



Cripple Creek Mountain Estates Newsletter

July - Sept 2026 3rd Q



There back!
Watch out for the cows.

Contact Info

Email: ccmepoa@ccmepoa.com

Website: ccmepoa.com

Phone: 719-689-2549

Address: 4453 Teller county Rd 1
Cripple Creek, CO 80813-9512

**FREE notary & fax service for
CCME owners**



Ed Seal, President



A Message from the President: Summer Peaks, Community Strength, and Living with Wildlife

Dear Neighbors,

As we cruise into the third quarter of the year, there is no better place to be than right here in Cripple Creek Mountain Estates. Summer in our slice of the Colorado mountains is truly spectacular—the aspens are lush, the morning air is crisp, and our community is buzzing with energy.

This season is all about balancing the high-altitude fun with the neighborly responsibility that keeps our community whole. Here is a look at what’s happening around the community, what’s coming up, and how we can look out for one another and the incredible environment we call home.

Coexisting with Wildlife: Bears and Coyotes

Part of the magic of living in Teller County is sharing our home with beautiful mountain wildlife. However, the third quarter is a time of high activity for local fauna, particularly bears and coyotes. To keep both our families and the animals safe, we must minimize human-wildlife conflicts.

Remember: A fed bear is a dead bear. Once a bear associates homes with an easy meal, it becomes a safety hazard and is often euthanized by wildlife officials.

Please follow these critical wildlife safety habits:

- **Secure All Trash:** Never leave household garbage outside overnight unless it is in a certified bear-proof container. If possible, keep trash inside your garage or home until the morning of pickup.
- **Protect Small Pets:** Coyotes are highly active, agile hunters, especially from dusk until dawn. Never leave small dogs or cats outside unattended at night and keep them on a leash during walks.
- **Remove Attractants:** Bring bird feeders inside at night, clean outdoor grills thoroughly after use, and never leave pet food outside on decks or porches.

Wildfire Readiness: Our Top Priority

Living in such a breathtaking forest means we must also remain hyper-vigilant about fire danger. As the summer heat dries out the landscape, the threat of wildfire is at its peak.

Safety is a community-wide commitment. Please take some time this month to evaluate your property:

- **Clear Defensive Space:** Remove dead branches, clear pine needles from roofs and gutters, and trim tall, dry grasses within 30 feet of your home.
- **Know the Restrictions:** Always stay updated on Teller County burn bans. When restrictions are active, spark-producing activities and outdoor open fires are strictly prohibited.
- **Be Prepared:** Ensure your household has an evacuation plan and that your emergency "go-bags" are packed and ready just in case.
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Family, Fun, and Community Gatherings

On a much brighter note, summer is the ultimate time for family and fellowship. It has been wonderful seeing everyone out on the trails and welcoming visiting family members to the mountains.

Our neighborhood thrives when we connect, and we have some fantastic community gatherings lined up at the Lodge. Whether you've lived here for decades or just unpacked your first box, these events are the perfect excuse to get out, meet your neighbors, and share a laugh.

Shuffle the Cards, Spin the Cage: Upcoming Activity Nights

We are keeping the energy high with the return of some crowd-favorite neighborhood activities. Mark your calendars and come join the fun:

- **Bingo Night:** Perfect for the whole family! Bring the kids, grandkids, and a lucky charm. We'll have great company, light refreshments, and plenty of prizes to go around.
- **Community Poker Night:** Looking for a little friendly competition? Dust off your poker face and join us for an evening of cards and camaraderie. It's all in good fun and a fantastic way to bond with fellow residents.

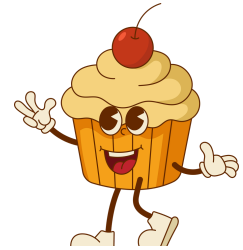
Keep an eye on the community bulletin board and our website for exact dates and times as these events approach.

Looking Ahead

As your Board of Directors, our goal is to maintain the beauty, safety, and tight-knit spirit of Cripple Creek Mountain Estates. Thank you to all the volunteers who give their time to maintain the Lodge, manage our community spaces, and keep our neighborhood safe.

Enjoy the rest of your summer, cherish the time with your families, stay wildlife-smart, and I hope to see you all at the Lodge very soon!

CHARLISE EIJLERS, SECRETARY



A Fond Farewell to Lisa

After years of dedicated service, our wonderful office assistant, Lisa, is officially retiring! Lisa has been the heartbeat of the CCME office, keeping us organized, on track, and always greeting everyone with a warm smile. While we will miss her presence dearly, we are thrilled that she is moving on to a well-deserved chapter of travel, adventure, and relaxation. Thank you, Lisa, for everything—enjoy every moment of your retirement!

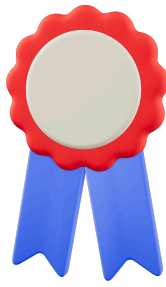
WELCOMING DARRAN ERB

With Lisa’s departure, we are incredibly excited to introduce the newest member of our team, Darran Erb, who will be stepping into the office assistant role.

Darran joins us with an extensive background in marketing, website management, and communications. His arrival marks an exciting new chapter for the CCME office. With Darran’s expertise, we plan to ramp up marketing efforts for our lodge, specifically targeting more private events.

By driving more event bookings, we aim to generate fresh income that will directly contribute to exciting new improvements and help offset the ongoing expenses of maintaining our beautiful lodge.





CONGRATULATIONS to the Colorado Springs Famous Dave's All-Star BBQ challenge winner, **Jeremy Sanders**, a CCME resident.

Jeremy will be grilling/smoking our BBQ for the July 11th annual picnic on the lawn. Can't wait to taste Jeremy's award winning BBQ!



REMEMBER THAT SATURDAY, JULY 11 IS OUR

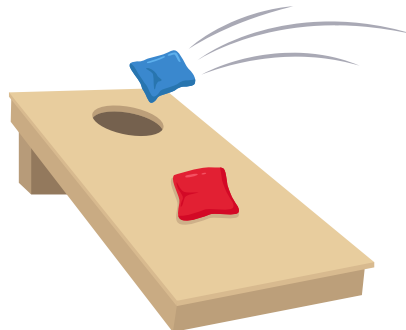
BIG ANNUAL BOARD MEETING AT 9:30 AM.

AFTER THE MEETING, WE WILL HAVE OUR BBQ LUNCH

(FOR THOSE WHO ALREADY SIGNED UP).

MUSIC, & GAMES.

PLEASE BRING YOUR LAWN CHAIRS!





Events & IMPORTANT DATES



JULY

7/4 Office closed for the holiday

7/4 The Lodge is CLOSED all day for a private event. Pool & gym open. Use access door

7/9 CCME community no-cash Poker tournament 6:30 PM - 9:30 PM

7/11 BIG Board meeting at 9:30 AM followed by the FREE BBQ picnic for all CCME owners in good standing (paid assessments)

7/18 The Lodge is CLOSED all day for a private event

7/18 & 19 Chipping - need volunteers for chipping & serving lunch

AUGUST

8/8 Monthly Board meeting at 9:30 AM

8/8 Event Committee meeting following the conclusion of the Board meeting

8/13 CCME community no-cash **Poker** tournament at 6:30 PM - 9:30 PM

8/14 & 15 Chipping

8/21 **B-I-N-G-O** at 6 PM - 6:30 social time, BINGO from 6:30 - 8:30 PM

SEPTEMBER

9/7 CCME office CLOSED for the holiday

9/10 CCME community no-cash Poker tournament 6:30 PM - 9:30 PM

9/12 Monthly Board meeting at 9:30 AM

9/14 afternoon -& all day 9/15 The Lodge is CLOSED for a private event

9/18 **B-I-N-G-O** at 6 PM - 6:30 social time, BINGO from 6:30 - 8:30 PM

9/18 & 19 Last month for chipping in 2026. Need volunteers!

9/27 The Lodge is CLOSED all day for a private event



FUN at CCME



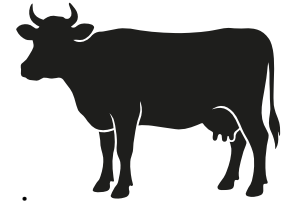
Bagel making class



Fairy jar craft



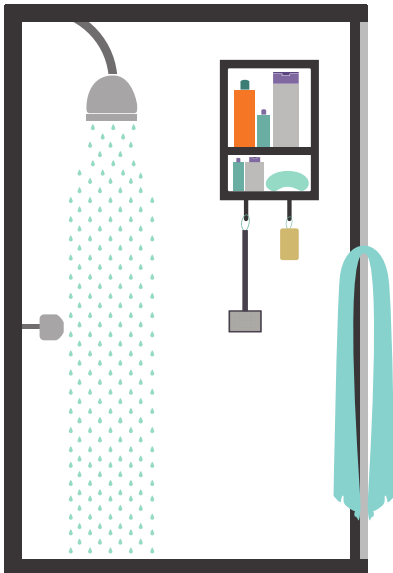
Open Range



In Colorado, livestock owners are not required to fence their livestock in. Instead, if landowners want to keep livestock off their property, they must fence the livestock out. This is sometimes referred to as the “Open Range Law”, but the concept of open range is not a law. Instead, it describes land use.

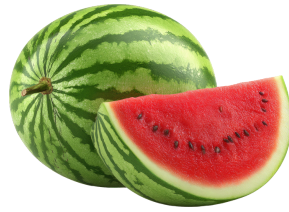
In open range zones, livestock owners are generally not liable for vehicle collisions unless negligence can be proven.

Shower etiquette



- ·Leave no trace—that includes hair in the drain. Clean it up!
- ·Keep it clean for the next person.
- ·Take all your stuff out including bits of soap, clothing price tags, and empty bottles.
- ·Make sure the water is completely turned off.
- ·Be conscious of anyone waiting and get in and get out quickly—this is not the time for a luxurious deep steam clean.
- ·Dyeing hair is frowned upon in public showers and is much better if you do it at home.
- ·If something is broken or the shower area is dirty, tell the office staff.
- Turn around a give a FINAL look for items left behind and if the area looks clean

How to select a perfect



Idea ways to serve **watermelon**

- Juice
- Salad or stir-fry
- Smoothies
- Roasted seeds
- Lightly grilling with sea salt (about 2 minutes on each side)
- Pickling the rind
- Popsicles
- Salsa
- Sorbet or Granita



Why Sunscreen is your Mountain Must-have



- Higher altitude = stronger UV rays
- Snow & ice reflection can amplify sun exposure
- Thinner air means less atmospheric protection

Dermatologist recommend applying High SPF (30 or above) 15 minutes before going outside.



Colorado became the **38th** state the same year the USA celebrated its Centennial, **100 years** since the signing of the Declaration of Independence. This is why Colorado is known as the “**Centennial State**”.



Happy 150th Birthday!

CC & Emee Adventures

Jeff and the Missing Tractor

It was a beautiful morning in the mountains. The sun was shining, the birds were singing, and CC and Emee were enjoying a peaceful nap in the POA office. Suddenly, the office door burst open. In rushed Jeff, the Maintenance Manager. "Emergency!" he shouted.

CC immediately sat up. Emee nearly fell off his chair. "What happened?" asked Emee. Jeff looked worried. "The tractor is missing!" CC's whiskers twitched.

"The tractor that's in your office?" "The snowplowing, road-grading, ditch-cleaning tractor?" asked Emee. "The very same one," said Jeff.

This was serious.

Without the tractor, Jeff couldn't work properly, clear debris, or prepare for the next snowstorm. CC and Emee followed Jeff outside to the equipment yard. The tractor's parking spot was empty.

All that remained was a muddy tire track leading toward the woods. "A clue!" said CC. The trio followed the tracks down a trail behind the lodge. The tracks wound through the trees, crossed a meadow, and ended near an old storage shed. The shed door was closed.

CC crept forward. Emee peeked through a crack. Then they heard a familiar sound. VROOOOM... VROOOOM... The tractor was inside! But who had taken it? CC pushed open the door. Inside sat the tractor.

And behind the steering wheel was... Marvin the Mouse! The little mouse looked terrified. "Oh no," he squeaked. "I can explain!" "You stole the tractor?" asked Emee.

"No!" said Marvin. "Then why are you driving it?" asked CC. Marvin pointed upward. Everyone looked. A family of squirrels was trapped in a tree after a windstorm had knocked down branches around the trunk. "I was trying to rescue them," Marvin explained. "The tractor bucket was the only thing tall enough." At that moment, several grateful squirrels waved from above. Jeff couldn't help but laugh. "Well, that's certainly not the explanation I expected."

Together, Jeff, CC, Emee, and Marvin carefully used the tractor to help the squirrels reach the ground safely. The squirrel family thanked everyone and scampered away. Jeff drove the tractor back to his office.

The crisis is over. As everyone headed back to the office, Jeff smiled. "You know," he said, "for a missing tractor investigation, that worked out pretty well." CC nodded proudly. Emee grinned.

