

**WILLOWS AT TELLURIDE CONDOMINIUM ASSOCIATION**  
**2024 ANNUAL DISCLOSURES**  
**January 01, 2024**

The following information is provided to Members of the Willows at Telluride Association (“WTCA”) pursuant to C.R.S 38-33.3-209.5:

1. The name of the association is Willows at Telluride Condominium Association, a Colorado nonprofit corporation.
2. WTCA’s mailing and physical address is:  
**Mailing Address:**  
P.O. Box 3071  
Telluride, CO 81435  
**Physical Address:**  
250 East Pacific Avenue  
Telluride, CO 81435  
  
Phone: (970) 728-5515  
Fax: (970) 728-1415  
Web: [www.jarmikproperties.com](http://www.jarmikproperties.com)  
Email: [jarmikpropertymanagement@gmail.com](mailto:jarmikpropertymanagement@gmail.com)
3. WTCA does employ a management company named Jarmik Property Management, Inc.
4. The name of the common interest community managed by Jarmik Property Management, Inc. is “Willows at Telluride Condominium Association.”
5. The initial General Declaration for Willows at Telluride Condominium Association was recorded on December 11, 2003 at Reception No. 362645 in the records of the San Miguel County Recorder. The Amended Declaration was recorded on May 10, 2005, at Reception No. 366054. The General Declaration is available on the Jarmik Property Management, Inc. website under the “Declarations” link in “Governing Documents” division of the Willows at Telluride Condominium Association section and may also be obtained from Jarmik Property Management, Inc. upon request by Judi Balkind at (970) 728-5515.
6. WTCA’s fiscal year commences on January 1.
7. WTCA’s monthly assessment rates for 2024 can be found on the Jarmik Property Management, Inc. website under the “Budget” link and may also be obtained from Jarmik Property Management, Inc. upon request by Judi Balkind at (970) 728-5515.
8. WTCA’s annual financial statements are available on the Jarmik Property Management, Inc. website under the “Budget” link and may also be obtained from Jarmik Property Management, Inc. upon request by Judi Balkind at (970) 728-5515.
9. Copies of WTCA insurance policies are available on the Jarmik Property Management, Inc. website under the “Insurance” link and may also be obtained from Jarmik Property Management, Inc. upon request by Judi Balkind at (970) 728-5515.