

Q &A for HOA dues (22 Station and First Ascent HOAs)

➤ Who collects the HOA dues?

Dues are invoiced by HOA accountants and collected via deposits at the lock box in Pasadena, CA. Squaw Valley does not receive payments or collect money from owners in any way. Some owners believe that Squaw Valley Hospitality (SVH) collects the money and uses this money for operations-we do not.

➤ Where are my quarterly HOA dues applied?

Each HOA decides what portion/percentage of your quarterly dues will be applied to each cost center below...

HOA DUES EXPLANATION:

- ❖ Residential Dues Assessment – for operations/management/maintenance of the property owned by the HOA such as all common area lobbies, hallways, building exteriors, spa and fitness areas, parking garage, etc
- ❖ Residential Cost Center – utilities
- ❖ Residential Reserve – replacement reserve funding, such as carpeting in the hallways, lobby furniture, etc.

➤ What do my HOA dues cover?

Utilities such as electricity, propane gas, water, sewer/septic and cable TV
Elevator maintenance and repair
Lighting replacement, painting & staining of all common areas
Fire system maintenance, Boilers for the hot water system, all plumbing and landscaping
Maintenance of hot tubs, snow removal on roofs and decks, window cleaning & pest control
All labor included in the above services
Property management fees, Insurance, Accounting, elevator phones & any legal fees incurred
Annual Homeowner meeting expenses
Reserve funding for items that need to be replaced
Garage funding for items that need to be replaced/repaired

(See attached budget & reserve study that show yearly breakdown)

➤ Do my HOA dues fund any of the social activities put on by Squaw Valley Hospitality?

No. SVH is contracted by the HOA for property management services only, such as maintenance and repair of the common areas and Association Property.

*All social activities put on by SVH are funded by money earned through the rental program, and are a completely separate business we operate. Since we earn this money through our partnerships with owners on the rental program, sometimes there will be a charge to the homeowner for such activities.