



# *HR* Heather Ridge

Metro Matters

Volume 11

November 2021

Number 11

**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**

# Heather Ridge

PUBLISHER'S NOTE

### Metro Matters Readers. . .

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**Barry McConnell**  
Publisher

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**Heather Ridge  
Metropolitan District**  
President Errol Rowland  
errol@idmybag.com  
Vice President Van Lewis  
van@vanlewis.com  
Treasurer Charlie Richardson  
Joan Beldock  
Jane Klein  
Kay Griffiths  
Patt Dodd

Regular Meeting Schedule: **HRMD  
4:00 pm, 3rd Thursday  
each month** at Heather Ridge  
Clubhouse, providing there is  
business to conduct, but always the  
3rd Thursday in April and October.  
Email [info@HRColo.org](mailto:info@HRColo.org) for an  
invitation.

**Heather Ridge  
Metropolitan District**  
303-755-3550 ext. 5  
[info@HRColo.org](mailto:info@HRColo.org)  
[heatherridgecolorado.org](http://heatherridgecolorado.org)

**Heather Ridge Golf Club**  
13521 E Iliff Ave Aurora, CO 80014  
303-755-3550  
[www.golfclubatheatheridge.com](http://www.golfclubatheatheridge.com)

**Heather Ridge  
Neighborhood Watch**  
PAR Officer Patty Southwick  
303-739-1826  
[psouthwi@auroragov.org](mailto:psouthwi@auroragov.org)  
Non-emergency 303-627-3100

**Heather Ridge Metro Matters**  
Editor/Publisher  
Barry McConnell  
720-324-0242  
[bmconn202@aol.com](mailto:bmconn202@aol.com)

**Heather Ridge Metro Matters**  
Coordinator/Advertising  
Cherryl Greenman  
303-886-1693  
[cherryl.greenman@gmail.com](mailto:cherryl.greenman@gmail.com)

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[metromatters1@aol.com](mailto:metromatters1@aol.com)

**Heather Ridge  
Metro Matters Magazine**  
350 Oswego Court  
Aurora, CO 80010  
[bmconn202@aol.com](mailto:bmconn202@aol.com)

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# HR Heather Ridge

**METROPOLITAN DISTRICT**

## HOA Training And Education

**Let's Meet and Learn:** In the past the Heather Ridge Metro District, HRMD, has sponsored social functions for our HOA boards to meet and share experiences and knowledge. Serving a light buffet and beverages, these gatherings allowed board members to discuss challenges and problems running HOAs – and Heather Ridge has ten of them. Since we all live here, the idea is to come together and learn.

Barry McConnell and Van Lewis are now developing plans for training sessions in 2022. In December, they will reach out to all ten boards to see what dates and times might work for January-February. When a consensus is formed, all HOA boards will be contacted to send representatives and submit timely ideas and topics

HOA board turnover is a constant challenge to HOAs. New and old board members benefit from continuing education, and that's the goal here. Each Heather Ridge HOA has similar but different governing documents and rules. For example, each HOA has conflicting policies concerning sewer line maintenance and responsibility. Shouldn't the rules be more similar?

The Metro District likes to use social gatherings to help HOA boards. This allows for shared experiences from speakers, trainers, property managers, and the Colorado Real Estate Commission – HOA Division. The long-term goal is for HOA members to join the Metro District's board creating a better working relation between them.

### Sewer Line Repairs

Storm sewer maintenance by holes No. 8 and 9: Aurora will perform preventive maintenance and repairs to two sewer lines near the No. 8 green and about halfway up the hill from No. 9 tee box. Plans and dates are not finalized yet, but work is expected to be in early 2022. The city will bear all expenses and responsibility for repairs including damages to the golf course. As plans firm up and contracts are signed, readers will be kept informed. For any questions, please contact Van Lewis.

Van Lewis



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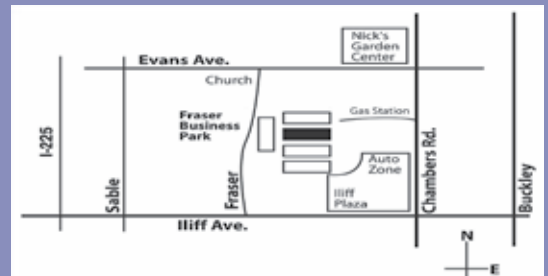
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# November 2021

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1	2  Election Day	3	4	5	6  Daylight Savings Ends November 7
7 4 pm Double Tree Annual Homeowners Meeting Aletha Zens' home.	8 6 pm Burgundy Annual HOA Mtg held virtual 6 pm Cobblestone Crsing Board Meeting via Zoom	9	10 6 pm CH Annual Homeowners Assoc. will be held virtually via Microsoft Teams 6:30 pm Sausalito Board Mtg. via Zoom	11  VETERANS DAY NOVEMBER 11	12	13
14	15 CCR Annual Meeting 6:00 pm, Monday, November 15 via Zoom	16	17 6 pm Fairway 16 HOA Meeting via Zoom	18  6:30 pm Strawberry Annual Board Meeting via Zoom	19	20 <b>METRO MATTERS DEADLINE 11-16-2021 FOR DEC. 2021 ISSUE</b>
21	22 6 pm Cobblestone Board Mtg via Zoom	23 6:30 pm HRS Board Meeting contact Board Member	24	25  Thanksgiving Day	26  Native American Heritage Day	27
28	29	30	31	 <b>Next HRMD Regular Meeting</b> Third Thursday each month Providing there is business to conduct. Email <a href="mailto:info@HRColo.org">info@HRColo.org</a> for invitation		



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# Frugal Holiday Gatherings

As the holidays are fast approaching, many of us are looking for ways to stretch our dollar a little further. If waiting in line for Black Friday sales, struggling to find yet another gift for the person who has everything, just doesn't get you in the holiday spirit... try something new this year. Burgundy in Heather Ridge, with the help of the City of Aurora's neighborhood grant program, is hosting their first holiday cookie exchange.

Cookie exchanges date back to the Middle Ages. Spices and dried fruits were becoming increasingly popular in the kitchen during this period but had a hefty price. Many families could only afford to purchase these delicacies once a year; and what better time than the holiday season! They would often plan a variety of recipes within their community and exchange the cookies.

Cookie exchanges work like this: Each household brings a batch of their favorite cookies with recipe cards to share. Show up and sample cookies!

to sample and to send home a couple with attendees. For those who are not skilled in the baking department, there is no shame in a store-bought cookie or treat!



This is such a versatile event that can be a great option for any group of people. Cookie exchanges are a great low-pressure option for neighbors to mingle but can also be intimate enough for a big family night. You could set a theme, have prizes for the "best

of" cookies or even set up a cookie decorating station for the kids (and those adults who have a flair for the arts). Not to mention, this can be an economical option to gather with friends and family when you just need a break from the wrapping paper and presents that inevitably take over your living room. So, this year maybe consider starting a new tradition with a cookie exchange; your pocket book and your sweet tooth will not be disappointed!

It really is that simple. Guests should also bring an empty cookie tin if they wish to take their favorites home. The host can opt to provide drinks and additional snacks, maybe even decorate a little; but the cookies are the main event. The number of cookies each household needs to bring will vary depending on the crowd but most sources recommend 3-4 dozen. Remind your guests to bring enough



Burgundy in Heather Ridge Cookie Exchange: December 12th

Burgundy received a \$100 King Soopers Gift Card through the City of Aurora Neighborhood Grant Program, aimed at uniting communities.

For more information about our exchange or the grant please contact Paige Cassara (Burgundy Social Committee) at 720-253-2175.



# Stories From the Front Lines Of Real Estate



If you are thinking of selling or buying in the next 3 months or so, then this article is written with you in mind.

## **Here is a List of Hot Topics We Are Seeing Now:**

**Prices:** Still going up but at a slower pace that began in July. Average metro prices are up about 18-24% from this time last year, 2020. However, many local and national real estate gurus are forecasting future price growth for 2022 below 6%. That's still historically high, but we shall see. Real estate is all about supply and demand.

**Supply and Demand:** Historical levels of for sale inventory are about 12,000 at the end of each month, but current levels are

bouncing between 3000-5000 homes. 2021 started off above 5,000, then dropped below 2,000 by March. September ended with less than 4,000. As for demand, it's a two-edged blade: good jobs and stable rates. Both elements are now solidly in place, but rates are a bit shaky with recently rising bond yields. The Fed is holding its breath.

**Pricing Strategy:** When the market here and other parts of the country went crazy last March through June, agents in general didn't know how to react. Homes were flying off the shelves, prices were exploding, and frustrated buyers submitting multiple offers often 5-10% over asking prices. Things have cooled down now, and pricing strategy has returned to using comparable sales vs "let's throw an obscene price on it and see how the market reacts."

**Appraisal Problems:** Appraisers have caught up to market values now, but from March through July that wasn't the case. Buyers used "appraisal gap" language should homes fail to appraise. This practice was unfair to buyers, but sellers loved it. Now that language somewhat subdued.

**Inspections:** Normal inspections for health and safety issues are back in vogue now. Listing agents with backup offers used backups to deter inspection objections, a tactic that left some buyer agents with egg on their faces. Call us for interesting war stories about this.

**Contingent Offers from Buyers:** We are seeing more offers contingent upon a buyer's home closing. Historically speaking, this is a very normal contingency that got trampled to death earlier this year, but reality has returned with more normal buying and selling circumstances.

**Buy-out Companies and Your Equity:** They enjoyed a good run buying homes even at full market value, but the times they be a'changing. What makes this business model work are the needs of the home sellers (quick cash out/top dollar) And a highly inflationary market allowing investors to buy at market value vs discounting. When inflation slows down, sellers return to tradition sale practice – listing homes for sale.

Your home is most likely your biggest and best asset. When thinking of selling, call the guys who have been around for 46 plus years each selling 20-30 homes year after year. This gives Pete and Van the inside scoop about current market conditions. There's nothing better for you than using experienced And successful agents for your home sale. When 98% of all first-year agents fade away, please ask Van or Pete how they have successfully helped buyers and sellers since 1975. Trust!

Van Lewis

<p><b>Van Lewis</b> 303-550-1362</p>	<p><b>Pete Traynor</b> 303-877-9538</p>
<p>van@vanlewis.com</p>	<p>PeteTraynor@ReMax.net</p>
<p>Please remember don't leave home without them.</p>	



## Homes Pending as of October 16, 2021

HOA	List Price	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style
Strawberry I	\$230,000	2694	S Xanadu Way C	1 - 2	843	1 Carport	2 Story
Strawberry II	\$275,000	2491	S Xanadu Way D	2 - 2	1,091	1 Carport	2 Story
Strawberry I	\$300,000	2640	S Xanadu Way A	2 - 2	1,153	1 Carport	2 Story
Cobblestone Crossing	\$319,900	13306	E Asbury Dr	2 - 2	1,208	1 Space	2 Story
Sausalito	\$319,900	2418	S Victor St C	3 - 2	1,300	2 Garage, Att	2 Story
Burgundy	\$320,000	2659	S Xanadu Way D	2 - 2	1,162	1 Gar, Det, 1 Sp	2 Story
Cobblestone	\$324,000	2172	S Victor St	2 - 2	1,392	1 Space	2 Story
Burgundy	\$326,500	2699	S Xanadu Way D	2 - 2	1,314	1 Gar, Det, 1 Sp	2 Story
Burgundy	\$349,900	2645	S Xanadu Way B	2 - 2	1,314	1 Gar, Det, 1 Sp	2 Story
ChimneyHill	\$379,900	13522	E Evans Ave	3 - 2	1,512	2 Garage, Att	2 Story
Fairway 16	\$385,000	2630	S Vaughn Way C	3 - 4	1,650	2 Garage, Att	2 Story
Sausalito	\$400,000	2401	S Worchester St B	3 - 3	1,344	2 Garage, Att	2 Story
Heather Ridge South	\$417,900	2818	S Wheeling Way	2 - 2	1,365	2 Garage, Att	2 Story

## Homes Closed from September 16 to October 16, 2021

HOA	Sold Price	No.	Street	Be/Ba	SqFt	Sold Terms	Concess	Seller Type
Strawberry I	\$215,000	2658	S Xanadu Way A	1 - 1	856	Conventional	\$0	Individual
Burgundy	\$290,000	2693	S Xanadu Way C	2 - 2	1,315	FHA	\$5,000	Individual
Burgundy	\$295,000	2631	S Xanadu Way B	2 - 2	1,162	Conventional	\$0	Individual
Cobblestone Crossing	\$329,900	13474	E Asbury Dr	2 - 2	1,392	Conventional	\$1,000	Individual
Sausalito	\$330,000	2501	S Victor St B	3 - 2	1,282	FHA	\$0	Corp/Trust
Heather Ridge South	\$340,000	2744	S Xanadu Way	2 - 2	731	Conventional	\$2,500	Individual
Sausalito	\$340,000	2407	S Victor St F	3 - 2	1,273	FHA	\$3,000	Individual
Sausalito	\$345,000	2437	S Victor St A	2 - 2	1,273	Conventional	\$0	Individual
ChimneyHill	\$397,000	2094	S Worchester St	3 - 3	1,337	Conventional	\$0	Individual
Heather Ridge South	\$415,000	2719	S Xanadu Way	2 - 2	1,365	Conventional	\$0	Individual
Heather Ridge South	\$420,000	2842	S Wheeling Way	3 - 3	1,462	FHA	\$700	Individual

## Homes Active as of October 16, 2021

HOA	Price	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style
Sausalito	\$340,000	2488	S Victor St E	3 - 2	1,282	2 Garage, Att	2 Story
ChimneyHill	\$349,900	13644	E Evans Ave	2 - 2	1,512	2 Garage, Att	2 Story
Fairway 16	\$412,000	2698	S Vaughn Way C	3 - 4	1,650	2 Garage, Att	2 Story

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The properties stated herein are listed by Realtors from all companies in the metro-Denver area, and are not the exclusive listings or dealings of Pete Traynor and Van Lewis as shown herein.

## 18-Hole Ladies' Club News

The fall luncheon was a great success at Ajuua Mexican Restaurant. Yummy food and great margaritas!

Congratulations to **Dantha Stewart** for winning **Most Improved Golfer!**

Our Ringers winners this year were:

**A Flight:**

- 1st Alena VanBrunt (61)
- 2nd Kim Larson (66)
- 3rd Teresa Anderson (68)

**B Flight:**

- 1st Dantha Stewart (76)
- 2nd Joanne Carpenter (78)
- 3rd Wendy Traynor (80)

**C Flight:**

- 1st Liz Clancy (75)
- 2nd Kathi Millner (85)
- 3rd Maureen Pacheco (87)

("Ringers" are a compilation of the best score on each hole throughout the year.)

Liz Clancy was best at chip-ins with eight! Liz Clancy and Teresa Anderson tied for most rounds played this season with 42 rounds each.

A big thank you to Marcy Green for keeping track of all of these stats.

Teresa Anderson  
 Publicity



Above: **2021 Club Champion** Alena Van Brunt.



Left: 18-Hole Ladies Golf Club Fall Luncheon. Back row (left to right): Liz Clancy, Joanne Carpenter, Wendy Traynor, Meghan Myers, Norma Bisdorf, Christi Clay and Marcy Green. Front row (left to right): Joyce Scott, Alena VanBrunt, Dantha Stewart, Teresa Anderson and Sara King.

# 9 Hole Ladies Club Championship

August 24 & 31, 2021

**Club Champion Kathy Curtis**

**Flight A**

Low Gross Sally Simon  
Low Net Sherri Cooper

**Flight B**

Low Gross Suzy Koch  
Low Net Patti Enright Harris

**Flight C**

Low Gross Dianne Barnes  
Low Net Linda Chaisson

Members of the 9 Hole Ladies Club. We celebrated the winners of the Championship, Most Improved Player, Sherri Cooper, retiring tournament chair, Sonya Mathews, Pairings Chair, Joyce Scott and others.



**KATHY CURTIS**  
 EVENT: 9 Hole Club Championship  
 DATE: AUG 27-28, 2021  
 TOP FLITE 9 HOLE

Player	Flight	Low Gross	Low Net	Handicap
ANDREY ROMERO	A	57	118	24
SARAH GILES	A	57	113	27
SALLY SIMON	A	57	103	27
SHERRI COOPER	A	57	85	20
SUZY KOCH	B	58	111	23
KATHY CURTIS	B	58	101	23
LIA CLANNAY	B	57	112	29
ANN HADZEE	B	53	111	30
Sonya Mathews	C	Cancelled	55	32
Joyce Scott	C	Cancelled	67	34
JOYCE SCOTT	C	Cancelled	59	36
SUZY KOCH	C	Low Gross	57	101
SONYA MATHWS	C	Low Net	57	85
CLAYTON BRY	C	Low Net	64	126
CLAYTON BRY	C	Low Net	65	126
ANITA MATHWS	C	Low Gross	75	142
DIANNE BARNES	C	Low Gross	67	130
SANDY FRANEY	C	Low Gross	61	127
LALAN DESS	C	Low Gross	71	139
LINDA CHAISSON	C	Low Net	69	130
SYDNEY GASKETT	C	Low Net	77	177

Sally Simon, A Flight Low Gross, Sherri Cooper, A flight, Low Net, Kathy Curtis, Club Champion, and Patti Enright-Harris - Low Net - B Flight.



# HG Men's Golf Club News

What a great season was had by the Men's Club!!! It was filled with making some new friends, enjoying spending time with old friends, being out in Mother Nature, and, oh yeah, playing some golf!!! I want to thank the Board for all their support during the season and as we prepare for the 2022 season. Dick Hinson, Treasurer; Dwight Lyle, Secretary; George Wahbeh, Handicap Chair; Roger Andersen, Match Play Chair; Matt Huntington, Scoring Chair; and Max Blair, Bob Willey, and Greg Johnson for their help with scoring and taking on whatever other tasks needed doing. I could not have done it without you guys!

The results from our last tournaments are shown below. See you in 2022, be looking for the applications!!!

Thanks!!

**Darrel Vanhooser, HRMC President**  
<https://www.heatherridgemensclub.com/>  
 303-875-4768

## Tournament of Champions/ Alternate Tournament

### Champions Flight:

1st Place	Ben Barnes	62
2nd Place	Jim Murray	66
3rd Place	Matt Huntington	66
4th Place	Trevor Caldwell	67
5th Place	Zach Weeks	68
6th Place	Kirk Thomson	68
7th Place	Dumitri Palea	68

### Alternate Flight

1st Place	Bob Willey	65
2nd Place	Greg Johnson	71
3rd Place	Pete Traynor	72
4th Place	Darrel Vanhooser	72
5th Place	Brandon Caldwell	73
6th Place	Dwight Lyle	73

## 2 Man Scramble Pick Your Partner

### Flight 1:

1st Place	B. Caldwell/T. Caldwell	54
2nd Place	Larson/Murray	54
3rd Place	Weeks/Taner	54
4th Place	Barnes/Mead	57

### Flight 2:

1st Place	Behling/Lockwood	53
2nd Place	Lyle/Huntington	54
3rd Place	Carlson/Meeks	54
4th Place	Johnson/Faulkner	54

### CTP:

Hole 5 – Larson/Murray; Hole 8 – Blosser/Kirk; Hole 10 – Hussmann/Vanhooser; Hole 14 – B. Caldwell/T. Caldwell

### CTP

Hole 5 – Patrick Smith; Hole 8 – Robert Hussmann; Hole 10 – Darrel Vanhooser; Hole 14 – Robert Hussmann

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# LUNCH & LEARN

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# JR Heather Ridge

## ASSOCIATION NEWS

### Double Tree

**Board of Directors:** Double Tree continues to be a self-managed community. Board members include President Alison Ruger, Vice President Reggie Adams, Treasurer Aletha Zens, and Secretary Patt Dodd. The next meeting will be our annual homeowners meeting on Sunday, November 7. Details are below.

**Trash and Recycling:** Trash pick-up is every Thursday but will be delayed by a day if there is a holiday. Recycling days are every other Thursday, falling this month on November 11 and 25. Remember to set your recycling out the night before, as they have been coming before 8 am. Please make sure you put your trash and recycle bins

back in your garage at the end of the day on Thursday, so they don't roll or blow around.

**Maintenance Update:** If the crack seal has not been completed as you read this, it will be shortly. They are booking out further than we had anticipated. It is still our intention to get this finished before winter sets in. The process should only take a day, without any inconvenience to our residents. This will help extend the life of the asphalt that was replaced in 2017.

Following the recommendations of the City of Aurora's irrigation audit, we have accomplished an overhaul of our sprinkler system. We also discovered areas where there were mixed sprinkler heads in certain

zones, resulting in some spots getting plenty of water while others got very little. There is now even water coverage, which will help next year. In the spring, we will look at seeding and/or sodding areas that need attention.

**Annual Meeting:** Please plan to attend the annual homeowner meeting on Sunday, November 7 at Aletha Zens' home. The Broncos play early that day, so we will start the meeting at 4 pm. We will follow social distancing guidelines, and masks will be required. All materials will be delivered to your door a week or so prior to the meeting. Non-resident homeowners will be mailed the packet. If you are unable to attend, please return your proxy as directed. But we would love to have you attend in person!

**HOA Dues:** Your monthly assessment is due on the first of the month and is late and subject to a late fee after the tenth. If you mail your check, please mail it early enough to ensure that it arrives on time. You also have the option of dropping your check off at Aletha's house. Or you might consider setting up a bill-pay option with your bank.

**Website:** If you would like access to the "residents only" section of the website ([www.doubletreetownhomes.com](http://www.doubletreetownhomes.com)), please send your email address to [secretary@doubletreetownhomes.com](mailto:secretary@doubletreetownhomes.com).

**Patt Dodd**



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# Cobblestone

Autumn is a second spring when every leaf is a flower.

— Albert Camus



Left: Annie Filce's pup basks in the autumn sun.  
Right: The pond at Jewell Wetlands reflects season's change



## Project Updates:

Pool Season 2021: July 4th marked the opening of this year's season with a newly resurfaced pool. Residents enjoyed a two-week extension to the typical pool season given the delayed opening. The installation of a new pool cover last month brought the season to a close. In a look toward next year, pool house upgrades have been added to project plans. Many thanks go to Ray Griffiths for managing this project.

**Landscaping Upgrades 2021:** Cobblestone's curb appeal is greatly improved with the completion of this phase of landscaping upgrades. They resulted in a more cohesive, modern look throughout the community. Slated for next spring are the addition of drip lines and new plants to wrap up this major project. Thanks go to Annie Filce for stepping up to lead this project.

**Sewer Line Cleanouts:** While this project is ongoing due to our community's mature trees, the sewer line cleanouts designated for the fall were completed. Next cleanout is scheduled for the spring. Thank you, Brian Ray, for managing this project and for locating the new vendor.

## Reminders:

**Annual HOA Meeting:** Be sure to mark your calendars for this year's annual meeting scheduled for November 22 at 6 pm. It will be held virtually. The agenda and 2022 budget will be sent in advance

for homeowners to review. Please plan to attend. As a reminder, a quorum is needed to approve the budget.

Cobblestone's Board received a request to share the following note from a resident:

*Our annual HOA meeting is fast approaching. As a long time resident of Cobblestone I would like to remind us to thank our board for all the Volunteer time and effort they give to their responsibilities. They have the patience and perseverance needed to deal with whatever m a n a g e m e n t company and/or vendor we are working with. They have the dedication necessary to give of their spare time to attend meetings, write and answer emails and follow through with tasks. Most of us are not aware of the issues they have to deal with behind the scenes. Since this is a volunteer position it is sometimes difficult to get homeowners to participate on the board. The board appreciates diversity of input, so whether you can do this by attending meetings or serving on the board, please consider taking an active, constructive interest in our community.*



HOA meetings occur the fourth Monday of the month. Homeowners are encouraged to attend to learn about community updates and to offer input or feedback. Invitations for these virtual meetings are sent by Angela Watts, awatts@cchoapros.com.

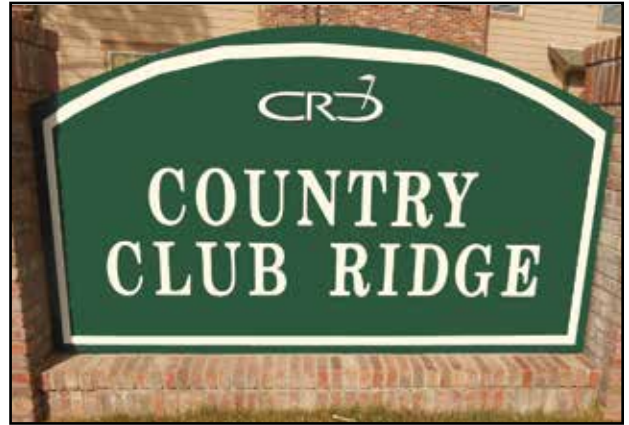
**Sharon Taylor**



# Country Club Ridge

## Notice of Annual Meeting

Annual Meeting for all homeowners will be held at 6:00 pm, Monday, November 15, 2021, on Zoom. You will receive an information packet by mail with sign in instructions, proposed budget, and a proxy form. Please try to attend the meeting, but if you cannot attend, sign and return your proxy form. Your vote is important. We need to hear from you on all important issues.



**Volunteer Help Needed:** There are two positions open on the Board of Directors. A Director participates in one online meeting per month regarding day-to-day operations of our community. In addition, occasional email communications between meetings are needed. If you are able to give a few hours a month participating in the management of our community, please contact Matt Bramlett before the Annual Meeting to have your name put on the ballot. Matt can be reached at 303-962-1647 or by email [mbramlett@associacolorado.com](mailto:mbramlett@associacolorado.com).

**Snow Is on The Way:** A reminder to park in your garage or on the street when a significant snowfall is forecast. It is important that the plows can clear all driveway and parking spaces to prevent ice build-up and dangerous walking/driving conditions. Plowing will take place when snowfall reaches 4 inches. Therefore, no cars can be parked on the property during and directly after the event. The snow storage spots, designated throughout the property, will be used as needed. Walkways will be shoveled when snowfall reaches

or exceeds 2 inches. Residents are responsible to keep upper decks free of snow for safety concerns.

**Thank You:** A huge "thank you" to all neighbors who take time to attend the meetings and reach out to Board members when there are issues in the community. We appreciate your awareness and interest. Monthly meetings are held at 5:30 pm, the third Monday of the month via Zoom. Please join us!

**Judie Maurelli**



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# Cobblestone Crossing

**Financial Meeting:** The HOA's Budget Meeting will take place at 6 pm on Monday, November 8th via Zoom meeting. The primary focus of the meeting will be discussion of next year's budget. Instructions on attending the meeting are located on Cobblestone Crossing's home page on Accord Property Management's website. Accord will send additional information to owners regarding the budget prior to the meeting.

**Patio/Front Porch:** If you've been procrastinating on plant and garden clean up, please remember to bag up dirt and flowers/plants and place in dumpster. Do not dump the dirt in the rocks and/or common area. Also, per Rules and Regulations, personal property, including but not limited to flowerpots, hoses, chairs, grills, is not allowed to be stored in the Common Areas.

**Hoses:** Please disconnect the exterior hoses when a freeze is forecast. If you leave a hose connected and the inside water line freezes, the cost is the owner's responsibility, not the HOA. You can reconnect to water plants and bushes as necessary if and when it warms up.

**Snow Removal:** It's time to think about snow removal. Sidewalks will be cleared when two inches of snow accumulate, and plowing will take place at four inches. When plowing is in progress, please take care when maneuvering around the plow!

**Security:** Car break-ins can occur in Cobblestone Crossing at any time. Please remember to remove any items of value from your car, always lock the doors and notify the Aurora Police Department as soon as break-in is discovered.

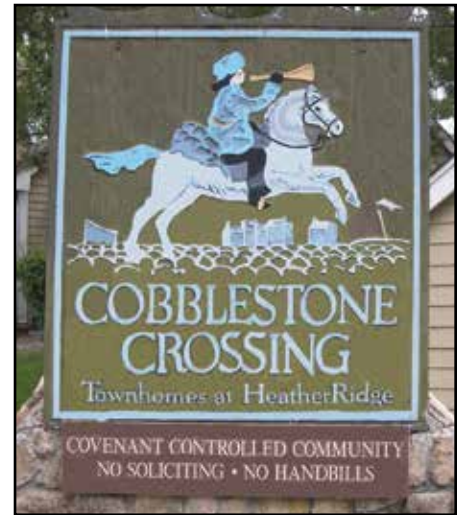
**Exterior Lighting:** While there are exterior lights throughout the community, recommend leaving on front and back porch lights. Light control sockets can be installed in the exterior fixture to turn on lights at dusk and off at dawn.

**Accord Emergency Contact Number:** If you experience an emergency after normal business hours and require assistance from Accord, please call 720-259-8019. While the following are important, they are Not emergencies: noisy neighbors; illegally parked cars (unless it blocks your garage or parking space); architectural change requests; questions about account

balances; covenant violations. As always, emergencies concerning health or safety should be addressed by calling 911.

**Pets:** Remember, pets are not to be tethered on your patio or anywhere on the property, nor are they allowed to run loose. This applies to both dogs and cats. Be a responsible pet owner and pick up and dispose of pet waste immediately. . . this applies to all pets large or small! Contrary to popular belief, it's not fertilizer. Picking up after your pet is a city ordinance and failure to do so also represents a health hazard. Do not store the waste in a container outside – take it to the dumpster. Also, dog urine is killing the grass in multiple areas throughout the community. If you are a dog owner, please make every effort to ensure you are not contributing to this ongoing problem. . .there are actions you can take with your dog to reduce the amount of protein in your dog's diet which reduces the amount of nitrogen in the dog's urine.

**Parking:** A reminder that residents



are not to park in guest spots at any time and are subject to a boot. Guest spots are to be used by visitors only, not by residents placing a guest tag in their vehicle. Oversize vehicles that block adjacent parking space and don't fit between the lines are prohibited. Please review the Rules and Regulations, located on Accord's website, for complete parking regulations. Park It Right's boot return is located on the east side of the pool.

**Trash:** A reminder, it is the resident's responsibility to dispose of large items that don't fit in dumpsters. Please call Alpine/GFL at 303-744-9881 to arrange for large item pick up. There are recycling dumpsters in C, D and E. Also, be considerate of your neighbors and please break down boxes before depositing them in the dumpsters.

**Midge Miller**



# Strawberry

**Management:** Accord Property Management Company, 10730 E. Bethany Drive #280, Aurora, CO 80014, 720-230-7303. Kyle Thishkou is our manager, [kyle@accordhoa.com](mailto:kyle@accordhoa.com).

**Board Members:** Sonja Mooney, President, [sonja.strawberryhoa@gmail.com](mailto:sonja.strawberryhoa@gmail.com) – Ersin Sulukioglu, Vice President, [ersinsulukioglu@gmail.com](mailto:ersinsulukioglu@gmail.com) – Eric Farley, [eric.farley.hoa@gmail.com](mailto:eric.farley.hoa@gmail.com) – Vickie Vickie Wagner, [hrstrawberryhoa@yahoo.com](mailto:hrstrawberryhoa@yahoo.com).

**Annual Meeting:** November 18, 6:30 pm via Zoom. Please contact Accord Property Management for information about logging on. The



Board is currently going over the 2022 budget, which will be sent out to homeowners to review before the annual meeting. Strawberry is looking for a new Board Member. If interested in volunteering, submit your name to Accord Property Management.

**Website:** Our website is [accord.HOA.com](http://accord.HOA.com). Contact our management company for the username and password.

**Security:** Front Range Patrol

provides security at Strawberry. Please use the following numbers when needed:

*Non-emergency:* 303-627-3100  
*Emergency:* 911  
*Front Range:* 303-591-9027

**Winter is Coming:** Clean up your plants and store your planters. Please bag dead foliage and dirt before discarding in the dumpster. Disconnect and store your outdoor hose and winterize the outdoor faucet.

**Home Preparation:** Test your smoke alarms and change your furnace filter.

**Snow Removal:** Our contract has been amended for the coming year. Sidewalks will be shoveled after 2 inches of snow has fallen. Driveways and parking areas will be plowed after 4 inches of snow has fallen.

**Vickie Wagner**

## Heather Ridge Residents

The golf course is for golfers who have paid a fee to play on it.

**Stay safe and stay off of the golf course.**

Report golf course trespassers to:

Front Range Patrol at

**303-755-0665**

Heather Ridge



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# Burgundy



For information, requests, ideas, complaints or rule clarification, please call the management company. Board Members will be advised. Burgundy is Covenant Controlled.

**Annual Meeting and Budget Ratification: November 8 at 6 pm via phone or video conference** in order to accommodate everyone.

**We need a Quorum!** Please watch your mail for more information. **Burgundy is looking for a few new Board Members** for next year. If interested, submit your name to Westwind Management.

**Board Meetings: Second Monday at 6:00 pm.** Our New Community Manager, **Sabrina Lopez** to be added to Agenda. Homeowner participation is at the start of the meeting.

**Board Members:** Pres. – Josh Ryines, VP – Lori Foster, Sec/Treas. – Bev Valvoda, Members at Large – Jasmine Ehrlich and Mundy Horton.

HOA fees will be going up again this year to no one's surprise. Prices have risen for *Everything!* Other reasons are the many occurrences of additional trash pickups due to items being left near trash bins and oversized items left at the trash bins and damage done to property, a large amount of additional charges impacted our budget. This is passed on, unfortunately, to all homeowners. Please attend the Annual Meeting for more details.

### Management Contact Information:

Main/Emergency: 303-369-1800, website: [www.westwindmanagement.com](http://www.westwindmanagement.com).

**(New) Manager:** Sabrina Lopez, 303-369-1800 ext. 142, email [Sabrina@westwindmanagement.com](mailto:Sabrina@westwindmanagement.com).

**Assistant:** Audrey Brown, 303-369-1800 ext. 117, email [Audrey@westwindmanagement.com](mailto:Audrey@westwindmanagement.com).

Please send your email address to Sabrina at Westwind to receive community announcements.



### Community Social Committee:

Please keep December 12, 2021 from 2:00

to 4:00 pm, open for the Family Friendly **First Annual Holiday Cookie Exchange** at the Burgundy Clubhouse. Cookie decorating, tasting and snacks. Bring 3-4 dozen cookies or treats and the recipe to share. The City of Aurora has given Burgundy \$100 to spend for a Community event to bring communities closer together. Come and join us, cookies or no cookies and take



some home. Please watch for more information on this from Committee Chair Paige Cassara.

**Special Annexation:** Still waiting for all signatures. The longer you wait, the higher the Attorney Fee and this is passed on to all residents. Signing will be appreciated by the whole community. Thank you to all of that signed. It is greatly appreciated by the whole community.

**Parking:** Please watch your mail and email for instructions for parking now that Phase I has been approved. Phase II proposal was presented and will be decided on soon. Remember, all residents and guests must still abide by the HOA parking rules and regulations set forth by Burgundy's Declarations and Bylaws until notification is sent out with new rules.



**Clubhouse Rental:** The clubhouse is available for rental. Please check with Westwind Management Company for Rental Guidelines and Procedures.

**Landscaping:** Projects planned for Fall will continue weather permitting, along with gutter cleaning once the leaves have fallen. Next year sod and xeriscaping will be added.

**Snow Removal:** New snow removal company is Optimum Landscaping and Snow Removal.

**Think Snow and Cold!** Disconnect and store your outdoor hose. The tenants and residents pay for frozen broken pipes. Test your smoke alarms, carbon monoxide alarms and change your furnace filters.

**Architecture: Anything (Studs Out)** must have Board approval. Garage door upkeep is the responsibility of the occupant. Submit a "Design Improvement Form" found at [www.Westwindmanagement.com](http://www.Westwindmanagement.com), attach photos if possible.

**Cold Weather Preparation:** Test your smoke alarms and change your furnace filters.

Be thankful for all you have instead of dwelling on what you don't.

Happy Thanksgiving!

Beverly Valvoda



# Chimney Hill

**Standard Time Safety:** Summer warmth stayed with us at the start of October, but milder fall weather finally came in to prepare us for the upcoming winter. As standard time returns in the first week of November, darker hours return for the evening home commute. It will be very important to drive safely entering the community at the 10-mile speed limit for the protection of our bundled night walkers.

**Neighborhood Watch:** In the past few months, there have been some reported instances of vandalism and potential attempts of home invasion within the metro area. With longer nights, these incidents may increase. Staying aware of potential concerns within the community will help maintain a safe environment for our neighborhood.

**Waste Issues:** It has been noticed that our community waste bins have experienced some issues of being overloaded. With more residents purchasing online, it is important that the shipping boxes that the purchases arrive in should be broken down before being put into the bins to provide more space for other trash. At the same time, if a resident hires a contractor for a renovation project, the resident should inform the contractor about handling the waste professionally and not depending upon the community waste bins to handle an overly large amount of construction refuse.

**Annual Homeowners Association Meeting:** This year's Chimney Hill Annual Homeowners Association meeting will be held at

6 pm on Wednesday, November 10. However, out of caution with guidance from the CDC and Tri-County Health, the meeting will be held virtually through our property management's Microsoft Teams account. Notification of how to connect to the meeting with a computer link or cell phone link will be sent to all homeowners shortly before the day of the meeting. The terms of two seats on the board are up for election, and the results will be announced at the meeting. All homeowners should have also received the 2022 fiscal budget passed by the board at the October meeting. Here's to having a positive meeting, which will be a good lead-in to a happy Thanksgiving and wonderful holiday season.

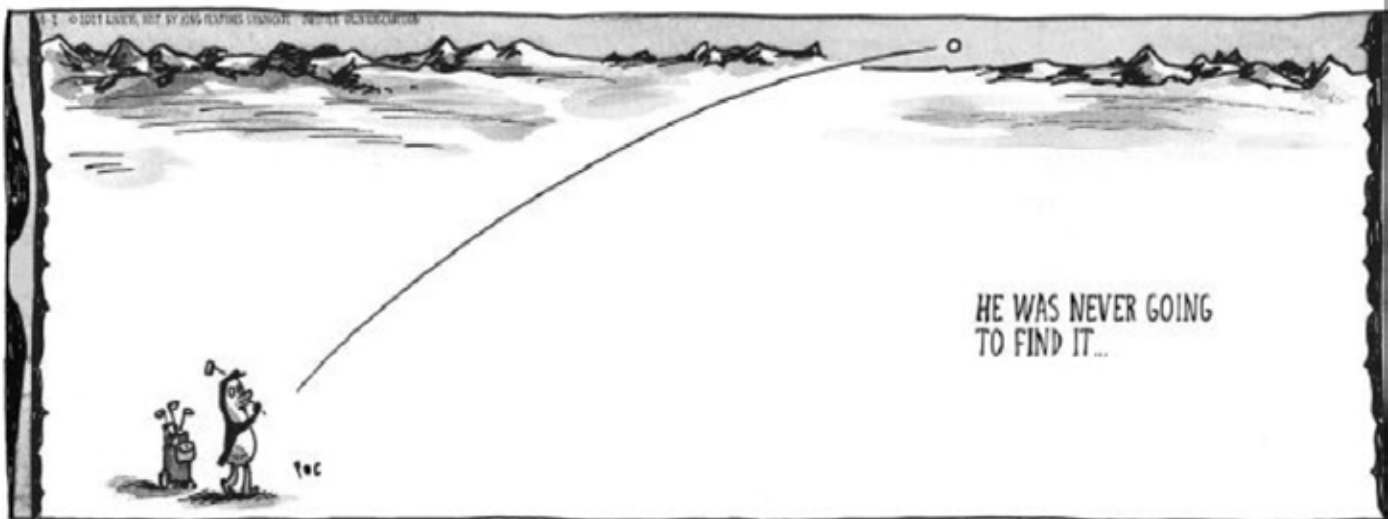
Association business management

is provided by Westwind Management Group. Our association business manager, Sabrina, can be reached by phone at 303-369-1800, ext 142 or by email at [Sabrina@westwindmanagement.com](mailto:Sabrina@westwindmanagement.com). You may also contact her interim assistant, Liana at 303-369-1800 ext 144 or by email at [liana@westwindmanagement.com](mailto:liana@westwindmanagement.com). Owners can also get general community information and account information at <https://portal.westwindmanagement.com>. New users will have to create an account with a username and password before using the site.

**Kerry Reis**  
with input from the  
**Chimney Hill HOA Board**



## MACANUDO by Liniers



# Heather Ridge South



**Management Information:** For HOA management information please contact Janelle Mauch at Westwind Management at 303-369-1800 x 115, Janelle@westwindmanagement.com or her assistant Audrey Brown 303-369-1800 ext 117.

**Big Projects Done:** HRS spent approximately \$120,000 from Reserves to replace 16 concrete driveways, rebuild four concrete drain pans, and seal coat and stripe our interior roadways. Hats off to Dave Elgin for overseeing all this and other ongoing projects. As a board member and chairman of the Maintenance Committee, Dave started working on this in 2020, but Covid put a hold

on doing anything then. As things loosened up this year, he resumed getting bids. Work started in August and ended in early October with the seal coating. The seal coating and new paint striping really made our community look great, standing out as a well maintained and great place to live. Good appearances adds value to life and real estate.

**Sewer-Water Repairs at Your Property – This is a Big Deal:** If you have problems or questions, please contact Janelle Mauch at Westwind before using another plumber! HRS uses Cronen's

Plumbing, 303-937-8369, as its official plumber because they are versed and knowledgeable about our plumbing and water systems. Failure to call the HOA first could cost owners more money and cause greater damages.

HRS is legally defined as a condominium development with common-shared water and sewer lines. That means the HOA is responsible for them. If a sewer backs up, or a leaking main water line, owners must contact the HOA first. The HOA will inspect,

repair, and pay for all legitimate and approved work. In particular for sewers, this includes cleaning, repairing, and replacing any lines under concrete. If an owner performs sewer or water line work before first calling the HOA and getting written approval, then all owner paid expenses might not be reimbursable. This could cost residents thousands of dollars.

Lastly, as winter approaches, all exterior hose faucets are an owner's responsibility to maintain. An exterior faucet is connected to and

## Heather Ridge Residents

The golf course is for golfers who have paid a fee to play on it.

Stay safe and stay off of the golf course.

Report golf course trespassers to:

Front Range Patrol at

303-755-0665



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is an extension of the unit's interior water system. . . and owners are responsible for all interior plumbing within the air-space of that unit. Again, we are condo!

Please read your Rules and Regulations about this and many other important concerns. For any questions, please contact Janelle at Westwind.

**Pets:** Dogs and cats cannot be left unattended or unleashed in HRS Common Area space. Pet feces must be picked up promptly, regardless of whether it is inside of outside of a fenced area.

**Departure of Dan Peregoy from HRS Board:** The board of directors would like to thank Dan Peregoy for his years of service to the board. Dan gave a great deal of time and effort to the goals of the board. His work on ACC, parking issues, sign replacement, snow removal and assistance with set-up for various board functions was greatly appreciated. His perspective and experience will be missed.

Samantha Tinklenberg will be taking over as the Chairperson for ACC. Dave Elgin will be taking over as Chairperson for snow removal.

**Get Ready for Winter:** Winter is on its way! Please remember to remove your external water hoses from their spigots for the winter. Owners are responsible for their outside faucets. Our community is getting ready for snow/ice. When snow starts to fall, please remember that plowing sometimes comes down to a judgment call by the Snow Removal Chairperson (now Dave Elgin). He will work with the snow removal people to determine the need for snow removal. This depends on the depth of snow (4 inches), weather conditions and forecasts, and safety issues. When plowing starts, all driveways must be vacant. Otherwise, vehicles will be towed at owners' expense and liability. To avoid any mishaps or towing, please start parking in your garage. Also, we want to remind everyone that residents are responsible for shoveling their own sidewalk inside their front fenced area and around

the garage door area. This is a good time to make sure all homeowners are aware that attic insulation is an owner's responsibility, as is having your chimney professionally checked (if your unit still burns wood). As we enter the colder season, please consider checking on neighbors who live alone.

**Holiday Season Party and Annual Meeting:** Unfortunately, just like in 2020, there will be no HRS holiday season party in 2021. As for our Annual Meeting, the first Tuesday in December, the 7, public health concerns will determine a virtual vs public meeting at our clubhouse. Written notices, along

with the Agenda and Annual Budget, will be timely mailed to all owners.

Are you registered for HRS email blasts? A recent sewer repair required a water shutoff to over 30 HRS units on S Wheeling Way. It lasted about four hours with water restored around 8 pm. Westwind sent out an email blast out about this, but many unregistered residents called wondering what was happening. The moral of the story – email registered residents immediately knew what was going on and what to expect; unregistered residents did not. Get registered! It's in your best interests.

**Van Lewis and Meg Gose**

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# Fairway 16

**Our Next HOA Board Meeting:** Wednesday, November 17, 2021 at the Fairway 16 Clubhouse, 2600 South Vaughn Way, starting at 6 pm. We have several new homeowners, in our community and we look forward to seeing you all there. Attendees will be required to wear a mask regardless of vaccination status.

**Holiday Decorations:** Holiday decorations are only permitted inside of your patio. Please refer to your Fairway 16 HOA rules and regulations for specific guidelines.



Increase in HOA Fee Approved by Board for 2022. At our meeting on Wednesday, September 15, the Fairway 16 Board of Directors voted unanimously to approve the 2022 budget. The 2022 budget includes a \$16.00 increase in HOA fees to \$ 347.00 per month. This .048 % increase is the first increase in HOA fees in 4 years, and is needed to cover increases in insurance rates, utility rates, labor costs, and to provide additional funding to the reserve account so that we can continue our roofing project.

**Phase 4 Roofing Project Began in October:** New roofs are being installed on the buildings at 2426, 2486, and 2496 South Vaughn Way. All affected homeowners were contacted 1 week prior to the beginning of work. Cost for this phase of the project is approximately \$110,000.

**Water Conservation:** FYI... flower gardeners. . . the irrigation system has been turned off for the season.

**Christmas Party Being Considered for Mid December:** Several homeowners expressed

an interest in having a pot luck Christmas Party at the clubhouse in mid-December.

**Sewer Issues:** We have had two sewer-line backup issues this year. These issues are caused by a combination of three factors.

- 1) Older clay pipes,
- 2) tree roots, and
- 3) improper disposal of non-flushable paper products in toilets.

The HOA is responsible for clearing the pipes outside of your basement walls and cleaning up the unpleasant mess in basements that result from main sewer line backups, however the HOA is not responsible for replacing or repairing flooring, drywall, or furniture that might be damaged by these backups. Homeowners should double check their homeowner's insurance policy to ensure coverage for these types of damages. The board is working on developing new standardized policies and processes for handling these events going forward.

**Architecture:** Anything on the outside "**Studs Out**" is owned by

the HOA. You own from the "**Studs In**" only. The land around your property is part of the common space of the HOA. You must have Board approval for windows, doors, A/C, electrical panels, solar panels, outside lighting, patio fence/wall alterations/decorations, flower gardens, satellite dishes, vents, skylights, holes placed in the outside walls, etc. Submit an architectural change request to our property management firm, Advance HOA, attach photos if possible.

**Activity on the golf course is slowing down. . . but golf balls travel at over 100 miles per hour.** Please stay safe – and stay off of the golf course between 7 am and 7 pm.

**Important Contact Information:** Property Management Company – Advance HOA  
Stacy Rukavishnikova, 303 482-2213 ext 277 or [stacy@advancehoa.com](mailto:stacy@advancehoa.com)  
Advance HOA After Hours Emergency Maintenance, 800-892-1423

**Barry McConnell**

**BOUND & GAGGED** by Dana Summers





## ***Fairway 16 Food Truck Celebration***

*Young and old alike enjoyed taking time to visit with neighbors and partake in an afternoon picnic.*



# Sausalito



## Hello Residents!

**Board Meetings:** The second Wednesday, 6:30 pm, each month via Zoom. We will continue to hold meetings by Zoom because it is convenient and encourages more homeowner participation.

**Board Members:** President TBD, Vice President TBD, Treasurer Linda Chaisson, Secretary Sara Kersting, Architectural Committee and Member at Large (ML) Patty Robinson, Siding Committee and ML Frazier Hollingsworth, Kelly Bailey (ML).

- **Complex Management:** You should have or will be receiving introductory packet by the time you read this.
- **24-Hour Emergency Answering Service:** Please refer to introduction packet.
- **Landscape & Snow Removal:** Landwise LLC, 303-523-0471, Property Manager Paul Menninger.
- **Complex Security:** Brownstone Security, 720-879-4568, Randy Brown.
- **Trash Pickup:** Alpine Waste & Recycling, 303-744-9881, for schedule: [alpinewaste.com](http://alpinewaste.com).
- **Concerns/Issues:**

## News for Everyone

**Board of Directors Monthly Meeting Updates:** Sausalito has a new member of the Board of Directors. Please welcome Kelly Bailey who also served on the siding committee. He will finish out the term for Jeff Jamieson. The Board is excited about working with Kelly and appreciate his jumping in to fill the position.

Last month I incorrectly reported the snow contract levels. Here is the corrected information: The HOA will be continuing the 1" sidewalk shoveling and 2" roads, drives and auto court plowing levels.

Due to confidentiality issues, reporting the new management company name cannot be released until the contract has been signed. The Board considered over a dozen candidates, conducted research, interviews and requested contract proposals from 3 companies. The contract from the firm the Board unanimously agreed upon was sent to the Association attorney and some provisions needed to be reworded on advice of counsel. The Board has returned those changes and at the time of this article are just waiting for the changes to be made to the

contract for signatures. The Board considered the size of the company, its primary business and its business philosophy to ensure a good fit with our community and its ability to meet our needs and expectations. We are eager to begin working with this highly qualified and responsive firm.

**Landscaping Updates:** The Board has reviewed the landscaping for Sausalito. Board members have walked the property several times with Paul Menninger with Landwise, LLC. In reviewing invoices, the extent of the sprinkler system repair became quite obvious. The Board will be studying remedies for this situation. You can stay updated on these and other general business of the HOA by joining us on the monthly Zoom meetings which you should all receive email with link to attend. If you are not receiving an email as an owner, please update your information with the new management company.

Here are some November checks you should perform on your property to maintain condition, safety, market value and reduce need for those expensive repairs and maintenance.

*Inside and around the home:* (owner responsibility)

1. Remove any hoses from outside faucets / hose bibs.
2. Clean dryer vents and duct system: The incidences of this type of fire increase in the winter months.
3. Test smoke alarms: Thanksgiving turkey dinners and distraction from entertaining guests mean more accidental cooking fires. Stock up on fire extinguishers and check the batteries in your alarms.
4. Get winter storm ready: November windstorms can easily knock out power. Check and replace the batteries in your flashlights.
5. Call and schedule a heating service pro: Make sure your heating unit is in good working order and change the filters every 3 months. Please check your lightbulbs to ensure the safety of the community. This is a great month to stock up de-icer and get a new snow shovel.

*"She stands  
In tattered gold  
Tossing bits of amber  
And jade, jewels of a year grown old:  
November."*

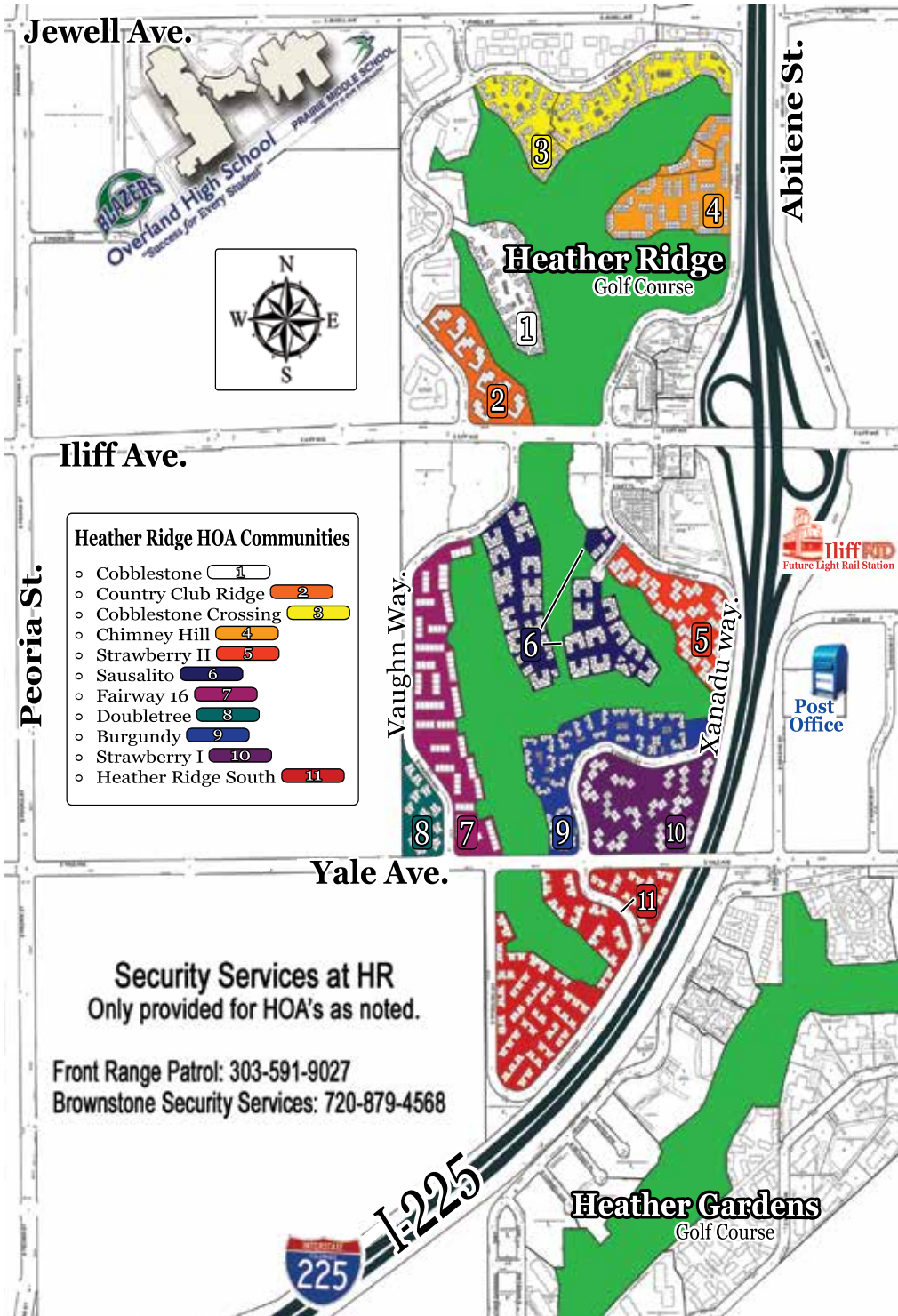
— Zephyr Ware Tarver

## Happy Thanksgiving!

Sara Kersting



# Heather Ridge Community Map



**Cobblestone Crossing**  
 Accord Property Management  
 720-230-7393  
 # Units: 150  
 HOA Meeting: 2nd Mon. 6 pm  
 Via Zoom  
 Security: None

**Country Club Ridge**  
 Colorado Association Services  
 Matt Bramlett  
 303-232-9200  
 # Units: 64  
 HOA Meeting: 3rd Mon. 5:30 pm  
 Via Zoom  
 Security: None

**Double Tree**  
 Self Managed, Alison Ruger  
 # Units: 24  
 HOA Meeting: 1st Mon. semi-monthly  
 Contact Aletha for information  
 Security: None

**Fairway 16**  
 Advanced Management HOA  
 Stacy Rukavishnikov  
 303-482-2213 x 277 # Units: 116  
 HOA Meeting: 3rd Wed. 6:00 pm  
 Clubhouse, 2600 S Vaughn Way  
 www.fairway16.com  
 Security: Front Range Patrol

**Heather Ridge South**  
 Westwind Management Group, Inc.  
 Janelle Mauch – 303-369-1800 x115  
 Janelle@westwindmanagement.com  
 # Units: 176  
 HOA Meeting: 4th Tues, 6:30 pm  
 HRS Clubhouse, 2811 S Xandau Way  
 www.Heatherridgesouth.org  
 Security: Front Range Patrol

**Sausalito**  
 H.O.A. Simple LLC  
 Emily Terry, Property Manager  
 eterry@hoasimple.com  
 303-260-7177 x5; # Units: 159  
 HOA Meeting: 2nd Wed. 6:30 pm  
 Heather Ridge Golf Club  
 www.Sausalitohoa.com  
 Security: Brownstone Security

**Strawberry II**  
 (Strawberry I not in HRMD)  
 Accord Property Management  
 Kyle, 720-230-7303  
 # Units: 328  
 HOA Meeting: 3rd Thurs. 6:30 pm  
 Strawberry Clubhouse,  
 2638 S Xanadu Way  
 Security: Front Range Patrol  
 (for both Strawberry I & II)

**Security Services at HR**  
 Only provided for HOA's as noted.

Front Range Patrol: 303-591-9027  
 Brownstone Security Services: 720-879-4568

**Burgundy**  
 Westwind Management Group, Inc.  
 Sabrina Lopez, Manager  
 sabrina@westwindmanagement.com  
 303-369-1800 x 142  
 # Units: 120  
 HOA Meeting: 2nd Mon. 6 pm  
 Burgundy Clubhouse  
 Security: None

**Chimney Hill**  
 Westwind Mgmt Group, Inc.  
 Sabrina Lopez  
 westwindmanagement.com  
 303-369-1800  
 # Units: 116  
 HOA Meeting: 2nd Wed., 6 pm  
 Held virtually via Microsoft Teams  
 Security: None

**Cobblestone**  
 Cherry Creek HOA  
 Professionals  
 Angela Watts, 303-693-2118  
 awatts@cchoapros.com  
 # Units: 74  
 HOA Meeting: 4th Mon. 6 pm  
 Heather Ridge Golf Club  
 Security: None

# History of Grand County



The Territory of Colorado established Grand County in February 1874, taking its name from Grand Lake and Grand River (now known as the Colorado River); becoming a county two years before Colorado became an official state. Grand County was originally carved out of Summit County and contained land north and west of state borders. On January 29, 1877, Routt County was formed, and Grand County shrunk down to its current western boundaries. Grand County is made up of several towns, Granby, Grand Lake, Hot Sulphur Springs, Kremmling, Parshall,

Tabernash, Fraser, and Winter Park, and each town has a rich and unique history of its own.

The town of Grand Lake was laid out in 1879, and in 1881 the county seat was moved there due to a brief mining boom. This led to a feud between two political factions, one supporting Grand Lake and the other supporting Hot Sulphur Springs. The feud culminated in a deadly shooting in Grand Lake in 1883, which left three county commissioners and the county clerk dead; the county sheriff, a backer of Hot Sulphur Springs, shot and killed a pro-Grand Lake official during the incident and later killed himself. The county seat was returned to Hot Sulphur Springs in 1888, ending much of the bitterness.

Kremmling built a general store on the ranch of a Dr. Harris in western Grand County; by 1885 the site had a post office called Kremmling. In 1888 ranchers John and Aaron Kinsey had part of their ranch platted as the town of Kinsey City. Kremmling moved his store to the Kinseys' new town, and the current community of Kremmling developed around it, incorporating under that name in 1904.

Grand County also enjoyed a small mining boom in the late nineteenth century. The first gold strikes were in Bowen Gulch, north of Grand Lake, in 1879. James Bourn and Alexander Campbell founded the Wolverine Mine in the gulch; however, unlike its fellow intermountain basins North Park and South Park, Middle Park produced little for miners. By 1885 metal mining had all but ended in Grand County.



White occupation of Middle Park expanded after the Utes had been moved to the western part of the state as per the Treaty of 1868. In the early 1880s Rudolph

Ranching and agriculture grew during and after the short mining boom, as the grass in Middle Park proved especially nutritious for cattle. One well-known ranch in the area was the Cozens Ranch. Built by Billy Cozens in 1874, the ranch also served as a

stopping place for travelers coming across Berthoud Pass through the Fraser River valley. Cozens helped build the town of Fraser and served as its postmaster. Agriculture was limited by the climate and altitude of Grand County, but lettuce and hay became major cash crops for the region in the early twentieth century.

The first railroad arrived in Grand County in 1904, allowing for easier shipment of crops and livestock to market and easier access to Middle Park for tourists. The Denver, Northwest and Pacific Railroad, also known as the Moffat Road, reached Grand County by building a line over the Continental Divide at Rollins Pass. The railroad first reached the small town of Arrow, just beyond the pass, in 1904, and later that year it established the town of Granby, which connected train travelers to a stagecoach line that ran north to Grand Lake.

The Moffat line reached Kremmling in 1906, continuing north to Steamboat Springs. In 1928 the long-awaited Moffat Tunnel replaced the line over Rollins Pass. The tunnel allowed the railroad to go through the Continental Divide rather than over it. The tunnel also included a pipeline to move mountain water to the Denver Metro area beginning in 1936. Later, in 1956, completion of the Colorado-Big Thompson Project further appropriated water from the Colorado headwaters for farming and urban development along the Front Range. Lake Granby, a large reservoir that is now Colorado's third-largest body of water, was created in 1950 as part of the project and now serves as a popular tourist destination in the summer.

During World War II, German prisoners of war were held near the towns of Fraser and Kremmling. Captive Germans loaded timber on trains and cut ice. About 200 prisoners worked in the Fraser camp, loading about 25,000 feet of lumber on rail cars daily.

Hot Sulphur Springs was originally a summer campground for Indians who came for the hot springs. When Grand County was formed, it was the first county seat from 1874 to 1882,



after which it moved to Grand Lake. The county seat returned in 1888 and has been here ever since.

The town was established in 1860, making it the oldest town in the county. It was originally named Saratoga West, and sometimes called Warm Springs, but in 1863 the name was changed to reflect the hot springs in the area.

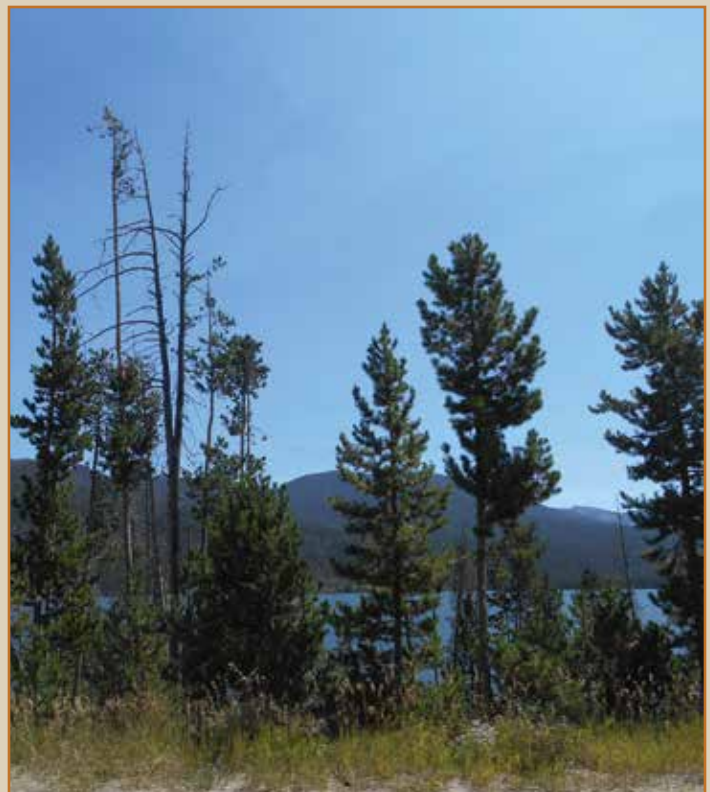
The town site was bought by William Newton Byers, founder of the Rocky Mountain News, in 1864. He wished to make Hot Sulphur Springs a spa and resort. Byers went on to survey, plat, and name the streets of the town, and it became incorporated April 1, 1903.

Hot Sulphur Springs, Colorado held the first Winter Carnival west of the Mississippi River in December, 1911. This is considered to be the beginning of the ski industry in Colorado. The original carnival featured ice skating, tobogganing, cross country skiing, and a ski

jump exhibition by Carl Howelson.

The enthusiasm surrounding this event led its organizers to hold the 1st Annual Hot Sulphur Springs Winter Carnival six weeks later in February, 1912. Colorado's ski legacy was born and this is "Where It All Began." The Grand Winter Sports Carnival celebrates the prominent role of Grand County in the heritage of skiing.

"First in Winter Carnivals" signs can be seen at both entrances to Hot Sulphur Springs on U.S. Highway 40.



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To Place Your Service Directory Ad in Heather Ridge Metro Matters  
 Call Wanda McConnell — 303-881-3066 Or Email Wanda — ensley53@aol.com

# November 2021

## Children's Museum of Denver

Museum will be open Wednesday - Sunday for 2 play sessions per day and families can check in at any time. museum play session hours, 8:30 am - 12 pm | 12:30 pm - 4 pm  
2121 Children's Museum Dr, Denver  
303-433-7444

## Fine Arts Center Museum, Colorado Springs

Museum Free Days are offered the second Saturday and third Friday of each month. Advanced timed tickets are required for museum entry.  
30 West Dale Street, Colo Springs  
719-634-5581, csfineartscenter.org

## Denver Museum of Nature & Science

All guests are required to have a timed ticket for entry into the Museum. A separate, timed ticket is also required for all guests for: temporary exhibitions, Discovery Zone (free), and Space Odyssey (free). Face coverings required  
2001 Colorado Blvd., Denver  
303-370-6000, dmns.org

## Denver Botanic Gardens

Denver Botanic Gardens York Street is open with limited capacity and timed tickets. Tickets will be available two weeks at a time. Tickets will not be available onsite.  
1007 York Street, Denver  
720-865-3500, botanicgardens.org

## Chatfield Farms

Chatfield Farms is open with limited capacity and timed tickets. Tickets will be available two weeks at a time. Tickets will not be available onsite. Last entry 2 p.m.  
8500 W Deer Creek Canyon Rd, Littleton 720-865-4346, botanicgardens.org/chatfield-farms

## Plains Conservation Center

Visitors will not be allowed entry without adequate masks covering their mouth and nose, which must always be worn by adults and children 3 and over, except while eating or drinking.  
6:30 am-4:30 pm Monday-Friday  
8:00 am-4:30 pm Saturday & Sunday  
720-865-3500

## Denver Zoo

Tickets will NOT be available at Denver Zoo and must be reserved online. Online tickets are required for all guests including Denver Zoo members and children 2 and under.  
2900 E 23rd Ave, Denver  
720-337-1400

## Four Mile Historic Park

Call for Covid-19 Update  
715 Forest Street, Denver 80246  
720-865-0800  
www.fourmilepark.org

## Aurora History Museum

Reservations and face coverings are required for all Museum guests until further notice. To support safe physical distancing, Limited reservations each day. Each museum admission reservation made for Tuesday through Friday is good for 1 hour and 20 minutes. A Saturday reservation is good for 1 hour.  
15051 E. Alameda, Aurora 80012  
303-739-6660, museum@auroragov.org

## Classified Ads

**SENIOR LIVING REFERRAL & PLACEMENT SERVICES** — A Free Service! I help people find the most suitable senior living communities for their loved ones, or themselves. Independent Living, Assisted Living, and Memory Care options. Kevin Grierson 303-888-8472, kevin@harmonyseniorreferrals.com.

## Handyman

Call Bert Dalton at 720-323-9678 or email him at fishingtoolman@gmail.com, Bert is located at Peoria and Yale.

## Help Wanted

Community Maintenance Person Needed. Immediate Need for a Jack or Jane of all trades. Permanent Part Time - Heather Ridge Area. Competitive Pay — Mostly Outside Work. For Interview call 720-324-0242.

## Garage Door Repair

Tired of big businesses ripping you off? **AFTER HOURS GARAGE DOOR** is your garage door company. Broken springs, opener issues, keypads, safety eyes and noisy doors are our specialty! For personalized service, call IVAN @ 303.947.6853.

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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.

## Selling Your Home?

Attention Heather Ridge Homeowners! Thinking of selling your home? Call us. . . we are cash buyers. 303-501-6967

## Help Wanted

Advantage Security is looking for customer service-oriented individuals for FT/PT positions in the Denver metro area. Retirees welcomed/no experience necessary. Apply online at www.advantagesecurityinc.com or stop by the office on the intersection of Xanadu and Iliff. Call 303-755-4407 for more information.

## 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. Call Wanda, 303-881-3066, ensley53@aol.com

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