

Heather Ridge Metro Matters

VOLUME 2

APRIL 2012

NUMBER 10

Preserving the Heather Ridge open space –

- **Maintained best as a Golf Course**
- **Protecting real estate values**
- **Promoting a positive way of life**



With the return of warmer weather, the golfers returned to Heather Ridge Golf Course. Can spring be far behind?



Photos by Sharon Berkowitz

Neighborhood Watch

On Feb. 15, a PotLuck “PowWow” for all current Neighborhood Watch (NW) community Area Coordinators and Block Captains was held. More than 30 in attended, including Cindy Bowen, City Wide Area Coordinator, and Steven Noi, Head Area Coordinator for Area 10. They were welcomed to the meeting where they provided experienced input.

The group enjoyed a “scrumptious” hors d’oeuvres setting. (See page 8 for photos).

The third Neighborhood Watch Meeting for UAHR communities and all Area 10 communities met on March 21 at the Strawberry Clubhouse. Guest speaker was Detective Steve Cox from the Fraud Unit. He gave a presentation on fraud trends, this being a potential issue for Heather Ridge (HR) residents in these economic times. Cox shared some valuable information.

My topic this month is not about an article for you to read, BUT, a very REAL HAPPENING that occurred on Monday, Feb. 20. It’s called, “footprints.”

On opening my blinds to my patio that morning I discovered; large male-sized footprints — very obvious due to a light snowfall in early morning — on my patio. Knowing something was clearly not right, I called the Aurora Police Department. They agreed to have a patrol in the HR communities that evening and all night. I then

emailed all of the community area coordinators.

Responding emails started to arrive in my mail program. A Strawberry block captain called me to say he had followed footprints throughout the community, took photos, and sent them to the Police Department. He also met with the police on the property. More emails came in from other communities with the same situation.

There was a suspect picked up the following day, as he had been sighted on Burgundy property. Residents called the police, who promptly came out.

I was informed this suspect was released, as there was nothing concrete for which to hold him. He had no prior records. However, I am informed that this matter has not been dropped, and is an ongoing investigation.

HR Par Officer Mark Lowisz said, “This is the kind of response from citizens that really helps us out. If he was planning to do something, he’ll probably pick a neighborhood that isn’t so vigilant.”

To my knowledge, there were no break-ins. BUT, as widespread as this was, doesn’t it behoove ALL communities in UAHR to get on board with their NW? I’m absolutely sure you had some of those “footprints” on your patio or in your carports, etc.!!!

– Bev Brown

Head Area Coordinator for UAHR

Heather Ridge Metro Matters is published monthly for the residents of Heather Ridge.

Metro District Board Members

(Visit HRMDco.org, HRMD button) Contact Vinny Roith for questions: 303-755-3660; 720-246-0306
info@hrmdco.org; HeatherRidgeColorado.org

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It is the intent of the editor and HRMD to provide information of interest to its readers, to afford persons with varying and differing views opportunity to air responsible opinions on matters of community interest, and to promote community and enjoyable life pursuits.

Heather Ridge Metro Matters welcomes letters and other articles concerned with community issues. Letters must be signed, dated and include the writer’s phone number. Letters may be edited for reasons of space and clarity. Send to LynnNeu@comcast.net

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Double Tree
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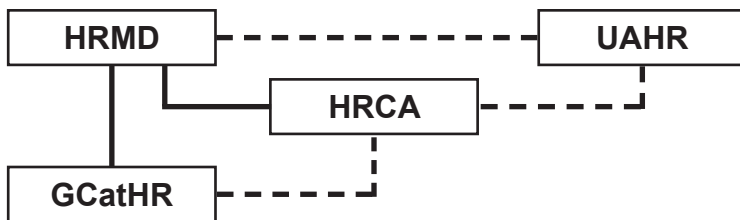
HRMD organizations

This is the conclusion (part 2) of the discussion answering the question frequently asked: *Why so many organizations in Heather Ridge and what do they do?*

The main reason is to keep residents involved and to disperse the tasks among several resident volunteers. Those who wish can have a part in the management, administration and operations of the open space. There are four organizations, each interacting with the others. No one person serves as a director on more than one organization. The organizational chart is depicted below. (Details can be viewed on the HRMDco.org website)

This issue will discuss two of these organizations: Golf Club at Heather Ridge, Inc. (GCatHR) and Heather

Heather Ridge Organizations



The mission of the HRMD is to preserve the open space, property values, and safeguard the way of life — best maintained as a golf course.

Ridge Community Affairs (HRCA). Last month was a discussion of HRMD and UAHR.

Golf Club at Heather Ridge, Inc. (GCatHR) is the contractor that operates the asset (open space) for HRMD. As such, it is responsible for the HRMD Enterprise Fund and the fiscal prudence to assure continuing golf operations. The main reason why the HRMD elects to contract management operations is to eliminate the need for the HRMD to have employees. The employees work for GCatHR, not HRMD.

Heather Ridge Community Affairs (HRCA) is the voice of the Heather Ridge community. This organization is the formal communication link among the owners/taxpayers of the HRMD. HRCA is responsible for keeping the community informed. It is supported and funded by the HRMD General Fund. HRCA has seven volunteer directors. One HRMD director acts as an advisor to the board. Providing there is business to conduct, HRCA meets at 6 pm on the first Tuesday of each month at the HR clubhouse. The meeting is open to the public.



HRCA responsibilities are to produce and maintain:

- **Metro Matters.** Periodical print media. This magazine is designed to keep all taxpayer/owners/annual golfers and others apprised of current activities involving capital improvements, operations, community social gatherings and general interest items. *Metro Matters* also contains the latest Heather Ridge real estate listings and transactions.

- **HRMDco.org.** The website provides up to date, detailed and pertinent information regarding Heather Ridge events, meetings, finances and history. It also includes, since inception, all issues of *Metro Matters*.

- **Heather Ridge informational gatherings/meetings.** Periodically the directors of the HRMD determine the need for community meeting(s), penned as Heather Ridge "Big Tent" meetings. These meetings are called to update residents on issues of interest to the entire community. Normally three meetings, with identical published agendas, are held at varying times within a 10-day period with the intent of providing all residents with a convenient time to attend the meeting. Prior to the vote

to buy the open space in 2010, nine of these meetings occurred.

- **Neighborhood Watch.** Heather Ridge has an active Neighborhood Watch program, although it is not affiliated with any of the above groups. Under the leadership of Bev Brown (Strawberry), residents are continually updated as to crime activity nearby. Normally, several incidents are reported within the HR community each month. Neighborhood Watch program is represented by only four of the 10 HOAs in the Heather Ridge community. Neighborhood Watch reports are presented at all Heather Ridge meetings by Bev Brown.

– Errol Rowland
HRMD President



Errol Rowland
HRMD President

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We're your neighbors: active and involved

Pete and Van are more than Realtors living and working in Heather Ridge for 20+ years. Along with their families, they are deeply involved in their respective HOAs, the HR Metropolitan District and community activities. Their goal for Heather Ridge is a great place to live, to raise a family and to enjoy life.

Since 2008, the national "housing bubble" has seen metro-Denver residential real estate values drop 15–25% on average. Heather Ridge did not escape this decline, but it is now rebounding better and stronger than similar communities. Why?

Heather Ridge is unique in many respects — easy access to Parker Rd and I-225, Cherry Creek Schools, light rail and a new I-liff Station (scheduled to open in 2013),



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

nearby University and regional hospitals, and other commercial and social services. Moreover, Heather Ridge owns a beautiful 18-hole golf course and clubhouse facility open to the public.

The *Metro Matters* magazine is creating a community "identity and dialogue" where none existed before. Similar to Heather Garden's *Heather 'n Yon* newsmagazine, *Metro Matters* advertises local services, community activities and HR metro district news.

Many home sales have been credited to the magazine. Some people aren't computer savvy or have computers. *Metro Matters* has created a sense of Heather Ridge real estate market versus 10 innocuous HOAs vying for market attention — something homebuyers and sellers previously lacked.

In today's real estate market, Heather Ridge values are generally below \$225,000 — the hottest part of metro Denver's market. For sale inventories have fallen dramatically, whereas two years ago perhaps 50 homes would be for sale in HR; today, that number barely reaches 10.

With spring weather, buyers are out looking for homes. For a complete, professional, and friendly evaluation of your home, please call the *Home Team*. Together, Pete and Van have over 75 years helping others in the biggest financial decision most people make — buying or selling a home! They know how to maximize your value buying or selling.

(The Following Properties May Have Been Listed or Sold by Other Companies)

Homes for Sale in Heather Ridge, New Listings Feb. 1– March 10

HOA	Price	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style
Chimney Hill	\$135,000	2052	S Worchester St	3 - 2	1,337	2-Garage,Att,Oversized	2 Story
Cobblestone	\$106,500	2152	S Victor St E	2 - 2	1,392	1-Off Street,Resv	2 Story
Country Club Ridge	\$210,000	2230	S Vaughn Way 203	2 - 3	1,709	2-Garage,Att,Oversized	Ranch
Country Club Ridge	\$223,000	2240	S Vaughn Way 202	2 - 3	1,806	2-Garage,Att,Oversized	Ranch
Heather Ridge S	\$174,900	2792	S Wheeling Way	3 - 3	1,633	2-Garage,Att,Oversized	2 Story
Sausalito	\$155,000	2457	S Victor St C	2 - 3	1,230	2-Garage,Att	Ranch
Strawberry I	\$39,000	2602	S Xanadu Way A	1 - 1	856	Off Street	Loft
Strawberry I	\$64,900	2491	S Xanadu Way C	2 - 2	1,091	1-Off Street	2 Story

Sold in Heather Ridge Jan. 15, 2011–Feb. 29, 2012

HOA	Sold \$	No.	Street	Be/Ba	SqFt	Gar/Spaces	Style	Seller Concession
Cobblestone Crossing	\$86,200	13384	E Asbury Ave	2 - 2	1,392	1-Reserved	2 Story	\$0
Cobblestone Crossing	\$119,900	13446	E Asbury Ave	2 - 2	1,208	2-Garage,Det,Resv	2 Story	\$3,000
Cobblestone Crossing	\$139,000	13314	E Asbury Ave	2 - 2	1,208	1-Garage,Det,Off St	2 Story	\$4,170
Strawberry I	\$59,000	13657	E Yale Ave C	1 - 1	856	1-Carport	2 Story	\$1,770
Strawberry I	\$78,000	13631	E Yale Ave C	2 - 2	1,098	1-Carport	Ranch	\$0

Homes Under Contract in February–March

HOA	Price	No.	Street	Bed/Ba	SqFt	Gar/Spaces	Style
Burgundy	\$94,950	2623	S Xanadu Way F	2 - 2	1,315	2-Garage,Det,Resv	2 Story
Burgundy	\$114,500	2667	S Xanadu Way A	2 - 2	1,315	Off Street,None	2 Story
Chimney Hill	\$126,900	13500	E Evans Ave	2 - 2	1,344	1-Garage,Att	1.5 Story
Chimney Hill	\$129,500	2021	S Worchester St	3 - 2	1,344	1-Garage,Att	2 Story
Cobblestone	\$80,000	2101	S Victor St A	2 - 2	1,208	1 Garage,Att	2 Story
Cobblestone	\$110,000	2121	S Victor St	2 - 2	1,208	None	Story and 1/2
Cobblestone	\$129,900	2161	S Victor St B	2 - 2	1,392	2-Garage,Det,Resv	2 Story
Fairway 16	\$159,900	2610	S Vaughn Way C	4 - 4	1,650	2-Garage,Att	2 Story
Fairway 16	\$169,800	2568	S Vaughn Way C	4 - 4	1,650	2-Garage,Att	2 Story
Heather Ridge S	\$173,000	2810	S Wheeling Way	3 - 3	1,633	2-Garage,Att	2 Story
Sausalito	\$80,000	2500	S Victor St F	2 - 3	1,273	2-Garage,Att	2 Story
Sausalito	\$111,000	2468	S Victor St E	2 - 2	1,025	2-Garage,Att	Ranch/1 Story
Strawberry I	\$58,500	2658	S Xanadu Way D	1 - 1	856	1-Carport	2 Story
Strawberry I	\$59,000	2664	S Xanadu Way A	2 - 2	1,144	1-Reserved	2 Story
Strawberry I	\$60,000	2622	S Xanadu Way B	2 - 2	1,144	Off Street	2 Story
Strawberry I	\$85,000	2475	S Xanadu Way A	2 - 2	1,091	2-Carport,Resv	2 Story

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Pete Traynor: Re/Max Masters, 303-877-9538, Ptofcolo@aol.com



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Heather Ridge Community Affairs: Proposed regulation of HOAs

The following information is a continuation to last month's article on Homeowners Associations (HOAs) complaints. A bill proposed in the Colorado legislature would increase disclosures by Colorado HOAs.

A bill sponsored by Representative Angela Williams, D-Denver, and backed by an industry group, seeks to lay out clearer disclosure rules. It also would eliminate the "proper purpose" clause that leaves frustrated homeowners facing expensive legal

actions to force disclosure.

The bill before the Colorado legislature would require HOAs to maintain and provide the following records:

- Tax returns for 10 years
- Financial statements for three years
- Voting results for one year
- Meeting minutes
- Receipts of expenditures
- Mailing list of owners and board members

- Reserve studies
- Most recent written contracts
- Current records on design or architectural requests
- Current covenants, bylaws and organizational documents

House Bill 1237 passed through the Local Government Committee for the House of Representatives on a 9-0 vote. Williams said she didn't expect opposition.

– Aldo Svaldi

Recertification of FHA-backed home mortgage loans

Communities in Heather Ridge consist of a variety of home designs, including townhomes and condominiums. Until the market downturn, real estate sales in Heather Ridge had always been brisk. The entire area, enhanced by a great golf course and great people, made this location desirable.

For over 30 years, The Department of Housing and Urban Development (HUD) has provided FHA loan guarantees for qualified home buyers' mortgages. The FHA guarantee allows banks to qualify more people at attractive loan rates and terms. It has been a real boost to the real estate industry for years. However, for condominium associations, that may all be coming to an abrupt halt.

In November 2009, the federal government decided to change everything with respect to the process and approval requirements for condominium associations only. Rules changed again in February 2011 and June 2011. With these changes came significant challenges for qualifying condominium communities.

Through June 2011, Westwind Management was successful in recertifying all of its qualified condominium clients within HUD standards. Now, condominium associations are required to be recertified every two years. This is a time consuming and costly process that was not necessary before 2009, and as of July 2011, involves a document called "Appendix A."

Appendix A requires that all statements made in the application be accurate to the best of the managing agent's knowledge, which is not a problem. However, the appendix goes much further with a continuing obligation to inform HUD of changes, disputes among owners, possible construction defects, etc. The language is vague and the penalties are untenable. The penalty for

a fraudulent package or not reporting changes is up to \$1,000,000 in fines and/or a maximum of 30 years in prison.

HOA boards and management companies should seek legal counsel before signing such an ambiguous and punitive document. Westwind Management is attempting to find a solution to the problem, but in the interim, FHA loan guarantees for condominiums will not be available after their current HUD approval runs out.

An attorney for Heather Ridge South spent 50 minutes on the phone with an HUD representative in Washington, DC. The HUD representative commented that Appendix A was "relatively innocuous."

The attorney responded that Appendix A was broad enough to drive a bus through, and could be used in a post-default scenario to blame anyone and everyone for the default. HUD is considering some changes in the Appendix; however, no one knows when that might take place or what those changes might be.

Some HOAs in the Heather Ridge Metropolitan District might be affected by FHA's new policy, others will not. At this time, FHA's new rules apply only to condominium legal descriptions, and not to townhomes. Please consult with your HOA and its management company for further information.

– Tim Larson, CEO

Westwind Management Group, Inc.

303-369-1800 x119

tim@westwindmanagement.com

Homeowners' Association News

Chimney Hill by Scott Shaeffer and Lana Gutnik

Security Reminders. Aurora police department has recommended the following to keep your house safe:

1. Always make sure your garage door is closed. Don't be afraid to remind your neighbors to close their garage door, especially in the evening.

2. Leave your back porch light on all night or get a motion-sensor light for your back porch.

Architectural Approval. Just a reminder, that all improvements to the exterior of your home must be approved by the HOA. This includes storm doors, windows, metal bars on your windows, satellite dishes, patio improvements and light fixtures.

All storm doors and metal window bars must be white. Light fixtures must be black and colonial in style.

You may request an Architectural Approval form from Tom Westing at thomaswesting@accuinc.com.

Plumbing Concerns. As Chimney Hill's sewer system ages, please be aware that the following items should not be sent down your toilet: tampons, and/or adult or infant wet wipes. (They don't decompose even if it is labeled flushable.) Chimney Hill has spent several thousands of dollars cleaning out backups created by these issues.

Looking for a new UAHR representative.

Scott Dunham has been the United Association of Heather Ridge representative from Chimney Hill for the last two years. He has now stepped down. Anyone interested in becoming the new representative, please contact Josie Spenser, AmiPep@aol.com. The UAHR Board meets the first Tuesday of every month at the 19th Hole room at the Heather Ridge Clubhouse. The UAHR representative must be able to relate the information about UAHR monthly meetings to Chimney Hill's board in person or via email.

Looking for a Neighborhood Watch representative. The Heather Ridge Neighborhood Watch group is looking for someone who could represent Chimney Hill. Please contact Bev Brown, brownbe_nwatch@comcast.net, if you are interested.

2012 Monthly Meeting. Chimney Hill's monthly board meetings are held at the 19th Hole (in the basement at the Heather Ridge Clubhouse) on the third Tuesday of each month, 6 pm. All members are welcome to attend.



Cobblestone by Kay Griffiths

HOA Board meeting. The board was pleased that several homeowners attended the meeting in January. New board members began their term at this meeting. The Cobblestone board members are: Jim Conrad, Kay Griffiths, Wendy Haworth, Don Huber, Karen Klemm, Margo Plemone and Phyllis Wilk.

Officers were elected as follows:

President Phyllis Wilk

Vice President Margo Plemone

Secretary/Treasurer Don Huber

New Management Company. The board had been receiving negative feedback about REL, which has been our management company for many years. In February, in response to the feedback, the board talked to three new management companies. These companies have been successfully managing various communities in the Heather Ridge area and came highly recommended.

One of the companies proved too expensive for the budget so the board did not invite them for an interview. Two other companies were interviewed by the board. After considerable discussion, the decision was made to hire CAP Management Company, who began services as

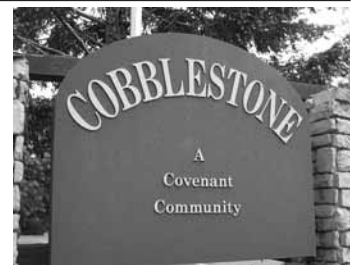
of April 1, 2012.

A letter was mailed to all homeowners, in March, telling them about the management change. All homeowners should have received that letter and a payment coupon for your homeowners association dues by the time this issue of *Metro Matters* is received. If you have not received that information, please call CAP Management, 303-832-2971, or email them, johnk@capmanagement.com.

The CAP representative, John Krajewski, will be visiting Cobblestone once a week to keep abreast of maintenance issues and other concerns.

Neighborhood Watch. Cobblestone neighborhood watch program sends owners information from Aurora Police concerning criminal happenings in the neighborhood. These email bulletins help to keep you up-to-date on dangerous or criminal activity in or near your community. Some are bulletins of interest. If you would like to be on the list of recipients for these emails, please contact the head area coordinator for UAHR, Bev Brown: brownbe_nwatch@comcast.net

See Cobblestone...page 13



Heather Ridge



Neighborhood Watch volunteers gathered for an evening of pot luck hors d'oeuvres on Feb. 15. About 30 Heather Ridge residents enjoyed the food and the information they got from City Wide Area Coordinator Cindy Bowen and Head Area Coordinator Steven Noi for Area 10.



Photo Album

Bird cams on the web: see bald eagles, owls, kestrels, ospreys and falcons

Xcel Energy has two eagle cams this season equipped with live video so you can watch the American bald eagles build their nests, lay and incubate their eggs, and raise their young in late February through May.

birdcam.xcelenergy.com/eagle.html

The first cam is at the Fort St. Vrain Station, Platteville, Colorado. This 6-foot-wide and 5-foot-deep nest has been active for many years and the Colorado Division of Wildlife bands young birds at the nest site each spring. Last year, this nest fledged two baby bald eagles. This past summer, a brand-new pair of eagles chose this power plant's nest as the perfect home to raise its family. What will they produce? The second family of eagles resides near a fish hatchery in Decorah, Iowa, and is very popular among local schools and other viewers.

Nesting activities begin soon, so make sure to follow us on Twitter to get the most recent updates on the eagle families.

...

Xcel Energy has two owl cams for you to enjoy watching Great Horned Owls raise their young at the Valmont Station, Boulder, Colorado, and at Fort St. Vrain Station, Platteville, Colorado. Both stations use infrared cameras that operate under low-light conditions because of the nocturnal habits of owls.

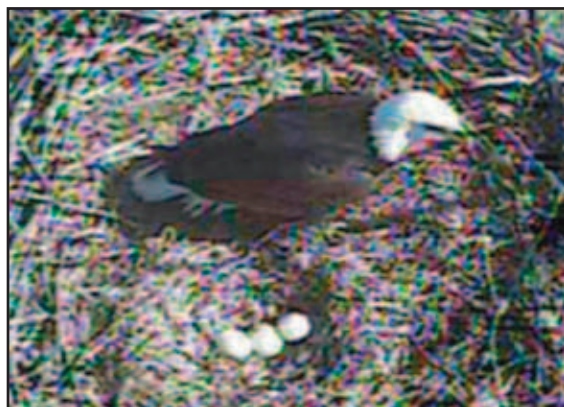
The first owl cam at Valmont was originally intended for peregrine falcons, but they were not attracted to the box. It was nice when the owls started using the nest box instead! The owl cam at Valmont Station is installed 260 feet above ground because the owls prefer nesting in a more secluded area, and mother owls can become quite aggressive when raising their young.

At the Fort St. Vrain station, the nest box is positioned on the side of the vacant reactor building at the decommissioned nuclear plant.

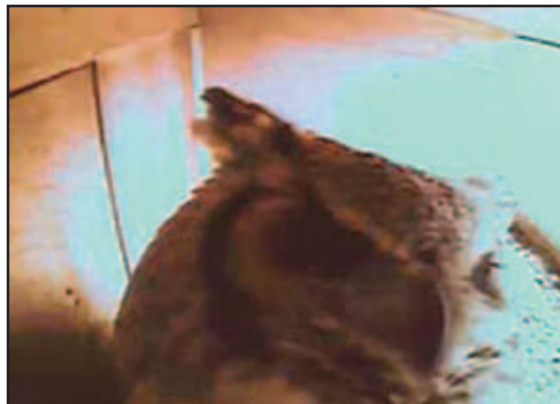
Watch the streaming live video at Valmont; look at daily pictures from both nests of these night-time creatures and check for tweets about the Great Horned Owls on Twitter.

birdcam.xcelenergy.com/owl.html

The Kestrel Cam features a special nest box installed at Pawnee Station in Brush, Colorado. The box is installed atop the plant's boiler structure about 250 feet above the ground. This camera is installed through the roof of the nest box and captures an image of the kestrels from an overhead angle. The birds can enter the box through a special opening, an oblong hole versus round, which allows light in the box as the birds come and go. The box is painted white to help brighten the image and show off the kestrels' vivid colors. Expect these birds in April.



March 1 2012: Looks like there are 3 eggs in the Fort St. Vrain Bald Eagle nest!



Feb. 28, 2012: Fort St. Vrain visitor ready for a close up!



Jan. 23, 2012: The Valmont Owl Cam new color camera and microphone are installed. The female Great Horned Owl has been in the next box for several days and appears to be close to laying her first egg.

April 2012

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
1	2	3 6 pm UAHR Board Meeting – 19th Hole GC at HR	4	5	6 Good Friday Passover Begins	7 18-hole Ladies Golf Luncheon
8 Easter	9	10 Metro Matters Deadline	11	12	13	14 Passover Ends
15	16	17 6 pm Chimney Hill Board Meeting – 19th Hole, GC at HR	18	19 Lunch Bunch at Noonan's Tavern 4 pm HRMD Board Meeting – GC at HR	20	21
22	23	24	25	26 6:30 pm Ward IV Meeting – Garden Plaza, 14221 E Evans	27	28
29	30	Note: Regular Heather Ridge board or committee meetings will be held on the dates above, providing there is business to be conducted.				

HRMD, UAHR and HRCA meetings are open to residents!

18-Hole Ladies League

The Member/Guest tournament will be held Monday, June 25. Applications will be emailed to members and available in the 19th Hole in mid-April. This is always a fun event!

– Teresa Anderson

9-Hole Ladies League

The officers of the 9-Hole Golf Club Board: President Sandy Finney; Vice-President Ginny Lewis; Secretary Cathy Carter; Treasurer Mabel Jordan; Board Members Judy Straayer, Sonya Matthews and Pat Schultz.

Additional copies of Metro Matters are available at the Heather Ridge Clubhouse: near the Pro Shop and in a magazine rack near Noonan's Tavern office.



Out To Lunch Bunch
The next gathering will be Thursday April 19, noon @ Noonan's Tavern. Please contact Ginny Lewis to RSVP — ginny-lewis@comcast.net or 303-337-6118



Golf Club at Heather Ridge Monthly Update

www.golfclubatheatherridge.com



Clubs and Leagues

The Golf Club at Heather Ridge has very active Men's, Women's and Senior's Clubs. Openings are available now! Call 303-755-3550 today for information.

- **Women's 18-Hole Golf Association** is taking new members. This organization is open to women golfers who enjoy playing an 18-hole round of golf and the camaraderie of their fellow women golfers.

- **Men's Golf Club (MGC)** was formed to promote sportsmanship, competition and camaraderie among the men at the Golf Club at Heather Ridge.

- **Ladies 9-Hole Golf Club** play on Tuesday mornings from April through October.

- The **Senior's Golf Club** is for any member who is 50 years of age or older. There are two different memberships for the Senior's golf group: In-House and Interclub. The In-House group consist of those members who want to compete in fun events at the Golf Club at Heather Ridge. The season consists of 10-12 tournaments. Like the MGC, there are a variety of individual and team events. Cost for the In-House group is \$25 for 2012. The Interclub group is for those members who wish to compete against other golf clubs in the metro area.

The secret war that makes you poorer

It's a secret war directed specifically against you! You don't get shot, maimed or killed. But your financial health takes devastating hits.

Study these phrases. What's common behind each message?

Act Now!
Hurry in for best selection!
Door-buster sale!
Price buster sale!
It's best price Friday.
All on sale!
Unbeatable Savings!
Big Deals!
You owe it to yourself to save!
With us it's personal.
Coupon savings.
Take an additional 10% off already low prices.
Buy now, Save now!
Don't miss this once in a lifetime sales event!
Invest in this [fill in the blank].
Online Exclusives. Free Shipping
Final week! Semi-annual Clean Sweep event
5% back in rewards.
Low(est) prices!
25% off your next purchase.
Advertised prices valid [Fill in the days]
The best brand on sale.
Switch today and save a bundle!
Tax refund event
Free [fill in the item] for the first 200 people.
Eat, Play, Win!

Buy one [fill in item], get one free
Ask for a free bonus bottle.
Try something amazing!
Smart people recognize this opportunity!

I pulled most of these phrases from the Sunday, March 4 issue of *The Denver Post*. Each phrase refers to a consumer product or service advertisements.

Do you truly know the hidden message behind these? Internet merchants, stores and services of every stripe and color use them to assault your wealth. Why? Fierce competition for your scarce buck!

This country moved from a manufacturing to a consumer-oriented economy in the 1980s. There are too many available stores and services needed by the unsuspecting, consuming public. Notice how many vacant stores exist nowadays? Consumers have too many choices and not enough wealth. Something must give!

Merchants wage a silent but sinister consumer war for your dollar!

They use "war words" (as suggested above) designed to soften you up, and separate you from your hard-earned money. They design words specifically to move you to your financial slaughter for their benefit. You believe you get the best "bargain." Ha! They win the war! They got your cash!

Emotions, psychology, greed, etc. are central themes to this mean wealth-transfer war. Sellers win because they fight on their turf, not yours! And most people don't

See Advertising...page 12

Molly Markert's Newsletter for Ward IV

Congratulations to Molly Markert on receiving the 2012 Community Health Advocate Award!

Gardens On Havana News:

- Max Paint and Hardware is closing shop the end of July and will be immediately replaced by a Lane Bryant women's clothing store.
- Office Depot is scheduled to start construction in April in the pad site just north of Sprouts.
- Toys and Babies R Us will be built at the SE corner of Ironton and



Mississippi. They are expected to open in 2013.

...

Did you know that the library shows feature films? On the second Wednesday of each month, a feature film is shown at 6 pm. A wide range of films, both domestic and foreign, are chosen

for viewers. This free film series will focus on movies that relate to books, which are fantastic reads.

All screenings at the Aurora Public Library are free and open to the public. No tickets or reservations are required. Most programs start at 6 pm in the Large Community Room.

Parents are advised to consider the content and subject matter of films before bringing children.

For more information, call Jennifer, 303-739-6778.

Advertising...from page 11

know it!

Each advertising war word phrase blurs the distinction between wants and needs. They trick your mind into believing you have a "need" that probably is unnecessary for your wellbeing. You unwittingly stare down a sinister "need-it-now" gun barrel.

BOOM! You buy. Your bank account takes a direct hit — victim of an unnecessary "want" disguised as a fake "need"! You get a depreciating item or an unnecessary "convenient" service. Result: wealth transfer — yours!

Beware of this particularly dangerous hidden message: if you don't buy or consume, you lose. Ouch!


Do you really "need" to keep up with the "poorer" Joneses? When you see any ad, think first! Determine the war word's secret wealth-transfer message before acting. You'll be richer, and wiser!

— L. Grant Shideler
Heather Ridge South



Metro Matters readers:

In an effort to reduce mailing costs, HRMD residents, off-site owners and Golf Course members can opt to get a copy via email. If you would prefer to receive this magazine as a low resolution pdf file by email, send your email to metro.matters@comcast.net (with your current mailing address). Advantages, besides saving on postage, include: 1) you'll get the magazine earlier; 2) you can print any page you want to read or share; and 3) you can more easily share it with friends with whom you correspond on email.



**New Center
in Your
Neighborhood!**

Come Check
Us Out!

2740 S Havana St
Suite J
Aurora, CO 80014

303-981-6717

SHORTLINE

SUBARU • SUZUKI • HYUNDAI • KIA



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

Present this Ad to **Bob Tartler** at Shortline
Auto and Receive a **Free**
3M Clear Mask with Purchase.

www.btartler@shortlineauto.com

We're building our reputation by being a better dealer

Cobblestone...from page 7

be_nwatch@comcast.net. She will give your information to the contact person at Cobblestone.

Community Concerns

Water. During discussion of the budget in January, it was pointed out that the largest expense of Cobblestone is water. Lynne Chardoulas, Program Assistant for the City of Aurora Water Department, was invited to attend the board meeting on Thursday, April 12. She will speak on possible ways to save water and dollars. Two residents have already had a water audit, which helps residents understand what they can do to improve water efficiency in their unit. These water audits are free, and can be set up through the Aurora Water Department.

Dogs. The community continues to have problems with residents not picking up after their dogs. As mentioned many times previously, this is unsightly and unhealthy for the community. It is disgusting to see, smell and step in dog excrement. If you own a dog, part of

your responsibility is picking up the poop that they leave. Remember, a “doggie station” has been provided with a bag for cleanup. Please be a responsible resident and respect the right of your neighbors to live in a clean, well kept community.

Recycle. Thanks to all residents who are using the recycle bins faithfully and correctly. A monthly fee is paid for this service. When the bins fill, residents can no longer recycle their trash. Several residents have observed people driving into the complex and dumping their recyclables into these bins. If you see this happening, please ask them to take their recyclables elsewhere because Cobblestone pays for this service in the community.

Security. The security company is now walking through the complex as well as driving through. It is hoped that this will improve surveillance of the area. As always, if you see anything suspicious, please call security, 303-552-9027, or call non-emergency police, 303-627-3100.

Please remember to drive slowly through the community.

Heather Ridge South by Van Lewis

FHA Certification for HRS. On Feb. 24, FHA certification for Heather Ridge South expired, leaving the community without FHA approval. Because the management company, Westwind, could not sign Appendix A of the FHA Certification due to potentially punitive legal consequences (see *Metro Matters* article by Westwind, page 6), certification could not be readily renewed. The HRS Board is researching alternative solutions to this problem.

Other property management companies are declining to accept increased liability to maintain FHA certification — so switching management companies may not be the solution. In the meantime, sellers will be limited to conventional, VA, and any other non-FHA based loans. Homeowners with current FHA loans are not affected by this change.

Spring cleaning. It's time to sweep out the courtyard, clean the patio, and get ready for spring. Please put the following tasks at the top of your list: (1) Inspect and

repair window screens; (2) Clean porch and front entry lights; (3) Don't let engine oils stain new concrete driveways; (4) Clean your flower garden of last year's “beauties” for new ones; (4)

Bring out your hoses but don't leave these connected to faucets — this is Colorado! Lastly, please don't wash your car using HRS water. As spring turns into summer, residents will need to conserve water by hand-watering gardens versus sprinklers.

Parking, parking lots, public parking. Thanks to residents who park in their garages. This helps HRS's appearance, reduces vandalism and keeps the new concrete driveways free of oil. The board will be developing a policy for oil and other stains — owner accountability or HOA responsibility.

See *Iliff Ave...* page 15

ALL GARAGE DOOR REPAIR
Quality repairs at reasonable rates!
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7 years in business
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10% OFF ANY SERVICE



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For all Your Automotive Needs
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Letters

Metro Matters

It's an Epidemic! Yes, you heard me right!

Heather Ridge has irresponsible homeowners or renters, walking with their dogs leashed or unleashed, letting them defecate on the grounds, without picking up after them.

Wake up, people. this is a golf course, not a dog run. If you want to let them run loose, take them to a dog park.

If you are worried about property taxes going up — it could happen — because this is the golf course that will be known as the poop course. No one will play here. *That means no revenue!*

I'm tired of giving my dog whip-lash pulling him away from poop. A small group of responsible dog owners will be cleaning the poop from fairways 12, 13, 16, 17 — not that we want to, but it's disgusting and has to be done. There's so much of it.

If you are too lazy to clean up after your dog, take them to a *Dog Park*. This is a *Golf Course*. It's a privilege to walk here.

Last note: Has anyone heard of scabies. It's a parasite. Yes, you get it from dog poop.

Bring it home on your shoes or your dog's paws, you'll have a great time for 3-4 weeks of itching, and developing welts all over your body. You, your dog and family will take Kwell baths. You'll get to wash down everything in your house. How do I

know? *I had them — not fun!*

Responsible animal owners: take control, call 303-326-8288, Aurora Animal Control.

JoAnn Oswald
2528 S Vaughn Way #F
303-750-9920

Letters to the Editor: Send or deliver your letters for Metro Matters to Bette Secord, Fairway 16, bettesecord@gmail.com; or Publisher Lynn Donaldson, 13731 E Hamilton Dr, Aurora, CO 80014; LynnNeu@comcast.net by the fifth of each month. Letters must be signed, dated and include the writer's address and phone number. Letters may be edited for clarity or space.

FYI

Arapahoe County Sheriff's Office

This office will be conducting a series of citizen public safety academies throughout 2012. These academies are designed to provide you with a "behind the scenes" look at your Sheriff's Office. Building upon the principles of community oriented policing, the Sheriff's Office began conducting these academies in 1995. Today these informative academies are provided for senior citizens, citizens and teens.

I look forward to seeing you at

one of these academies.

— **J. Grayson Robinson, Sheriff**
Citizen Academy. Participation in the academy requires a commitment of two nights a week, 6-9 pm for the 5-week period, and two full day Saturday sessions. There is no fee to attend the academy; however, each academy is limited to a class size of 30 individuals, 21 years of age or older.

March 29—April 26

Every Tuesday and Thursday, 6-9 pm and Saturday April 14, and 21, 8 am-4 pm. The graduation is on April 26.

Aug. 30—Sept. 27

Every Tuesday and Thursday,

6-9 pm and Saturday Sept. 8, and 22, 8 am-4 pm. The graduation is on Sept. 27.

Registration. If you are interested in attending one of these academies, call 720-874-4165 for an application. Once completed, mail or fax the application and a copy of your drivers license to Deputy Brian McKnight, 720-874-3891. All participants must complete an application of intent and pass a criminal background check. Applicants will not be allowed to participate unless a release of liability has been signed and turned in prior to the start of the academy.

Service Directory

In-Home Technology Assistance

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

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

Scott Winder

720-244-4166

Fix-It Freddie

Complete Home Remodels

Drywall Painting • Flooring Tile • Trim Carpentry

Handyman Services

Plumbing • Cabinets and Doors

38 Years Experience

720-298-9445

Wall Coverings by David

Hardwood, Laminate and Tile Flooring •
Bathroom Remodeling-Painting-Carpentry •
Wallpaper. 30 years experience/local refs

David

303-547-4280

Carpet Cleaning • Carpet Stretching

Carpet Repairs by

Tri-R Carpet Care Inc.

Kevin Stewart

303-898-1329

Hardra Plumbing

Master Plumber since 1976

Facets • Disposals • Toilets • Remodel
Lowest price on Water Heater Replacement
No trip charge to Heather Ridge

303-621-5574

Harry

Heather Ridge South...from page 13

Concerning interior parking lots, please consult the Rules and Regulations when using these spaces for yourself or others. Prohibited activities include: storage of cars, disabled or non-working vehicles, trailers, RVs, cars with expired license permits, commercial trucks and vandalized vehicles.

Parking on Xanadu or Wheeling is governed by Aurora police, who collaborate with HRS's private security company.

Free Days for April

Denver Museum of Miniatures, Dolls and Toys Sunday, April 1
1-4 pm

303-322-1053, www.dmmdt.org
1880 Gaylord Street, Denver

Denver Children's Museum Tuesday, April 3
4-8 pm
303-433-7444, www.mychildsmuseum.org
2121 Children's Museum Dr.

Denver Botanic Gardens @ Chatfield Friday, April 6
303-973-3705, www.botanicgardens.org
8500 Deer Creek Canyon Rd, Littleton

Denver Art Museum Saturday, April 7
Dia de los Niños Sunday, April 29
720-865-5000, www.denverartmuseum.org 10 am
100 W 14th Ave Parkway

Denver Botanic Gardens Sunday, April 22
720-865-3500, 9 am-5 pm Earth Day
1005 York St., www.botanicgardens.org

Denver Museum of Nature and Science Sunday, April 22
303-322-7009, www.dmns.org Earth Day
2001 Colorado Blvd
(Fee for IMAX films, Planetarium)

Mizel Museum Friday, April 30
303-394-9993 9 am-4:30 pm
400 S Kearney St mizelmuseum.org

Denver Center for Performing Arts 303-547-3410,
www.denvercenter.org, 1101 13th St. Each Tuesday at
10 am, DCPA will release a limited number of \$10 tick-
ets. Ten seats for every DCTC performance in the com-
ing week will qualify (up to 25 shows per week). Use
code SCFD

Check your insurance policy. All owners should have personal coverage to complement the HOA's general policy. For example, if a sewer backs up in your finished basement, causing the loss of carpet, pad, personal items, and contamination of sheet rock or wood construction frames, etc., the HOA's master insurance policy doesn't cover these losses.

Also, if an interior water line breaks, ruining personal and structural items, HOA coverage would be limited to building damages, not personal items. The HOA does provide water removal mitigation in cases of sewer line backups, but that's the extent of it.

Architectural Control issues. Are you thinking about installing new windows, a TV dish, new exterior doors, etc? Those, and other items, all need board approval BEFORE buying or installing. Written approval is necessary.

Homeowner contact info. Westwind has mailed notice to all property owners to update their contact information. This is extremely important for a variety of reasons — emergencies, alternative family or legal contacts, home-work-cell phone numbers, community directory, Security (garage doors left open, vacant homes), tenants, etc. Failure to have current information could be critical and costly to everyone. Given the situation and due diligence, the HOA can forcibly enter a property.

Window well covers. Owners are responsible for installing and maintaining clear plastic covers over their unit's window wells. This prevents water accumulation (rain or sprinkler) and possible basement damage. As previously mentioned, interior water damage is an insurance issue for homeowners, not the HOA.



Classified Ads

SERVICES

Knives, Scissors, Yard Tools Sharpened. Cash or check accepted. Call Paul Burns, 303-750-8750.

Steve's Carpet Cleaning. I do it right "first time." You can call (home) 303-234-0844; (cell) 720-240-8210. Extractions, dry clean-

ing, upholstery. 15 years experience, carries liability insurance.

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

Classified advertising: 30¢ per word. Minimum of \$6 (20 words). Deadline is the 5th of each month. Write your ad and deliver with a check payable to Donaldsons, Inc., 13731 E Hamilton Dr., Aurora, CO 80014. Keep ads short (50 word maximum). Publication does not imply endorsement. Information, call Mary, 303-368-7559, MHafka@comcast.net.

Heather Ridge Metropolitan District
Metro Matters

13521 E Iliff Ave
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