meeting:
 - February 10, 2021 at 10:00am via teleconference:
You may join the meeting from your computer, tablet or smartphone.
<https://global.gotomeeting.com/join/622480501>
You can also dial in using your phone:
United States (Toll Free): 1 877 309 2073
United States: +1 (646) 749-3129
Access Code: 622-480-501
- Board Meetings are regularly scheduled to be held on the 2nd Wednesday of every month at the Recreation Center within the Community at 10:00 am. Please visit the website in case of any meeting cancellations as meetings may be canceled from time to time.

VCC Board Vacancy:

- There is currently a vacancy for the VCC Board of Directors. If you are interested in filling the position, please contact rebecca.h@wsdistricts.co.
- The VCC Board is made up of 3 board members to help enforce Covenants as well as aid in Architectural approvals or denials. You may visit the website for more information about this Board or feel free to ask Rebecca at the same email address above.

2021 – 1st Quarter Billing Highlights:

- 384 Homes as of 2/2/2021
- Reminder Letters will be sent on 2/3/2021.
- Final Collection Letter will be sent on 3/3/2021.
- 15 Liens filed to date.

Billing:

- All Ventana Residents are billed on a quarterly basis that consists of \$135/ quarter. The breakdown of the cost of dues are \$45/ quarter for Trash service (this includes one bin for trash and one bin for recycle) and \$90/ quarter for Recreation Center Dues. If you have opted to add an additional Trash bin your trash service cost should be \$54/ quarter.

Landscaping:

- The Metropolitan District is currently responsible for maintaining tracts that have been completed in Filling 1, 2, 2A, 2B, 3, 4, and 5 (visit the website for a detailed map)
- Filling 6 tracts are still the Developers responsibility to maintain, and the responsibility will transfer next spring.

If you have any questions or concerns regarding the Metropolitan District, please feel free to contact our office at (719)447-1777.



Thank you for your attention to this letter!
Walker Schooler District Managers

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