

Lohman's Amhurst Homeowners' Association Data Sheet July 2022-July 2023

2023 Homeowner Dues are \$345/Month
3680 Independence Ave. S., St. Louis Park, MN 55426
Phone 952-933-9747 Website www.amhurst.org

Board President: Linda Dingbaum
Association Manager: Jim Kraus jkraus@amhurst.org

FEE SIMPLE is ownership form. Registration is Torrens. Amhurst was developed by Park Avenue in Wayzata. Homeowners' Association took control from the developer in 1984.

Lohman's Amhurst Profile:

276 townhomes	Large gazebo (may be reserved)
1 and 2 story, 2 and 3 bedrooms	26 acres, mature neighborhood
Single and double car garages	Green ways and oak forests
Attached, detached and walk-through garages	Two ponds with fountains/aerators
36 buildings, brick and cedar with asphalt shingles	Full-time, on-site manager
9 courts with resident/guest parking areas	Metro Transit/school bus service and bus shelter
Underground sprinkler system	Walking paths and park benches
Pool, tennis/pickle ball court & basketball court	Fenced-in dog run and dog waste stations
	Walking distance to shops at Knollwood

Development History:

Phase 1 (100 units)	Rockwell Court	3660 Independence	Built 1981	26 units
	Somerset Court	3640 Independence	Built 1981	32 units
	Park Lane Court	3620 Independence	Built 1982	42 units
Phase 2 (78 units)	Blackwood Court	3680 Independence	Built 1983	23 units
	Amhurst Court	3720 Independence	Built 1983	39 units
	Newport Court	3675 Independence	Built 1983	16 units
Phase 3 (98 units)	Briarwood Court	3670 Gettysburg	Built 1984	34 units
	Cliffon Court	3650 Gettysburg	Built 1984	32 units
	White Oak Court	3625 Gettysburg	Built 1985	32 units

Association fees pay for:

Lawn care, snow removal and landscaping; trash removal; building insurance, water and sewer; maintenance of buildings including painting, roofing, asphalt and concrete repair/replacement; maintenance of swimming pool, tennis courts and other common areas.

Insurance information:

Effective July 1, 2023
Coverage afforded by: Jeffrey Mayhew Agency, American Family Insurance, 763-551-1074
Policy period: June 30, 2022-June 30, 2023
Coverage afforded by: American Family Insurance, Great American and Markel Insurance.
Coverage: Property \$64,501,877 with Guaranteed Replacement Cost.
Deductible \$25,000 per occurrence; Liability \$2,000,000; Aggregate \$4,000,000 and Medical Expense \$5,000; Sewer backup \$300,000 per building; Volunteer Accident \$25,000, Directors and Officers \$1,000,000; Crime \$1,500,000; Umbrella \$5,000,000. Wind and hail deductibles are 5% of insured building value.

Association Governing Documents require all homeowners residing in their Amhurst home carry, and provide the Association proof of, a HO-6 policy w/\$25,000 Loss Assessment

If you rent your home, you must purchase a DWELLING FIRE POLICY.

Certificates of Insurance: Contact Jeffrey Mayhew Agency, phone 763-551-1074, fax 866-624-8615, email jmayhew@amfam.com