

Sunward Membership Responsibilities

For Prospective Newcomers (Buyers and Renters)

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Welcome!

We are delighted that you are considering joining our community. While Sunward Cohousing is legally a condo, it is not your regular condo association. Sunward is an intentional, close-knit, diverse community of 40 households. Together, we live “in community” by working together and enjoying social gatherings such as common meals.

Sunward has an abundance of resources and amenities including a 20 acre campus with woods, prairie, ponds, a stream, extensive gardens, large playfield, and children’s playground. Our natural campus is a paradise of exploration for free range children and adults. This is a place where everybody knows everyone and we all try to help one another.

The Sunward Common House offers a large dining hall, gathering spaces, children’s rooms, guest rooms, game room, laundry room, exercise room and media room.

Member Responsibilities

In addition to all the benefits of living in a beautiful and vibrant setting, Sunward has an expectation that all residents participate and contribute to the community. Sunward membership also requires full acceptance of existing and future community agreements as recorded in the *Sunward Book of Agreements* (the document in its entirety can be found on the Sunward website).

The following is a summary of some of the key points.

1. Since member participation is so vital to the welfare of our community, all adult members of a household are required to fulfill a community work obligation of approximately 4-6 hours per month year round. A variety of jobs are available including administrative tasks, landscaping, meeting facilitation, scribing for meetings, community life planning, and building maintenance. A yearly work preference survey and job assignment takes place in the fall. Non-member residents who choose not to work will be asked to make a financial contribution of \$20/hour in lieu of work.
2. Sunward allows pets. Owners are responsible for all aspects of their pet’s behavior and care and need to be responsive to other’s concerns. Dogs must be kept on leashes on the residential portion of our campus, and droppings must be bagged and removed immediately..
3. Owners are responsible for the care and upkeep of their own front and back yards. A well-kept and attractive community leads to overall enjoyment and harmony of our community.

4. Owners are responsible for the maintenance of their own decks, porches, doors, and windows. The condo association is responsible for the roof and siding of the homes.
5. Vehicle parking is limited to the designated parking lots; traffic on pedestrian walkways should be limited to emergencies and heavy loads, and the speed limit is “walking speed” so that pets and small children can be safe.
6. Residents should be respectful of their neighbors and willing to interact with all residents of Sunward in a civil manner. If you need help resolving an issue with a neighbor, you are expected to participate in the mediation process offered by the Mediation Guild.
7. Members take part in making the decisions that guide our community. Members should plan on attending monthly community meetings. If you can't attend a meeting, give a written proxy to a neighbor who will be at the meeting, so that your ideas and comments can be heard.

Before You Join (Membership Requirement Checklist)

All owners are by definition Sunward members. Renters have the option to become a member. Sunward has several requirements that must be met in order to join our community as a member:

1. Take a Guided Tour of our 20 beautiful acre campus. Tours are given Sundays at 2:00 p.m. starting at the Sunward Common House. Check the website for the next tour. If you are unable to make that time, please contact membership@sunward.org to arrange a private tour.
2. Attend at least one community meeting.
3. Attend at least one social function, such as a common meal.
4. Meet with at least two long-standing members (other than seller/landlord) to find out if Sunward is a good fit for you and your family.
5. Conduct your own research about what it is like living in cohousing. Refer to the national cohousing association at www.cohousing.org, Intentional Communities website at www.ic.org as well as the Sunward website at www.sunward.org.
6. Membership requires acceptance of the existing community agreements as recorded in our governing documents (Master Deed, Bylaws, and the Sunward Book of Agreements).

If you have any questions or need assistance meeting your membership requirements, please contact the Sunward Membership Committee at membership@sunward.org.