

# THE GREENLEAF



*A Family Friendly Community*

## OFFICERS, DIRECTORS AND REPRESENTATIVES

**President** *Karen Padrevita*

**Vice President** *Matt Fierro*

**Treasurer** *Sandy Inglis*

**Recorder** *Angela Thompson*

**Publisher/Advertising:**

*Porchlink Media*

kerri@porchlink.com | 720-295-2649

**Editor:** *Jean Henke*

**Architectural Control Committee (ACC).....***Jim Hope*

**Membership Director** *Lenora Starr*

**Neighborhood Watch**  
*Angela Thompson*

**Senior Activities Director**  
*Mona Beuthel*

**Social Activities**  
**Community Garage Sales:**  
June 5&6, 2020

**4th of July Children's parade organizer:** *Karen Padrevita*

**South Suburban Representative**

**Director:** *Pat Perlinger*

**Welcome Committee Director**  
*Jim Stern*

*E-mail officers through our social media site:*

**ACRESGREEN.NEXTDOOR.COM**

*Or our official website:*

**ACRESGREEN.ORG**

**APRIL 2020**



**Karen Padrevita**

## SPRING IS HERE!

As I am writing this, it is a beautiful day out and I'm really looking forward to spring now. Today is also the first weekend of practicing social distancing and thank goodness it's a great day out for people to get out for some fresh air and exercise.

Our next meeting is scheduled for Thursday, April 16 and it will be held virtually on Zoom.com. We are planning to host information from Angela Thompson and the Neighborhood Watch Group as well as normal Association topics.

The meeting link for zoom.com will be posted on the acresgreen.org and nextdoor.com websites and by email (if you want to be on the Acres Green group email list, send your email address to Jean Henke at 3roses@ix.netcom.com).

We look forward to this year and helping with organizing events/activities for the community. It's the voluntary membership dues that help all of this happen. If you have not already paid for 2020, please consider to helping we can do a lot together if we all pitch in!

A membership list is included in this newsletter to report those that have paid for 2020- this list is as of March 15. Paid membership dues will be required to participate in the Community Dumpster Days or enjoy a complimentary ice cream treat at the 4th of July event.

The majority of dates have been set for the HOA sponsored 2020 events and are listed in this newsletter. Additional details will be provided in upcoming newsletters and on NextDoor.com. Extra volunteers (extra hands) are always welcome to come help out. If you are interested in pitching in, even for just an hour, please email me at padrevita@msn.com.

### Neighborhood Watch and Acres Green HOA Meeting

**April 16 at 7 p.m. zoom.com**

Meeting link will be posted online via acresgreen.org, nextdoor.com and email if you are on list.

### Community Clean-up Day with Trash Truck AND Front Garden Spring Cleanup

**May 16 from 9-11 a.m.**

Acres Green Elementary School AND Front Garden on Acres Green Drive & Apollo Ct. Watch for more details posted on NextDoor.com

### Community Garage Sale

**June 5 & 6 • All Day**

Various Homes in Acres Green

### Acres Green HOA Meeting

**June 18 at 7 p.m.**

The Lone Tree Hub- Sweetwater Room

### 4th of July Parade & Ice Cream Social

**July 4 at 9:45 am & 10:00 am**

Parade starts at Acres Green Elementary and Ice Cream Social located at Altair Park

### Community Clean-up with Trash Truck, Paper Shredding and E-Recycling AND Front Garden Fall Clean-up

**September 19 from 9-11 a.m.**

Acres Green Elementary School AND Front Garden on Acres Green Drive and Apollo Ct.

### Acres Green HOA Meeting

**October 15 at 7 p.m.**

The Lone Tree Hub- Sweetwater Room

### Acres Green HOA Meeting

**December 17 at 7 p.m.**

The Lone Tree Hub- Sweetwater Room

# Community Calendar Events & Activities

The following events are dependent upon facilities being reopened following COVID-19 closures. We will of course continue to produce this newsletter during this time. Please use the contact info listed to check with the indicated location to see if they are open and if the events are taking place.

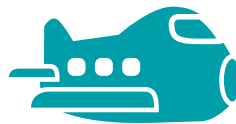
Dates	Event	Location	Times	More Info
Mondays	<b>Ultra Beginning Line Dance Drop in class.</b> <i>Each week learn a set of basic line dance steps and review previous steps</i>	<b>Goodson Recreation Center, 6315 S. University Blvd, Centennial</b>	11:30 - 12:30 p.m.	For more information contact: nikkic@sspr.org Goodson Rec. 303-798-2476
Tuesdays	<b>Line Dancing <i>Beginners</i>: for those who know basic line dance steps. <i>Improver</i>: familiar with more advanced steps.</b>	<b>Lone Tree Rec. Center</b> 10249 Ridgegate Cr. Lone Tree, CO	<b>Beginners</b> 1:30 - 2:25 p.m. <b>Improver</b> 2:30 - 3:25 p.m.	For more information <a href="http://www.sspr.org">www.sspr.org</a> or 303-708-3500
Wednesdays	<b>Line Dancing <i>Beginners</i>: familiar with basic line dance steps.</b>	<b>Buck Rec. Ctr</b> 2004 W. Powers Ave. Littleton, CO	<b>Beginners</b> 1:30 - 2:30 p.m.	For more information. <a href="http://www.sspr.org">www.sspr.org</a> or 303-797-8787
Thursdays	<b>Line Dancing - High Beginner/Improver line dance</b>	<b>Goodson Rec. Ctr. 6315 S. University Blvd, Centennial, CO</b>	1:30 - 2:30 p.m.	For more info contact: <a href="mailto:nikkic@sspr.org">nikkic@sspr.org</a> Goodson Rec. 303-798-2476
Fri., Apr. 3, June 5, Aug. 7, Oct. 2, Dec. 4	<b>Big Band Ballroom Dance - music provided by Mile High Big Band, dance lesson included</b>	<b>Buck Rec. Ctr</b> 2004 W. Powers Ave. Littleton, CO	7 - 10 p.m.	Tickets online or at the door. Fee: \$8 District Rate <a href="http://www.sspr.org">www.sspr.org</a>   Buck Rec: 303-797-8787
Thursday, April 16	<b>AGHOA Meeting (NOTE ONLINE MEETING)</b>	<b>Zoom.com</b> <i>(The meeting link will be posted online via <a href="http://acresgreen.or">acresgreen.or</a>, <a href="http://nextdoor.com">nextdoor.com</a> and e-mail if you are listed)</i>	7 p.m.	Karen Padrevita
Fri., May 1, July 3, Sept. 4, Nov. 6	<b>Big Band Ballroom Dance - music provided by Mile High Big Band, dance lesson included</b>	<b>Lone Tree Rec. Center</b> 10249 Ridgegate Cr. Lone Tree, CO	7 - 10 p.m.	Tickets online or at the door. Fee \$8 District Rate   <a href="http://www.sspr.org">www.sspr.org</a> Lone Tree Rec. 303-708-3500
May 15	<b>Deadline for articles for the June 2020 Greenleaf</b>	Send articles in narrative format to Jean at e-mail listed	5 p.m.	Contact Jean Henke
May 20	<b>Deadline for commercial &amp; classified ads for the June 2020 Greenleaf</b>	Porchlink Media: 6525 Gunpark Dr. #370-133 Boulder, CO 80301	5 p.m.	For more information: contact Kerri at: 720-295-2649, or <a href="mailto:kerri@porchlink.com">kerri@porchlink.com</a>



## Welcome Committee

New to the community or know of someone who is?

Please contact **Jim Stern** at through Nextdoor, or the AGHOA website. He'll get a welcome package out so you can welcome a new neighbor.



## Aircraft Noise Line

Register complaints about loud or low flying aircraft:

[www.centennialairport.com/index.php/en-us/noise/track-report-noise](http://www.centennialairport.com/index.php/en-us/noise/track-report-noise)

or call 303-790-4709.

# THANK YOU!

Editor Jean Henke, with thanks to Ron Brink, Karen Padrevita, and Lenora Starr for their help with this issue!



Jim Hope  
ACC

# Updates from the Architectural Control Committee

By Jim Hope

First, I would like to say thank you to Ron Brink who has been the Acres Green Architectural Control Committee Chairman for as long as I can remember. Thank you, Ron.

Thank you also for introducing me as your successor. I will assume the same duties that Ron has performed in the past. I have lived in Acres Green for about 15 years, the only place I have lived since coming to Colorado. I love Colorado for all the outdoor activities, and can often be found fishing, camping, hiking, biking and kayaking. I find more time to do this since I retired. I also really enjoy living here in Acres Green.

Acres Green properties provide all of us opportunities to have the gear to participate in some of the above outdoor activities. Let's be good neighbors and make sure we store our outdoor toys, such as trailers, jeeps, and boats in a way to be respectful of our neighbors. I always look forward to the spring and summer months in the Colorado great outdoors.

As I mentioned, I am retired and as such, do travel with my wife occasionally for a few weeks at a time. My contact information is below, but as Ron mentioned, in the last *Greenleaf*, if I am not available (because I do not answer your email or phone call in a day or so), please contact him. My contact information is below.

Jim Hope      Email:  
                                 acresgreenacc@gmail.com

Just as a reminder; if you have any doubts about a project, even inside your home, contact or visit the Douglas County Building Dept in Castle Rock. They have many pamphlets that explain requirements from small projects, such as replacing an electric stove with a gas stove to a large project such as a home addition. They work well with homeowners.

**The UPS Store**

- Printing
- Mailboxes
- Pack
- Ship

UNITED STATES POSTAL SERVICE® APPROVED SHIPPER

**DHL**

8200 S. Quebec St., A3  
(in the Willow Creek Center)  
store2141@theupsstore.com | 303.770.5800

**\$10.00 OFF**  
ANY U.S.  
OR  
INTERNATIONAL SHIPPING\*  
(over \$50.00. With this ad)



## Let Your Home Equity Work for You

**MCCU's HOME EQUITY LOAN PROGRAMS** feature competitive rates, flexible terms, with fast and local underwriting.

### FIXED-RATE HOME EQUITY LOAN

Enjoy a fixed rate and payment for the term of the loan. A great solution for large purchases, or for those who prefer a set payment each month

### HOME EQUITY LINE-OF-CREDIT LOAN (HELOC)

Allows a 10-year draw period with another 10-years to repay. Great for ongoing projects, or safety net.

**Both programs include no annual fee or pre-payment penalties**

Rates are based on loan type, term of loan (if fixed), credit score and loan to value. HELOC APF... based on Prime Rate as published in the Wall Street Journal. APR will not exceed 18% or be lower than the Prime Rate. Estimated closing costs range from \$364-\$790, including origination and appraisal. Colorado residences only. Please refer to loan disclosures for details. Metrum Community Credit Union membership required. NMLS 663072

### GET PRE-QUALIFIED

with the right loan for your needs  
at [metrumcu.org](http://metrumcu.org)  
and select the Home Loans button,  
or call our Loan Department  
at 303-770-4468.

Visit our Facebook for  
special offers

Metrum Community Credit Union

[www.metrumcu.org](http://www.metrumcu.org) • 303-770-4468  
6980 S Holly Circle • Centennial, CO 80112





**Be a problem solver, not a problem identifier—join the AGHOA today!**

## 2020 Acres Green Home Owners' Association Membership Form

**Dues for 2020:**

Family \$25

Individual \$15

Senior (age 65+) \$5

**Mail to:** AGHOA, c/o Sandy Inglis, 13183 Canopus Dr., Littleton, CO 80124. Make checks payable to: Acres Green Home Owners' Association (AGHOA). Or pay through **PayPal**, see information in below.

To remain current as a member in the AGHOA you must pay dues annually. Homeowners Only! Join Today!  
When volunteering for a committee deduct \$10 from dues.

*Indicate:* Family  Individual  or Senior

I volunteer to serve the community in the following way: \_\_\_\_\_

Name \_\_\_\_\_ Spouse (significant other) \_\_\_\_\_

Street Address \_\_\_\_\_

Phone Number \_\_\_\_\_ E-mail Address: \_\_\_\_\_

**AGHOA Membership Dues:** Membership Dues are voluntary and run on a calendar year of January-December. Dues paid October, November and December will be counted for the following calendar year. You have two methods to pay for your annual membership; through PayPal or by check using the form in this newsletter.

To pay by PayPal, visit [www.acresgreen.org/membership.html](http://www.acresgreen.org/membership.html)

Choose which level of membership and select **Pay Now**

• \$25 Family • \$15 Individual • \$5.00 Senior (65 and older)

If you don't have a PayPal account, complete the payment details under **'PayPal Guest Checkout'**

To pay by check, follow the directions indicated on the form above.

Interested in making a donation? Thank you!

**To use PayPal:** Select one of the dollar amounts as indicated by level of membership.

**To pay by check:** Make payable to AGHOA and mail to AGHOA, c/o Sandy Inglis, 13183 Canopus Dr., Littleton, CO 80124.

*Member names may appear in a Greenleaf Newsletter unless otherwise requested.*

## AGHOA members for 2020 thus far

*Provided by Lenora Starr*

*The following are paid members thus far for 2020. If you think your name should be listed please contact Lenora Starr. Remember paid members are eligible to participate in Dumpster Day at no cost. So get your dues paid early.*

**Please see the 2020 Acres Green Home Owners' Association Current Membership in the printed newsletter.**



# AGHOA Meeting Minutes

Provided by Angela Thompson

The last AGHOA meeting was held at the Lone Tree Hub on Feb. 20th.

The first order of business was upcoming events. Karen was trying to coordinate with Pro-Disposal for Dumpster Day on May 16. Lenora mentioned that she has had great luck with Waste Management. Lenora will check with Waste Management regarding our Dumpster Days. She will check on availability and the cost. We had been paying about \$600 but the cost has been raised to at least \$800.

Angela mentioned she was willing to work on getting sponsors for the shredding. The truck is now \$750 for two hours. We currently don't have a contact for electronic recycling.

We also need dates for recycling in Sept., the 19th is preferred.

Angela said she would have some information regarding Neighborhood Watch at the next meeting.

Building around us: Some residents were upset about "Freaky's" opening where California Closets used to be. Freaky's is not a "pot" shop. It is still illegal to sell marijuana in Douglas County.

Karen reported that she went to an "In and Out Burger" while she was in Arizona. In and Out Burger is supposed to open where the Car Wash used to be on County Line Rd. No date has been announced. The old Fazolis will become Freddy's.

Everyone commented on the Treasurer's report in the *Greenleaf*. It was well received.

Membership: Lenora reported in addition to the 65 members reported in the Feb. *Greenleaf*, there are about 6 people who think they should have been listed but are not. Karen and Sandy will look into it.

Karen suggested we print the names again in the April newsletter so that people are aware of their status before dumpster day.

South Suburban: Ron mentioned that we should find out if we are approved sometime in March. We are hopeful.

Welcome Committee: Jim mentioned he has been actively welcoming new residents. He and his wife have a "Boxing Day" party every year the day after Christmas, and about 160 people attended this year. He was able to welcome several to the community. Some new residents

found out that they have asbestos that needs to be removed. Houses built in 1979 and later should have no problem. Houses in Acres Green began to be built in 1973.

Jim mentioned he has been purchasing things for the welcome committee, but hasn't requested reimbursement. He was encouraged to submit a bill for those items so we can reimburse him.

Ron mentioned that Jim Hope is taking over the responsibilities of the Architectural Control Committee.

Ron followed up on the possibility of putting in a couple of roundabouts on Maximus Dr. He spoke to an engineer at the county regarding the traffic problems in our area. He was told that there is not enough room for a round-about at the point where Maximus and Mercury Dr. connect because two of the driveways would have to back into the round-about. And at night, lights would shine into houses from people going through the round-about. She said she would look into options for that area.

Jean heard from people who had received the Feb. *Greenleaf*. It appeared that the northeast quadrant of the community may not have been delivered. Jean will let our publisher know the results so we can hopefully resolve this issue.

A couple of other things: Jean paid the Secretary of State for the AGHOA registration and gave the receipts to Sandy.

Karen suggested that we have an annual reminder to be respectful to our neighbors in regard to the maintenance of our properties. Unsightly properties with fences in disrepair and large amounts of debris in the yard visible from the street gives a bad impression of the whole neighborhood.

Matt mentioned that the Acres Green website has been updated. Thank you, Matt.,

There was a question regarding creating a group on Nextdoor that would have to do with remodeling. This would be a group who would be willing to share their experiences and designs with remodeling of their homes.

Angela asked Jean to republish the Acres Green models in the newsletter.

We adjourned about 8:10.



## AGHOA Meeting: Thursday, April 16, 2020

The AGHOA meets the Third Thursday of most even numbered months. Dates for 2020 are: June 18, Oct. 15, Dec. 17. **NOTE MEETING LOCATION: ZOOM.COM online meeting**

### Agenda

- Upcoming events (Garage Sales, Garden clean-up, Dumpster Days, 4th of July and more)
- Building around us
- Committee status (Treasurer, Membership, Social, South Suburban, Welcome, AGE SAC, ACC)
- Other business



The Nextdoor website is a FREE private social networking site for Acres Green residents. It has been great for people sharing information, offering items for free or for sale, finding lost pets, recommending restaurants and services, joining the Neighborhood Watch and much more!

We are pleased that over 1462 people out of the 1053 homes in the community have signed up and are sharing information in our neighborhood.

If you are interested in checking out this **FREE social networking site, visit: [nextdoor.com/join/QSLJBP](https://nextdoor.com/join/QSLJBP)**

# Complaints and neglected properties (Opinion...and an explanation)

By Ron Brink

Recently I was forwarded an email from a longtime owner of a home in Acres Green. Without printing it all in this article I will try to explain what his issue was. He has lived in Acres Green for 37 years. He has seen a considerable "downturn" in some of the homes in Acres Green. He feels, as well as I and a lot of other homeowners, that homes in Acres Green, in some respects, have gone downhill.

Some yards look like, bluntly put, crap! Cars are parked on the "grass" like the owners can't find the street or driveway. Other yards are full of junk. In the summer, grass is not cut and at least one back yard is full of noxious weeds. Even though a small percentage of homes out of the 1053 in the community are in such a state, they reflect badly on the entire community.

He also mentioned the array of different "items"; i.e. boats, pontoon boats, and motorhomes, which when not in use could be put in storage.

The biggest complaint he had, and shared by just about anyone that recognizes them, are the THREE trashiest homes in Acres Green. They are covered with trees and bushes and other junk. God forbid that they should at least attempt to clean them up (cut down or trim the trees and bushes).

I heard, just a rumor, the owner is a tree hugger, which does not explain why he can't fix the fence that is falling down. It is a disgrace to the community, along with the entire backyard – filled with – piles of junk, all very visible to people coming into the community! This neglect of property draws rodents and raccoons (I'm told that at one time one home had a family of raccoons living in it.)

Well if that is the case why not sell these three homes? I'm sure in this economy they could be sold easily and hopefully to people who would

take care of the property.

**So, what can we do?**

The easiest answer is there is not much we as a community can do. Back 15 or 20 years ago we made an attempt to strengthen the covenants. Yes, we have covenants, which run with the land, but they are not like those in Highlands Ranch. They should have been given to you by your realtor when you bought your home. They can be found on the Acres Green Website: Acresgreen.org. There are three sets of covenants each one, covers two filings. Your deed will tell you what filing pertains to your home.

Anyway, at the time, we had meetings and tried to get the community to give suggestions and participate in the process. After many months we had each set of covenants rewritten, but to get them put in place requires a 51% percent approval of all homeowners. Guess what? All failed due to lack of interest.

So, what else can you do? I would suggest that you try, several times if need be, to talk to those neighbors. They may be out of compliance with Douglas County Zoning. You need to become informed and educated. Call Zoning if they are not in compliance. If you think there are rodents, call the Douglas County Health Department. These are not easy to do, but if you keep calling them in, eventually the slow wheels of justice might move – the old saying; the "squeaky wheel..."

Your last option is to take them to small claims court. One item that is a violation in all the covenants is "creating a nuisance." I'm not sure how that would work, but I've been told it is an option.

Finally, don't whine, get involved and do something about it. Don't look for someone else to do the work for you. As it says in this newsletter – **"Be a problem solver, not a problem identifier."**



## Bees Buzzing Right Along

So far, the winter has not been too cold or had too much snow to affect the bees. With the several nice days when it got above 50 degrees, I checked the hive and all looks great. With a little luck this hive will make it to spring.

We are looking at an application of formic acid before we put a super on (the box of honey for us) to kill the mites. The acid is rather overpowering and needs to be handled with care but it doesn't seem to bother the bees at all.

After the March snows I will be removing the insulation that I put around the hive because last year we lost the hive with that cold spell.

As I said the hive looks very healthy and we are looking forward to having some honey later this summer. If you are interested in having a hive let me know; 303-910-5500 or rbrink@ix.netcom.com.

**Don't replace - REFACE!** Call *Chris Knack*  
720-837-4885

Update your kitchen quickly & affordably!

*Acres Green Spring Special*  
With every kitchen cabinet reface,  
Get 1 FREE bath reface!  
Call for details. Expires 05/31/2020

**Affordable Kitchen & Bath Design**  
Complete Kitchen & Bath Remodeling  
5 Star Reviews • Local References

**www.affordablekbdesign.com**  
akbdesign2010@aol.com

Cabinet Refacing • Tile Floors • Backsplashes  
Countertops and Shower Enclosures • Custom Countertops  
Custom Cabinets • Rollout Shelving & Drawers

**Advertise in the June issue of**

# The Greenleaf

Deadline to advertise is  
May 20th  
Email [kerri@porchlink.com](mailto:kerri@porchlink.com)

Target Your Market With  
Neighborhood Newsletters!



# Acres Green's Top Agent!

Most Homes Sold in Acres Green

**Angela Thompson**  
Your Best Real Estate Option



Sold Price	Address	Bed-rooms	Bath-rooms	Style	Total Sq Ft	Sold Date
\$385,000	534 Mars Court	3	2	Multi/Split	1,956	2/4/20
\$385,000	383 Helena Circle	4	2	Multi/Split	1,769	2/7/20
\$388,000	466 Pluto Court	4	2	Ranch	1,934	1/17/20
\$425,000	13276 Callisto Drive	4	2	Ranch	1,933	3/12/20
\$425,000	283 Maximus Drive	4	2	Ranch	1,764	2/19/20
\$430,000	13802 Omega Circle	3	3	Tri-Level	2,766	3/4/20
\$434,500	13174 Mercury Drive	4	2	Bi-Level	1,764	2/19/20

INTRODUCING THE NEW KW APP

## LESS HOUSE HUNTING, MORE HOUSE FINDING



## Questions about the current market? Call me! I have answers!

Discover your next home from the comfort of your phone.

If it's time for you to dive back into the real estate market, the KWApp has everything you need. View real-time pricing data, insights from local residents, and receive expert guidance every step along the buying or selling process.

**Download my app today: [app.kw.com/KW14UP4Q](http://app.kw.com/KW14UP4Q)**



**ANGELA THOMPSON**  
YOUR BEST REAL ESTATE OPTION  
720-436-5483  
[angela.thompson@kw.com](mailto:angela.thompson@kw.com)  
[yourbestoption.kw.com](http://yourbestoption.kw.com)



# Garden Tips for April

## Plan now for your best lawn!



With lengthening spring days and warming weather, you may have had the opportunity to admire the grass in lawns throughout our neighborhoods greening up. Most grasses commonly used in lawns (buffalo grass and DogTuff® grass being notable exceptions) are known as “cool season” because they start to grow when temperatures are still cool in the early spring and “sulk” a bit in the high heat of mid-summer.

This means that while April might be a bit early to plant your vegetable garden or annual flowers it is prime time for your lawn—and a great time to make sure you’re getting it off to a good start. Proper fertilizing, mowing, and watering through the season, as well as core cultivation (aka aeration) will help keep your lawn looking its best.

Many lawns will benefit from nitrogen fertilizer applied in late March or April. For the average home lawn, a dose of 1/2lb of nitrogen per 1,000 square feet should do the trick, followed by fertilization again in summer and fall. It’s important to spread the applications out through the season rather than applying it all at once because what the lawn cannot absorb and use quickly will readily wash into surface streams causing ecological harm.

April will also see the beginning of rapid growth in lawns; it’s important to mow as often as needed so that no more than 1/3 of the grass’ length is removed in a single mowing. If your mowing height is two inches (the shortest recommendation for Colorado) then you’d want to mow when your grass is no longer than three inches. And—leave the clippings. They do NOT contribute to thatch build up in lawns and returning them to the soil will reduce the amount of fertilizer you will need to keep your lawn thriving.

Water needs for lawns change through the season; water based on need and not on a schedule. If you don’t adjust your sprinkler clock through the growing season, chances are you’re either over-watering in the spring and fall or under-watering in the summer.

Core cultivation, or aeration, is another important maintenance practice for lawns. Removing plugs from the lawn reduces the build-up of thatch and fights soil compaction—two enemies of a resilient lawn. Spring can be a great time to aerate because the soil is typically moist, allowing for effective, deep cores to be taken. The most effective distance between cores is two inches—this will require more than one pass with the aeration machine.

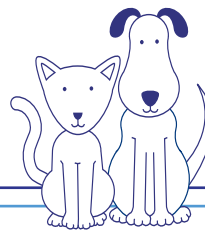
The internet abounds with advice of all kinds for the best lawn on the block, but following simple steps to appropriately fertilize, mow, water, and manage soil compaction in your home lawn are a sure-fire way to greener grass on your side of the fence.

Brought to you by Colorado State University, Colorado Master Gardeners. For more information, visit [extension.colostate.edu](http://extension.colostate.edu).



Ballet • Tap • Jazz Ages 2-Teen  
*Dance Academy*  
 New Classes Now Forming  
**Come in today for 2 free lessons**  
 Please mention this ad.  
[www.danceacademydenver.com](http://www.danceacademydenver.com) 303.770.3900  
 8600 Park Meadows Drive Suite #600 Lone Tree, CO 80124

# Quebec Highlands



## Animal Clinic

COMPLETE PET CARE FOR ALL YOUR BEST FRIENDS

Family-owned clinic serving Acres Green Since 1988!

**Medicine • Laser Surgery • Dentistry  
 Geriatrics • Vaccinations • Emergencies  
 Acupuncture • Pain Management**

Offering THERAPEUTIC  
**LASER TREATMENT**  
 Help for: Pain Management  
 Inflammation • Faster Healing

Dr. Nina Clow  
 Dr. Bruce Bowman  
 Dr. Megan Lowthorp  
 Dr. Judy Spurling

**Call us today! 303-796-0800**

7136 E. COUNTY LINE Rd.

[www.quebechighlands.vetstreet.com](http://www.quebechighlands.vetstreet.com)

Commercial • Residential •  
 Service  
**ELECTRICAL • HEATING •  
 AIR CONDITIONING**

**FRANKLIN  
 ELECTRIC, Inc.**

**(303) 791-7727**

24 hour emergency service

Acres Green Residents for over 12 years.

*Thanks to all our customers for their  
 continued patronage*

[www.Franklinelectrichvac.com](http://www.Franklinelectrichvac.com)

Better Business Bureau  
 Gold Star Recipient



# Acres Green Teen Services

List updated for February 2020 issue. To add or update your listing, please have your parents contact Kerri at [kerri@porchlink.com](mailto:kerri@porchlink.com). Please include name, age, phone number, and services provided, and birthday for tracking purposes. Please specify "Acres Green".

The Teen Services listing is offered and maintained by the Homeowners Association, and is not a service of Porchlink Media, LLC. Any misuse of the listing should be reported immediately to the Homeowners Association.



Please see Teen Services in the printed newsletter.

## Classified Advertising

ADVERTISE FOR LESS It's EASY email your classified ad to [kerri@porchlink.com](mailto:kerri@porchlink.com) \$25 for 25 words.

Deadline is the 20th of the preceding month.



**OB PAINTING:** \$300 OFF Interior or Exterior Painting, 10% discount for cash payments and Military Vets. A+ BBB Accredited Member and 31 years experience. Call today! 303-908-9063.

**PETERSEN CUSTOM GLASS, LLC:** Fast, friendly service specializing in custom shower enclosures, residential window replacement, mirrors and glass tabletops. Family and veteran owned. 10% off materials with mention of this ad. 720-810-1160.

**METICULOUS HOUSE CLEANING!** References upon request. Bonded & Insured. Call Eloisa for free estimate. 303-525-0851.

**Classified rates per issue for 25 words,  
\$.50 per additional word**

**Home  
Count**

Acres Green	\$25	1,053
-------------	------	-------

### CENTENNIAL

Willow Creek 1, 2 and 3	\$35	1,629
-------------------------	------	-------

Foxridge	\$25	1,000
----------	------	-------

Hunters Hill	\$10	275
--------------	------	-----

ALL OF Centennial	\$60	2,904
-------------------	------	-------

# Acres Green Home Models

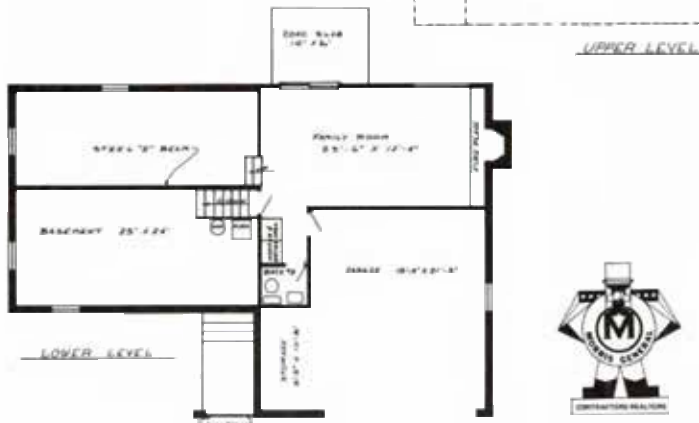
Provided by Jean Henke

I have been asked to reprint original layouts for homes in Acres Green as space permits. Some residents would like to do some remodeling and knowing the name of the model will be helpful to start a conversation with others in the community.

I encourage folks to use Nextdoor to set up a group to discuss remodeling ideas.



3 Bed Rooms — 3 Baths  
Family Room  
W/Fire Place  
4th Level Basement



Drawings are an Artist's Conception and are not intended to show specific architectural detail.

## Price Sheet

### THE COSMOPOLITAN SET

PLAN	NAME	PRICE
309-C-1	THE <i>Wildwood</i>	\$40,495
309-A	THE <i>Oakwilde</i>	\$44,350
309-B-1	THE <i>Cedarpine</i>	\$46,500
309-DR	THE <i>Elmgrove</i>	\$41,450
309-B-2	THE <i>Hickoryhill</i>	\$42,500
309-A-1	THE <i>Willoway</i>	\$44,750

### PRICE INCLUDES

Special energy package, shag carpet, colored fixtures and appliances, fireplace, two car garage, family room, fully improved site, oven range, dishwasher and basement.

Prices effective Feb. 25, 1975 and subject to change without notice.

MORRIS GENERAL CONTRACTORS.



**Traffic Concerns and Complaints-** *\*\*If you see something putting people in danger, please call 911.*

If you have a concern or complaint about drivers, call the Traffic Safety Hotline at 303-660-7539.

Please leave the following information on the Hotline:

- Detailed description of the traffic problem.
- The exact location where the traffic problem occurred.
- Include information about the time of day and date of the problem.
- Leave your name and contact information.

Complaints about drivers on Nextdoor are not monitored by the sheriff's office.



Be the first to receive the  
*Greenleaf!*

Send your e-mail address to us at:

**3roses@ix.netcom.com**

*Note: you are responsible for allowing access to your e-mail address.*



# Seniors Activities Corner

By Mona Beuthel

Contact Mona at: [IamMonaB@gmail.com](mailto:IamMonaB@gmail.com) or at 303-919-9644. Let her know what kind of information you are looking for in the senior section.

**At the time of this writing these events were scheduled. These events are dependent upon facilities being reopened following COVID-19 closures. Please check with organization indicated to see if they are open and if the events are taking place.**

## Celebrate Older Coloradans Day!

Includes Legislators, Panel Discussion on the major issues from the 2020 General Assembly, Educational Presentations, and Awards for exceptional community service, Resources you need to know about, Entertainment, and Lunch! Thursday, May 14th, 9 AM-2PM, PPA Event Center, 2105 Decatur, St. Denver 80211

## 14 Tips to Avoid Loneliness during the Pandemic

- Pack a picnic and go to the park or your backyard.
- Walk outside and commune with nature.
- Plant an indoor garden or start your garden seeds indoors.
- Create face to face videos or Skype instead of texting.
- Call friends and catch up.
- Adopt a neighbor or 2 to offer help with shopping or supplies.
- Spend more time with your pets and have more playtime.
- Adopt an exercise routine for indoors. Yoga, Pilates, Dance etc.
- Creative craft projects. Refurbish old lamps, furniture or make something new.
- Make things for other people and friends. Greeting Cards, Jewelry, Knitting.
- Avoid too much news. Stay positive, encourage others and practice gratitude.
- Bake cookies, Bread or mold chocolates for yourself and others.
- Use the libraries online services and audio collections.
- Shop online, browse thousands of websites and find new products and ideas.

## SeniorDiscountsClub.com

Join FREE and get up to 70% discounts on stores and more... Access Member-Exclusive Offers, Unlimited access to all deals online and in stores, Daily Newsletter, Personalize your daily deals and be the first to get the latest deals, Connect with other members and comment on deals and become a part of the SDC community!

## Colorado Senior Lobby Needs You and You Need Them!

Nearly 25% of the People of Colorado are over the age of 60 – together

with CSL you can become a BOOMING voice. Together with CSL improve the health and well-being of Colorado's older adults. By being a member, you are helping fulfill that mission. Become a participant in the policies impacting your life. **The Cost to join for 2020 is \$30 per Individual and \$40 for a Family Membership.** All membership dues are annual and based on a calendar year.

## Senior Fall Prevention Ideas

You can make your home safe from falls with just a few basic changes.

- Clean up clutter. Keep your home neat and tidy especially hallways and staircases.
- Repair or remove tripping hazards. Repair loose carpet, remove slippery throw rugs, have raised concrete or wood floorboards that stick up repaired or replaced..
- Install grab bars and handrails. These safety devices are crucial for going up and down stairs, getting on and off the toilet, and stepping in and out of the bathtub without injuring yourself.
- Avoid wearing loose clothing. Baggy clothes can make you more likely to fall. Wear better-fitting, properly hemmed clothing that doesn't bunch up or drag on the ground.
- Light it right. Install brighter light bulbs where needed, particularly in stairways and narrow hallways. Night lights in all rooms provide better guidance at night.
- Wear shoes. Preventing falls at home can be as simple as wearing shoes. Non-slip socks that have grips on the soles can work as well.
- Make it nonslip. Bathtubs and showers, as well as floors in kitchens, bathrooms, stairs and porches, can become extremely dangerous when wet. Add nonslip mats or tape to slippery surfaces and areas.
- Live on one level. If possible, live on one level. Be extra-careful when you negotiate stairs. If it's not possible to live on one level, try to limit the trips you take up and down the stairs or install a chair glide.
- Move more carefully. Dr. Bunning explains that many people fall at home by moving too quickly from a sitting to a standing position and vice versa. Preventing falls like this is as easy as taking your time. Also take a pause before using the railing on stairs, whether going up or down.

## Dietary Guidelines for Older Americans: from EatRight.org

- Eat fruits and vegetables. They can be fresh, frozen or canned. Eat more dark green vegetables such as leafy greens or broccoli, and orange vegetables such as carrots and sweet potatoes.
- Vary protein choices with more fish, beans and peas.
- Eat at least three ounces of whole-grain cereals, breads, crackers, rice or pasta every day. Choose whole grains whenever possible.
- Have three servings of low-fat or fat-free dairy (milk, yogurt or cheese) that are fortified with vitamin D to help keep your bones healthy.
- Make the fats you eat polyunsaturated and monounsaturated fats. Switch from solid fats to oils when preparing food.

When hiring anyone advertising in this publication, residents are urged to do their own research. Complaints regarding improper behavior will result in immediate removal of an ad.

Ads placed in this newsletter do not necessarily reflect the opinions of the editor or the AGHOA.

Letters to the editor should be no more than 250 words and include the writer's name, address and telephone number. Opinions expressed in letters to the editor are those of the writer and not necessarily those of the

publisher, editor or the HOA board. Letters containing misinformation, libelous statements or unsigned letters will not be printed.

Letters to the editor should be addressed to: Jean Henke

Advertising Policy: This newsletter is published privately for the residents and homeowners of Acres Green, by Porchlink Media. The Association does not fund this publication, but does pay for its delivery, which notifies residents of HOA meetings required by the Bylaws.

Advertisements pay expenses related to publishing this newsletter. The publisher reserves the right to refuse advertising to any person or company. Publisher does not recommend or sanction any advertisement. Advertisers are expected to treat clients and the community ethically. Complaints from residents are given serious consideration.

A complete copy of the policy statement for advertising can be received by sending a SASE to: Jean Henke,



# HOMESMART<sup>®</sup>

Real Estate Made Easy.™

GET LISTED. GET SOLD. GET HOMESMART.

Porchlink Media, LLC  
6525 Gunpark Drive #370-133  
Boulder, CO 80301

PRSR STD  
ECRWSS  
U.S. POSTAGE  
PAID  
EDDM RETAIL

Local  
Postal Customer



**Mona Beuthel**

Realtor-Broker  
HomeSmartForYou.com

**It's  
About  
You**

**303-919-9644 C**  
**303-790-7638 F**

**iamMonaB@gmail.com**

GET INFORMED. GET HOMESMART.  
GET THE HOME OF YOUR DREAMS.  
BUYING? SELLING?  
TALK TO ME! I CAN HELP!

Residential, Commercial,  
Property Management, Rentals,  
Rent-to-Own, HUD, Short Sale  
Specialist, Bank Owned  
Realtor, Trainer, Mentor, and  
Event Coordinator

**Proudly Serving: US Military,  
Law Enforcement,  
Fire Fighters, Health Care  
Professionals, Teachers and  
Union Workers**



Dear Clients and Customers,

In light of the recent challenges facing Buyers and Sellers today with the Covid-19 Pandemic affecting us at every turn, I have implemented a new system and plan for my Sellers listing their home for sale. And a plan for Buyers visiting your home. I know you have serious concerns and you should.

The health and safety of my clients is my highest priority, as it has always been. Both for your financial well-being and your physical well-being. I have doubled down on my services to both Buyers and Seller's and will happily share my plan with you via email or phone before we ever meet face to face.

There are options for you to proceed through the home Selling and Buying process without risk to your home and family. Everyone has the deepest concern for the future outcome of this situation and we must work together harmoniously to assure the protection for all.

Sincerely,

Mona Beuthel