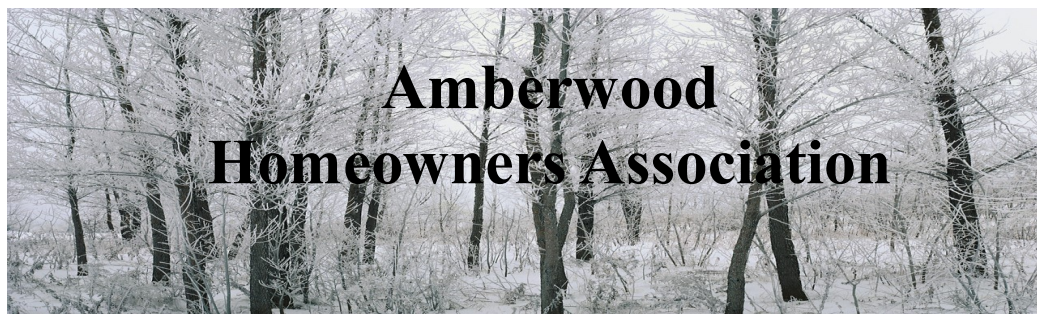


Amberwood  
Townhomes Association  
c/o Sterling Real Estate Management  
323 S. River Run Road, Suite 1  
Flagstaff, AZ 86001

Phone: 928-773-0690  
Fax: 928-773-0766  
Email: kim@sterlingrem.com



## **BOARD UPDATES**

### **2023 Board of Directors**

At the annual meeting, the members voted to elect the following individuals to serve as the 2023 Board of Directors:

Julie Sansone      Clarke Goodman  
Karl Epps      Patricia Palmer  
Greg Sampson

The Board wishes to thank Mr. David Albritton, Mr. John Zink and Mr. Cal McCloy for their years of service to the community.

### **CC&R Amendment**

This past year, the Board has worked to collect the necessary signatures to approve the proposed Amendment and Restatement of the Declaration. However, the requisite numbers have not yet been obtained.

The Amendment is necessary to combine the two (2) Associations and continue to conduct business as one HOA. In an effort to try to get the final consent forms, the Board will be personally reaching out to owners to answer questions and to facilitate the execution of the document.

**Happy Holidays!**

## **ONLINE PORTAL**

If you haven't yet logged on to the online portal, the Board encourages you to do so. The portal allows owners to do the following:

- ⇒ access their personal accounts
- ⇒ make online payments and verify accounting records
- ⇒ update contact information
- ⇒ access Association documents and applications
- ⇒ view upcoming events, meetings, and payment deadlines

In order to access the portal, a valid email needs to be on file. If you don't have an email registered yet with the property manager, please contact Kim to get an email invitation.

## **ARCHITECTURAL REVIEW**

Please recall that all improvements to your lot and residence, including landscaping, painting, sheds, satellite dishes, the installation of window tint and exterior lighting changes require review and approval by the Amberwood Design Review Committee. The application is available on the portal.

## **SNOW REMOVAL**

All owners are responsible for clearing the sidewalk in front of their residence. If you own a corner lot, you are also responsible for the sidewalk along the side streets. Please be sure to shovel the sidewalk as soon as convenient, but no later than 24 hours after the storm.