

HR *Heather Ridge*

Metro Matters

VOLUME 5

MARCH 2015

NUMBER 2

LOREN JANULEWICZ
PRESIDENT OF THE HEATHER
RIDGE MEN'S CLUB

WOMEN'S CLUB AND MEN'S
CLUB GOLF APPLICATIONS
PAGE 13, 14, & 16





Finally that ugly old building at the Iliff Ave southbound I-225 off ramp is going away.

IN EVERY ISSUE

03 FROM THE PUBLISHER

04 COMMUNITY AFFAIRS

05 CALENDAR

07 NEIGHBORHOOD WATCH

18 HOA NEWS

20 MOLLY MARKERT

22 SERVICE DIRECTORY LISTINGS

23 HEALTHY LIVING

**HEATHER RIDGE METRO MATTERS
MAGAZINE**

350 OSWEGO COURT
AURORA, CO 80010

BMCCONN202@AOL.COM

HR *Heather Ridge*

PUBLISHER'S NOTE

Last week we got a foot of snow.....Can Spring be far away?

Every year in Colorado around this time it happens. The temperature goes above 65 or 70 for several consecutive days. That glorious Colorado sunshine warms our aching winter bones, and turns our thoughts to digging in the potting soil. The golf clubs go back in the trunk in hopes of getting in a round or two. The first spring flowers began to poke their heads through the warming topsoil. Fully sixty days past the winter solstice, the sun comes up a little earlier and goes down a little later. The best holiday of the year for the O'Leary's, the McDougal's, the O'Shaughnessy's, and even the McConnell's, is just around the corner. And then wham! . . . we are hit by a foot of snow and we are reminded of why we love to live in Colorado. Oh well, we need the moisture.



Though every day in March may not be a golf day, the first Heather Ridge Men's and Women's Golf Club events are coming up at the end of this month. . . . Not a member? Consider joining. Not a golfer? Consider learning. The first day of Spring is right around the corner.

Barry McConnell
Publisher

Attention Metro Matters Readers

Tell our advertisers "I saw your Ad in Heather Ridge Metro Matters Magazine!"

Our magazine is supported in large part by our advertisers. Please do your part to support our community and our magazine by letting our advertisers know that you saw their ad in Metro Matters Magazine.

Heather Ridge Metropolitan District

President Errol Rowland
Vice President Van Lewis
Treasurer Vinny Roith
Secretary Melissa Miller
Assistant Secretary Jim Bruce
Assistant Secretary Joan Beldock
Assistant Secretary Jane Klein

Heather Ridge Metropolitan District

Vinny Roith 720-246-0303
info@HRColo.org
HeatherRidgeColorado.org

Heather Ridge Golf Club

13521 E Iliff Ave Aurora, CO 80014
303-755-3550
www.golfclubatheatherridge.com

Presidents Council

President, Amanda Milstead
amandamilstead@comcast.net

Heather Ridge

Neighborhood Watch

Bev Brown 303-872-3154
Aurora Police,
PAR Officer Mark Lowisz
303-739-1819
Non-emergency 303-627-3100

Heather Ridge Metro Matters

Editor/Publisher

Barry McConnell

720-324-0242

bmconn202@aol.com

Heather Ridge Metro Matters

Coordinator/Advertising

Cherryl Greenman

303-886-1693

cherryl.greenman@gmail.com

Heather Ridge **Metro Matters** is published monthly for the residents of Heather Ridge. Publisher: HomewoRx Publishing, Barry McConnell. metromatters1@aol.com

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**.

HR Heather Ridge

COMMUNITY AFFAIRS

Demolition of Old Parking Structure



Demolition and redevelopment of the old parking garage by HR golf course began on February 12 with removal of the old parking structure to build a new storage facility. Now owned by a different developer, a new storage structure will be built to complement surrounding office buildings. Work should be done by year's end but you never know.

Applewood Threatened by Development

Owned by the Golden-based Molson Coors beer company, this 145-acre golf course at 14000 W 32nd Ave in unincorporated Jefferson County could see 454 new homes if Denver developer Carlson Associates get Jefferson County approval. Opened in 1960, Applewood Golf Course is surrounded by housing communities to its east and south who believe development is a direct threat to their home values and lifestyle.

Does this sound familiar to Heather Ridge residents?

The story broke in the *Denver Post* on February 13 – a Friday! On the same day the *Post* ran a front page above-the-fold story about housing shortages and other metro Denver real estate issues. Could their simultaneous publication be coincidental? The two stories worked together that housing shortages trumps homeowners and communities directly affected by development. Similar to Heather Ridge, the communities surrounding Applewood

Golf Course were built and purchased because of the value-added nature of the golf course open space. Is there anyone now living in Heather Ridge that doesn't acknowledge the benefits of buying the open space best used as a golf course? By owning the golf course, the Heather Ridge Metro District insures control and peaceful enjoyment for its homeowners and their communities. Our fantastic real estate values might not be so fantastic if bull dozers were ripping up our fairways to build high-density affordable housing.

Annual Presidents Council Dinner

The annual gathering of Heather Ridge HOA presidents and vice-presidents at Noonan's Garden Room on February 18 was highlighted by two speakers addressing insurance problems for HOAs and development surrounding the new Iliff Ave light rail station. Hosted by the Heather Ridge Metro District, the evening events were orchestrated by Amanda Milstead, president of Burgundy and the President Council; and by Barry McConnell, publisher of Metro Matters and a Fairway 16 property owner. These two community leaders did a great job bringing HOAs together to celebrate what binds them together and to promote leadership.

A buffet dinner and a cocktail hour created a strong sense of Heather Ridge community interests and involvement. The Presidents Council is a forum for Heather Ridge HOA leaders to meet and share ideas, to learn from others, and to provide future leadership for themselves and the Metro District. Leadership is the key to success at every level of government starting with HOAs and metro districts, city council or county commissioners, and perhaps the state legislature. Our Ward IV Councilwoman Molly Market is a fine example of this journey. She has given her time and her soul making Aurora a better place to live. She was one of the driving forces that helped form the Heather Ridge Metro District. Now that's leadership!

Metro Denver Rents

On February 21, another front page Denver Post headline above the fold about our real estate: Runaway rents roll on! "Metro Denver rents, including homes and apartments rose more than triple the U.S. annual average in January," says Denver Post reporter Aldo Svaldi. "Although 9000 new apartments were added last year, one of the biggest construction surges since the early 1970s, demand outstrips supply, and when that happens, rents and building costs skyrocket." With a metro Denver


vacancy rate of only 4 percent, the January average annual rents increased 14.7 percent making Denver one of the top three “high rent housing markets” among 35 national market areas according to Zillow. Since 2000, rents nationally have grown almost twice the rate of wages. Renters are about one-third of all U.S. households. Ranking metro Denver sub-areas, Centennial had the biggest increase in average rent at 14.1 percent with \$1,310 a month for a two-bedroom unit. LoDo is now the

most expensive neighborhood’s to rent at \$2,920 for a 2-bedroom, but Broomfield remained the most expensive suburban market at \$1,480 – its rents rose only 2.2 percent from 2013. Aurora, still one of the lowest average metro rents, saw its rents rise 12.8 percent to \$850.


Van Lewis

March 2015

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1	2 Double Tree Board Mtg (Bi-Monthly) Contact Alethia	3	4	5	6	7
8 Daylight Savings Time Starts	9 6 pm Cobblestone Crossing Board Mtg 3033 S Parker Rd #320	10	11 6:30 pm Sausalito Board Mtg Heather Ridge Golf Club	12 6 pm Burgundy Board Mtg Clubhouse 6:30 pm Fairway 16 Board Mtg Clubhouse	13	14
15	16 7 pm Country Club Ridge Board Mtg Noonan's Ballroom Metro Matters Deadline	17 6:30 pm Strawberry I & II Board Mtg Strawberry Clubhouse	18 6:30 pm Chimney Hill Board Mtg Noonan's 19th-Hole 6:30 pm NW Mtg Fairway 16 Clubhs	19 *	20	21
22	23 6 pm Cobblestone Board Mtg Noonan's 19th Hole	24 6:30 pm HRS Board Mtg HRS Clubhouse	25	26 6:30 pm Ward IV Mtg EcoTech Institute 1400 S. Abilene Street	27	28
29	30	31				



The next gathering for the Out to Lunch Bunch will be
Thursday, March 19 12 noon
Guadalajara Mexican Restaurant
1001 S Abilene Street
Aurora, CO 80014
303-696-0903
303-671-5634 or amipep@aol.com



Annual Presidents Council Dinner

The Presidents Council annual dinner was held on February 18 at Noonan's. We had an excellent turn out. There were two speakers, Richard Ahrenkiel and John Fernandez. Richard is with American Family Insurance and educated us on wind/hail insurance and the HOA. John is the manager of Transit Oriented Development; John spoke on the improvements and changes around the Iliff Station that have started and the projects coming up. Everyone enjoyed themselves.




The next Presidents Council meeting will be in April. We let you know of the topic at a later time.



Thank you for your support.

Amanda Milstead
President






Gus Grill
Restaurant
Breakfast • Lunch • Dinner

- Breakfast All Day
- Fresh Baked Pies
- Chicken Fried Steak
- Pot Roast Dinner
- New Full Bar

17200 E. Iliff
(SE Corner Buckley & Iliff, King Soopers Center)
Dine In & Carry Out



Celebrate
St. Patrick's Day
We will be
Serving
Corn Beef & Cabbage
& Lemon
Meringue pie
March 13 - March 17

50% OFF

Buy one meal regular price (breakfast, lunch or dinner) get second meal of equal to or lesser value **50% OFF.**

Not valid with other offers. Expires 3-31-2015

\$5.00 OFF

Ticket of \$25.00 or more receive **\$5.00 OFF!**

Not valid with other offers. Expires 3-31-2015

99¢ MEAL

Buy one meal (breakfast, lunch or dinner) and 2 drinks, get second meal of equal or lesser value for **99¢.**

Up to \$7.00 Value

Not valid with other offers. Expires 3-31-2015

303-751-0166



The following information was recently distributed to Aurora city personnel as a warning about computer security. Our Par Officer, Gene Lemay, passed it along as beneficial information to our readers:

Phishing, or Password Harvesting Fishing, is a social engineering attack that attempts to trick you into revealing your username and password with an email message. A common form of Phishing attack is an email pretending to be from a trusted site such as a bank or online retailer. The attacker's goal is to get recipients of the email message to click on a link within the email body. The messages are designed to look identical to a legitimate message a user might receive from a trusted source.

Once the recipient of the email clicks on the link they are taken to a website that the attacker has set up to mimic a site the recipient trusts. If the site is convincing enough, the victim may enter their username and password allowing the attacker to gain full access to the victim's account on that site. If a victim also reveals their online banking credentials an attacker could access that bank account and would be able to withdraw funds or conduct other mischievous or malicious acts.

Phishing attacks are generally thought of as emails containing links however, they may also have attachments. that, if opened, may have malicious code embedded in them.

Never click on links in email or instant messages that you didn't expect. Never open attachments from unknown email addresses or that appears suspicious.

A trusted source will never ask for your password, or personal information.

Upcoming NW Meeting
Please plan to attend our next Neighborhood Watch Meeting. It will be held on Wednesday, March 18 at 6:30 pm. It will be at the Fairway 16 Clubhouse at 2600 S. Vaughn Way (off Yale Ave). A Dispatch Presentation is scheduled from the Aurora Police Department. I am sure there will be many questions brought forth.

Bev Brown, Head Area Coordinator for Heather Ridge and Area 10



Perfect Balance

Discount Car and Home Insurance. Premium Service

The world is uncertain. But when you combine award-winning insurance for your home and car with a top-notch agent, you get great savings and great, personal service.

Some of the best insurance available comes from companies with names you may not know. We know. As independent agents, we'll make sure you get the best coverage for your home and car, at the best available price.

"An auto body shop works closely with many different insurance providers. Time and again, Auto-Owners Insurance has proved to be among the best of them, where it really counts — fixing cars and handling client concerns at the time of a claim."

Joe Little, owner of Body Beautiful Collision Repair in Aurora, Colorado

Give us a call, and find out how much you'll save.

303-755-8600

www.Colorado-Insurance.com

Colorado Insurance Professionals • 13693 E Iliff Ave, Suite 115 • Aurora, CO 80014





Pete Traynor
Double Tree

303-877-9538

PeteTraynor@ReMax.net

Heather Ridge RE Market Conditions

The stories are all true and more about homes selling fast and over asking prices. Multiple offers are common nowadays as home inventory shrinks to record low levels – a far cry from 33,000 to 35,000 homes for sale just four or five years ago with prices down 25-50 percent from the market high of 2007.

This is more or less true throughout the eight metro counties with hotter or cooler spots reflecting local markets. Remember, all real estate markets are local, especially Heather Ridge with its own golf course. Whether properties are on or off the golf course, the open space characterizes our lifestyle and boosts our home values. Not to be forgotten, the new light rail station at Iliff will further improve home values.



Van Lewis
Heather Ridge South

303-550-1362

van@vanlewis.com

Metro-Denver's real estate market is now out of balance with more buyers than sellers, but it won't change soon unless there's economic downturn to dampen demand. Also, builders are slowly adding to supply with delivery 6-9 months to build and close. Jobs and income are fueling Denver's Phoenix-like rise from the Great Recession. Metro Denver was one of the first major cities to enter the Great Recession, but it was also one of the first to leave it and return to prosperity. People come and stay here because of our location and lifestyle. Metro Denver is booming for all the right reasons.

Selling in a Hot Real Estate Market

A sellers' market it may be, but the issues of closing a sale are greater than ever. Sellers may get record prices, but will the home appraise? Will they pass inspections? These major issues and more are why Heather Ridge owners should call Pete and Van. We know how hard to push prices knowing where appraisal problems might be encountered. We have EXPERIENCE! TRAINING! and 'KNOW-HOW!' to do the job right the first time.

Sellers still face prickly inspections and HOA issues before closing, problems that Pete and Van like to minimize before listing for sale. Mechanical systems such as furnace, hot water heater, central air, appliances are common issues. Solving them and others takes a keen knowledge of how real estate works, so Pete and Van strongly emphasize pre-sale inspections, collecting HOA documents, and other due diligence items before listing. Each Heather Ridge HOA is unique, so what works for one might not for others. Examples include costs of Status Letters and Transfer fees, working capital, understanding of what annual/monthly HOA fees include, adequate HOA Reserve Balance, deferred maintenance, and condo vs. PUD issues (remember, the term "townhome" is a style and not a legal description). Is your community FHA or VA approved? Get professional answers and services from Pete and Van!

Professional Services with Professional Responsibilities

Pete and Van do more than posting for sale signs or drive buyers around between Starbucks visits. They are seasoned professionals constantly trained to meet changing markets. Writing real estate contracts is more than filling in blank spaces. They know current real estate law and where practices are heading, market trends mortgage hurdles and appraisal issues, how to manage successful closings, and most importantly, they really, really care about their clients. With Pete and Van, buyers and sellers will know how much they care before knowing how much they know.

Pete Traynor: Re/Max Masters —

303-877-9538

PeteTraynor@ReMax.net

PLEASE REMEMBER DON'T LEAVE HOME WITHOUT THEM.

Homes For Sale as of February 23, 2015

HOA	Price	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style
Cobblestone Crossing	\$179,900	1985	S Xanadu Way	2 - 2	1,392	1-Gar, Det	2 Story
Heather Ridge South	\$190,000	2764	S Xanadu Way	3 - 4	1,633	2-Gar, Att	2 Story
Country Club Ridge	\$199,000	2280	S Vaughn Way 101	2 - 2	1,196	1-Gar, Det	Ranch
Cobblestone Crossing	\$219,000	13462	E Asbury Dr	2 - 2	1,392	2-Spaces	2 Story
Heather Ridge South	\$234,900	2831	S Xanadu Way	4 - 4	1,633	2-Gar, Att	2 Story

Homes Sold January 1 through February 23, 2015

HOA	SoldPrice	No.	Street	Be/Ba	SqFt	Sold Terms	Concess	Seller Type
Cobblestone Crossing	\$109,000	13221	E Asbury Ave	2 - 2	948	Conventional	\$3,000	Corp/Trust
Cobblestone Crossing	\$154,000	13302	E Asbury Ave	2 - 2	1,208	Conventional	\$0	Individual
Sausalito	\$170,000	2418	S Victor St C	3 - 2	1,300	Conventional	\$0	Individual
Cobblestone Crossing	\$172,000	13538	E Asbury Ave	2 - 2	1,392	Conventional	\$2,500	Individual
Chimney Hill	\$184,900	13586	E Evans Ave	2 - 3	1,344	Conventional	\$0	Individual
Country Club Ridge	\$204,000	2240	S Vaughn Way 201	2 - 2	1,476	Cash	\$0	Individual
Chimney Hill	\$205,000	13636	E Evans Ave	2 - 4	1,344	Conventional	\$0	Individual
Country Club Ridge	\$213,000	2220	S Vaughn Way 203	3 - 2	1,693	Conventional	\$0	Estate
Fairway 16	\$230,000	2446	S Vaughn Way F	4 - 4	1,650	Conventional	\$4,000	Individual

Homes Under Contract as of February 23, 2015

HOA	List Price	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style
Burgundy	\$104,800	2693	S Xanadu Way A	1 - 1	772	1-Space	Ranch
Strawberry II	\$120,840	2455	S Xanadu Way B	2 - 2	1,091	1-Space	2 Story
Strawberry II	\$133,000	2471	S Xanadu Way C	2 - 2	1,091	1-Space	2 Story
Country Club Ridge	\$134,900	2130	S Vaughn Way 201	2 - 2	1,068	2-Gar, Att	Ranch
Cobblestone	\$159,900	2172	S Victor St C	2 - 2	1,208	1-Space	2 Story
Heather Ridge South	\$175,000	2842	S Wheeling Way	3 - 3	1,462	2-Gar, Att	2 Story
Heather Ridge South	\$190,000	2874	S Wheeling Way	3 - 3	1,633	2-Gar, Att	2 Story
Country Club Ridge	\$190,000	2220	S Vaughn Way 204	2 - 2	1,124	2-Gar, Att	Ranch
Fairway 16	\$199,900	2588	S Xanadu Way B	3 - 3	1,650	2-Gar, Att	2 Story
Heather Ridge South	\$225,000	2798	S Wheeling Way	2 - 3	1,554	2-Gar, Att	2 Story

Van Lewis: Re/Max Alliance —

303-550-1362

van@vanlewis.com

PLEASE REMEMBER DON'T LEAVE HOME WITHOUT THEM.

Heather Ridge Metropolitan District (HRMD)

2015 State of the District

January 2015, began the 6th year of ownership of Heather Ridge open space by the 1,127 property homeowners in the ten HOAs comprising the metro district. You can rest assured HRMD is in fine operational and financial condition, thanks to the management of the Golf Club at Heather Ridge, Inc. (GCat), Noonan's Sports Bar & Grill, Vinny's Custom Golf, etc. Golf operations are brisk, with over 30k rounds of golf in 2014; and of significance, Golf Operations, called the Enterprise Fund, had a \$404k bank balance, with all the bills paid on 12/31/2014; compare this to the \$52k bank balance on 12/31/2011. (See the six year financial summary on opposite page.)

Should you wish a briefing of the various funds, please take a look on page 10 of the March, 2014, *News/Metro Matters* tab on the www.HRColo.org website.

HRMD directors are keeping tabs on several issues in 2015:

- **Heather Ridge Mission Update.** We hear nothing but positive feedback from the community with the success attained in saving our open space (golf course); Heather Ridge property values are increasing at a higher rate than Metro Denver averages; there is no doubt that not only are we maintaining, but enhancing our way of life.
- **Re-Financing the HRMD Bond.** When the community agreed to buy the open space in December, 2009, bonds (a bond is similar to a mortgage loan) were acquired by the HRMD to buy the 90-acre open space, clubhouse and begin updating/enhancing the neglected asset. The original bonds were for \$5.9m. The bond balance at 2014 year end was \$5.1m. The bonds were based upon a 30-year payout with average HR homeowner taxes being \$450 per year. For several reasons the bond had a 5-year term (balloon) with planned refinancing in December, 2016. The directors are now doing research and analysis to address this issue. The current plan is to re-finance the bonds and add, as planned in 2009, capital improvements to:
 1. Address repaving the parking lot around the clubhouse;
 2. Finish the back nine irrigation system;
 3. Improve the aged cart paths;
 4. Increase and improve the water quality and storage capacity.

According to preliminary analysis at this time, we envision accomplishing all of the above with a new bond, offering a 25 year payout, without an increase of any of the HRMD resident taxes. Funds from the Enterprise Fund (Golf Ops) and the Open Space Foundation will be added to the Capital Fund to assist with these capital improvements.

- **Heather Ridge Open Space Foundation IRS**

501(c)(3). At the end of 2014 the Heather Ridge Open Space Foundation had a balance of \$4.9k. This fund is separate and autonomous from the HRMD and is primarily targeted for HRMD capital improvements. Many memorial contributions have been made by residents/golfers with IRS deductible donations. The foundation has only one director and we are actively seeking volunteers to become foundation directors to meet infrequently (probably no more than once a year). Please remember the foundation as you make these tax deductible donations in memory of loved ones.

Development

- RTD Iliff Light Rail Station and the surrounding properties are progressing on schedule. Our Heather Ridge community is interacting with Heather Gardens and St Andrews as development happens at the SE Iliff/I-225 area.
- The abandoned garage built in 1983, at the S I-225 Exit 5 to Iliff is being torn down this month, to make way for a 950 unit Self Storage structure. Heather Ridge has been instrumental in making this happen as zoning had to be changed, with HR benefits, to allow this development (see HRColo.org, UAHR 6/26/2013 minutes on HRColo.org).
- Developers continue to view the 5 acre HR clubhouse area as a development site. Any concrete plans will be presented to the community for HR consideration/approval before any action is taken.
- HRMD has expressed support to Danbury Park for their recommendations for development of the open ground SW of Iliff and Vaughn Way (immediately north of Danbury Park).

Heather Ridge homeowners, together we should take pride in our accomplishments. As Heather Ridge residents meet with other associations, communities, cities, educators, etc., people are amazed with the results our volunteer citizens have achieved. Now we ask for some younger volunteers to emerge. The current volunteers will not last forever as we all continue on the mission to Preserve: the open space best maintained as a golf course; our property values; and our way of life.

And one parting comment, please say, "Thanks" to the golfers at Heather Ridge. They are the reason for our success, as every golfer you see created \$4.48 profit that day in helping us save our open space. Now let's have fun, life is too short not to play golf!

Errol Rowland, HRMD President

Heather Ridge Colorado (HRMD) – 5Year Financial Performance

Actual->	2010	2011	2012	2013	2014
GOLF (Enterprise Fund)					
Golf Rounds	31,889	30,112	29,712	27,695	31,657
Play Days	244	282	290	277	276
	(000)	(000)	(000)	(000)	(000)
Revenue	\$999.2	\$778.3	\$785.2	\$783.5	\$881.8
Expenses	1,121.8	880.4	683.5	674.1	740.0
Profit/(Loss)	(122.6)	(102.1)	101.7	109.4	141.8
Avg Profit/(Loss)/Golfer	(3.84)	(3.39)	3.42	3.95	4.48

CAPITAL

Capital Expenditures Total to date

Grounds / Golf	\$703	\$1,543	\$1,543	\$1,555	\$1,555
Clubhouse	262	341	354	359	359
Golf Course	69	125	125	125	125
Restaurant – Noonan’s	0	83	106	106	106
Total Cap Exp	\$1,033	\$2,093	\$2,128	\$2,145	\$2,145

FUNDS

District Fund Accounts

General Fund	\$33	\$23	\$75	\$104	\$28
Capital Fund	487	76	41	3	3
Debit Service Fund	284	283	234	242	238
Enterprise Fund (Golf Ops)	273	52	152	262	404
TOTAL ALL FUNDS	\$1,077	\$434	\$502	\$611	\$673

Should you wish a briefing of the funds, please take a look on page 10 of the March, 2014 News/MetroMatters tab on the www.HRColo.org website.

Bond Balance	\$5,105	\$5,695	\$5,529	\$5,348	\$5,161
†Foundation Balance			\$0.8	\$3.0	\$4.9

†The Heather Ridge Open Space Foundation is separate and autonomous from the HRMD, although the funds are earmarked for capital improvements for the HRMD Open Space.





Caulk Tubs or Showers
\$55.⁰⁰ Each

720-849-4749 cell Bob Stevenson

Heather Ridge Golf Club Monthly Update

www.golfclubatheatherridge.com

March, 2015

Dear Women Golfers,

I would like to invite you to join the Heather Ridge Women's 18-Hole Golf Association for the 2015 season. We have a fun filled golf season with different tournament play each week from April through September.

We have two play days, Wednesday and Saturday. The first Wednesday play day begins on April 1 and the Saturday on April 11. You must be a paid member of HRWGA to participate.

You will find the application on the next page. Please complete the application and send it to Irene Young before March 15, 2015. Your name, phone numbers and e-mail address will be listed in our membership roster.

Our Kick- Off luncheon and meeting is Saturday, April 11, 2015. A sign-up sheet will be posted on the bulletin board near the pro shop in mid-March.

I hope you will join us for the 2015 golf season.

Please feel free to call me with any questions 303-619-8222.

Sincerely,

Patti Enright-Harris
President,
Heather Ridge Women's
18-Hole Golf Association



Women's Golf Association - 9-Hole

We invite you to our Annual Spring Fling Breakfast and Season Kickoff.

Come join the fun at 9:30 am on March 24, 2015 in the Garden Room at Heather Ridge/Noonans.

Following a full breakfast we will preview our exciting fun-filled games and events for the 2015 season and then a golf apparel representative will present the newest ladies golf fashions.

Weather permitting we will play golf after.

Signup sheet is on the downstairs bulletin board or if you have any questions, call Sally Simon at 303-870-4145.

Bob LeGare
Council Member, At-Large
City of Aurora



15151 E Alameda Parkway, 5th Floor
Aurora, CO 80012

303-366-0113

blegare@auroragov.org

City of Aurora, Colorado
www.auroragov.org

Kirch and Rounds, P.C.

Attorneys at Law

Specializing in the following practices of law:

Wills • Trusts • Powers of Attorney
Estate Planning and Administration,
Elder Law Issues • Real Estate

303-671-7726

Cherry Creek Place I

3131 S. Vaughn Way, Suite 200 Aurora, CO 80014

Over 40 years combined experience

Home visits available

www.dwkpc.net

Heather Ridge Women's Golf Association 18-Hole 2015 Membership Application & Handicap Only Application

Heather Ridge Women's Golf Association (HRWGA) is an organization open to women golfers who enjoy playing an 18-hole round of golf and who enjoy the camaraderie of their fellow women golfers. USGA/CWGA Handicap Service is available to HRWGA members and Handicap only members.

Benefits of membership:

- Wednesday and Saturday play days
- Early tee times all Wednesdays and most Saturdays
- Membership/Guest Events
- Spring Luncheon and Fall Awards Event
- Membership Rosters
- Hole-in-One "Insurance"

The Colorado Women's Golf Association (CWGA) bills Heather Ridge Women's 18-Hole Golf Association for all Women's Handicaps at the Golf Club at Heather Ridge.

To join Heather Ridge Women's Golf Association. Membership dues are \$58.00
Fully complete the application below and mail it with your check (payable to Heather Ridge Women's 18-Hole Golf Association) to Irene Young, 13174 E. Linvale Pl., Aurora, CO 80014.

OR

To join Handicap Only. Fee is \$40.00
Note: This is to establish a handicap only and does not allow you to play with the women's golf league. Complete the address information for CWGA records and mail it with your check (payable to Heather Ridge Women's Golf Association) to Irene Young, 13174 E. Linvale Pl., Aurora, CO 80014

2015 Heather Ridge Women's 18-Hole Golf Association Membership Application

(if received by March 15, 2015 will be included in the Roster)

Name _____ Spouse _____
Last First First

Address _____
Street City Zip

Phone _____
Home Cell Work

Email Address _____

Birthday Month _____ Day _____ GHIN # _____

Include either HRWGA Membership dues of \$58.00 OR Handicap Only fee of \$40.00. The Wednesday and Saturday weekly tournament entry fee is \$5.00 and is paid at the Pro Shop prior to play.

If application is received by March 15, 2015, you will be included in the Roster

2015 Golf Club at Heather Ridge Women's Golf Association 9-Hole League Membership Application

This organization is for ladies who prefer to play only nine holes of golf. The group tees off every Tuesday morning from April through October. The season begins on Tuesday, March 31.

Benefits of membership:

- Preferred tee times
- Prizes in each Flight
- Directory of Members
- Lots of fun and good fellowship
- Spring Kick-Off Luncheon March 24
- Opening Day April 7
- Tournament Play Begins May 5
- Spring Pot Luck May 12
- Couples Tournament Sunday, June 28
- Fun Day (guests welcome) July 21
- Club Championship August 18 and 25
- Fall Awards Luncheon October 6
- Holiday Tea December 8

To join, complete the bottom of this form and mail it with a check payable to 9-Hole Ladies Golf Association to: **Judy Straayer, 4436 So. Eagle Circle, Aurora, CO 80015.**

DEADLINE FOR PAYMENT OF DUES IS MARCH 25, 2015

✂ Cut Here

Cut Here ✂

2015 Golf Club at Heather Ridge Women's Golf Association 9-Hole League Membership Application

Dues are \$40.00 PLUS a \$30.00 Computer fee for GHIN (Golf Handicap Index Number) Services

Check here if you plan to also join the 18-Hole Women's Golf Association and pay your GHIN fee through them.

Name _____ Husband's Name _____

Address _____
Street City Zip

Phone Number () _____ Cell () _____

Birthday (Month & Day) _____ GHIN # _____

Email address _____

DEADLINE FOR PAYMENT OF DUES IS MARCH 25, 2015



2015 Schedule Heather Ridge Men's Golf Club

March 27	Men's Club Spring Banquet
March 28	Four-Man Shamble A, B, C, D Players 8:00 am Shotgun (Computer Draw)
April 11	Individual Gross/Net 8:00 am Two-Man Best Ball (Computer Draw)
May 9	Point Par 8:00 am
May 30	Team Individual Gross/Net 8:00 am Bring A Friend, or a Friend from the Club
June 13	Mixer, Men's Club & Women's Club 8:00 am Shotgun Start
June 27	Point Par 8:00 am
July 11	Individual Gross/Net 8:00 am
July 24, 25, 26	Member/Member T-Times Start @ 8:00 am Saturday/Sunday Horse Place Friday @ 5:00 pm Players must be within 10 strokes of each other
August 1	Point Par 8:00 am
August 15	Two Man Best Ball, Pick Your Partner Must be within 10 strokes
August 29, 30	Club Championship 8:00 am
September 12	Tournament of Champions 8:00 am Non Winners Tournament to follow same day
September 25	Men's Club Fall Banquet
September 26	Year End Tournament 8:30 Shotgun Two Man Shamble (Computer Draw)

Golf Club at Heather Ridge Men's Golf Association 2015 Membership Application

This year the GCHRMGA will continue a schedule of 14 tournaments to include a Member/Member, in addition to a Match play tournament. Kick-Off banquet is March 27, 2015, first tournament is March 28, 2015. Membership is open to all male golfers who are 18 years or older. The nominal membership fee includes:

- USGA maintained GHIN handicap
- Access to GCHRMGA website <http://hrmga.ghinclub.com> (address/phone numbers)
- Two complimentary banquets: Spring (stag) and Fall (and guest)
- Tournament access

Name _____	Wife's Name _____
Address _____	City _____ Zip _____
Phone () _____	Date of Birth (for age related events) _____
Work Phone () _____	Cell Phone () _____
Email address PLEASE _____	

New Members Only:

List the name of the person that recommended you join HRMC

Do you have a recent or current USGA handicap? Yes	No	GHIN # _____
USGA handicap index _____	Name of previous club _____	_____

YES, I want to be part of the Match Play Tournament (Flighted)
All flights will be net. Players will use their handicap on the day of the Match.

Attached is my check payable to **HEATHER RIDGE MEN'S GOLF ASSOCIATION** for \$ _____

Membership	\$125.00	()	_____
Hole-in-One Pool (optional)	\$5.00	()	
Match Play	\$25.00	()	

* GCHRMGA memberships are non-refundable

* Hole-in-One pool eligibility is for a tournament play only, and the pool will be shared by all who get a Hole-in-One during the 2015 season. If no one makes a Hole-in-One in 2015, it will be carried over at a maximum payout of \$1,000.00.

Return this application with your check to the Heather Ridge Golf Shop or mail to:
The Golf Club at Heather Ridge, 13521 E. Iliff Ave., Aurora, CO 80014



**CHECK OUT OUR NEW FOOD ITEMS!
CHECK OUT OUR NEW SPECIALS!**

NEW MENU ITEMS & SPECIALS START MARCH 1ST



**It sure is getting nice outside,
Call and set up a Tee Time! 303-755-3550**

GOLF RATES ARE SET BY THE GOLF COURSE AT HEATHER RIDGE. JOIN A LEAGUE TODAY!



**Need to hold a private party or event?
Inquire about our Event Center! 720-246-0304**

SUNDAY APRIL 5TH

WE WILL OPEN AT 10AM

Come join us for an Easter Buffet

\$10 per person - Available from 10am - 2pm



St Patty's Day Party!

Tuesday, March 17th DRINK SPECIALS

\$2 GREEN COORS LT PINTS

\$4 JAMESON

CORNED BEEF & CABBAGE SPECIAL

\$6 CAR BOMBS

CORNED BEEF & HASH SPECIAL

\$4 SHILALIEGHS

\$4 GUINNESS CANS



BEST/WORST TATTOO CONTEST BOBBING FOR SHOOTERS



Ladies Night 7pm - Close Karaoke 9pm - Close

HR Heather Ridge

ASSOCIATION NEWS

Chimney Hill

It's March already! Did you remember to write 2015 on your checks?



So far it looks like this is a mild winter. It not only fooled us, but also the trees and the flowers. This picture was taken in the beginning of February.

The new year brings old issues – ice in the winter, dry grass in the summer and our 30+ year old community is in need of continuous maintenance. Some of Chimney Hill's old clay sanitary



sewer lines may need to be replaced and/or repaired. Please notify Accord Management if your sewer line was cleaned out on a routine schedule before 2012. If you have an appointment scheduled to have the sewer line cleaned out and the contractor does not show up, please remember to call Accord and let them know ASAP.

Remember that not all contractors are familiar with HOA rules and regulations, and they may not know what needs to be done. The management company uses contractors who know what needs to be done, and who have experience working for the HOAs.

Work Completed: It was determined that our roofs sustained some damage during the last few hail storms. An insurance adjuster is checking the roofs and siding to see if all the roofs need to be replaced. The board contracted with Swingle to trim trees around the property. You probably saw them around during the first few weeks of February.

Homeowner Responsibilities: Remember to contact Accord Property Management with issues concerning maintenance and repairs. If you do not know whether these repairs are covered by the HOA, Accord will tell you if you are responsible or not.

Chimney Hill's Declarations (Article X, Section 2 - Maintenance of Dwelling Units) says 'each Owner shall be responsible for the maintenance, repair, replacement, and care' of their dwelling unit.

Remember to contact Accord Property Management with issues concerning maintenance and repairs. If you do not know whether these repairs are covered by the HOA, Accord will tell you if you are responsible or not.

It is every owner's responsibility to know Accord's emergency phone number (used during the off hours), and Accord's office phone number. Please call the main number, so if Alec is not in the office, then someone else will answer the phone. All phone numbers and other important information can be found on Accord's website, www.accordhoa.com > CHIMNEYHILL IN HEATHERRIDGE > GO TO ASSOCIATION WEBSITE, or by calling Accord on 720-230-7303. It is important to call to prevent significant damage.



CH board makes every effort to keep all residents safe and aware of current issues. The *Metro Matters* magazine has a lot of useful information and it is free to all residents and homeowners of HRMD.

Snow Reminder: HOA rules state that the snow will be plowed when there is 4" of snow on the private roadways and private driveways, and the steps will be shoveled when they are covered with 2" of snow. Snow will not be plowed before it stops snowing. HOA board and the management company make every effort to monitor snow removal and to instruct the contractor where to pile snow in order to maintain safe environment for all residents. Remember that ice buildup is unavoidable if the temperature stays below or around 30°F.

CH Board Members: Lana Gutnik, President; Mark Carapella, Vice President; Amy Scott, Secretary; Katie O'Brien, Treasurer; and Laura Levereros, Member-at-Large.

Board Meeting: The next CH monthly board meeting will be on Wednesday, March 18. All residents are welcomed.

CH HOA Board – representing your interests and protecting your investment



Low Prices. Big Selection. Friendly Service.
 15260 East Iliff Avenue
 Aurora, Colorado 80014
 303-751-6935
 www.chamberswineandliquor.com

Aurora's Largest Liquor Store

**Wine :: Beer :: Liquor
 Lowest Prices In Aurora!**

- » Delivery Available!
- » **BIG SALES** Every Week
- » Save Even More With Our Buyer's Club
- » Check Out Our Web Site For Great Specials And Coupons!

HOURS:
 Monday-Thursday: 9am-10pm
 Friday-Saturday: 9am-11pm
 Sunday: 10am-6pm

Over 15,000 square feet and 8,000 different products to choose from!

Chambers Wine & Liquor



**ALL AMERICAN
 WINDOW TINTING**



FREE Estimates • 10% OFF (When you mention this ad)

- Automotive
- Residential
- Commercial
- Security
- Graffiti
- Decorative

303-936-1362

2155 W. Evans Ave., Denver, CO 80223
www.AllAmericanWindowTinting.com



Johnson's Automotive Repair, Inc.

Scott Johnson **303-360-6111**
 West of Airport RD at 6th and Olathe,
 Aurora, CO 80011

For all Your Automotive Needs

10% Senior Discount -excluding other specials



RENDEZVOUS

Restaurant at Heather Gardens

MARCH DINNER BUFFETS

Tuesdays & Fridays 4pm - 7pm

\$9.95 (Prime Rib \$13.95)

TUESDAY NIGHTS FRIDAY NIGHTS

3/3 Mexican	3/6 Asian
3/10 Comfort	3/13 BBQ
3/17 Irish	3/20 Italian
3/24 German	3/27 Prime Rib
3/31 Italian	

HAVE YOUR NEXT PARTY HERE

Anniversaries, Weddings, Company Parties. We can customize the catering for any event.

SUNDAY BRUNCH

Every Sunday 9:30am - 1pm

\$9.95 (Per Person)

HOURS OF OPERATION

Monday - Saturday 11am - 7pm

Sunday 9:30am - 1pm

OPEN MONDAYS

720.282.3443

**Bring This Coupon
 and Receive**

10%

Off Entire Bill.

**2888 S Heather Gardens Way
 Aurora, CO 80014**

Fairway 16

Property Manager: Westwind has assigned Ms. Tara Segura as our property manager. She is very experienced, detail-oriented and willing to help all of us with any problem or concern. Her phone number is 303-369-1900 ext. 125. Her assistant, Rachel Simmons, will answer if Tara is busy. Westwind is organizing the paperwork forwarded from Hammersmith and has already solved quite a few minor problems for us – for example, the lights on the Fairway 16 clubhouse and the broken fence on Yale.

Board Positions: At our annual meeting in April we will vote for owners to fill any empty board positions. In order to apply you must be a deed-holder or mortgage-signer or both and a member in good standing (no outstanding violation or account balances). I do not plan to serve another 3 year term so there will be at least one open position. If you are interested, let me know and I can bring you a candidate profile to complete.

Garage Sales: Once the weather warms up, there are always residents wanting to clean out their basements, garages and closets. According to the City of Aurora, residents are permitted up to 4 sales per year, not to exceed 72 hours per sale. Up to 4 signs measuring no more than 2 ft x 3 ft, may be displayed per sale. Signs

only may be placed along sidewalks in a way that doesn't hinder pedestrian or vehicular traffic. Signs may not be put out until 6:00 p.m. Thursday prior to the weekend sale and must be removed by 7:00 a.m. Monday following the sale. Items placed outside must be removed and stored in an enclosed structure by sunset each day. Call Neighborhood Support 303-739-7280 to report a violation or ask questions.

Recycling & Shredding: A free event will be held in April. Go to OnHavanaStreet.com for complete details, including date and time.

Landscaping: The Board was not at all pleased with LandTech last summer so it has signed a contract with MetroMCM for this year's work.



This company has been doing our snow plowing this winter.

Clubhouse Rental: The Clubhouse was rented 12 times in 2014. It's a lovely facility and can easily accommodate 50 people. Why clean your house when you can invite your club, family or friends to the clubhouse for only \$50 rental fee and a \$75 damage deposit (refundable if no damage)? Contact Sheryl Pitts or Bobbi Rasmussen to reserve a date. Their phone numbers are posted on the sign on the clubhouse door.

Susan Bruce

Burgundy

Finally! I knew if enough time passed between these newsletters, the sun would come up before I was really ready to climb out of bed, the temperatures would rise above freezing, the clocks would be reset, and if I peek to the next page of the calendar, Spring would be on the horizon.

Spring Reminders

The number of pet walkers and people walkers – at any hour of the day or night.

First, the messy – not everyone is as conscientious as you or me, so, if you see someone whose pet has left something behind (even though Burgundy provides plenty of bags), please let them know where this can be properly disposed. Also, the golf course, owned by members of your HOA, is a business meant to generate

income. Therefore, for your protection, and that of your children and animals, signs are posted reminding us those golfers and their sometimes self-directed golf balls are the priority during any hour that the course is open (pretty much 24/7).

Board Meetings: Our monthly board meetings have been buzzing with the planning that is necessary to



make the months ahead as practical and enjoyable as possible. We are taking bids from everyone: landscape to pool maintenance (and many more in between); we have proposals for mailbox replacement (several months down the line); tree trimming/removal; and parking lot repair. This

is such a balancing act between the budget and priority. Your board is viewing and reviewing all possibilities – we are homeowners and your neighbors as well. HOA meetings are held on the 2nd Thursday of each month at 6:00 pm. All residents are welcome; renters must be accompanied by the homeowner. Please call ahead so we can save a chair for you.

To help get us out of the house, here are a few possibilities:

Have you located the Public Art on Havana Street yet? There are currently 13 displays placed between Alameda Ave on the north and south of Yale on the other end of Havana Street. Aurora is also home to 30 historical buildings. You can visit many of these buildings or take an informational tour by calling 303-739-6681 and following the prompt.

Jaynie Basch

**Free Days in
March and early April**

March

- 1 Denver Art Museum
- 1 Colorado Railroad Museum
- 2 Denver Museum Nature & Science
- 3 Botanic Gardens @ York St
- 4 Botanic Gardens @ Chattfield
- 7 Four Mile Historic Park
- 22 Botanic Gardens @ York St

April

- 1 Botanic Gardens @ Chattfield
- 4 Four Mile Historic Park

Cobblestone

2015 is a big year for HOA changes!

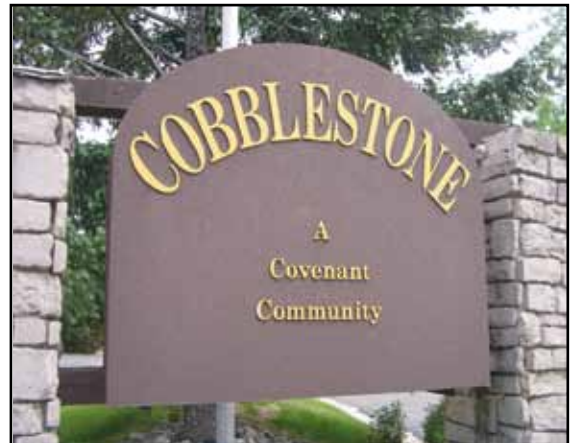
New Board Member: First, we'd like to welcome Pam Davis as the newest board member. Pam volunteered to join at the Annual Meeting in November and everyone was happy to vote her in to make it official. Pam has lived in the community for 33 years, participated every year in the Neighborhood Spring Clean-ups, and says, "It is time to give back." Welcome Pam and we look forward to your opinions, ideas and time on the board.

New Property Manager: Second, the board is pleased to announce our new property manager with CAP is Chris Stange. Chris has been a property manager with CAP for 3 years. In addition to Chris, we'll also be utilizing Jacob Schmitz who you might see walking around doing property reviews. It takes a village to run our little community and Chris and his team at CAP Management will be working with us to ensure that they are doing their best to be responsive to homeowners and the board. Homeowners can get a hold of Chris by emailing him at chriss@capmanagement.com (yes that's 2 S's) or calling 303-832-2971 ext. 303 at CAP.

New HOA Meeting Day: Third, the board is changing the day of our HOA meetings. The board will now be meeting the 4th Monday of each month. The time is still 6:00 pm at the 19th-Hole at the golf club and we always look forward to having homeowners attend to provide their feedback, ideas and opinions.

New Budget: Fourth, the board decided to reset the timing of the annual budget process so that the new budget isn't finalized until all income and expenses are received from the prior year (Jan thru Dec). Doing this aligns with our community regulations and allows the board to have a full year's numbers to help determine what is necessary for the new year's budget. The board finalized the 2015 budget at January's meeting and approved a \$4.80 increase effective in April. Community improvements were discussed at the Annual Meeting in respect to the budget with attendees voting on items they felt were most important. The board will be keeping these in mind with respect to ongoing expenses and will be prioritizing special projects as money becomes available.

New Bank: Fifth, and final change; the board is establishing a new bank for our dues or general account. Homeowners will be getting new coupon books that reflect the dues increase as well as the new



bank information. These books will include monthly coupons for April 2015 through March 2016. If you are currently paying monthly dues on ACH (or automatic withdrawal), you will need to complete an updated "Authorization Agreement for Direct Deposits" Form which will be mailed to homeowners and submit it to CAP. If you are currently on electronic bill-pay through your bank, you will need to notify your banking institution of the address change.

That's it for now folks and in honor of Saint Patrick's this month –

"May your blessings outnumber the Shamrocks that grow, and may trouble avoid you wherever you go."

Marla Ritter

Sausalito



Ice and Snow Conditions: As a reminder, please do not park in visitor parking during a snow storm to allow the snow plows to do their job of plowing. Parked cars hinder snow and ice removal. Please park inside your garage. For those of you who have asked, any damage to our grass and/or concrete parking abutments will be repaired by our landscape company when weather permits.

Freeze Damage to Units: Our fluctuating weather pattern keeps us on our toes with regard to the safety and security of our homes. When our temperatures are low, please make sure your pipes don't freeze by leaving your faucets dripping and opening cabinet doors

for better ventilation. If you are a snow bird, have a friend or neighbor check on your unit every so often to inspect for leaks.

Trash Containers: To owners/renters, there are too many trash containers and loose stacks of trash items being left out, or placed out after our Friday trash pick-up day. Our trash rules are clearly stated on the signs at each trash enclosure as well on our website. Trash containers can be put out on Thursday *AFTER* 8:00 p.m. and must be put into your garage by *FRIDAY BY* 8:00 p.m. Our wooden trash enclosures are common area property and any items left there can be removed at the homeowner's expense and a \$50.00 fine can be levied. These fines can be doubled or tripled for repeat offenders. You can

purchase trash or recycling containers from Alpine Waste and Recycling at 303-744-9881.

Lights: Please contact Bill McKinney at 303-783-0394 if you have burned out front porch lights and trash enclosure spots. Please leave your porch and patio lights on to help reduce attempted theft/burglary of not only your home but also of your neighbors. Porch lights and spots are the responsibility of the HOA. Patio lights are the responsibility of the homeowner.

Board Members: Vincent Roith, President, 303-745-9805; Tom Scally, Vice President/Architecture, 303-750-8772; Carol McCormick, Secretary/Newsletter/NW, 720-747-0836; Pat Horton, Treasurer/Pools,

303-695-6181; Debi Martinez, Pools, 720-298-8323; Board Members-at-Large, Rick Wilhelm, 505-412-7190 and Katie Avery, 303-506-2917.

Property Management Company: Bill McKinney, President, McKinney Management Company, Inc., 3576 S Logan Street, Englewood, CO 80113. Phone: 303-783-0394, Fax: 303-783-0398.

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

Carol McCormick

SUBARU • KIA • HYUNDAI • MAZDA • SUBARU • KIA • HYUNDAI • MAZDA

SHORTLINE



ROBERT "BOB" TARTLER
Sales & Leasing Consultant
Cell (303) 903-0803
btartler@shortlineauto.com
580 S. Havana
Aurora, CO 80012

SAVE MONEY. . . . DRIVE BETTER
I've been at Shortline Subaru for over half a decade and I believe that being reliable for my customers is as important as driving the most reliable vehicle in the market.

And for my neighbors at **HEATHER RIDGE, ASK FOR BOB TARTLER** and receive a **FREE** 3m clear mask and 1st oil change with new car purchase.

Contact me today to ensure you're getting from point A to B in the safest, most economical vehicle with **ALL WHEEL DRIVE!**

Honestly, there's no better way to get around Colorado.

**NEW 2015
Subaru
FORESTER 2.5i
0.9% FINANCING**

OR
Lease for \$249.00 per month
with \$1,949 due at signing
#FFA-01



SUBARU • KIA • HYUNDAI • MAZDA • SUBARU • KIA • HYUNDAI • MAZDA



LOCAL FRESH FAIRE
LOCAL CRAFT BEER
LOCAL FUN

◆ HAPPY HOUR SUN-WED 11AM—7PM

◆ THURS & FRI 3—7PM

◆ KARAOKE WED & FRI 9—CLOSE

◆ LIVE MUSIC SAT 8—12

◆ LUNCH SERVED DAILY WITH SPECIALS!

◆ \$5 FOOTBALL MENU ON GAME DAYS (Mon, Thurs, Sun)

1150 S GALENA STREET, AURORA, CO 80247

303-745-4003

LIKE US ON FACEBOOK 

*Glorious
Loving
Hands*

*Exceeding Your Expectations while
finding the Beauty from within*



Affordable Skin Care & Waxing Cathryn Ocken RN / Esthetician

- ◆ Skin Care Specialist
- ◆ Facials for Men, Women and Teens
- ◆ Microdermabrasion
- ◆ Chemical Peels
- ◆ Makeup Artist

SALON PLATINUM

13690 East Iliff Ave. Unit D, Aurora, CO 80014

Open Wednesday thru Saturday by appt. only.

720-937-3246

For complete skin care menu see
www.gloriouslovinghands.com

ONE COMPANY.
ONE AGENT.
MANY WAYS TO SAVE.



Let me help you save time and money.

Protecting more of your world with Allstate makes your life easier. And it can put more money in your pocket. Bundle your policies and you can save even more. Why wait? Call me today.



ROGER FRANCIS, CLTC
303-695-1720
12500 E. ILIFF AVE. STE 350
AURORA
rogerfrancis@allstate.com



Allstate.
You're in good hands.

Putting our community in
Good Hands® for over 20 years.

Auto Home Life Retirement

Subject to terms, conditions and availability. Savings vary. Allstate Property and Casualty Insurance Co., Allstate Fire and Casualty Insurance Co., Allstate Indemnity Co., Allstate Vehicle and Property Insurance Co. Northbrook, Illinois © 2011 Allstate Insurance Co.

70284

Heather Ridge South



FHA Financing Temporarily Suspended: HRS will be without FHA financing until mid-to-late March pending HUD underwriting and approval for another two years of certification. Certification ended on February 11, 2015 pending reapplication. Renewal requires many things, not the least of which is board approved and closed financial statements with budget comparisons for the past years along with a current approved budget.

Without FHA Certification, residents and buyers are precluded from using FHA products which might include VA since the two government agencies are closely aligned. Because this lapse in certification is temporary, its effects should be short-lived. Since FHA requires the most recently approved year-end financial statements by the HOA board, it was impossible to meet the February 11 deadline given 2014's budget was closed on January 28, 2015. Once FHA Certification is approved, and it will be, the certification will be updated every two years. Thanks to Westwind Management Group for smartly managing this important issue.

Neighborhood Watch Leader Ruth Lipnick: Thanks to Ruth, Neighborhood Watch signs have been posted in our community. This is a big deal! Ruth has set up a system of "volunteer watchers" to report suspicious activities, hand out fliers, and promote general safety. Thanks to Ruth and Bev Brown, who is the Head Area Coordinator for Heather Ridge and Area 10 programs for Greater Heather Ridge, we are all safer and better informed about our communities.

Up on the Roofs: Given weather conditions, roof replacement and hail damage repairs from last September's

storm are underway. Glen Sumner, owner of Arvada Roofing, is our roofing contractor who has worked with us for over a decade. Glen is making good progress to finish all roofs by early to mid-summer this year. He started re-roofing along Xanadu in our Triangle Area next Yale, and he will work his way south and around to Wheeling doing only two-story units. The patio homes will be done last because they require warmer weather to install special sealant membranes called "crickets."

This is a \$1.6 million project paid for by our insurance company. The deductible was only \$10,000, but we might never see that again when we renew our insurance this July. The economics of higher than average "Hail and Wind" claim damages for the past three years has driven insurance and/or deductible costs sky-high. "Hail and Wind" coverage is being separated from low-claim coverage using a percentage based on a community's overall real estate values. For example, if Heather Ridge South used a 2 percent deductible for "Hail and Wind," it might have a \$10,000 or less deductible, but roof and exterior claims might require a \$600,000 or more deductible. In lieu of creating a huge and onerous escrow just for insurance deductible claims, the HRS Board will most likely use

its assessment powers up to \$5,000 per unit to pay future deductible losses. Owners can insurance for such assessment claims under personal HO-6 insurance policies, also known as condo insurance (coverage referred to as "loss assessment coverage"). If owners don't have HO-6 insurance, then they are at risk for many different issues.

Still Snow and Ice Season: Although winter was kind to us in the first half of February, March through April can be big snow months. Be very careful walking outside your unit, and please report to Janelle at Westwind any dangers or maintenance issues observed in the community. Residents are the "eyes and ears" of the board.

Vehicle Responsibility: Owners are responsible for their vehicles. If a vehicle slips or slides on an interior roadway becoming stuck or disabled, who is responsible for damages, towing, or recovery? The answer is simple — the vehicle owner! Any questions, please contact Janelle at Westwind Management and your auto insurance carrier.

Van Lewis

Happy St. Patrick's Day



Dr. Nick D'Amico

D'Amico and Mauck

3131 S. Vaughn Way: *Your neighborhood dentist*

303-745-1400

Emergency care available • 21 years at HG
Our promise — Integrity and Quality Care
Now's the time to consider the comfort and reasonable cost of dental treatment.

Senior discount offered.



Dr. Matt Mauck



CGD
www.CREATIVEGARAGEDOORS.com

Repairs • Broken Spring Replacement • Panel Replacement
New Door Installation • New Automatic Openers
Extra Remotes • Tune Ups (Suggested once a year for wooden doors)

303.859.8544 | nathan@creativegaragedoors.com



WITH NEW DISCOUNTS AND RATES, NOW IS THE TIME TO TAKE ANOTHER LOOK.



Litta Plant-Schaper Agency
3989 E Arapahoe Rd Ste 202
Centennial, CO 80122
Bus: (720) 361-0155

AMERICAN FAMILY INSURANCE
American Family Mutual Insurance Company and its Subsidiaries
American Family Insurance Company
Home Office - Madison, WI 53783
©2012 006641 - 9/12

Dora's Restaurant



Dora's MEXICAN RESTAURANT & LOUNGE
dorasmexican.com

Doug Hermann 2406 S. Parker Rd., Denver, CO 80231
303.368.1527



From our family to yours, welcome to Dora's Mexican Restaurant & Lounge!

We've been serving our own recipes since 1976 to old friends and new alike. So now, we invite you to relax, enjoy our hospitality, savor a delicious meal and a zesty margarita.

You're always family at Dora's

P.S. The picture in our logo is our Mom.

2406 Parker Road, Aurora

303-368-1527

www.dorasmexican.com

Strawberry



Annual Board Meeting: During our annual board meeting on May 19 at 6:30 p.m. at the clubhouse we will conduct a vote for the open board member position. If you are interested in serving on the board, please submit your name and information about yourself to STRAWBERRY@Yahoo.com. Candidate information will be placed on kiosks one month prior to the meeting. If you prefer, you may announce your candidacy during the annual meeting. Proxy votes will be counted. We encourage residents to attend the annual meeting and become a part of selecting a new board member. We are looking forward

to a successful and productive year. Major improvements are scheduled for 2015 and beyond. Know where your dues are going!

Don't Let Your Money Go in the Trash: Our HOA incurs extra fees to remove large items left at the dumpsters. Coordinate your large item pickup with Alpine Waste, 303-744-9881. Remember Alpine cannot pick up televisions, take them to Best Buy, they recycle TVs.

New Maintenance Tech: If you haven't already met our maintenance tech, Bryan Stone, please welcome him to our community. Bryan can be reached at 303-417-1120. Please contact him for minor or emergency needs only. Regular work orders still go through CAP Management and will be prioritized accordingly.

Neighborhood

Watch: The next Neighborhood Watch meeting will be held at the Fairway 16 Clubhouse on March 18 at 6:30 p.m. Thanks to Bev Brown for leading the Neighborhood Watch program. The program is successful because of her dedication, time, and effort. All residents are encouraged to attend this meeting. If you are passionate about keeping our neighborhood safe, consider volunteering for this worthwhile program. Bev can be reached at brownbenwatch@gmail.com

Ward IV Town Meetings: The following are upcoming town meetings for Ward IV. They are held from 6:30-8:30 p.m.

March 26

EcoTech Institute – 1400 S. Abilene St

April 23

Garden Plaza of Aurora – 14221 E. Evans Ave

May 28

Mountain View United Church – 10700 E. Evans Ave

We Want To Hear From You:

If you sent an email to the address posted on the Strawberry website in the past few months, we have been unable to access it. Please resend to our newly created address, strawberryhoa12@gmail.com. We apologize for the inconvenience.

**Strawberry Board
Elizabeth Watts**

Country Club Ridge



Spring is just around the corner and we are planning for landscape maintenance and improvements. Although our budget is small, we are looking into replacing missing shrubs and replenishing mulch and rock beds as needed. If you have areas around your home that need attention, please call Custom Management Group to report the area before the end of the month.

Alert: One of our homeowners reported that someone rang her bell late on a Friday night asking to use her phone. When she did not open the door, the person became belligerent and did not leave until she threatened to call the police. This is a reminder to all of us to be careful of opening the door to an unknown party. Various crimes are committed nearby each day. We need to keep outer doors locked,

our garage doors down, and cars locked.

Letters to Landlords:

Property owners who lease their units have been sent a letter reminding them of their responsibilities to the HOA. If you lease a unit, please request a copy of the governing documents from your landlord so you are aware of the rules that affect you. These

documents are available on our website: countryclubridgehoa.com.

Judie Maurelli



HAVANA PHARMACY
AND MEDICAL SUPPLY
"A DIFFERENT KIND OF SERVICE"



FREE DELIVERY * FREE DELIVERY

Full Service Pharmacy
Custom Compounding
Medical Supplies:

Wheel Chairs, Walkers, Ostomy Supplies,
 Incontinence Supplies, Braces and Stockings

1555 S. Havana
Aurora, CO 80012

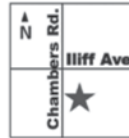
303-750-3600
pharmacyaurora.com



Car Wash

\$2 Off on a Mahala Wash!

Enter Code 8010 at the time of purchase.



Experience our ultimate car washes for yourself!

- Convenient location
- Thorough clean
- Friendly staff
- Hassle free process
- Vacuums and extra amenities

2380 Chambers Rd. in Aurora
 (303) 750-5531



SAM SMITH
 Agent



*"Providing Insurance and
 Financial Services"*

13688 E Iliff Ave Suite A
 Aurora, CO 80014
 (Shops at Heather Ridge)

720-535-5506

Fax: 720-535-9762

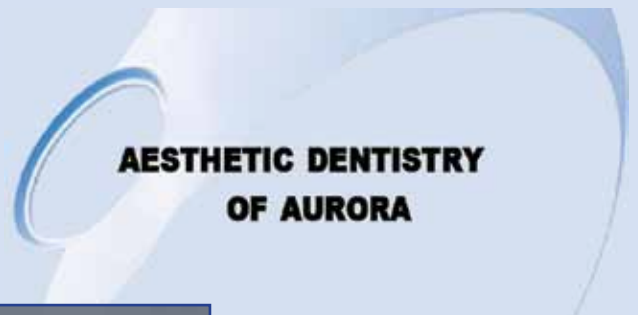
www.Got-Sam.com

Happy St. Patrick's Day

New Patient Special
\$99 for Cleaning, Exam, Xrays.

We Provide:

- Comprehensive Family Dental Care
- Cosmetic & Aesthetic Dentistry
- Same-day Emergency Care
- Root Canal Treatment
- Oral Surgery
- Implants
- Dentures
- Invisalign



**AESTHETIC DENTISTRY
 OF AURORA**



Andy Lee
DDS, FICOI, PC

**NEW Patients
 Are Always
 Welcome!**

2900 S. Peoria Street Unit A, Aurora, CO 80014
(303) 368 3636



CONTAIN YOURSELF!

*By Panagoti Kelaidis, Director of Outreach and
Senior Curator, Denver Botanic Gardens*

In my professional career of 35 years at Denver Botanic Gardens, I have seen no end of fads and enthusiasms come and go: butterfly gardening, permaculture, xeriscape, Integrated Pest Management, water gardening—everything seems to have had its 15 minutes of glory. But the trend I've seen grow more than any other has been the proliferation of Containers in people's gardens. Each year every one of my gardening friends seem to have more large pots, growing an ever wider variety of plants in them—and even the non-gardeners seem to be jumping on the bandwagon.

Why is this? No matter how small or large your garden, everyone seems to have a patio or front door seems to beg for a little in the way of color to make them more inviting and welcome. Containers can provide this: you can fill them with whatever soil suits the plants in them, stand back and PRESTO! Instant garden. Their limited size makes them less intimidating than designing a large scale garden. And you can have as few or as many as you wish.

Classic container gardens usually

employ some sort of ceramic—often terra cotta (which can freeze and break in Colorado winters unless they're stored in a garage, or emptied and turned upside down for the winter). High fired ceramics are much sturdier—many will last decades even if they are left through the winter planted to perennials. But let's say you want to use a traditional pot and grow something colorful.

Traditionally, annuals are used in pots: you can plant some in fall or early spring for color in the cool season: pansies and Iceland poppies



are examples of these cool season flowers that can provide color even in the winter months—and for weeks in early spring before you would dare plant tender annuals. But many people only plant their annuals in May once danger of frost is past. The key to success then is to make sure you have a very porous, healthy potting soil (good garden centers sell quality product—ask them what they use themselves!). Remember this will compact a bit in time, so don't hesitate to mound this up a bit in the middle of your pot—but try not to compact it: the air in between the soil is even more important than your potting soil itself. Then pick out whatever color annuals appeal to you: the classic petunias, verbenas and marigolds—most any annual will do. Try and choose colors that will complement the setting where you site the pot—and that complement one another.

How to design? The famous adage is to plant a “thriller, a filler and a spiller” which is to say, have something upright in the pot like a spike or even a conifer. Use a plant that will fill the pot, but also something that will trail over the edge and expand the interest.

The real secret of success with containers is what you do subsequently: it's important not to overwater them, but to make sure that they don't dry out excessively of course. And they will need food throughout the summer—so occasional dousing with some Miracle Grow or other fertilizer that encourages flowering and has a bit of nitrogen is crucial to allow them to fulfill their potential.

Do not be too dogmatic with what you



plant: I have seen fabulous containers that consist of only one kind of plant (a trailing petunia for instance). I've seen a “vegetable garden in a container” with large and happy tomatoes climbing four or more feet, or a squash plant splaying over the edge with a huge fruit on it.

Recently, I've seen more and more containers planted to tough, drought-tolerant perennials like Clary Sage or *Agastache rupestris*. Containers planted to succulents—especially *Echeverias*, various *Aloe* and *sedums* and *Sempervivums* can make a wonderful display through the summer months—and you may wish to bring these in for the winter if they're not hardy. I have dozens

of containers filled with hardy succulents that stay outdoors year around.

Truth be said, you can grow almost anything in a container that you would grow in the ground or as a house plant—so the only limitation is your imagination. I have seen some wonderful containers all over Fairway 16 which have done much to enhance this lovely setting. As landscaping throughout this complex is gradually transformed to be more water-thrifty and appropriate to the climate, I think containers throughout the HOA's surrounding the golf course will be all the more welcome and appropriate and just plain fun!

Service Directory

Handy4YourHome.com

Remodeling or New Construction • Painting • Plumbing
• Tile Work • Floors • Trim Work Inside and Out •
Kitchens • Bathrooms • Decks • Carpets • Cable TV •
Replace Windows • Free Estimates

Leslie Dorn 303-912-4999



ReNu Carpet Cleaning

RESIDENTIAL & COMMERCIAL

FREE ESTIMATES • Cleaning • Water Damage
• Deodorizing • Scotch Guard • Furniture • Water
Extraction • Car Upholstery • Carpet Repair

Owner **Gary Meschko 720-435-6612**

THE PLUMBER'S MARK

Master Plumber

Licensed and Insured. Reasonable rates. Call for a quote or
consultation on your next plumbing need.

Mark Satchell 720-371-7282

Hardra Plumbing

Master Plumber since 1976
Facets • Disposals • Toilets
Lowest price on Water Heater Replacement
No trip charge to Heather Ridge

303-621-5574 Harry

Place Your Service Directory Ad Here

Call today to learn how you can inform
the community of your service expertise.

Wanda McConnell 303-881-3066

Kirch and Rounds, P.C.

*Attorneys at Law Specializing in practices of law:
Wills • Trusts • Power of Attorney
Estate Planning and Administration
Elder Law Issues • Real Estate • Home Visits Available*

303-671-7726 www.dwkpc.net



COLORADO COUNTRY KENNELS IN-HOME PET HOTEL

For Dogs and Cats * 25 years experience
Specialize in "special needs" pets-elderly,
fearful, orthopedic, meds.

I-25 & I-225 Location * www.sunnyweber.com/boarding
303-771-4454

In-Home Technology Assistance

When you need help...and there are no teenagers around...

Computers • Printers • Cameras • Phones • Internet •
TVs - CD, DVD & Blu-ray players • Stereo Equipment •
Purchasing - Training - Trouble-shooting • and More...

Scott Winder 720-244-4166

RAZZLE DAZZLE HAIR DESIGNS

- Age-Defying Styles • Youthful Colors
 - Bone Structure Analysis • Over 40 Years Experience
 - Quiet, Individual Attention in Home Salon
- www.razzledazzlehairdesigns.com

Sunny Weber • 303-771-4454



PAINT With A Woman's Touch!

- 20 Years Construction Experience
- Painting/Honey-Do Lists
- Minor Home Repairs
- Insured

Ana-Christina 303-434-0431



www.CREATIVEGARAGEDOORS.com

303.859.8544 | nathan@creativegaragedoors.com

Place Your Service Directory Ad Here

Call today to learn how you can inform
the community of your service expertise.

Wanda McConnell 303-881-3066

Healthy Living



Chunky Chicken Soup

Ingredients:

32 oz box organic chicken stock
4 cups water
3 cooked chicken breasts, shred into bite sized chunks
1 large sweet white onion, sliced and quartered
1 large red pepper, sliced and chunked
1 tsp minced garlic from jar
1 tsp parsley

1 tbsp salt
1 tsp pepper

Simmer on low until onion and peppers have softened and chicken absorbs flavors. Meanwhile, make your homemade noodles.

Paleo Pasta (by paleocupboard.com/paleo-pasta.html - some instructions are mine)

Ingredients:

2/3 cup arrowroot flour (plus extra for kneading)
1 cup blanched almond flour (or sesame seed flour if allergic to nuts)
1 cup tapioca flour
2 tsp. sea salt
2 large eggs
4 egg yolks (from large eggs)

Directions:

Place a medium saucepan of water on the stove to boil. Add 2 tbsp olive oil to the water. Blend the dry ingredients in a food processor for about 20 seconds. Add the eggs and egg yolks and pulse until incorporated and crumbly. Turn the dough onto a flat working surface lightly dusted with arrowroot flour. Work the dough into a ball, sprinkling with extra flour when it becomes sticky. Knead the dough for about 5 minutes until it is smooth. Divide dough into two balls. Wrap one tightly in plastic and refrigerate to use at a different time. Gently roll out the other ball with a rolling pin until the dough is very thin, keeping work surface, dough and rolling pin lightly dusted with flour to avoid sticking. Using pizza cutter, cut dough into long strips about 3 / 4-inch wide and crosswise at about one inch. These are small squares that are spoon sized bites, which will puff up and become like dumplings when boiled in the soup.

Add a few squares and scraps at a time stirring gently to separate, but not break, until all are incorporated. Simmer until puffed and firm.

Combine 1 cup heavy cream and 1/3 cup tapioca flour in a small bowl until smooth. Stir into soup. As mixture comes back to a boil, stir until it thickens.

Enjoy and stay warm.

Shirley Berry
Fairway 16

Classified Ads

**PAGE TAYLOR – PUBLIC ACCOUNTANT
REGISTERED TAX RETURN PREPARER
2451 - A SOUTH XANADU WAY
AURORA, COLORADO 80014
303-751-9093**

Taxes prepared by 10-year Strawberry resident without leaving your home. Page Taylor – Registered Tax Return Preparer. Over 30 years experience preparing personal, partnership and corporate income tax returns. Free Consultation – Pickup – Delivery – Reasonable Rates
303-751-9093 720-545-8660 SOUL

ATTENTION STRAWBERRY HOMEOWNERS

FOR SALE:

Two Brand New Amerimax Windows, custom made, will fit Strawberry Development Units.

1 Trapezoid for living room — 70" left side x 20" right side.
1 Living room picture window — 84" x 60"

E2, 270 Glass, Argon, Super Saver, extenuating circumstances now unable to have them installed. Very reasonable price (installation not included in price) will be delivered to your house. **CALL: (303) 501-2362**

NOTARY PUBLIC. Lives at Fairway 16. Reasonable rates. Can make house call, if necessary. Call 303-639-5946 and leave message.

HANDYMAN SERVICES. If you need to fix it, I can do it. Home improvement and repairs, plumbing, light electrical, carpentry, painting, and flooring. HRMD resident. Call Leo, 720-838-8072.

MEND, LLC

Remember the movie "The Breakfast Club"?

Group Psychotherapy
Iliff and Xanadu — H & R Block Building
Stephen Brunston, LPCC
720-340-1324
Anger, Anxiety, & Relationship Issues.

**ATTENTION HEATHER RIDGE HOMEOWNERS!
THINKING OF SELLING YOUR HOME?
CALL US ... WE ARE CASH BUYERS.
303-501-6967**

MILE HIGH COIN

2222 S Havana St Unit A
Aurora, CO 80014
720-370-3400

Store hours: Monday-Friday 10 am to 5 pm

- Sell your coins
- We appraise your coins
- We buy gold and silvery jewelry
- Specializing in identifying rare and valuable coins.

CLASSIFIED ADVERTISING RATES: \$10. Maximum 40 words. 2 Month Minimum. Write your ad and deliver with a check payable to HomeWoRx Publishing, 350 Oswego Ct., Aurora, CO 80010. Publication does not imply endorsement. Information, call Wanda, 303-881-3066, ensley53@aol.com

Heather Ridge Metropolitan District

Metro Matters

350 Oswego Court

Aurora, CO 80010

Postmaster: Please Deliver by March 4, 5, 6

Presorted Standard
U.S. POSTAGE

PAID

Denver, CO

Permit No. 3280

Preserve the open space, property values, and safeguard the way of life

• • •



NELSON S. JOO, D.M.D.

Orchid Dental
BEAUTIFUL AND GENTLE

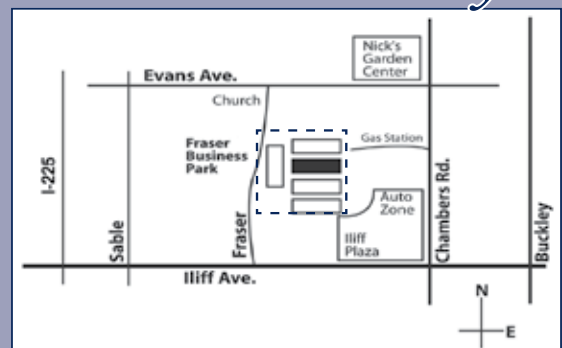


- 5% Discount for Heather Ridge HOA's Residents all year round!
- Emergency calls taken after hours
- Comprehensive Care: Crowns, Surgery, Implants, Cosmetic Care
- Payment plans offered
- Practicing in Aurora Since 1987

*Happy
St. Patrick's Day*

*Gentle and Affordable
Dental Care for Families.*

**2222 South Fraser St. #3
Aurora, CO 80014
www.yourorchiddental.com**



303•671•0305