

HKOA Member Acknowledgment Form
Rev. March 2024

The Hotchkiss Owners Association (HKOA) has been incorporated and organized to care for certain aspects of the community for the enjoyment of Hotchkiss residents and their guests. Owners automatically become members of HKOA, notice of which is confirmed by a registered Encumbrance on title to the owner's lot.

Qualico Communities Calgary, on behalf of Hopewell Hotchkiss Land Corporation, has incorporated the **Hotchkiss Owners Association (HKOA)** as the party which will be responsible for the operation and maintenance of certain areas within Hotchkiss.

The HKOA will also provide certain financial and administrative services including the membership notices and the collection of fees from the members. These fees are necessary to fund the operations of HKOA and the maintenance of certain areas of the community.

The operations of the HKOA may be expanded to include other functions which are of common benefit to its members, as established by the Board of Directors of the HKOA.

Owners of single family and multi-family residential lots are all automatically members; they are required to remain members of the HKOA and will be responsible for the timely payment of membership (Encumbrance) fees to the Association. The Developer's representatives will control the Board of Directors, which directs the Association until the Developer ceases to control the board, which will then be controlled by the residents.

Encumbrances

The Developer has registered an Encumbrance on the title of each single family and multi-family residential lot to secure fee payment to the HKOA. In any given year, the HKOA may choose to charge an amount other than that provided for in the Encumbrances, subject to the limitations in the HKOA Bylaws.

Fees for 2024-2025 are \$195.00 + GST (**\$204.75 total**). Upon closing of the initial real estate purchase, the encumbrance fee amount is pro-rated from possession date until **March 31** and is payable by the buyer in one lump sum upon possession. Subsequent encumbrance fees must be paid on an annual basis. The fiscal year for HKOA is **April 1 to March 31**.

Fees are levied and payable **April 1** each year. Interest charges begin accumulating **as of April 1 on fees not paid on or before April 30** of each calendar year, at a rate of 18% per annum. In **March** of each year, you will be mailed your fee notice, which must be paid in one lump sum, by cheque, made out to **Hotchkiss Owners Association**.

Please visit our website at www.hotchkissoa.com or email us at admin@hotchkissoa.com for more information.
