



Welcome! to the Park Avenue Homeowners Association (PAHA)

We are so glad you are here. If you are new to the south side of the river and Burnsville/Apple Valley area, you are going to love our community. It is clean, diverse and friendly.

Here are some things you need to know:

Trash/Recycling

- Your monthly Association fee pays for your trash & recycling removal. Do not establish a personal account with any garbage company. We have an established account with Buckingham and your monthly fees cover this service.
- We utilize Buckingham for our trash and recycling removal. They provide your bins. If your bin(s) gets damaged, please contact LuAnn Rocha at lulu55076@gmail.com or 952.382.5281 to get your bin(s) replaced.
- Bins need to be out at the curb by 6:30am on Tuesday mornings.
- Bins need to be returned to your garage by 11:59pm on Tuesday night (City Ordinance).
- Trash and recycling containers must be stored inside the garage except for on pick-up day.
- For more questions on disposal & the recycle center, holiday calendar, etc. visit Buckingham website at: buckinghamcompanies.com.
- For questions on hazardous waste material visit the Dakota County website at: co.dakota.mn.us/Environment/Residential/HHW/Pages/default.aspx. They have several options available to you depending upon your product.
- Burnsville's recycling services are provided through Dakota Valley Recycling (DVR) visit the website at: dakotavalleyrecyclingmn.gov/ and co.dakota.mn.us/Environment/Residential/Recycling/Pages/default.aspx

PAHA Monthly Fees:

- Monthly Association fees are due on the 1st of every month. These fees change yearly starting July 1st due to general increases in insurance and maintenance fees. Please contact Kathy Carlson, at 952.215.7578 or kathycarlson1@comcast.net if you have any questions around monthly fees. You will be advised if this fee increases and the amount.
- There is much discussion around our monthly fees at our Annual Meeting in June, which we encourage you to attend.
- This fee covers:
 - Maintenance: garbage removal, snow removal, lawn care, irrigation system, etc.
 - Capital Repairs: roofs, chimneys, driveways, etc.
 - The Association insurance policy.
- Payment is required through an electronic withdrawal, unless other arrangements have been made. If you are paying manually, consult your invoice for the mailing address. To arrange the electronic withdrawal, please contact Kathy Carlson.
- A late fee of \$30 will be assessed for payments received after the 10th of each month.

Insurance:

- Your monthly Association fee pays for the exterior of your home including the exterior studs (drywall is not included). Any loss to these areas would be considered a covered loss under our association's homeowner's property policy. Contact Kathy Carlson at 952.215.7578 or kathycarlson1@comcast.net to file a claim.
- All other portions of your home are the homeowner's responsibility. To manage this coverage, you **MUST** carry an H06 or equivalent insurance policy that includes a loss assessment coverage of at least equal to the Association policy deductible. Contact Kathy Carlson at 952.215.7578 or kathycarlson1@comcast.net to know the current loss assessment coverage level.
- A current copy of the Declaration page of your policy showing the loss assessment coverage **MUST** be provided upon renewal to the Board. This page can be sent by you or your insurance agent to Kathy Carlson at kathycarlson1@comcast.net.

Internet/TV:

- Internet/TV access is the homeowner's responsibility.
- Cable wiring is subject to the limitations established by the Association. See the Installation of Cable document located in the Architectural Controls section of this booklet.
- Satellite Dishes are PROHIBITED.

Parking:

- The City of Burnsville will tow your vehicle if you park overnight on the street, regardless of day or season. Overnight means 2 am – 6 am. THEY ENFORCE THIS RULE. <https://burnsvillemn.gov/527/Overnight-Parking>
- The City of Burnsville also monitors unused vehicles parked in a driveway for an extended period of time. If you have a vehicle that is non-operational, you will want to do something with it before they provide you with a ticket. This is also addressed in the Association's By-Laws. We follow this same rule.
- Please see Architectural Controls, Rules and Regulations section related to recreational vehicles.

Snow Removal:

- Your monthly fees pay for snow removal. We currently contract this work with Garden View Lawn and Snow.
- The homeowner is responsible for removing 1.5" or less of snow fall.
- Sanding and/or salting due to icy conditions is the homeowner's responsibility.
- The homeowner is responsible for clearing snow off and around vehicles left in the driveway. Snow removal services will not remove snow around vehicles, and may hesitate to avoid your property all together if they have concerns over harming stationary vehicles left in the driveway.
- Sidewalks and front steps need to be free and clear in order to be shoveled. Snow removal services will not move obstacles, decorations, etc. that are in the way.
- Snow removal operations shall occur during new accumulations of 1.5 inches or more (including sidewalks and drives).
- All lots, driveways, sidewalk entries and steps will be plowed completely one time prior to 7am on the day following the cessation of snowfall.

- Upon heavy or constant accumulation of snow overnight, the contractor will perform a minimal pass before 7am, which consists of a plow from the front door down to the street. This occurs at the sole discretion of the contractor when ample time does not permit for a complete plowing of the driveway and snow cessation is before 2am.
- If snow continues over 2.5", the contractor will continue to plow throughout the day at their discretion. A complete plowing will follow snowfall cessation within 24 hours.
- Their work is often subject to when Burnsville plows the streets. Driveways cannot be fully plowed until the city plows.
- If you have concerns about your snow removal, please contact Joelen Hansen at joelen626@gmail.com or 952.679.0196.

Lawn Care:

- Your monthly fees pay for lawn care. We currently contract this work with Garden View Lawn and Snow. They usually come every week on Mondays, weather permitting.
- Your yard must be free and clear of all items, including animal waste, toys, pools, lawn furniture, etc. – anything that will cause difficulty for the crew to readily care for the lawn.
- The crew will also provide landscape trimming. If you have shrubs/bushes that you do not want touched, contact Kathy Carlson at 952.215.7578 or kathycarlson1@comcast.net.
- Our contract calls for spring clean-up as soon as the weather permits and ground conditions allow. This includes sweeping of driveways prior to May 30th. All shrubs will be trimmed twice per season. They often lay fertilizer, so be aware of their signs to protect pets and children.
- Fall clean-up will be completed by October 31st, weather permitting.
- The homeowner is responsible for maintaining/weeding plantings and/or rocks under the deck and flower beds. See Architectural Controls, Rules and Regulations section for details.

Irrigation System:

- Your monthly fees pay for irrigation/watering system that was established several years ago. We currently contract this work with Northland Irrigation.

- Each year, faucets need to be turned on in the spring and off in the fall to manage outside water & to prevent pipe freezing/bursts. **THIS IS IMPERATIVE.** Once the water is turned off for the season, the outside water must not be turned on. While facing the garage, if you are on the left side unit, you are in charge of the water for that building. The shut off valve is inside in your downstairs utility room.
- You will get updates from the Board when to turn the water on and off. A Board member may stop by to ensure that this occurs, as it is **CRITICAL** to the entire Association that this be managed properly. The other option is to contact Anne Schwartz to let her know you have managed your waterspout. She can be reached at avschwartz712@cs.com or 952.431.7314 for any questions or concerns regarding irrigation.
- The irrigation system is activated and managed through the direction of the Board, and its usage is dependent upon rainfall.

Finally, please also read the section on **Architectural Controls, Rules and Regulations** concerning areas around the outside of your home for details (i.e. bird feeders, flags, holiday decorations, recreational equipment, outside storage, flower containers, etc.). There are a lot of details surrounding what is acceptable in that document. We have an interest in keeping the association area clean and consistent.

Welcome to our community,

PAHA Board of Directors