

**BOOMERANG LODGE HOMEOWNERS ASSOCIATION**  
**2024 ANNUAL DISCLOSURES**  
**January 01, 2024**

The following information is provided to Members of the Boomerang Lodge Homeowners Association, Inc ("BLHA") pursuant to C.R.S 38-33.3-209.5:

1. The name of the association is Boomerang Lodge Homeowners Association, Inc., a Colorado nonprofit corporation.
2. BLHA's mailing and physical address is:  
**Mailing Address:**  
P.O. Box 3071  
Telluride, CO 81435  
**Physical Address:**  
154 S. Tomboy St.  
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. BLHA 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 "Boomerang Lodge Homeowners Association."
5. The initial General Declaration for Boomerang Lodge was recorded on November 18, 1980 in Book 389 at Page 987 in the records of the San Miguel County Recorder. The General Declaration is available on the Jarmik Property Management, Inc. website under the "Declarations" link in "Governing Documents" division of the Boomerang Lodge section and may also be obtained from Jarmik Property Management, Inc. upon request by Judi Balkind at (970) 728-5515.
6. BLHA's fiscal year commences on March 1.
7. BLHA'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. BLHA'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 BLHA 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.