

Esprit Palm Springs – www.esprithoa.org

Greetings New Owners!

Welcome to our neighborhood and Congratulations on the purchase of your condo!!

On behalf of the Esprit Homeowners Association Board of Directors, and the homeowners of Esprit Palm Springs, we would like to welcome you to your new home and our community. Over the coming months we look forward to meeting you whether it be walking in our complex, at the pool or on the courts.

The operation of our Homeowners Association is governed by a board of volunteer directors. The Board of Directors is elected by the community to work with management to oversee the daily functions and financial responsibilities of the Association. The Board is also responsible for maintaining members' compliance with the established covenants and bylaws ("CCRs") of the Association. The CCRs govern what can and cannot be done with your property and rules and regulations pertaining to the community. Please take the time to read through the CCRs you received during the home purchase process. Copies are also available on our community website: www.esprithoa.org

Maryellen Hill & Associates is our contracted property management company. They can be reached at: 760-320-5033. Our community Manager is Cindy Anderson, ext. 225, Email: canderson@mehill.com Management should be contacted for any service issues within the community, including any complaints regarding specific CCR violations as well as any questions.

As a new homeowner, you may already have some ideas on how you'd like to improve your property. Please keep in mind, the Association has an Architectural Review Committee to help maintain the quality of our neighborhood. Its function is to evaluate plans for all exterior landscaping, repairs and/or remodeling (including: painting, patios/decks, satellite dishes, antennas, fencing, landscaping, exterior lighting, trees, bushes, plants, second story hard surfaces, replacement roofs, etc.) to ensure compliance with all CCRs. The purpose of this review is to protect our scenic environment and maintain the value of our homes. All modifications to the exterior of your property (and some interior), must be submitted to the Architectural Committee for approval before any work begins. If the work is started without prior approval, the homeowner risks being cited for a covenant violation and may be required to alter or remove the changes at significant additional cost.

Please visit our website: www.esprithoa.org for answers to questions many new homeowners have and forms that will help you get off to a smooth start. Membership to website is required to access hidden documents. Please follow instructions of website to gain access.

Again, welcome to Esprit Palm Springs! We look forward to you falling in love with this community as much as we have. We know you'll find our neighborhood is a great place to live and we hope you enjoy our complex.

***Esprit Palm Springs Homeowners Association
Board of Directors***