

**Assessments April 1, 2026 to March 31, 2027**

Home \$1,687.10

Lot \$1,134.20

DRL \$253.07

**Optional CHOA service(s)**

Signing up for services is time sensitive, services will not begin until payment is received, and are not prorated.

CHOA is limited to 450 driveway plowing customers, please submit payment promptly to ensure you make the service limit.

CHOA reserves the right to deny any services to owners in arrears, have a non-wildlife proof rubbish bin, or have a driveway that is unsuitable for our plow trucks or the contract terms.

Rubbish collection is weekly on Mondays. Holidays or during inclement weather rubbish collection is on Tuesday or other communicated day of the week.

Read the contract for CHOA plowing services. By choosing plowing services you are acknowledging and accepting the terms of the contract.

**Renter/Guest Amenities Fee:** Please select an option.

5 Use "Guest Only" punch cards are available for \$150 by contacting the office.

Summer Only.....	05/01/26 – 10/31/26	\$675	[ ]
Winter Only.....	11/01/26 – 04/30/27	\$600	[ ]
Year-Round (save \$75).....	05/01/26 – 04/30/27	\$1,200	[ ]

**Plowing/Sanding/Rubbish Services:** Please choose option(s).

By choosing plowing services you are acknowledging and accepting the terms of the contract.

Plowing/Sanding/Rubbish Year-Round (save \$100).....	05/01/26 – 04/30/27	\$1,400	[ ]
Plowing Only.....	11/01/26 – 04/30/27	\$575	[ ]
Plowing and Sanding.....	11/01/26 – 04/30/27	\$950	[ ]
Rubbish Year-Round (save \$50).....	05/01/26 – 04/30/27	\$550	[ ]
Rubbish Summer Only.....	05/01/26 – 10/31/26	\$300	[ ]
Rubbish Winter Only.....	11/01/26 – 04/30/27	\$300	[ ]

**Two Payment Assessment Option** The first payment being due by 5/31/2026 with an additional \$50 fee. The second payment is due by 9/30/26.

**Would you like to add a donation to your invoice to the "Keep the Events Alive Fund"?** This fund is separate from the CHOA operating funds that allows the Events and Recreation Committee to hire bands and catered events. Please enter a dollar amount: \_\_\_\_\_

## CHOA Plowing Services Contract

1. The owner understands that plowing of a particular location may not clear the area to "bare ground" and that slippery conditions may continue to prevail even after plowing and/or sanding services have occurred. The owner understands that Chimney Hill assumes no liability for this naturally occurring condition. The owner is aware that weather conditions may change rapidly and without notice and that Chimney Hill assumes no liability for such changes in conditions. Snow tires are expected to be on an owners' or guest's vehicles.
2. The area to be plowed will be the residential driveway from the street to a safe distance from any structures/obstacles. Homes with garages will be plowed, whenever possible, to within three(3) feet of the garage door and structures.
3. Driveways will be cleared once per 24-hour period, when driveway snow depths reach approximately three(3) inches. Plowing times are dependent on snow accumulations and may vary from day to day. Snow is plowed to, and stored at, on-site locations.
4. Chimney Hill does not plow driveways in the dark or if whiteout conditions exist. It is the owners, tenants' responsibility to move vehicles from driveways when Chimney Hill is out plowing. The plow operator is honking their horn to let you know it's time to move your vehicle(s).
5. Though we accept responsibility for damages caused by driver error, Chimney Hill is not responsible for damages to unseen or unmarked objects, or driveways which are unable to withstand normal snow removal operations.
6. Owners, tenants, guests or any other present party will not hold Chimney Hill responsible for any accidents which occur on, or around, the driveway before, during or after snow removal which do not directly involve our equipment.
7. Owners, tenants, guests, etc. agree not to place any obstacles in, or alongside, the driveway. If obstacles are present, Chimney Hill will not plow that portion of the driveway. Owners, tenants, etc. should snow stake any altered portions of the driveway, which could become invisible to equipment operators during snowy conditions. It is understood that the Chimney Hill is not responsible for incidental damages from plowing to any unmarked items including: rubbish bins, propane/storage tanks, ground cover, shrubbery, landscape lighting, stone walls, landscape ties (not marked), movement of gravel, moving of vehicles, and snow piling around parked vehicles.
8. As part of this agreement Chimney Hill, at its sole discretion, will bucket load snow when buildup of snow warrants. This service will be performed free of charge one(1) time during the winter season. If an owner requests additional bucket loader work for snow removal this will be billed to the owner on a time and equipment basis with a minimum charge of \$ 135.00.
9. Owner will notify the Chimney Hill Owners Association administration office by phone, (802) 464-2181, 24 hours in advance of their estimated arrival time if their arrival will be between Sundays and Thursdays during the plowing season. If the owner is a full-time resident during the plowing season, they will also notify the Chimney Hill Owners Association administration office by phone at the beginning of the plowing season.
10. Chimney Hill Owners Association reserves the right to refuse service to any customer whose driveway is not adequately maintained prior to the plowing season and/or if, in the opinion of Chimney Hill, the driveway cannot be safely plowed and may put our staff and/or equipment at risk. Deep ruts, lack of gravel, exposed rocks, ledge, and unkept trees/branches are examples of poorly maintained driveways.
11. In the event that plowing services are terminated by either party a prorated portion of the plowing fee will be returned to the owner.