

HR Heather Ridge

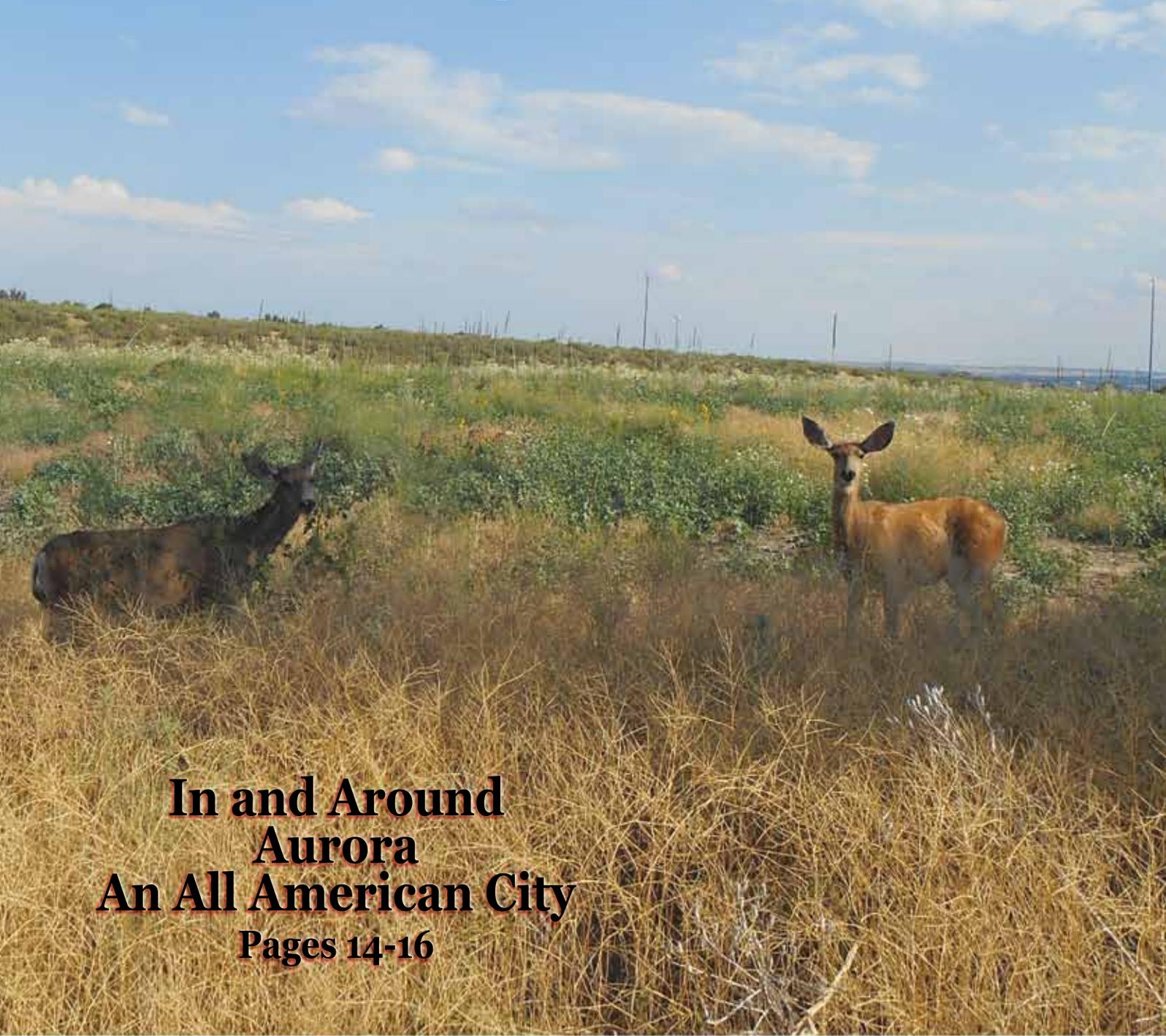


Metro Matters

Volume 7

September 2017

Number 9



**In and Around
Aurora
An All American City
Pages 14-16**

Serving the Heather Ridge Metropolitan District communities of Burgundy, Chimney Hill, Cobblestone Crossing, Cobblestone, Country Club Ridge, Double Tree, Fairway 16, Heather Ridge South, Strawberry, and Sausalito



18th Annual Punkin Chunkin October 6-8

Arapahoe Park Racetrack, 26000 E. Quincy Ave

18th Annual Punkin Chunkin is presented by the City of Aurora and Chambers Wine & Liquor and is one of only five events throughout the world that is sanctioned by the World Championship Punkin Chunkin organization. In addition to watching pumpkins, literally fly, attendees can enjoy live music and family-friendly festival activities like face painting, pony rides, crafts, a pumpkin patch and blow-up corn maze. A wide variety of food trucks and beverage vendors will be on-site to satisfy any craving! Festival admission tickets are on sale. Buy your tickets now and skip the lines later.

The Swon Brothers, an American country music duo and finalists in the fourth season of television show "The Voice," will perform at Punkin Chunkin event.

Past Punkin Chunkin event include katapults, face painting, petting zoo, and this year's entertainment includes the Swon Brothers.



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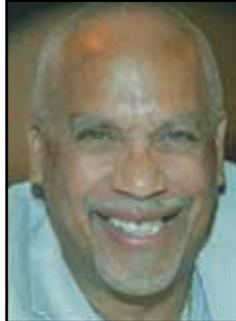
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HR Heather Ridge

PUBLISHER'S NOTE

We all know how the golf course is not the place to allow your pets to run, did you know there is 107-acres of land at the Cherry Creek Off Lease Park that allows your furry friend free reign to run and play with other dogs. Check it out, your BFF will wag their tail in thanks.



As always, the various HOA communities offer important tips and suggestions in their monthly columns. We want to thank each writer for taking time to write and hope you will also tell them thanks for the important news they share with us each month. We also appreciate Rory Franklin with the City of Aurora for contributing, as well as Council Member Charlie Richardson.

Aurora - An All American City - has much to offer the communities who call Aurora home. Take time to visit some of our past history - see pages 14-16.

Barry McConnell
Publisher

About the Cover
Celebrating Aurora
and all it has to offer its communities
in both history and cultural.

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Vice President Van Lewis
van@vanlewis.com
Treasurer Mary Lou Braun
Secretary Joan Beldock
Jane Klein Director
Jim Bruce Director
Regular Meeting Schedule: HRMD
4:00 pm, 3rd Thursday each month at
Heather Ridge Clubhouse, providing
there is business to conduct.

Heather Ridge
Metropolitan District
303-755-3550 ext. 5
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heatherridgecolorado.org

Heather Ridge Golf Club
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Presidents Council
President, Amanda Milstead
amandamilstead@comcast.net

Heather Ridge
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Robert Laviolette, 303-750-9134
Bobbysplace@comcast.net
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PAR Officer Patty Southwick
303-739-1826
psouthwi@auroragov.org
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Heather Ridge **Metro Matters** welcomes letters and other articles regarding community issues. Letters must be signed, dated and include the writer's phone number. Letters may be edited due to space limitations and for clarity. ©2014, HomewoRx Publishing. All rights reserved. Reproduction in whole or in part without written permission is prohibited. The Publisher does not necessarily endorse the companies, products or services advertised in Heather Ridge **Metro Matters**.

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HR Heather Ridge

COMMUNITY NEWS

Household Chemicals: Round ‘Em Up

Do you have products such as pesticides, automotive products, household cleaners or other items that can be considered household hazardous waste? Not sure what to do with them? Attend the Household Chemical Roundup, held from 9 am to 4 pm on Saturday, Sept. 9 and safely and efficiently recycle or dispose of those items that can be harmful to people, pets and the environment – or just difficult to get rid of. We take paint, as well, but you can drop off your unused and leftover paint through the free Paint Care program. Visit PaintCare.org for locations and accepted products.

The roundup is held at the Aurora Central Facilities, 13645 E. Ellsworth Ave. – one block north of Alameda and Potomac. Open only to Aurora residents, participants must show proof of residency with a driver’s license, utility bill or other identification with an Aurora address. The event is free,



although donations are appreciated, and there is a \$3 fee to dispose of each tire. Business waste, medical/biological waste, ammunition, propane tanks, and explosives are not allowed.

If you’re interested in volunteering, you can bring your materials without waiting in line, plus we’ll provide lunch and a token of our appreciation.

To volunteer or for more information, email hcr@AuroraGov.org or call 303-739-7372. For a list of accepted items, visit website AuroraWater.org.

Rory Franklin
Senior Public Information Officer
Aurora Water, 303-326-8854

Chemical Roundup
Saturday, September 9
9 am to 4 pm

Aurora’s Water Wise Landscape Award

Nominations are now being accepted for the Aurora’s Water Wise Landscape Award. Do you have a water-wise landscape that you just can’t help but brag about? Consider entering Aurora Water’s 2017 Water Wise Landscape competition. Winners will earn various prizes, including a grand prize \$100 credit on their water bill. The deadline for nominations is Sept. 15. Winners will be announced on the Aurora website, social media accounts, and in the October issue of News Aurora. Past



winners are not eligible.

Visit AuroraWater.org for additional information. Still have questions? Call 303-739-7195 or email conservation@AuroraGov.org.

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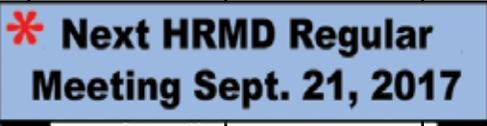
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September 2017

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
					1 	2
3	4  Labor Day	5	6	7	8	9
10 	11 Patriot Day 6 pm Cobblestone Crossing Board Mtg 3033 S. Parker Rd, # 320,	12 6:30 pm Burgundy Board Mtg, Burgundy Clbhs 6 pm Double Tree Board Meeting at Bev Nosewicz's	13 6:30 pm Sausalito Board Mtg. Lower Level HR Clubhouse	14 6:30 pm Fairway 16 Board Meeting Clubhouse	15	16 METRO MATTERS DEADLINE
17	18 6 pm Country Club Ridge HOA Board Mtg Noonan's 6 pm Cobblestone Board Mtg HR Golf Club	19 6:30 pm Strawberry Board Mtg, Strawberry Clubhouse	20 6:30 pm Chimney Hill Board Mtg ACM office, 3033 S. Parker Road, Tower 1 Suite #320	21  6:30 pm Ward IV Town Meeting EcoTech Institute, 1400 S. Abilene St	22	23
24	25	26	27	28	29	30



School Zone Driving Safety Tips

- Be on the lookout for school zone signals and always obey the speed limits.
- When entering a school zone, be sure to slow down and obey all traffic laws.
- Always stop for school buses that are loading or unloading children.
- Watch out for school crossing guards and obey their signals.
- Be aware of and watch out for children near schools, bus stops, sidewalks, in the streets, in school parking lots, etc.

- Never pass other vehicles while driving in a school zone.
- Never change lanes while driving in a school zone.
- Never make U-Turns while driving in a school zone.
- Never text while driving in a school zone.
- Avoid using a cell phone, unless it is completely hands-free, while driving in a school zone.
- Unless licensed to do so, never use handicap or emergency vehicle lanes or spaces to drop off or pick up children at school.



Bobby Laviolette
 Head Area Coordinator
 Aurora PAR Area 10 Neighborhood Watch
 Bobby-NWatchArea10@comcast.net
 303-750-9134

Behind The City Scene

This month's column is intended to be of assistance to anybody who is ever going to buy a residence. Please feel free to share it with friends and family. That vacant lot next to your new single family residence, condominium or townhouse is probably not a future park!



Charles "Charlie" Richardson
Council Member
Ward IV

crichard@auroragov.org

The August 7th Council meeting really brought this issue to the forefront...again. Thankfully in another Ward residents came to the meeting to express their opposition to what is referred to as an "infill project". This is a situation where an existing neighborhood has lived next to a vacant piece of property for many years. Then a developer finally comes along and proposes a project that may or may not closely resemble the architecture of the existing neighborhood. The most common scenario plays out with City planning staff recommending the project and the Planning Commission (citizens appointed by City Council) affirming the recommendation.

These findings are typically based upon the underlying existing zoning parameters such as permissible density, building setbacks and exterior requirements. Then this volatile brew lands in front of City Council. Understandably upset neighbors versus sometimes very long standing zoning rights which the land owner and developers have relied upon. For obvious reasons comfort with a vacant lot is normal. Wildlife viewing, views, and fear of what the future holds all combine into sometimes very strong opposition.

So is it a future park? The only way to be certain is to contact the City Park's staff or the area Council Member. Do not rely upon any other representations that can be given in absolute good faith but are factually mistaken. In fact a good argument can be made that a purchaser should always perform some due diligence and ascertain the exact zoning parameters for the vacant adjacent land. But there is a very serious caveat even with this scenario. Vacant land can be rezoned to allow different uses. A rezoning does require the posting of the property with the yellow "Notice of Public Hearing" signs. If you ever see those signs, regardless of being associated with vacant land, please take note and respond by contacting the City planning offices.

Charles "Charlie" Richardson
Council Member Ward IV
303-739-7516 (Council Office)
crichard@auroragov.org

2017 Ward IV Town Meetings – held on the third Thursday of each month from 6:30 to 8:30 pm at EcoTech Institute, 1400 S. Abilene St., unless otherwise noted.

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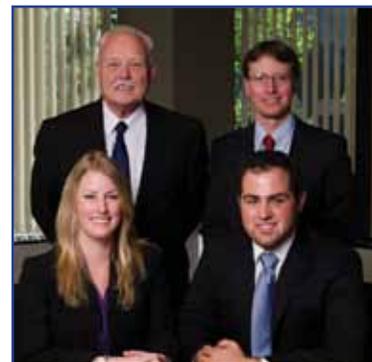
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Heather Ridge Market Update

As of August 14, a record number of Heather Ridge homes were for sale – 15! That’s at least nine more homes for sale than usual these days. What’s happening?

Pete and Van are now seeing a large number of Heather Ridge homes coming back for sale after going under contract. Reasons include inspection issues, appraisal problems, or buyers’ remorse. As for lender turndowns, that’s rare these days but it does happen. Pete and Van know how to deal with these issues to prevent loss marketing time.

Pete and Van are now set to close on a listing of theirs that will be a record above-ground sq ft price – \$239 (that’s \$15 more than the next highest sale ever and approximately \$50 more than HR’s average price per sq ft). It appraised under FHA loan conditions because they know how to present comparable sales to the appraiser. In this case NO comparable sales existed but they correctly compiled data to get it to appraise.



Van Lewis
Heather Ridge South
303-550-1362
van@vanlewis.com

In the past three years, Pete and Van have helped over 41 Heather Ridge owners remodel or update their homes for optimum resale value. In almost every home sale where they remodeled before going to market a record sales price resulted versus selling “as-is” or slightly updated. Please call for a free, no obligation analysis of your home before listing it for sale. And, they will finance the remodel!

How to Select a Real Estate Agent

It should be easy for Heather Ridge owners to select a real estate agent. . . just call Pete or Van. Along with their families, Pete and Van have called Heather Ridge home since the 1980s. And for the past 12 years they have promoted themselves in *Metro Matters*, postcards, and the best advertising of all – word-of-mouth testimonials. Today, Pete and Van list almost 20 percent of all Heather Ridge homes.

For decades they have donated time, energy, and good spirit to community causes (HOA and Metro District leadership), to the City of Aurora (Planning Commission, Public Housing, etc.), and to Colorado (charity groups, professional organizations, and ad hoc committees).

But not everyone calls Pete or Van to list their home for sale. Sellers and buyer select agents for many reasons, so here’s a list to ponder:

- The agent that sold them their house did a good job AND stayed in contact over the years
- Referral by family or friends to an agent recently used by them; or, a relative or friend starting out in the business
- Limited real estate services needed, rock-bottom real estate costs, or a belief in a company’s real estate image
- They don’t read *Metro Matters*, read postcards or talk with neighbors who have used Pete and Van.

Pete and Van each have over 43 years providing full-time real estate services. They have spent their lives doing what they love best – helping people sell what is probably their most important possession! Here are four great reasons you should call them:

- Dedicated to their work; committed professional services; and a keen knowledge of local and general real estate issues – especially Heather Ridge.
- The agent who sold you your home might not know how unique Heather Ridge is. . . and why! Marketing homes here with ten HOAs and a Metro District requires special knowledge and experiences.
- Creative services that includes a professional contractor to update or remodel homes for maximum value. And, Pete and Van will finance that work to be reimbursed at closing.
- Flexible real estate fees with detailed written outlines of costs, services, and benefits.

For example, if you call an agent to evaluate your property, does that agent know that two builders only built here, and that searching for comparable values includes all of its ten HOA communities? Does that agent have a working knowledge of the Metro District and its golf course operations to market homes and explain the workings of property taxes, bonds, and HOA fees?

And lastly, is that agent committed to maximizing your home’s value? Pete and Van are; so please remember – **Don’t leave home without them!**

Van Lewis

Homes For Sale as of August 16, 2017

HOA	Price	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style
Strawberry II	\$199,900	2453	S Xanadu Way C	2 - 2	1,091	1 Carport	2 Story
Strawberry II	\$200,000	2435	S Xanadu Way A	2 - 2	1,091	1 Carport	2 Story
Strawberry II	\$215,000	2463	S Xanadu Way D	2 - 2	1,091	1 Carport	2 Story
Strawberry I	\$215,000	2652	S Xanadu Way A	2 - 2	1,153	1 Carport	2 Story
Strawberry II	\$218,900	2453	S Xanadu Way D	2 - 2	1,091	1 Carport, 1 Space	2 Story
Strawberry I	\$223,900	13617	E Yale Ave A	2 - 2	1,153	1 Carport	2 Story
Strawberry II	\$225,000	2423	S Xanadu Way A	2 - 2	1,091	1 Carport, 1 Space	2 Story
Sausalito	\$250,000	2437	S Victor St B	2 - 2	1,025	2 Garage, Att	2 Story
Burgundy	\$254,500	2625	S Xanadu Way C	2 - 2	1,162	1 Gar, Det, 1 Sp	2 Story
Burgundy	\$255,000	2677	S Xanadu Way A	2 - 2	1,287	1 Garage, Det	2 Story
Cobblestone Crossing	\$265,000	2142	S Victor St B	2 - 2	1,208	1 Space	2 Story
Chimney Hill	\$265,000	2053	S Worchester St	3 - 3	1,512	1 Garage, Att	2 Story
Chimney Hill	\$270,000	13676	E Evans Ave	3 - 3	1,344	1 Garage, Att	2 Story
Sausalito	\$279,900	2437	S Victor St F	3 - 2	1,273	2 Garage, Att	2 Story
Country Club Ridge	\$302,000	2250	S Vaughn Way 201	2 - 2	1,476	1 Garage, Att	2 Story

Homes Sold July 16 to August 16, 2017

HOA	Sold Price	No.	Street	Be/Ba	SqFt	Sold Terms	Concess	Seller Type
Strawberry II	\$206,000	2419	S Xanadu Way D	2 - 2	1,091	Conventional	\$0	Individual
Strawberry II	\$224,500	2425	S Xanadu Way A	2 - 2	1,091	Cash	\$1,000	Estate
Cobblestone	\$245,000	2181	S Victor St D	2 - 2	1,208	Cash	\$0	Individual
Cobblestone	\$251,000	2161	S Victor St D	2 - 2	1,392	Conventional	\$0	Individual
Fairway 16	\$260,000	2598	S Vaughn Way A	3 - 3	1,462	Conventional	\$6,000	Individual
Heather Ridge South	\$270,000	2737	S Xanadu Way	2 - 3	1,472	VA	\$0	Individual
Heather Ridge South	\$270,000	2705	S Xanadu Way	2 - 2	1,365	Conventional	\$0	Individual
Sausalito	\$275,000	2450	S Worchester St F	3 - 2	1,273	Conventional	\$0	Individual
Fairway 16	\$280,000	2640	S Vaughn Way B	3 - 3	1,650	Conventional	\$2,500	Individual

Homes Under Contract as of August 16, 2017

HOA	List Price	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style
Strawberry I	\$143,900	13651	E Yale Ave B	1 - 1	856	1 Carport	2 Story
Burgundy	\$189,900	2693	S Xanadu Way A	1 - 1	772	1 Space	2 Story
Sausalito	\$249,800	2497	S Victor St B	3 - 2	1,282	2 Garage, Att	2 Story
Cobblestone Crossing	\$250,000	13384	E Asbury Dr	2 - 2	1,392	1 Space	2 Story
Cobblestone Crossing	\$250,000	13354	E Asbury Dr	2 - 2	1,392	1 Garage, Att, 1 Sp	2 Story
Fairway 16	\$267,500	2406	S Vaughn St. C	2 - 2	1,365	2 Garage, Att	2 Story
Sausalito	\$268,000	2500	S Victor St F	3 - 2	1,273	2 Garage, Att	2 Story
Chimney Hill	\$270,000	13624	E Evans Ave	3 - 3	1,512	1 Garage, Att, 1 Sp	2 Story
Sausalito	\$275,000	2459	S Worchester St D	3 - 2	1,230	2 Garage, Att	2 Story



National Night Out August 1 — Utah Park

National Night Out, held on August 1 at Utah Park, is an annual community-building campaign that promotes police-community partnerships and neighborhood camaraderie to make our neighborhoods safer, more caring places to live. National Night Out enhances the relationship between neighbors and law enforcement while bringing back a true sense of community. Furthermore, it provides a great opportunity to bring police/fire/EMT's and neighbors together under positive circumstances.



Alexa and Leah



Zeesa and owner David with Aurora Officers Perry and Jacobs



Aurora Firefighters



Aurora Police Explorers (left to right) Elisa, Alondra, Isaiah, and Kendrick. Back Aurora Police Officer Singleton



Crime Victim Volunteers and donated beanie babies



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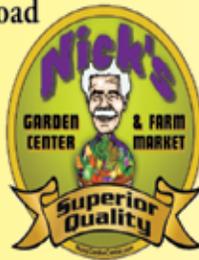
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Dr. D'Amico



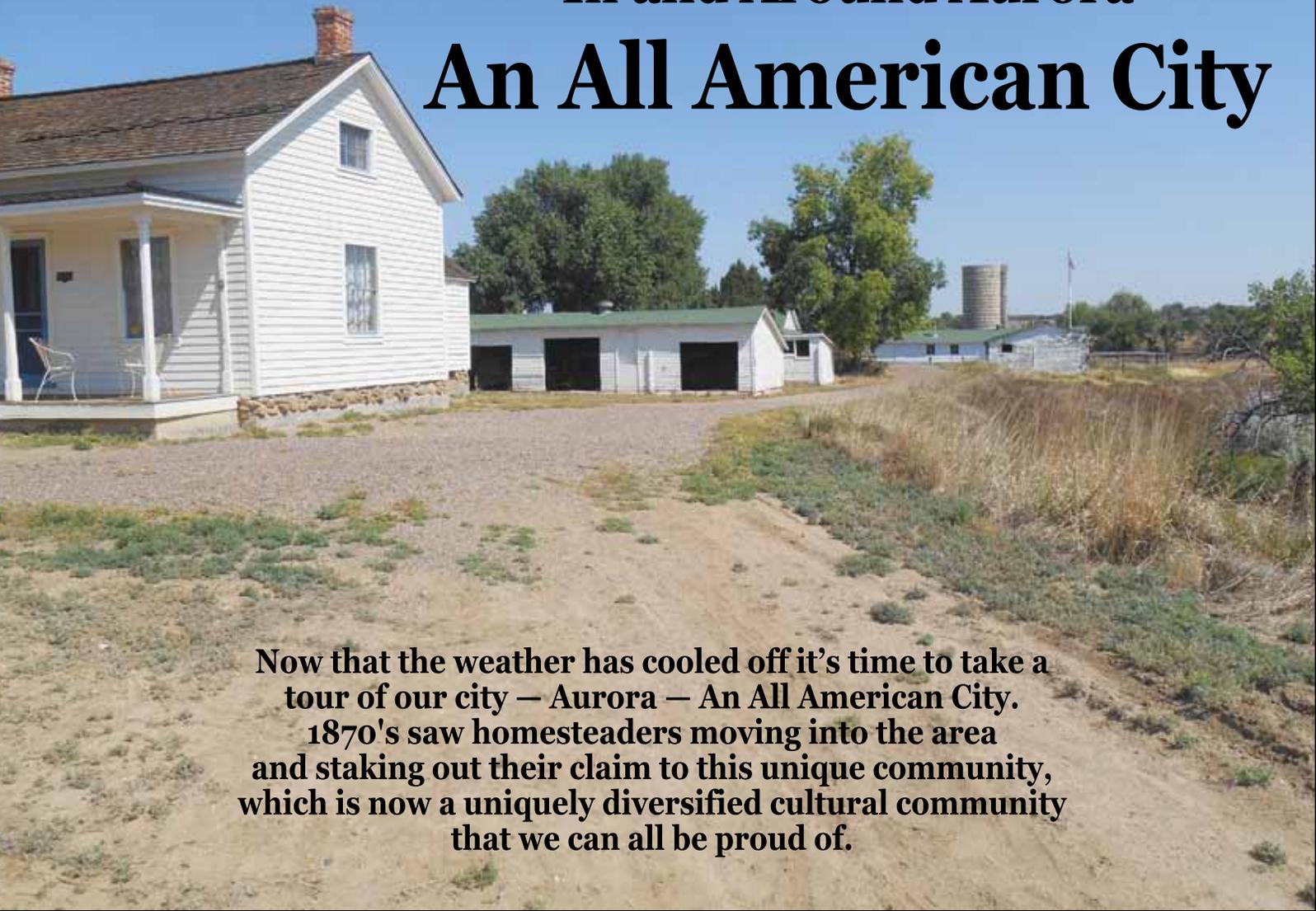
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Now's the time to consider the comfort and reasonable cost of dental treatment.

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In and Around Aurora An All American City



Now that the weather has cooled off it's time to take a tour of our city — Aurora — An All American City. 1870's saw homesteaders moving into the area and staking out their claim to this unique community, which is now a uniquely diversified cultural community that we can all be proud of.

DeLaney Farm Historic District

170 South Chambers Road
Built: 1902-Landmarked 1989

The **DeLaney Farm Historic District** encompasses 158 acres of open space and restored farm buildings that date from 1866 to 1945. The buildings include the historic **DeLaney Round Barn** and

John Gully Homestead House.

The DeLaney family raised horses, dairy cattle, and other livestock. The DeLaney Farm Historic District is a valuable example of the history of farming and ranching in the Aurora area from the 1880's.





Above: John Gully Homestead House. Right: DeLaney Round Barn

The DeLaney Farm Historic District is one of two historic districts in the city. The historic district abuts one of Aurora's original open spaces. Additionally, some of Aurora's oldest structures stand at the site. The Round Barn was built as a silo in 1900 and converted to a barn in 1910. The

Gully Homestead house (originally located near present-day East Mississippi Avenue and South Chambers Road) was built in 1862 and added to in 1871. The yellow DeLaney Farmhouse was built in 1892. Overall, DeLaney Farm dates to 1876, when the area was successfully

claimed by John DeLaney under the Homestead Act. In 1899, the property was fully consolidated under the Homestead Act.

Historic sites visit AuroraGov.org/HistoricSites for details.



Plains Conservation Center

21901 E. Hampden Ave
Pioneer Life mid-1800s

Explore the nature center, authentic Cheyenne camp with tipis, sod houses, blacksmith shop and one-room school house (see page 16). Visitors can hike along rolling trails and may see rattle snakes, prairie dogs, pronghorn, coyotes and red-tailed hawks. Those who are especially lucky may catch a glimpse of the resident bald eagle family.

Adding wood siding to your soddie was a sign of a successful homestead. The wood kept dirt, insects and other critters out of the house. This is a replica of one built by John Johnson in northeast Colorado. Soddies with a second-story loft, like this one was rare.

The eastern plains of Colorado presented new challenges for homesteaders. Wood was not readily available and they adapted by building homes with prairie sod. With little rainfall, poor soils, and severe winters, families

Take a trip back in time to Colorado's high plains and pioneer life in the mid-1800s. The Plains Conservation

Center is a true-to-life homestead stretching across 1,100 acres of dedicated open space.

Continued on page 16.

**An All American City
Plains Conservation Center**

Continued from page 15

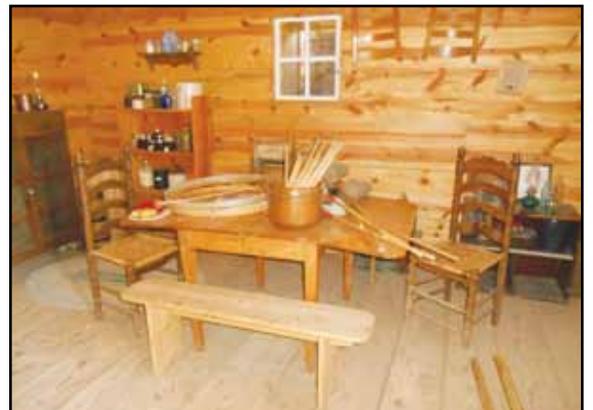
struggled to grow enough crops to survive.

View the site map and enjoy discovering all that the Plains Conservation Center has to offer at nature@auroragov.org

Hours of Operation

Monday - Friday, 9 a.m. - 2 p.m.

Saturday and Sunday, 9 a.m. - 7 p.m.



Clockwise from top right: Successful homestead soddie - wood siding. Cheyenne camp with tipis. Inside soddie. Sheep and cows. School house. Windmill.

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HR Heather Ridge

ASSOCIATION NEWS

Fairway 16



Dates to Remember:

- 4 Labor Day
- 10 National Grandparents Day
- 20 Rosh Hashanah
- 22 First Day of Autumn
- 30 Safety Pin Invented (1849)

Basic Governing Documents of an HOA: The governing documents of an HOA typically include: Declaration of Covenants, Bylaws and Rules and Regulations.

Declaration of Covenants: A declaration of condominium is a legal document that proposes the governing rules for the condominium. It includes a legal description of the unit, the purpose of the condominium development, and the identification and description of individual units, descriptions of the common areas and rules associated with the use and maintenance of those areas.

The Covenants are designed to protect homeowners who are interested in purchasing a unit in the proposed development by giving them as much information as possible to make an informed decision.

Bylaws: Once formed, the Association typically adopts a set of Bylaws. Bylaws are important — they describe how the Association is run, set out voting rights and procedures, and contain rules for such things as how to call a meeting and how often meetings must be held. The Bylaws may also lay out procedures for creating the annual budget, determining assessment amounts, set forth the length of the terms for the Board

members and the procedures for elections.

Rules and Regulations: The Association typically also adopts separate (usually more lengthy and specific) “rules and regulations.” Rules and regulations can cover anything from prohibiting broken cars and trash in yards to regulating the height of fences to limiting the number of swimmers in the pool.

This fall, the Board will be reviewing the Bylaws for any items that may need updating or revising.

Any changes made to the Bylaws must be approved by a vote of not less than 75 percent of the homeowners.

Pool: The pool will be closed for the season on September 5. It will be winterized and the deck will be sealed. It seems like the summer just flew by!

Chili Cook-Off: Dust off your prize winning chili recipe and be prepared for the Fairway 16 Chili Cook-off at the clubhouse on Saturday, October 14. Details will be sent in an eblast the first week in October and included in the October edition of *Metro Matters*.

Guest Parking: Please be aware. Our Western States Property Services manager frequently monitors guest

parking. Any car found to be in violation of Fairway 16 Rules and Regulations will be tagged.

Garage Doors: The Fairway 16 garage doors and trim were painted in August by Karos Painting. The community is certainly looking fresher and more updated with new white vinyl fencing, new asphalt and newly-painted garage doors.

Monthly Board Meetings: The Fairway 16 Board meets on the second Thursday of each month at 6:30 pm at the clubhouse. The next meeting will be held on September 14, 2017.

Website for Fairway 16: www.fairway16.com

Western State Contact Information: Roger Mitchell, 303-745-2220, roger@wsps.net

Vandalism: If you notice any vandalism, mischief or suspicious behavior in our area, please contact the authorities.

- Emergency #: 911
- Non-emergency #: 303-627-3100

Bette Secord

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181016



▶ **Roger Francis, CLTC**
303-695-1720
12500 E. Iliff Ave., Ste. 350
Aurora
rogerfrancis@allstate.com

Strawberry

Board Meetings: Strawberry's Board Meetings are held the third Tuesday of every month. Our next meeting is September 19, 2017 at 6:30 pm in the clubhouse. Board Meetings are a great way to stay informed. We look forward to seeing you there. For additional information on meeting dates, meeting minutes, and other community resources, please visit the website at www.strawberry1hoa.com.

Strawberry 1 Website Information: If you have not gone to the website, www.strawberry1hoa.com, we encourage you to do so for Association resources, contacts, and community events. If you have not signed up before, go to *Resident Services > New Resident? Sign*



Up Here. Only one homeowner can be signed up.

Roofing Project – Gutters Update: As of mid-August, GCG was working hard to finish the gutter replacement. This project was scheduled to be complete by the end of August. The Board would like to thank the community for their continued patience over the course of this project and encourage homeowners to attend the monthly Board Meetings for additional information.

First Annual Garden Contest: Strawberry I at Heather Ridge hosted its first Annual Garden Contest in July. Judging was based on contestants' creativity to enhance their immediate area and the community. As our 2nd place winners were a joint effort, we've included a view of their gardens as well. Thank you to everyone that participated and congratulations to our winners!

Pool Use: The summer season is fast ending, but please be reminded that the pools are open to Strawberry 1 community residents and their guests only; guests must always be accompanied by a resident. The pools are open between 8 am and 10 pm. Please remember to adhere to the pool rules and be respectful of other pool users. Keep the entry gates closed; do not leave gates propped open. When accessing the north pool, please avoid cutting across the golf course as it is not Strawberry 1 property. Homeowners only: if you need a pool key, contact Cheryl@acmhoa.com or Judy@acmhoa.com (303-233-4646).

ACC Requests: If you are planning any non-standard improvements to your property, including any alterations to the exterior of a unit, an ACC (Architectural Control Committee) request must be submitted in writing to ACM for

review/approval by the ACC and the Board of Directors. You can find the form on the website under *Resident Services > Resources > Architectural Control Committee > ACC form*. For general ACC guidelines, reference the Rules and Regulations document in the same location. Any requests that fall outside these guidelines may still be submitted and will be reviewed on a case-by-case basis. The ACC serves a few purposes: to allow for improvements, repair, and maintenance of community properties and to ensure requested changes complement existing surroundings and structures and provides homeowners with documentation of any improvements made. For a more timely response to your ACC requests, please include the following information when submitting: complete set of specifications, include drawings/pictures, brochures, scope of work, any contractor information, etc.



(Above) **1st Place** : Nita Lattimore

(Right) **2nd Place:** Robert Glasker, David Crowell, and Victoria Torok (jointly)

Management Information: Send work orders to Kimberly@acmhoa.com. General questions or concerns should be sent to Cheryl@acmhoa.com. The ACM phone number is 303-233-4646. This information is also available on the website: www.strawberry1hoa.com, under *Contacts > Management Contacts*.

Heather Varney

Elect **Tom**
Tobiassen



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- Senator Nancy & Terry Todd**
- Senator Suzanne & Ed Williams**

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Cobblestone Crossing

Annual Meeting: The HOA's Annual Meeting was scheduled for August 14. Unfortunately, we did not have a quorum of residents and proxies at the meeting. As a result, the annual meeting will be combined with the financial meeting in November. The November meeting will take place on *Monday, November 13* and notices will be mailed.

Reminder: Prior to installing or modifying any exterior doors, A/C units, satellite dishes, etc., residents must submit an Architectural Improvement Request form (located at <https://www.accordhoa.com/associations/architectural-committee-improvement-request/>) to Association Manager, Alec Hrynevich. Alec can also be reached by email at alec@accordhoa.com. Failure to submit the form prior to work could result in a fine.

Dumpster Enclosures: Replacement of the dumpster enclosure in

F is completed. We are waiting on delivery of an additional recycling dumpster in D.

Onsite Maintenance: Ken Richardson was hired to perform maintenance on the property. Ken continues to trim lower hanging tree branches and dead bushes and is becoming familiar with the property. The Board is identifying locations to replace a few of the dead bushes. If you identify work required in common areas, please contact Alec

Hrynevich with details and he will create a work order for Ken.

Pool: The pool is open through Labor Day weekend for resident enjoyment. A key is required for entrance and if you have misplaced your key, please contact Alec Hrynevich at Accord Property Management for a replacement alec@accordhoa.com. The cost for a replacement key is \$25.

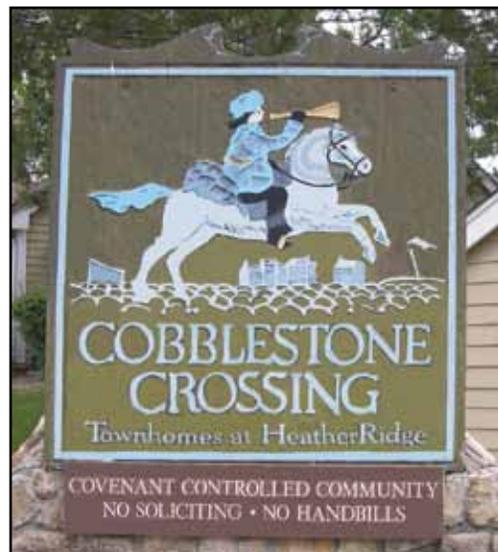
Parking: A reminder that residents are not to park in *Guest Spots* at any

time and are subject to towing.

Garages: Please respect your garage mates needs and if there's a functional lock, use it!

Board Meetings: The Board meets at Accord's Office, 3033 S. Parker Road, Suite 320 Aurora, CO 80014, the second Monday of the month at 6 pm and all residents are welcome.

Midge Miller



Burgundy

"My favorite poem is the one that starts 'Thirty days hath September' because it actually tells you something." – Groucho Marx

Greetings and welcome to the 9th installment of the 2017 Burgundy Association News in *Metro Matters*.

Next HOA Meeting: Homeowners are welcome and encouraged to join us for the HOA meeting on Tuesday September 12 at 6:30 pm. This is the last monthly session before the Annual Homeowners meeting held in October. If you have something you'd like added to the agenda for discussion, please contact Kati Jo in the management office. Information for CMS Management can be found in the last paragraph of this edition.

HO-6 Coverage: Condo owners have very specific property insurance needs and while owners have dominion over their individual unit, homeowner associations are usually responsible for the exterior of the building, as well as lawn and landscaping features.

A condo policy is customized for individual policyholders more often than other types of home insurance. A recommended addition to your general policy is HO-6 coverage. Benefits can include payment for you to live somewhere temporarily should

your condominium become unlivable because of a catastrophic event. It can also reduce the financial impact of any improvements required by your condo association. The policy can take care of assessments that an association will levy for items such



as a roof repair that is needed after a severe storm.

Many lenders already require the addition of HO-6 insurance to your general homeowner's policy, and the Burgundy HOA asks that you review your policy and insurance needs with an agent each renewal period. For proof of the Burgundy in Heather Ridge Property Insurance Coverage, which was recently renewed, please reach out to the CMS office for our insurance carrier information.

Selling or Leasing Your Home:

If you have your unit on the market, remember that your purchaser must have a copy of the Burgundy Declaration and By-Laws prior to closing. It is the responsibility of the real estate agent or selling owner to ensure the new owner has this information. Our management company will arrange for an introductory packet to be mailed out once the new ownership is in place.

Any homeowner leasing his/her property must include in the lease agreement that the renter agrees to abide by the Declaration of Covenants and any additional rules set by the Board of Directors. It is the owner's responsibility to see that renters are provided a copy of the Information Guide. Unit owners must notify the Management Company when they rent their units. Fines will be assessed if the Management Company is not notified within 30 days.

on the inside of your units for view from a window. Signage posted in the common or semi-common areas is a violation and will be removed. If you are unsure of the By-Laws and regulations please take a moment to access the online portal in referencing these items.

Visitors without permits to the area who park in the lots while viewing your property can be ticketed or towed. Make your agent aware of the parking restrictions. If you are a resident and move your vehicle to the 'Visitor' parking, our towing company, Parking Authority, will be notified that the vehicle is to be removed.

Gardens: The landscaping contract does not include the maintenance of flower gardens in the semi-common areas off your patio or front entry. If you purchased a unit with an existing flower garden you are responsible for the weeding and upkeep. Following all the wet weather there are several gardens that are in need of tending to, so please spend a morning controlling the greenery before you receive a violation notice following the weekly walk thru. If you ignore the violations and a work order has to be issued for the landscaping company to attend to your garden, you will receive an invoice for this work.

Procedures: What happens after hours or when I, as a homeowner, need guidance or assistance

Did you know? More people are born in September than any other month.

sprinkler system malfunctions.

Call the management office at 720-377-0100, the *After Hours* person on call will answer or return your call if you leave a message. They take down the pertinent information and then text Jack, our manager. If Jack does not return your call within 15 minutes please call a second time and they will then call Jack. If Jack does not respond the person on call will contact the owners of CMS Management, and they will contact you to respond to your concerns.

**Please remember if the problem is a crime or health issue you need to contact the authorities directly.*

Reminder: Please watch for the Annual Homeowners agenda/meeting information to be held on October 10, including the ballot (proxy) to be mailed out later this month. This meeting is always informative and a great excuse to see some of the décor updates to the clubhouse. Your participation is extremely important to the continued success of Burgundy and the HOA Board.

Management Information: For questions regarding our community please contact our community manager Jack Higgins, *Jack@cmsincorp.net* or Kati Jo Jordan, *KatiJo@cmsincorp.net*. The CMS office number is 720-377-0100 and to access ACC request forms and other important Burgundy documents please visit *www.cms-hoa.com*. Contact the management office for questions and login information.

**Rebecca McDonald
HOA President**

*"I don't wanna say goodbye for the summer
Knowing the love we'll miss
Oh let us make a pledge to meet in September
And seal it with a kiss
Guess it's gonna be a cold lonely summer
But I'll fill the emptiness
I'll send you all my love every day in a letter
Sealed with a kiss."*

Bobby Vinton

Signs & Parking: The Board has also had complaints on signage and parking violations due to units up for sale or rent. "For Sale" and "For Rent" signs are to be posted *Only*

from the management company? July and August presented some challenges for residents following an electrical line being severed, a car/garage incident and some



Chimney Hill



Welcome New Chimney Hill Residents: Chimney Hill in Heather Ridge extends a warm welcome to all of our new residents. Enjoy your new home! We are happy to have you. If you find yourselves with questions or needing assistance, please call Alec, Accord Property Management at 720-230-7303.

HOA Requests: The reminders that show up month after month on specific subjects are requests from your neighbors. The frequent reminders provide information that residents of Chimney Hill feel are of importance and need reminding.

Painting Project: Board members, Accord Property manager and Certapro walked through the recent painting area on July 28, 2017. The walk through revealed a successful project requiring minor touch ups. Touch ups were marked for completion in the coming week.

HOA Board Walk Through: HOA board members and Accord Property Management conducted the property walk through on August 4, 2017. The inspection of our community found areas in need of repair, removal and improvements.

Retaining Walls: The retaining wall repair project began the second week in August, 2017. All residents in the area affected by this repair have been given advance notice prior to start date and any need to know instructions.

Common Area Storage: All common area is property of HOA. The patios are regulated and need to remain free of debris and trash. They are not for storage of indoor furniture, building/wood material, seasonal items, unwanted items and other miscellaneous household goods. Patio furniture is the only items allowed to be stored in the patio. All open flame containers/heaters, charcoal grills and smokers are banned. If you are housing banned items in your patio, you are in violation. Please make a neighborly effort to remove these items to help beautify our community.

Trash: Trash dumpsters are for the sole use of everyday, household garbage. Oversized items; hazardous and electrical waste; small/large pieces of furniture; broken equipment and building material are prohibited. Trash dumpsters are not recycling bins for unwanted residential items. Please call Waste Management to arrange for your large items to be picked up for a fee determined by WM. Do not leave oversized items in or near the dumpster enclosure assuming someone will want it and take it home – this is prohibited. If you notice such items being tossed or left in trash area, let Accord Property Management know with any additional information and/or pictures.

Beautification Project: The third cul-de-sac island will be cleared of overgrowth, and the dead bushes/shrubs will be removed. Once the ground is cleared, it will be landscaped accordingly.

Pet Owners: Please be responsible pet owners. Our community will thank you for it. Pets are not to be tethered in your open or enclosed patio. Pick up your pets excrement immediately, not on a whenever I feel like it or weekly, monthly basis and dispose of it in a sanitary manner. Do not store it in a container in the back patio or in the front yard. Be considerate of your neighbors who in these last summer days want to smell the smell of summer not unbearable stench. These are just a few of the

City of Aurora's pet ordinances.

CH Summer BBQ: Our summer BBQ was held on Saturday, August 26, 2017 from 5 to 8 pm in our pool area. CH HOA provided the burgers, hotdogs, buns, sodas and water refreshments. Residents brought side dishes for sharing. All residents were hand delivered an invitation to join in on great food, chance to meet their neighbors and fun games for children and adults were provided.

Property Management: Contact Alec at APM; the office number is 720-230-7303 for any questions regarding our community.

ParkItRight: Our parking enforcement company has been onsite since August 2017 to enforce our Parking Rules and Regulations. Each owner/resident needs to be familiar with Chimney Hill parking rules/regulation and with the violations instituted by our governing documents. Any vehicles in violation will be booted at the time of patrol. ParkItRight will have a pay/return boot station located near our swimming pool area. Payment and boot release instructions are available by calling their number 855-727-5487 or visit their website www.parkitright.net.

HOA Board, Representing your interest and protecting your investment.

Sausalito

Landscaping: All gutters have been cleaned. Fall maintenance will take place in September and October. September and October are also the months to winterize your home. Remove water hoses and turn off water at valve shut off point. Unhook hoses.

Pool Reminder: *Our pools are for Sausalito residents only.* Our HOA rules, which are posted at each pool and on our website, clearly state the following – Once Again:

- No food, no drinks, no alcohol, no animals, children under 14 *Must* have an adult present at all times.
- Pool gates *Must* remain locked at all times, and remember, both senior citizens and families use our pools.

- Do not give your key to anyone.
- There is no lifeguard at either pool – you swim at your own risk.
- Pools close at 10 pm.
- Our security company patrols the pools daily and at night.

Illegal use of both our pools continues to be an issue. Vandalism continues such as pool chairs thrown into the pools. *Pools Will Close September 4, Labor Day.* Maintenance work has begun at Victor Pool to be followed by work at the Worchester Pool in the fall.

Neighborhood Watch and Safety Issues: Keep your garage doors closed. Call our Security Company, Brownstone Security, at 720-879-4568 or 911 with any concerns. You can also report on *NextDoor.com*.

Visitor Parking: Visitor Parking Rules and Regulations are enforced by Brownstone Security Company. Visitor Parking is for *Visitors Only!* No vehicles are permitted to park in auto courts or Fire Lane areas.

When you have an overnight guest, call Brownstone Security at 720-879-4568 to inform them about your guest. Ticketing and towing rules are always in effect. Moving a car from one visitor parking space to another is still against parking rules. Rules and Regulations are on our website.

Trash Removal Regulations:

Please adhere to the following: Trash pick-up is about 7 am on Friday. Trash containers are to be put out behind trash enclosures *no earlier than 8 pm on Thursday night* and all trash bins must be *returned to your garage no later than 8 pm on Friday night.* The rule of thumb is to put your trash out on Thursday night. Alpine Trash is not responsible for picking up trash put out past pickup time!

Board Members: Board approved the following Board Members terms and positions: Vincent Roith, President, 303-745-9805; Tom Scally, Vice President/Architecture, 303-750-8772; Carol McCormick,

Secretary/Newsletter/NW, 720-668-3604; Pat Horton, Treasurer/Pools, 303-695-6181; Debi Martinez, Pool, 720-298-8323; Landscaping, Rick Wilhelm, 505-412-1190; and Teresa Anderson, Member-at-Large, 303-755-5970.

Property Management Company:

H.O.A Simple LLC. Contact Emily Bresina our Sausalito Manager at 303-260-7177 x5. If you need work done, replacement outside light bulbs, etc., please complete a maintenance request form on our Sausalito website: *Sausalitohoa.com*.

Brownstone Security: Randy, 720-879-4568.

HOA Board Meetings:

Homeowners are welcome to attend the monthly HOA Board meetings which are held on the second Wednesday of the month at 6:30 pm at the Heather Ridge Golf Club lower level.

Carol McCormick



Heather Ridge South



Welcome to New Owners in 2017! So far this year there have been six home sales out of 176 units here. Some sales were record prices that will be broken soon as the real estate market continues upward. The HOA board wants everyone's living experiences here to be enjoyable; however, new owners might need help learning about the ins and outs of living in Heather Ridge South (HRS).



As new residents in a covenant controlled community, it is important

to know how HRS operates, communicates, and conducts its business. Please visit www.Heatherridgesouth.org for important information, especially *A Letter to New Residents* under *Links and Info*. It lists nine important facts that first-time residents (and others, too) should know. Please note that vehicle parking and congestion is the number one concern!

Please become familiar with all our documents starting with *Rules and Regulations*. As the snow and driveway plowing season approaches, **please, please, please** read our driveway towing policy. For any questions or concerns, please contact Janelle Maninger at Janelle@westwindmanagement.com or 303-369-1800 x115.

Painting Project – Done! It started June 15 and wrapped up by the end of July – almost a month ahead of schedule. Congratulations to board member Dave Elgin and others who did a great job organizing and executing the big project.

By August 31, all the post-painting inspections checklists were done and a final check issued to our painters ECC. They did a great job! The total cost for this project was \$205,000 paid by Reserve Funds only – no assessment needed. In fact, the last and ONLY HRS assessment was in 1990-91 when metal siding and a new roof were done.

Don't Fence Me Out! Board member Jim Horning and Janelle from Westwind have finalized

all applicants for this year's fence project. Our fence company, Fence Consulting, will finalize costs so each applicant will have exact cost numbers to start work. Also, the specifications for all future vinyl fence work will be updated to today's standards vs. the old specifications published in our current Rules and Regulations. The on-line Rules and Regulations posted in HRS and Westwind websites will be changed only at this time. Hard copies given to owners are updated about every two years.

Once all wood fences have been removed and/or replaced, the HOA will focus on poorly maintained back patios and decks. It is strongly advised that owners evaluate their back patio areas for appearance and safety concerns. The HOA doesn't "Buy Ugly Houses, Decks, or Patios," but it may finance a new fence to hide it.

The Fence Committee will gladly visit your unit to evaluate any concerns. Starting in 2018, each and every patio in HRS will be evaluated. So, if you don't want to rebuild your deck, please consider hiding it behind a nice new vinyl fence – today!

Locked Fence Gates: If you lock your fence gates, please know the HOA has the right to enter your patio or porch to perform its duties. In most cases notice to enter through locked gates will be made to prevent lock cutting, but in an emergency situation locks will be cut and removed. Cut locks are an owners' expense. Also, the HOA has emergency entry rights into home units as specified in our *Declarations*. Please

contact Janelle at Westwind with any questions or concerns.

Evaluating Our On-Site Security Needs: Costs vs benefits is an age-old problem with no 100 percent solutions. Recent vandalism along with car and house break-ins necessitates someone to be the HOA's eyes and ears – especially at night. Employing a private security company costs money, but to date the costs have been worth it. However, the upcoming 2018 Annual Budget will review *Everything*.

The Board is looking for suggestions about security services. Please share your thoughts with Janelle or visit the September and October monthly HOA meetings. September's clubhouse meeting will be held on **Tuesday, August 26 at 6:30 pm** and **Not** the normal 4th Tuesday of the month. Please contract Janelle to be on the Agenda.

Reporting Tree Problems: The Board is going out on a limb with this statement, so please listen first before cutting us off. Please report any tree or landscaping issues knowing the work may or may not be done immediately. To save on costs, non-emergency maintenance will be done twice a year. So, if you report a dead branch that's not deemed an emergency, then it will be addressed through periodic maintenance.

Requests for Motion Detector Lights: With heightened interest in our security, more and more requests for motion detector lights are coming in. Yes, motion lighting requires HOA approval because it affects neighbors

and their peaceful enjoyment in living here. Each request for lighting will be evaluated on its own merits.

Discontinued Land-Line Phones: More and more people have discontinued land-line phones for cells only. This is fine and dandy, but please inform Janelle at

Westwind how best to contact you. No longer will the HOA publish telephone numbers or email due to privacy issues; however, your phone and email information needs to be of record for HOA business. Also, without a land-line phone, cell users are harder to reach during the night if a garage door is left open or

emergency issues. For their own safety reasons our security people *will only* call or knock on front doors to contact owners. They will not enter garages to knock or try to close garage doors. This is very important to know when winter weather comes.

Van Lewis

Double Tree

Board of Directors: Board members include President Alison Ruger, Vice President Bev Nosewicz, Treasurer Aletha Zens, and Secretary Patt Dodd. Board meetings are held every other month, with the next meeting on September 12 at 6 pm at Bev Nosewicz's home. All homeowners are welcome to attend.

September Recycling: Waste Management continues to be our service provider for both trash and recycling. Trash pick-up is every Thursday but will be delayed by a day if there is a holiday during the early part of the week. Recycling days are September 7 and 24.

Remember to set your recycling out the night before, as they have been coming before 8 am.

Asphalt Update: Our much-needed asphalt repair was successfully completed, and the result is a pothole-free main driveway and a new concrete drain pan. We also added a six-inch curb around the islands between the garages, which will greatly help hold moisture for the trees. Please be careful when pulling into your garage. You have lost the flexibility of driving up on the rocks! Any costs incurred to repair damage caused by a homeowner will be billed back to you. You will also see the new

striping in the visitor spots, as well as the very prominently labeled *No Parking Zones*. Please respect this space. These zones are to allow access to emergency vehicles, should it be necessary.

Coyote Protocol: If anyone needs a reminder, here it is: **Please Do Not** feed the coyotes! Feeding the coyotes makes them more aggressive and creates a public nuisance, as well as a safety issue for all residents with pets and small children. Animal Control Officers who recently met with a few of the residents reminded us that when you feed any wildlife, you are feeding **All Wildlife**, including

raccoons and skunks! If you have never had problems with either of those, you are very lucky. Once they settle in, they are hard to get rid of! For more information, please visit Aurora.gov and click on the Parks, Recreation and Open Space tab.

Late Fees: HOA fees are due on the first of each month. A late fee will be assessed if payment is not received by the 10th of the month. Your cooperation on this issue is very much appreciated.

Patt Dodd



Out To Lunch Bunch

*The next gathering will be
Thursday, September 21 noon*



Sonoda's
3108 S Parker Road, Aurora
303-337-3800
Josie Spencer
amipep@aol.com
303-671-5634

Country Club Ridge

A Friendly Reminder: CCR is a covenant controlled community. There are various restrictions and conditions which must be met by all homeowners and tenants. Not knowing and/or not being informed does not relinquish one from the governing Bylaws. When you purchased the property you agreed to the governing documents. As a unit owner or landlord it is your responsibility to inform yourself or your tenant of the Country Club Regulations including but not limited to trash, parking, animal clean-up, snow storage, etc. Please be informed as a unit owner or renter and avoid the costly penalty of ignorance. If you need additional information please call Custom Management Group (CMG) or visit the website www.countryclubridgehoa.com. Look up the do's and don'ts in the Bylaws.



Landscaping: Many changes and additions have been done around the complex. Take a moment to check it out – stop and smell the flowers once in a while. Don't hesitate to contribute by picking up any trash. If you find an area that needs attention or repair such as a broken sprinkler, running water, etc., please notify CMG immediately!

Painting & Trim: The painting project for buildings 2210 and 2240 have been completed.

ARC (Architectural Review Committee) Requests: Any exterior changes or additions to included satellite installation must be approved by the Board **Before** starting any work. This includes changes to doors and window, a/c units or any type of attachment to the deck and deck railing. In short, if it is outside of the home make sure to get prior approval. If this is a rush item the BOD can be notified if an immediate response/request is necessary.

**** *Keep in mind all patio items must be kept to a minimum and kept clean of decoration in excess.*

Parking: Parking issues have improved. Thank you for your continued efforts. Keep in mind, visitor spaces are for visitors. If you have a longtime guest, please use the street and be considerate of your neighbors. Residents using visitor spaces – you are subject to towing, fines or both. Parking in Fire Lanes will result in an immediate tow. Parking in handicap without a placard displayed will also result in an immediate tow. There is no parking in front of the garages except for loading and unloading.

The parking design is narrow, improperly parked vehicles can impact fire/ambulance/police in the event they are needed. Do not inconvenience those around you. Park in your garage. If the appropriate spaces are full use street parking on S. Vaughn Way.

Due to the Torrey Pines (across Vaughn) parking lot renovation, parking has been an issue for CCR. Parking violations have not been enforced as parking has been limited for everyone. *However do not get used to it!*

Trash: Friday is trash day. Please make sure all trash is placed in the appropriate container. Please do what is necessary to secure trash items to avoid having the wind distribute your items through the parking lot. Trash containers can be put out after 4 pm on Thursdays and are required to be put away by Saturday morning 7 am. If you will be out of town please make arrangements to have this container brought in or wait for the following week to put your receptacle out. Recycling is bi-weekly September dates: 9/1, 9/15, 9/29.

Indoor Water Consumption: Take time to check the plumbing in the home. As our property continues to age we all need to look at spending a little now to make corrections along the way. As a community who relies on one another, we either pay now to correct that which we can. Or, pay later in increased HOA dues to cover the expense. Continue to check regularly for leaking toilets or sinks. *Save water-shower together!* – Anonymous
Monthly Board Meetings: Board meetings are on the 3rd Monday of

each month at 6 pm. You are always welcome and encouraged to attend! Stop by and provide any thoughts to the betterment of our community. Meetings are held in the lower level of Noonan's Tavern next to the Golf Shop. *Be involved. Be informed.* If you cannot access the meeting because of the stairs please let us know. There is a ground level entrance by the Golf Shop or we can move the meeting upstairs!

Issues? Notice something that should not be?? If something is happening that is just not right – *Notify CMG.* You do not have to confront someone that does not adhere to the rules. This is what a management company is here for, among many other things. This keeps the neighbor to neighbor interactions peaceful. Just snap a photo with the date and time of the issue or complaint and send it to CMG – customgrp1@msn.com. Make sure to include the building and unit number with your concerns. You can also attend a Board meeting to address your concern.

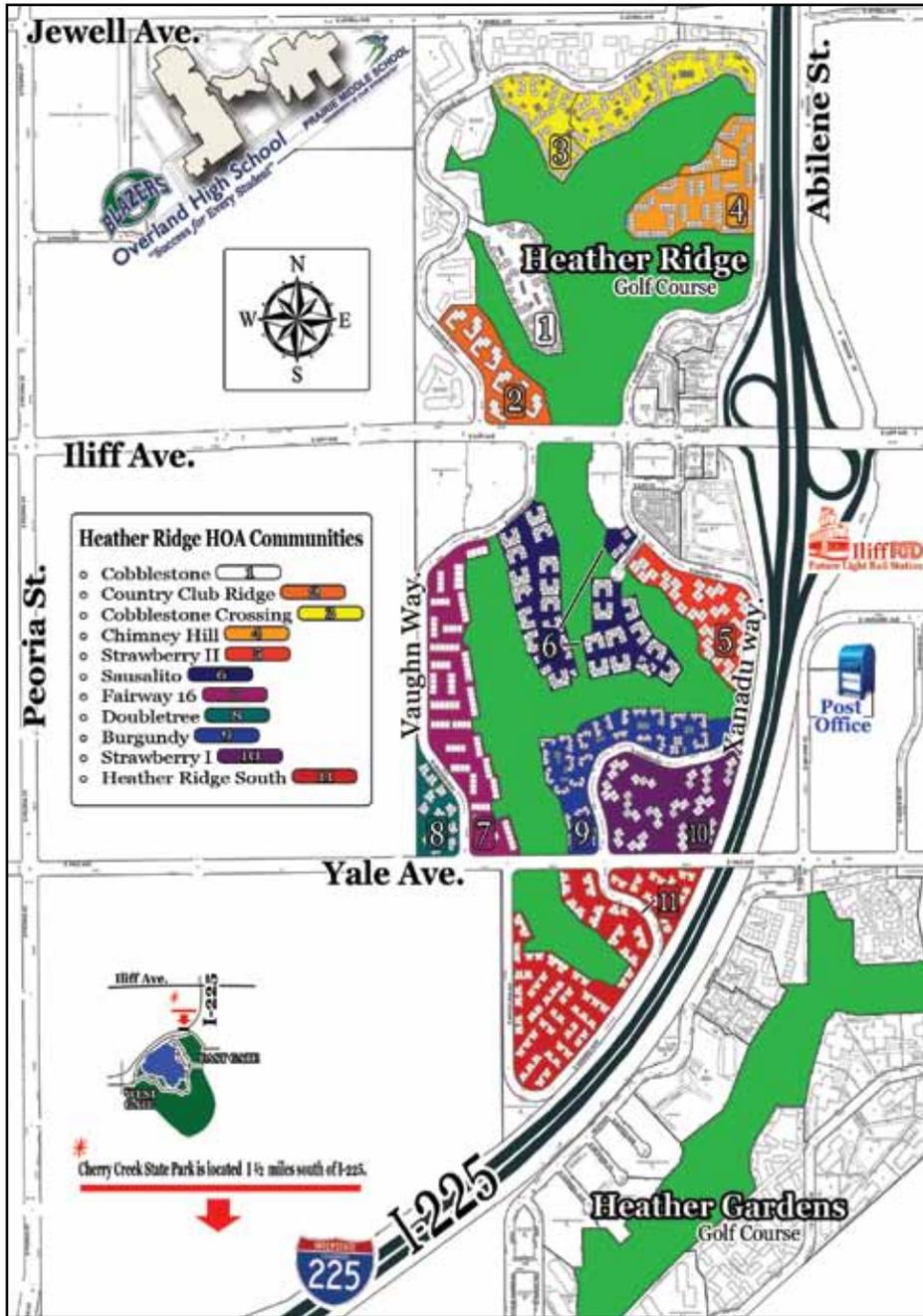
Who? What? How? When? Contact Custom Management Group your one stop shop. 303-752-9644, customgrp1@msn.com.

******Please know the management company will be changing as of October 1, 2017. The new management company will be attending the annual meeting in October. Please plan to attend!*******

(Continue to contact CMG through September 2017)

Mocha Butkovich

Heather Ridge Community Map



Cobblestone Crossing
 Accord Property Management
 720-230-7393
 # Units: 150
 HOA Meeting: 2nd Mon. 6 pm
 3033 S Parker Road, Ste 320

Country Club Ridge
 Custom Management Group
 303-752-9644
 customgrp1@msn.com
 # Units: 64
 HOA Meeting: 3rd Mon. 6 pm
 Noonan's 19th Hole

Double Tree
 Self Managed
 Wendy Traynor
 # Units: 24
 HOA Meeting: 1st Mon. semi-monthly
 Contact Aletha for information

Fairway 16
 Western States Property Services, Inc.
 Roger Mitchell, 303-745-2220
 rogerwsp.net
 # Units: 116
 HOA Meeting: 2nd Thurs. 6:30 pm
 Clubhouse, 2600 S Vaughn Way
 www.fairway16.com

Heather Ridge South
 Westwind Management Group, Inc.
 Janelle Maninger – 303-369-1800 x115
 Janelle@westwindmanagment.com
 # Units: 176
 HOA Meeting: 4th Tues, 6:30 pm
 HRS Clubhouse, 2811 S Xanadu Way
 www.Heatherridgesouth.org

Sausalito
 H.O.A. Simple LLC
 Emily Bresina, manager
 ebresina@hoasimple.com
 303-260-7177 x5; # Units: 159
 HOA Meeting: 2nd Wed. 6:30 pm
 Heather Ridge Golf Club
 www.Sausalitohoa.com

Strawberry I & II
 Association & Community
 Management, 303-233-4646
 # Units: 328
 HOA Meeting: 3rd Tues. 6:30 pm
 Strawberry Clubhouse,
 2638 S Xanadu Way

Burgundy
 Community Management
 Specialists, Inc
 Jack Higgins, jack@cmsincorp.net
 720-377-0100 x 1315
 # Units: 120
 HOA Meeting: 2nd Tues. 6 pm
 Burgundy Clubhouse
 www.cms-hoa.com

Chimney Hill
 Accord Property Management
 Alec – 720-230-7303

alec@accordhoa.com
 # Units: 116
 HOA Meeting: 3rd Wed. 6:30 pm
 Heather Ridge Golf Club
 www.accordhoa.com

Cobblestone
 Hammersmith Management
 Kevin Bredell, 303-980-0700
 # Units: 74
 HOA Meeting: 4th Mon. 6 pm
 Heather Ridge Golf Club

Free Days in September/October

Clyfford Still Museum

September 29/October 27
1250 Bannock Street, Denver
720-354-4880
www.clyffordstillmuseum.org

Denver Museum of Miniatures, Dolls & Toys

Call for time and date
1880 N Gaylord St, Denver
303-322-1053

Children's Museum of Denver

September 5, October 3 4-8 pm
2121 Children's Museum Drive, Denver
303-433-7444

Denver Botanic Gardens

1007 York Street, Denver
720-865-3500
botanicgardens.org

Fine Arts Center Museum, Colorado Springs

September 1- First Friday Art Party 5-7:30 pm
30 West Dale Street, Colorado Springs
719-634-5581, csfineartscenter.org

Botanic Gardens, Chatfield Farms

8500 W Deer Creek Canyon Road, Littleton
720-865-4346
botanicgardens.org/chatfield-farms

Denver Art Museum

September 2, October 7
Free First Saturdays
100 W 14th Avenue Parkway, Denver,
720-865-5000, denverartmuseum.org

Hudson Gardens

Free Garden Admission

Every Day
6115 South Santa Fe Drive, Littleton
303-797-8565
info@hudsongardens.org

Molly Brown House

Call for time and date
1340 Pennsylvania Street, Denver
303-832-4092, www.mollybrown.org

Denver Museum of Nature & Science

September 17, October 16
2001 Colorado Blvd., Denver
303-370-6000, dmns.org

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Two Stair Chairs for two-story unit on Fairway 16. Will sell for 50% of what I paid for them (Morning Star Chairs). Have been used less than 6 months. Nothing wrong with them. Going to Boston. Call 303-750-9920

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