

# LCM PROPERTY MANAGEMENT, INC.

1776 SOUTH JACKSON STREET SUITE 300  
DENVER, CO 80210

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June 16, 2017

Dear Cobblestone Village Homeowner:

We are pleased to inform you that the Board of Directors of the Cobblestone Village Homeowners Association has contracted with LCM Property Management, Inc., as your new management company. Effective July 1, 2017, your new contact information is:

**Mailing Address for Correspondence:**

LCM Property Management, Inc.  
1776 S Jackson Street, Suite 300  
Denver, CO 80210

**Mailing Address for HOA Payments:**

Cobblestone Village HOA  
c/o LCM Property Management  
PO Box 5568  
Denver, CO 80217-5568

**Management:**

Marilyn Ruybal

Phone: 303-221-1117 Ext. 105

Fax Direct: 303-962-9392

e-mail: [mruybal@Lcmpm.com](mailto:mruybal@Lcmpm.com)

**Billing:**

Allison Weiss

Phone: 303-221-1117 Ext. 108

Fax Direct: 303-962-9382

e-mail: [aweiss@Lcmpm.com](mailto:aweiss@Lcmpm.com)

After-Hours Emergencies: 303-221-1117 Option 2

Enclosed is your statement of account. This statement reflects your July 1, 2017 regular monthly assessment only. Any other activity -- such as prior balances or payments you have made directly to CMS, your prior management company -- will be updated on your account and reflected on a subsequent statement. If you have not made your July 2017 payment, or if you are aware of any amounts you owe to the association, please make a payment by mailing your check, made payable to Cobblestone Village, along with the bottom portion of your statement, using the enclosed windowed envelope. If you have already made your July 2017 payment and you do not owe any other amounts to the Association, please disregard the enclosed statement.

**It is very important that you do not use any prior payment coupons, statements, or remittance slips or prior account numbers from the previous management company. When making your assessment payments, be sure to make your checks payable to Cobblestone Village Homeowners Association. Do not make checks payable to LCM.**

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## For payment by check or for payments sent from your bank:

Payee: Cobblestone Village Homeowners Association  
Mailing address: c/o LCM Property Management  
PO Box 5568  
Denver CO 80217-5568

The PO Box address for payments by check also appears on your statement. **Please do not send payments to our Jackson Street address.** If you are currently using an online bill pay system, or if you are having your bank mail an automatic banking draft for your monthly assessment payment, please be sure to change the payment mailing address and account number to reflect the new P.O. Box address and your new account information. Your new account number is shown on the bottom right of your statement as **Account Number: xxxxxxxx**.

If you were set up on ACH with CMS to automatically pay your HOA assessments, please be advised that this service through CMS will be discontinued June 30, 2017. If you would like to continue this service through LCM, please fill out the enclosed autopay (ACH) form, attach a voided check, and either email it to [ach@Lcmpm.com](mailto:ach@Lcmpm.com), fax it to 303-962-9382, or mail it to LCM at the above LCM mailing address. This ACH service can begin with your July 2017 payment if we receive your completed form with your voided check by June 30, 2017. Your bank account will be charged for your assessment payment sometime after the 4<sup>th</sup> of each month. This service only pays recurring assessments and will not pay any non-recurring charges or past balances owed to the association. There is no fee to the individual homeowner for this service.

LCM also provides owners the option to pay assessments by credit card, debit card or echeck. Please note that third-party charges will apply for credit card, debit card or echeck payments. Watch for new links on your current website at [Cobblestonevillagehoa.org](http://Cobblestonevillagehoa.org) for information regarding these payment services.

Please contact us should you have any questions.

We look forward to serving you and your community.

Sincerely,



Robert C. Weiss – President  
LCM Property Management, Inc.