



HR *Heather Ridge*

Metro Matters

VOLUME 5

JULY 2015

NUMBER 7

FRIENDS
OF THE FAIRWAYS
COMPETITION

HR *Heather Ridge*
Golf Course

SEE DETAILS
PAGE 2

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

Attention All Heather Ridge Patio & Container Gardeners
“Friends of the Fairways” Competition

Sponsored by



Why: An opportunity to recognize the flower gardeners that surround Heather Ridge Golf Course and make it a great place to live and to play golf.

When: Flower Garden Judging — July 6-12. All contestants will be photographed and winners announced in the August edition of *Metro Matters* magazine along with photos of their winning gardens.

What: Five cash awards. Three cash awards for the most enjoyable flower garden clearly visible from the golf course.

\$200 1st Place

\$100 2nd Place

\$50 3rd Place

Two awards for the most enjoyable flower garden not visible from the golf course \$50 each.

How: Gardeners, neighbors, golfers and golf course employees should contact *Metro Matters* publisher Barry McConnell at bmconn202@aol.com, 720-324-0242 with address/location nominations or drop nominations off at the golf course pro-shop no later than **July 5**.

Judging Criteria: Overall garden design, color, and variety.

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HEATHER RIDGE METRO MATTERS
MAGAZINE

350 OSWEGO COURT

AURORA, CO 80010

BMCONN202@AOL.COM

HR Heather Ridge

PUBLISHER'S NOTE

If you haven't nominated someone for the "Friends of the Fairways" Competition yet take a walk around your neighborhood and the golf course and notice all the great gardens and garden containers. Then call or email me to nominated them.



The City of Aurora, Colorado, invites you to experience the 4th of July Spectacular and celebrate Independence Day with a fireworks show that lights up the area skyline. The Aurora Municipal Center Great Lawn will feature live music, delicious food and a fireworks display revered as one of the best in Colorado.

Featuring the musical talents of country/pop singer and America's Got Talent finalist, Emily West. A free concert will begin at 8 p.m., space is limited so arrive early for the best seats.

Aurora History Museum

Tour the Museum before for the 4th of July Spectacular Fireworks! Try an exhibit scavenger hunt and win a prize. Craft an Uncle Sam magnet to take home. Support the museum by purchasing patriotic souvenirs from the Aurora Museum Foundation booth located outside the museum.
4-8 p.m. FREE

Barry McConnell
Publisher

Attention Metro Matters Readers
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Assistant Secretary Jane Klein

Heather Ridge Metropolitan District

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HeatherRidgeColorado.org

Heather Ridge Golf Club

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www.golfclubattheatherridge.com

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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**.



How Strong and Effective is Your HOA Board of Directors?

Strong and effective are relative terms, but as a property owner in any of the ten HOAs that are a part of the Heather Ridge Metro District (HRMD), how would you answer that question?

Some HOA property owners might shrug their shoulders and mumble, "OK, I think," or "I've seen better or worse boards," or simply say, "I don't know." This is a typical response for HOAs outside of HRMD, but not so much for Heather Ridge boards publishing monthly article in *Metro Matters*. The more information published about Heather Ridge HOA activities the better for everyone.

At the heart of each HOA is its real estate ownership and value. Like Star Trek, each HOA has a "Prime Directive" commonly known as Declarations. Boards need to read, understand, and apply their controlling documents to prepare budgets, to maintain the physical features of the community, and to protect it from loss. And most importantly, boards must account to its property owners for all it does or doesn't do. Called "transparency," it is the cornerstone of any good government regardless of its size, duties, or powers.

Most HOA boards are begging for members (but not at our neighbor community Heather Gardens where board applications always exceed available seats). Being on a board has been described as "brain damage", a "war of egos" or a "mistake" never to be repeated. None of that is true if

members are honest, forthright, and well led.

Leadership falls primarily on the HOA president AND not on the property management company. The manager is there to carry out what the board wants done. Managers should help educate boards but should never lead them – that is the job of its president.

A president is usually voted in by board members each year when it "organizes" after the Annual Meeting. The president sets the board's tone and agenda for the coming year; however, if leadership is not thoughtful, consistent, and most importantly respectful of others, the board and property owners will suffer for it.

From a board's organization all things come. The president sets the tone through communication. . . respecting others, asking for opinions, and assigning responsibilities. One of the foremost duties by a board member is its Treasurer. Most HOAs are non-profit corporations serving the goals and needs outlined by each HOA's controlling documents. The Treasurer's job is to advise the board about its budget, oversee expenditures, and make the tough calls asking to raise fees, cut costs, and plans for the future (Reserve study).

After the Treasurer's position are two interchangeable board positions: Landscape and Maintenance. These two jobs have significant impact on

a community's appearance as well as its physical well-being. Home values are easily damaged when HOAs fail to plan and fund needed work: asphalt roadways, landscaping, retaining walls, exterior painting, etc.

Mortgage lenders are paying very close attention to HOA operations by analyzing Reserve Funds, Annual Budget's past and present, HOA assessment history, the number of Owner-Non-Occupied property, governing documents, and ANYTHING else now deemed important for a loan.

Lastly, other board members must lead too in performing their tasks and responsibilities. There's an old military expression about getting things done – "Lead, follow, or get out of the way." Everyone on a board should have responsibilities and be accountable for them; and it's the president's job to set that tone. When hard working boards start seeing results, the community responds with happier owners seeing their home values protected.

Please get involved with your HOA board if only to further your own interests. Sometimes owners who join for one reason (a dead tree, their garden, or simple curiosity) become strong and influential leaders once they get past their own issues. A board's mission should be as simple as: follow the rules, use some common sense, and make things better for everyone.

Van Lewis

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July 2015

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1	2	3	4
5	6 Double Tree Board Mtg (Bi-Monthly) Contact Alethia	7	8 6:30 pm Sausalito Board Mtg Heather Ridge Golf Club	9 6 pm Burgundy Board Mtg Clubhouse 6:30 pm Fairway 16 Brd Mtg-Clubhouse	10 Heather Ridge Community Garage Sale 8 a.m.-2 p.m.	11 Heather Ridge Community Garage Sale 8 a.m.-2 p.m.
12 Heather Ridge Community Garage Sale 8 a.m.-2 p.m.	13 6 pm Cobblestone Crossing Board Mtg 3033 S Parker Rd #320	14	15 6:30 pm Chimney Hill Board Mtg @ Noonan's 19th-Hole 6:30 pm Strawberry I & II Board Mtg Strawberry Clubhs	16 * Metro Matters Deadline	17	18
19	20 7 pm Country Club Ridge Board Mtg Noonan's Ballroom	21	22	23 7-9 AM Ward IV Havana Street Station 1911 Havana Street	24	25
26	27 6 pm Cobblestone Board Mtg Noonan's 19th Hole	28 6:30 pm HRS Board Mtg HRS Clubhouse	29	30 * Next HRMD Regular Meeting October 15, 2015	31	



As per our PAR Officer, Fermin Moreno; The Crime Maps for June show, there were no (None, Zip, Zilch, Zero) robberies for this reporting period. This is amazing. The only downfall is that there were 4 burglaries in Area 10. 2 of the burglaries could have been prevented because there was no force, indicating that either a door was unlocked or possibly a window. This is low, but let us keep it at zero. There was also only one motor vehicle theft. Way down from the last reporting period.

Fermin says: "Keep up the good work and work closely to keep each other safe."
Remember: Our community is "the Eyes and Ears" of our Police Department!

Watch for and put this night on your calendar.

"America's Night Out Against Crime"
Tuesday, August 4, 6:00 to 8:00 p.m. at
Mount Olivet Lutheran Church
11500 E. Iliff Ave.

Food, Door Prizes, Police Officers, Firefighters and More
Come spend a fun evening out with your neighbors.
See you then,

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



*Join your friends for
the next gathering of the
Out to Lunch Bunch*



For Time and Place contact:

303-671-5634 or amipep@aol.com

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Building on Heather Ridge Sales for Higher Prices!



Pete Traynor

Double Tree

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Van Lewis

Heather Ridge South

303-550-1362

van@vanlewis.com

Pete and Van spend considerable time analyzing, marketing, and selling homes in Heather Ridge. They also enjoy many sales outside of Heather Ridge from clients over the past 40+ years each, but their primary focus is where they live with their wives – Heather Ridge.

In Cobblestone Crossing, other agents recently sold three homes over \$200,000 building higher prices there as well as for “sister neighborhoods” Cobblestone and Burgundy in Heather Ridge. The most recent sale was 1983 S Xanadu Way – marketed as a “wonderful remodel” but in reality an old and tired unit; it was listed for \$174,900 but sold for \$205,000 with multiple offers. Bank owned and facing the 2nd green, it didn’t have a garage, the remodeling work was shoddy and damaged at best, and it still had the original windows, furnace, and

other features. The other two sales were record prices of \$224,000 each. All three were the same 1,390 sq ft 2-story model known as *Paul Revere*.

In Heather Ridge South, Pete and Van listed 2884 S Wheeling Way for \$235,000 that sold in days. This 1,633-1,650 sq ft 2-story is also found in Fairway 16. Updated and in great condition with new windows, it was not a total remodel but fetched top dollar anyway. Backing onto an interior greenbelt, this pending sale will help future sellers who have remodeled or plan to update their homes.

In Strawberry I and II, three recent sales by other agents are setting record prices there. Please call Pete or Van for more information about these sales and others to determine your home’s value.

Remodel vs. Update vs. Selling-As-Is!

Let there be no doubt that remodel homes sell for the highest and fastest prices. But in Denver’s current “hyper-market” where just about everything seems to sell fast and at record prices, is a “remodel” a waste of money? In a nutshell, the answer is NO!

Get the facts from Pete and Van. Even in today’s hot sellers’ market, buyers are bypassing homes in poor condition for updated or remodel homes. Severely outdated homes are attractive to investors to fix and flip, and they sell for prices reflecting remodel costs to bring them up to market values. Today’s hot real estate market won’t last forever, so the best advice is to invite Pete or Van to visit your home today for a professional evaluation. Pete and Van are now video recording recent sales to show future sellers what the competition looked like. This invaluable service lets you see the “real” house with the puffy real estate narratives and professional photos.

Get the facts first before you buy or sell in Heather Ridge – call Pete or Van. Remember – “Never leave home without them.”

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3000**

**Van Lewis
303-550-1362**

van@vanlewis.com

Please remember don’t leave home without them.

Homes Sold May 16 through June 15, 2015

HOA	SoldPrice	No.	Street	Be/Ba	SqFt	Sold Terms	Concess	Seller Type
Strawberry I	\$120,000	2644	S Xanadu Way A	1 - 1	843	Corp/Trust	\$0	Conventional
Strawberry I	\$143,000	13621	E Yale Ave C	2 - 2	1,098	Individual	\$7,150	FHA
Cobblestone Crossing	\$162,000	1967	S Xanadu Way	2 - 2	1,208	Individual	\$3,000	FHA
Cobblestone	\$187,000	2121	S Victor St. F	2 - 2	1,392	Individual	\$0	VA
Burgundy	\$190,000	2645	S Xanadu Way D	2 - 2	1,314	Individual	\$0	Conventional
Cobblestone Crossing	\$205,000	1983	S Xanadu Way	2 - 2	1,382	Bank/GSE	\$0	FHA

Homes Under Contract as of June 15, 2015

HOA	List Price	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style
Strawberry I	\$136,250	2688	S Xanadu Way A	2 - 2	1,144	1-Space	2 Story
Strawberry I	\$139,900	2610	S Xanadu Way A	2 - 2	1,098	1-Space	2 Story
Strawberry I	\$165,000	13609	E Yale Ave B	2 - 2	1,153	1-Space	2 Story
Burgundy	\$170,000	2635	S Xanadu Way E	2 - 2	1,314	1-Gar, 1 Space	2 Story
Chimney Hill	\$220,000	13676	E Evans Ave	3 - 3	1,344	1-Gar, Att	2 Story
Chimney Hill	\$229,900	13695	E Evans Ave	3 - 3	1,512	1-Gar, Att	2 Story
Fairway 16	\$229,900	2670	S Vaughn Way C	3 - 4	1,650	2-Gar, Att	2 Story
Heather Ridge South	\$235,000	2884	S Wheeling Way	3 - 3	1,633	2-Gar, Att	2 Story

Homes For Sale June 15, 2015

There were NO HOMES for sale on June 15, 2015

Happy Birthday
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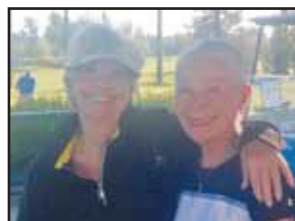
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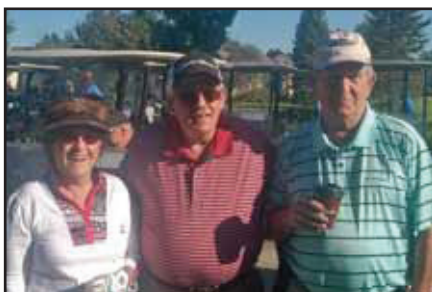
Please remember don't leave home without them.

Heather Ridge Golf Club Monthly Update

www.golfclubatheatherridge.com



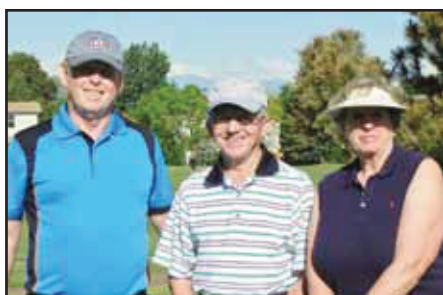
*Judy Weber and
 Bobbie Janulewicz*



*Left to right: Diane Barnes, Randy
 Taylor, and Morris Hoole*



*Left to right: Benny Barnes, Karen
 Johnston, and Andy Schmidt*



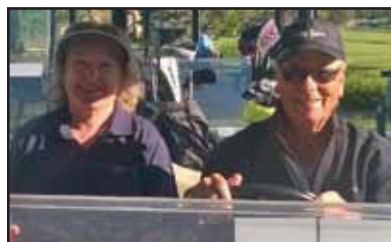
*Left to right: Don Blosser, Dumitri
 Palea, and Joyce Scott*



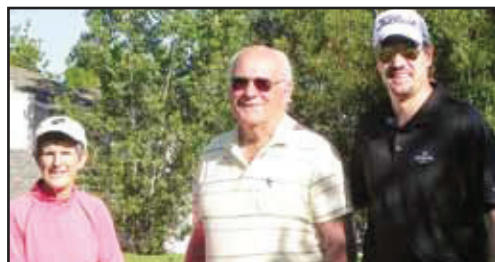
*Left to right: Brandon Caldwell,
 Loren Janulewicz, and Judy Weber*



*Left to right: Sally Simon, Dick
 Hinson, and Hal Kelley*



*Patti Enright-Harris and Andy
 Schmidt*



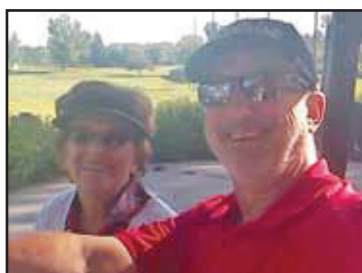
*Left to right: Ann Hebege, Don
 Schroeder, and Steve Schroeder*



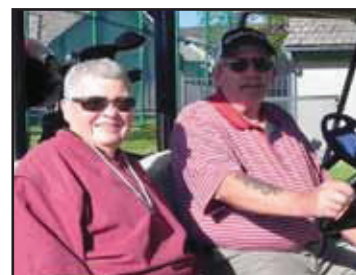
*Left to right: Bobbie Janulewicz,
 Mike Davis, Peggy Coppens, and
 Bill Schmidt*



*Bobbie Janulewicz and Mike
 Davis*



*Diane Barnes and Darrel
 Vanhooser*



*Vonda Peecher and Randy
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**GARAGE
SALE**

**JULY 10-12
8 AM — 2 PM**



HR Men's & Women's Golf Clubs

Once again this year the Heather Ridge Men's Club and Women's Club Mixer Tournament held on June 13 was a big success. There were a total of 50 players participating on a sunny day. All players were treated to a box lunch following the tournament consisting of (your choice) of a dog or brat, chips, water and a cookie. As with last year there was great competition among the teams with a total of 10 stroke difference between the first place team and the sixth place team. We had a couple of people that had to be talked into playing and. . . you guessed it, one them was on the winning team.

Next up is the Point Par Tournament on June 27 and an Individual Gross/Net Tournament scheduled for July 11.

The HR Men's Club Member/Member Tournament will be played on July 24, 25, 26. Results will be in the August issue of *Metro Matters*

Loren J. Janulewicz
President HR Men's Club

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Golf Club At Heather Ridge Men's and Women's Club Mixer Tournament Shamble, Shotgun Start June 13, 2015

Winning Teams Total Score

1st Place Team 114	2nd Place Team 117
Bruce Larson	Ben Barnes
Marilyn May	Donna Brothis
Greg Johnson	Berry Rice

3rd Place Team 118	4th Place Team
123	
Don Blosser	Mike Coppens
Joyce Scott	Morris Hoole
Dumitri Palea	Joan Oswald

5th Place Team 123	6th Place Team 125
Bill Schmidt	Steve Schroeder
Peggy Coppens	Don Schroeder
Blind Draw	Ann Habege

Closets to the Pin Winners

Hole #5: Team Ann Habege, Steve Schoeder, Don Schroeder

Hole #8: Team Marilyn May, Bruce Larson, Greg Johnson

Hole #10: Team Steve Schroeder, Don Schroeder, Ann Habege

Hole #14: Team Steven Wallen, Vonda Peecher, Randy Taylor

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Saturday, August 29th

Deadline August 1st

1:30pm SHOTGUN START - 2 Person Scramble - \$125.00 Per Person

All players are welcome to sign up. Registration is non-refundable

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Based on a 72 Player Field - Payouts are Team Payouts



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<http://noonanseventcenter.eventbrite.com> (Tickets will also be available at the door)

Make it a date night! We will have food available for ordering during the show.

FRIDAY AUGUST 14TH 2015

Doors Open at 7:30pm

Show Starts at 8:30pm

18+ to Attend



NOONAN'S WILL BE OPEN ON THE 4TH OF JULY



JR Heather Ridge

ASSOCIATION NEWS

Fairway 16

Exterior Modifications Approval: Fairway 16 homeowners are reminded that Board approval is required for any exterior modifications to your home, prior to beginning any work. You may obtain approval forms from the newly formed Architecture Committee (Laura Olds, chair) or from Tara at Westwind. Tara's number is: 303-369-1800 (x125). Her assistant Sarah can be reached at 303-369-1800 ext. 118. If you would like to reach the Architecture Committee, you can also email fairway16architecture@gmail.com. Be sure to include your name, unit number and contact information. The committee members will also be walking through the community assessing needs for repair, etc.

Possible New Committee: The board is considering forming a separate landscape committee, so if you are

interested in serving on that committee, please let Tara at Westwind or one of the board members know of your interest.

Board Members: The board members of Fairway 16 are: Walk Kirkwood, President; Rena McCulloch, Vice President; CJ Baar, Treasurer; Karen Peters, Secretary; and Laura Olds, Member-at-Large. The board meetings are the second Thursday of each month, at 6:30 p.m. in the clubhouse. Your contacts at Westwind Management are: Tara at 303-369-1800, x125, and her assistant Sarah at 303-369-1800, ext. 118.

On-Going Repair Items: On-going items that the board is discussing include repair or replacement of the courtyard fences, asphalt repair or replacement, and continuing attention to our aging sewer system throughout the property.

Golf Course: Please do not walk on

the golf course paths during golf course hours. This is very dangerous and you have the risk of being hit by a golf ball. If you are walking your dog and it's a small dog, this could prove to be fatal to the dog if it is hit on the head. If you are a walker, please walk before or after golfing hours.

Homeowner Insurance Coverage: All homeowners are encouraged to check their insurance policies to see if you have "loss assessment coverage". This coverage can be very important in the event of "Acts of God" for which you or the HOA may not have comprehensive coverage.

Pool Rules: Now that our pool is open, please remember these rules:

1. Use of the pool after the posted hours is prohibited.
2. No lifeguard is on duty.
3. Access to the pool is restrict to owners, resident and guests of same.

4. Only two guests per owner/resident are allowed at any one time; owner/residents must be with their guests at all times.
5. Persons unable to swim must be accompanied by a person with an ability to swim.
6. All non-toilet trained persons shall wear waterproof pants while in the pool or area.
7. Proper swimming attire is required at all times.
8. Sharp objects, pets and running, pushing, wrestling, dunking are prohibited.
9. The gates to the pool area shall be kept locked at all times.
10. Only inflatable pool toys and equipment are allowed.
11. No smoking is allowed within the fenced area of the pool and deck.

Karen Peters



Sausalito

Our community is experiencing a flurry of activity which will continue through August.

Aesthetic Tree Service is completing clearance tree trimming of large branches overhanging our roofs. This is necessary to clear the way for the roofers to have unimpeded access to our roofs.

Roofing Project: Our roofing project is underway. LR Contracting Inc., our roofing company, is using many types of informative medium to

notify residents of Sausalito about the project and the instructions our residents need to follow to help make the timely flow of the roofing project successful. Each written notification is filled with important information

so please adhere to all the instructions. Roofing is noisy and disruptive not only for we residents but also for our pets. If your pets are bothered by noise, please take steps to take care of them while the roofers are working on



your particular roofs. Our community will be filled with numerous types of workmen, trucks of various sizes and types, large trash containers, and more materials. Visitor parking will be only for VISITORS. Parking rules will be strictly enforced.

The project will start at the entrance of Vaughn Way and South Victor and continue throughout the community ending with the Martin Units at Zanadu. The steps in the project will be done in waves beginning with stocking materials, removing old roofing, stocking new roofing materials on roofs, re-roofing and removing gutters, daily clean up. Installing new gutters and painting will be the last steps in the project.

Landscaping: Our landscaping company completed a rejuvenating trim of all our bushes with the hope of saving some of the bushes severely damaged by the weather last winter and this spring

Neighborhood Watch: Crime is down in Area 10. Please keep your garage doors, windows, sliding glass doors closed and locked at all times, even in hot weather.

Trash: Another reminder! Do not leave old furniture in auto court or by garage or front door. Call the appropriate trash vendor to pick it up on the day you put it out. Whether it is a

trash or ARC pickup, the items must be removed by the homeowner/tenant if not picked up

Golf Course: The golf course is not a park for adults, children or animals, especially animals not on a leash. Please do not walk on the golf course or the cart paths during the day, 6am to 9pm when golfers are playing. You are putting your life in danger of being hit by a high-speed golf ball. Plus you are trespassing as the posted signs tell you. Fines can be imposed.

Garage Sale: The Heather Ridge community garage sale will be held July 10, 11, and 12.

Security: Brownstone Security continues to patrol Sausalito on foot and on a random basis. If you need to have exterior lights replaced, please contact Bill McKinney at 303-783-0394 or complete a Maintenance Form on our website.

Neighborhood Watch: Please contact Carol McCormick, the Sausalito Area Coordinator, at carol_mccormick@comcast.net if you want to

know more about our program or want to become a Block Captain.

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 St, Englewood, CO 80113. Phone: 303-783-0394. Fax: 303-783-0398

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 p.m. at the Heather Ridge Golf Club. Our annual meeting will be held in early August. More later.

Carol McCormick



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Bath — After

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Chimney Hill

It's mid-summer, it's raining almost every day and the grass is growing even in places that were bare for several years.

The roof project is over; the asphalt project was cancelled at the time this article was written.

The Board

Here are a few notes about the HOA board. HOA board consists of HOA residents. These residents have different lives and interests. They travel, enjoy spending time with friends and some of them work. In addition to that, these residents take time:

- To participate in HOA meetings
- To exchange numerous emails in regards to various on-going and planned projects
- To make sure that HOA declarations and Rules and Regulations are adhered to
- To make sure the money is spent only on planned projects that maintain and enhance our property values
- To make sure that the HOA community has sufficient amount of money in reserves

These residents do not get any special privileges and they pay the same dues and assessments as everyone else. These residents do not manage contractors and have no way to contact them to resolve any issues. HOA board members can only listen and refer everyone to the management company – a paid contractor. Accord

Management is hired by the board on behalf of the HOA residents, therefore, it is best to contact Accord with all HOA related maintenance matters, not a board member.

The Management Company

- Hires and manages contractors,
- Makes sure that the dues are collected on time,
- Helps the board to make sure that the property values are maintained.

The management company has the power and knowledge to communicate directly with the contractors and to help remedy issues that come up

Remember

- To fill out an architectural review form if you want to make any modifications to the outside of your property including



replacement windows.

- That parking lot is for visitors and cannot be used to store cars.
- That cars should not be washed on the property.
- To pick up after your dog.
- To close an umbrella when leaving the pool.
- Children are out of school, slow down as you enter the community.
- If your car windows are open, turn down your car stereos as you enter the community.

Board Meetings: Next CH monthly board meeting will be on Wednesday, July 15, 2015. All residents are welcome.

**CH HOA Board
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Country Club Ridge

Garage Sale: The Heather Ridge Neighborhood Garage Sale will take place July 10, 11 and 12. Plan your personal garage sale during this weekend to receive the free advertising and signs put up on your behalf. You are responsible for running your own sale and discarding or donating left over items. If you plan to participate, please phone Judie Maurelli at 303-337-0773 and we will put up signs to direct people to your sale.

Landscaping: The May 10th snow storm damaged many of our trees. We are planning to have some trimming done to mitigate further damage to them. Currently landscaping work is underway to remove winter-kill and spruce up some planted areas. Mulch will be added and rock beds will be

refurbished. Replanting and other improvements will be considered this month.

Painting: Exterior painting will be done this summer on 2260 and 2280, with touch up work on the other buildings.

It's Grilling Season: Please remember that no open flames are allowed. The maximum size propane tank used on your grill is a 2-1/2 pound tank.

Judie Maurelli





Richardson

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Heather Ridge South

Vicious Dog Attack: In early June one of our residents and family dog were attacked, sending both to their respective hospitals. Walking at dusk on a leash, the family dog was suddenly attacked without warning by what appeared to be a pit-bull dog. The attack lasted only seconds, but it caused life-threatening damage to the leashed dog and puncture wounds to its owner who tried to

separate the dogs. The police were contracted, but so far no leads.

This attack happened in the late evening near the golf course surrounded by bushes and trees – a good hiding place for stray dogs or coyotes. All walkers with or without dogs should be careful and be prepared for emergencies. Always carry a cell phone for an emergency call or taking photos. Also consider a large flashlight as well as walking sticks that aren't overtly offensive as weapons. Think defensively! A simple cane or hiking stick will do nicely, as well as "approved" defensive spray cans for protection. Please consult with your attorney concerning your liabilities.

Animal control is a city function and not the HOA's. In non-fenced areas, Aurora requires all dogs on a leash and under an owner's direct control.

Rain & Water Damage: When will the rains end? Last year's record setting rainfall might be surpassed if present trends continue. On the plus side, our irrigation system has seen little use with great savings of city water costs. However, there are increased complaints about wet

basements and sump pumps.

HO-6 Insurance: Owners need to carry HO-6 insurance for personal and property damage claims not covered by the HOA's Master Policy. As a general statement, the HRS HOA will not repair or replace water damaged basement property, but it will extract any water. Wet basements needing a sump pump are an owner's responsibility to install and maintain.

And yes, the HOA needs to approve sump pump installation in writing BEFORE installation. Why? Sump pumps penetrate two unit surfaces managed by the HOA – the basement floor and the unit's exterior walls. The basement floor lets water in, and the exterior walls to discharge water because it cannot be connected to the unit's sewer-drain system.

More General Concerns: Remember, garages are for parking cars! Too many residents are now parking in front of their garages creating congestion, attractive nuisances for theft, reducing emergency access, and general maintenance. Garages are for cars



and not for workshops, finished living space, or storage of stuff to the exclusion of vehicles. If this trend continues, the HOA board will consider changes to its parking rules to limit congestion.

Also, please remember to keep your garage doors closed if the garage is not in use. A doors left open invites crime as well as pets to wander in and out. . . especially cats.

Garbage Pickup: Garbage day is every Tuesday – *almost!* Please visit our website at www.heatherridgesouth.com viewing the annual calendar tab for garbage pickup days along with recycling. Also review when to leave and collect trash cans. As for "Free Bookcases" and other throwaway stuff, please DON'T, DON'T, DON'T place it outside of your unit. It must remain out of sight until pickup date. Leaving piles of "free" junk outside for days makes our neighborhood look like junk!

Van Lewis



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Burgundy

Can you believe it's finally summer, in fact, with July comes the middle of summer! So far those early months have just dissolved and run down the drain – or the sidewalks or the street.

Busy few months for our neighborhood:

Dead Trees: Several dead or broken trees and shrubs have been removed with more to follow. Keeping in mind an over stretched landscape budget, we were only able to evaluate about 1/3 of the property. This is an ongoing

project, so please be patient. This is not as easy as it might sound; deciding which were really dead, which pose a danger to any of us and which just need more time due to natural overwatering and the colder temperatures during our “spring” months.

New Mailboxes: New mailboxes have been installed in all drives. It's exciting to have larger boxes available for those small packages that required a trip to the Post Office for pick up. Something that's never happened before is that all homes will have “local” boxes! Our community was designed with more units per drive than the mailboxes could handle. This meant that at least 1 building per cul-de-sac received their mail at a box in the next drive. No More!

Garage Lights: Energy efficient lights are up on all garages. These provide greater security to all residents and visitors. Lights have been installed around our pool area to discourage after hour swimmers.

Landscape: Shrubs have been removed from the front of the clubhouse. It's bare right now as we await a planning approval from the Aurora xeriscaping department. Did you know there was a deck hidden behind all those overgrown bushes? That's another project: to level the area with a cement layer so the deck is a usable part of our clubhouse.

Driveways: Still looking at bids to replace and seal our driveways. The plan is to have these completed before fall. We are discussing a plan to divert water from running through the garages.

Things yet come:

Pool party: Join your neighbors on July 4th for a Happy Birthday America party! Bring a dish to share and your preferred beverage (no glass containers, please). We will have grills available to use as well as chairs and tables. All children under 16 must be accompanied by an adult. Our pool is open to all homeowners and renters who have been given keys. Rules of the pool are pretty simple:

- Appropriate swim clothing,
- Walk – don't run,
- Respect for others regarding voice and music levels,
- No glass containers anywhere for any reason,
- No more than 2 guests per resident,
- No life guard on duty at any time.
- The bathroom located next to the pool is limited to those enjoying a swim. Swimmers do not have the use of our clubhouse.

Garage Sale: Save July 10, 11, 12 as the weekend to make some \$\$\$ on those unused things in your home. This is our annual event as Burgundy joins with HOA communities around the golf course to present one of the biggest and best garage sales around! Contact CMS to reserve a spot on the lawn or your table in the clubhouse parking area.

Parking Solutions: Parking Authority now has the contract to enforce Burgundy parking regulations. Parking permits will be available to all homeowners along with Guest Permits. Details are being negotiated and Parking Authority will begin lot monitoring. Please review our Rules & Regulations, available on



our website, to protect your parking rights.

Marijuana Use: While personal use is legal, at this time, it is similar to the use of alcohol. You can enjoy in your own home as long as it does not interfere with your neighbor's right to enjoy their home and cannot be used outside. This is a new issue that is still under discussion between HOA boards and their attorneys. More information will be available as we become better educated about it.

Summer Concerts in the Parks:

Utah Park – 6:30 p.m.

July 2 Chris Daniels & The Kings
July 9 Buckstein – Country Rock

MeadowPark

July 16 6 Million Dollar Band – 80's
July 23 FourEver Fab – Ultimate Beatles experience

Aurora Municipal

July 30 Raising Cain – Pop rock variety

Board Meetings: Homeowners are welcome and encouraged to attend the monthly meetings of your Board of Directors. We want and need your input. These meetings are held on the 2nd Thursday of every month at 6 p.m. in the Clubhouse. The meeting sign is posted in the parking area during the week prior to the meeting.

Contact information for CMS: www/cms-hoa.com; Beth Wagoner, manager 720-377-0100 x 1304; beth@cmsincorp.net

Jaynie Basch

Strawberry

Annual Meeting: Strawberry HOA held their annual board meeting on May 20. The board had two positions of which to fill. Lee Madere has been elected as Director, and Chris Nicklas has been elected as Vice President. The additional members of the board include: Beverly Earley, President; Alan Stittleman, Treasurer; Brent Weynard, Secretary.

Board Meetings: Board meetings are held the third Wednesday of each month at 6:30 p.m. in the Strawberry Clubhouse. Everyone is welcome and we value your input and suggestions. See you there!



Big Thank You: A big thank you goes out to Terry Bellomo and Victoria Torok who helped with our flower planting and watering the flowers to ensure they thrive. We appreciate all that you do.

Rules & Regulations Committee: We have reconvened our Rules and Regulations Committee to create new guidelines for the homeowners. We expect to have the Rules and Regulations finalized by the end of July.

Pool Usage: Strawberry has two swimming pools for you to enjoy. The pool is a great way to get outdoors, get acquainted with old friends and meet new friends. Let's make our pool experience an enjoyable one. Pool hours are posted at each pool. Safety is our first priority. Children under 16 are not permitted in the pool area without adult supervision. When entering the pool area, please make sure that the door is locked behind you. This way we ensure our young children do not enter without a guardian.

Become Involved: Do you have a special talent/skill that you would like to share with the community? Perhaps teach a class, help host/coordinate a social event. Strawberry would like to create an environment for our homeowners to become involved and engage in community support. This gives homeowners an opportunity to learn, have fun and meet fellow homeowners, and what better way than to participate in activities. Please contact Chris Nicklas at strawberryhoa12@gmail.com. We welcome your participation and sharing your talents.

4th of July Celebrations: Fireworks and the 4th of July will be here sooner

than we think. Please be aware that the City of Aurora ordinance prohibits any type of fireworks at your residence. However, they do have a show at the Municipal Building with an outdoor concert and great fireworks.

Saturday, July 4, 4-10 p.m.
Aurora Municipal Center
Fourth of July Spectacular – Free Parking/Admission
Food and beverage /live music/car show, hotdog eating Contest

Pets & Fireworks: Pets can become disoriented and frightened by the noise and commotion associated with fireworks displays and other loud celebrations. Our pets are more sensitive to loud noises, flashing lights and strong smells than we are, so festivities, such as the Fourth of July, may be terrifying. On that holiday and a few days before and after, when people are likely to set off fireworks it's best to leave your pets safely indoors, preferably with a radio or TV turned on to dampen jarring noises.

Summer Safety Tips: "Prevention is always the best solution." Summer should be an easy, breezy season free from troubles. But, remember, summertime is also a great opportunity for intruders. Remember, intruders take the least path of resistance. More than 40 percent of break-ins happen without the use of force. The rate of break-ins spikes during the warm months, according to both FBI statistics and Nationwide Claims data. Take extra precautions during the summer. Here are some important reminders to keep us safe during the summer months:

- **Safeguard your Bicycle:** Bicycle theft has become a booming business for thieves. Safeguard your bike by keeping a record of the bicycle's

serial number and using locks when it is not in use. In addition to theft prevention, remember that bikes need to be stored according to the Rules and Regulations. Parking bikes on the common elements is not permitted

- **Safeguard Your Property and Your Neighbors':** Remember, more break-ins occur during the day when many people are at work. If burglars can tell that someone is home, there's a greater chance that they won't attempt to break in. For that reason, when you leave the house, create an illusion that someone's still home. Ask trusted friends or neighbors to check your home while away.

- **Make It Look Like Somebody Is Home:** Leave the lights on, install motion-detecting lights to deter them. Also play music or leave your television on. Secure sliding doors and windows.

- **Don't Leave a Spare Key Out:** Give it to a trusted friend or neighbor. Stay Vigilant and report any suspicious activity immediately to Randy, Brownstone Security at 720-879-4568.

Please Be Considerate of Your Neighbors: It is important to respect your neighbors and keep noise to a minimum. We live very close to one another so sounds will pass through the solid structure of your home. Sound is a vibration that literally travels through not only doors and windows but, floors, sub-floors, joists and drywall. Keep your music and televisions at a comfortable level and when you do have a party, make sure that your guests are not too loud. Enjoy the party and let's all have a fun filled summer.

Christine Nicklas

Keeping Your Kids Safe at the Pool

As summer rolls in, kids are heading to our many swimming pools. Pool time can be fun for everyone but it can also result in accidents. Each year nearly 350 children under the age of 5 drown in swimming pools. Another 2,600 are treated in emergency rooms for near-drowning incidents. So what can we do as adults to make sure our kids are safe around the pool?

Put supervision first. Kids should always be under the watchful eye of a responsible adult. Younger kids need constant supervision, especially in a crowded pool where other kids are splashing and yelling. It only takes a couple of minutes for a kid to drown, so being prepared can avoid the unthinkable. Here are some important safety tips:

- Walk-don't run. Wet and slippery surfaces make it easy to slip and fall into the water.
- Keep your kids away from any drains or filters. Kids can get limbs, hair or clothing trapped in them and the suction is often so strong that even adults can't pull them out.
- Kids who can't swim should never be in the water without an adult. Once kids learn to swim, they should still do so with a partner. Nobody should ever swim alone, even adults.
- Make sure that your kids follow all the posted rules. This includes, 'No Diving.'

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- Know where the safety pole, Shepherds Hook and life preservers are, so you can grab them in an emergency.
- A child that isn't a strong swimmer should be fitted with a floating device. Look for those approved by the U. S. Coast Guard. Have your kids pick it out, that way they will be more inclined to wear it.
- Enroll your kids in swimming lessons. Kids should know how to tread water and float. Enroll your kids for lessons as early as 4-years old, although some children may be ready

earlier, and others later.

- Understand the basics of lifesaving. In an emergency, knowing CPR or how to get water out of someone's lungs can literally save a life and buy precious time until the proper help arrives.
- Finally, keep your phone handy. That means no texting!
- Let's have a fun and safe summer.

**Robert Glasker
Strawberry**

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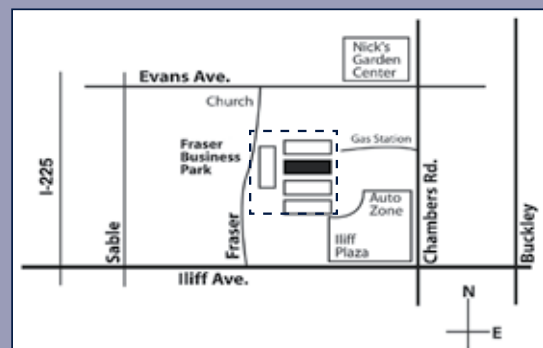


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