



THE HONKER

Columbine Lakes Community News

July 2026

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Townhouse Association Board Meeting

July 15, 2026 @ 6:30pm

at the Clubhouse. Everyone is welcome.

The Board of Directors will be meeting in person only at the clubhouse. Hybrid is not available this month.

Budget Committee Meeting

2nd and 4th Wednesdays

4:00pm at the Clubhouse

Social Committee Meeting

First Wednesdays

5:00pm at the Clubhouse

Maintenance Association Meeting

September 14, 2026, 6pm

*The American flag represents all of us
and all the values we hold sacred.*

—Adrian Cronauer

Social Events – Save The Dates

July 2, 10-11AM: Thursday Coffee Hour - Optional to bring a light treat to share

July 4: see graphic

Badminton: Resident-hosted, Tuesdays at 6pm at the clubhouse June-August. Contact Hannah with questions 813-784-3379.

August 4, 5-7PM: National Night Out with The Capitol Taco and Sushi food truck at the clubhouse. South Metro Fire Rescue and Arapahoe County Sheriff plan to be at the event. Come enjoy some yard games.

Stay tuned: Labor Day potluck, October fall festival, Christmas caroling

If you are willing to volunteer to help out at these or any events or have any questions, please email columbinelakesclubhouse@gmail.com.

HAPPY 4TH OF JULY

Parade

- 9:00 AM Decorate (Clubhouse Lot)
- 10:00 AM Parade

Dessert Potluck

- 8:00 PM at Clubhouse
- Bring a dessert to share

Fireworks

- 9:00 PM
- Bring chairs & blankets to view the Columbine Country Club's show

Scan QR code for details & updates

Message From The Townhouse Board

Please retrieve all fishing lines, hooks and trash when you're finished fishing. This past week, a goose was found with both legs tangled in a discarded fishing line. She was rescued, and the line was safely removed, but her recovery has been slow, and she is still struggling to walk. Properly disposing of fishing lines and other items helps protect the wildlife that calls our community home. Thank you for doing your part.

To help conserve water during current drought conditions, the Board has adopted a new rule restricting water use on common property. Residents may not use outdoor spigots for recreational purposes or leave hoses or sprinklers running unattended. In addition, all resident outdoor water use on common property is prohibited between 10:00 a.m. and 6:00 p.m. Exceptions are limited to Association-approved landscape maintenance and emergency or essential repairs. These restrictions will remain in effect until the Board determines they are no longer necessary. (Policy will be shared in an official eblast.)

Christopher's Plumbing tested the community's water shut-off valves. A total of 28 valves were located. Of those, 15 were functional, 6 were filled with debris and inaccessible, and 7 were inaccessible due to the angle of the access pipe. The Board approved obtaining quotes to repair and restore access to the 13 inaccessible valves. NOTE: Please do not place debris into ANY pipes. Filling pipes with dirt, rocks,

leaves, or other debris prevents access during emergencies, delays water shut-offs when they are needed most, and creates unnecessary repair costs for the Association.

Concrete Rocks rebuilt the entire dumpster D enclosure using concrete barriers to reduce rodents tunneling under the concrete and a wider gate to allow easier maneuvering of the dumpsters. This project was completed at the end of June and is expected to improve accessibility, reduce maintenance, and help prevent future damage.

Rodents will continue to be a challenge if trash is not properly disposed of in the dumpsters. While wildlife may occasionally pull items from the bins, much of the litter around the dumpster areas is the result of trash being carelessly discarded. Please help keep our community clean by placing all bagged garbage completely inside the dumpsters.

FINANCIAL CORNER:

12/31/25 Total Cash \$471,250.41

05/31/26 Total Cash \$576,423.63

5-Month Increase \$105,173.22

— **Your Townhouse Board of Directors:** Aura Leigh,
Stephanie, Chris, Michelle, and Bree

On The Wild Side: Bats Over the Ponds

We're fortunate to have bats flying over our community each evening. A single bat can eat 500–2,000 insects per hour, helping control mosquitoes and other flying pests naturally.

Bats are the world's only flying mammals. Most have just one pup each year and can live 17–30 years. Some Colorado bats hibernate, while others migrate south as insect populations decline in the fall. The Little Brown Bat and Big Brown Bat are the species most commonly seen in our area.

While a small percentage of bats can carry rabies, they generally avoid people and are a safe, beneficial part of our ecosystem. If you find a sick or injured bat, do not touch it with bare hands. Instead, contact the Rocky Mountain Wildlife Alliance at 720-831-8130.

You can help protect our bats by turning off bug zappers when you're done using your outdoor space, as bats can be injured while hunting insects around them. Also, use pesticides sparingly, since they can reduce the bats' food supply and may be harmful to the bats themselves.

— Thanks, Deb Carstensen

Denver Water Supply and Water Use Update:

In Denver Water's collection system, the 2025-26 snowpack peaked more than a month earlier than normal and at the lowest levels observed in the past 40 years:

- Colorado River Basin: Snowpack peaked March 18, 2026, at 58% of normal, the second-earliest date and second-lowest peak on record. (Typical peak date is April 24.)
- South Platte River Basin: Snowpack peaked March 17, 2026, at 42% of normal, the second-earliest date and the lowest peak on record. (Typical peak date is April 26.)

Rapid snowmelt beginning in mid-March significantly reduced spring runoff, leaving reservoir levels below average. Denver Water reservoirs were 81% full as of June 22, compared to the typical 97% for this time of year. With runoff projected at just 10% to 40% of normal, Denver Water is asking customers to conserve water and help stretch available supplies.

Doing its part, Denver Water has proactively reduced its spending, taking steps that include enacting a hiring freeze and reviewing maintenance and other projects to see which ones could be deferred. We are also looking into other ways to increase supply by activating agreements that allow us to capture additional water that is typically unavailable during normal conditions.

More information: <https://www.denverwater.org/tap>

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TOWNHOUSE ASSOCIATION BOARD

President: Aura Leigh Ferguson
303-995-6844, auraleighhoa@gmail.com
Projects, Legal, Misc., Social Activities

Vice President: Stephanie Von Vultee
stephanie.columbinelakes@gmail.com
Landscaping

Treasurer: Chris Ludeman
ChristinaLHOA@gmail.com
Financials/Budget

Secretary: Michelle Rudolf
303-929-3426, mrudolfhoa@gmail.com
ARC, Clubhouse, Honker

Member at Large: Bree Amsberry
303-589-7975, breehoa@gmail.com
Landscaping

MAINTENANCE ASSOCIATION BOARD

ColumbineLakesMA@gmail.com

President: Brianna Atherton, athertonhoa@gmail.com

Vice President: Troy Widener, troywidener@gmail.com

Secretary: Michelle Rudolf, mrudolfhoa@gmail.com

CLUBHOUSE

Columbine Lakes Clubhouse
4192 W Pondview Dr., Littleton CO 80123
Clubhouse Hours: Office hours by appointment.
Please email columbinelakesclubhouse@gmail.com

MSL LLC

Samantha Miller, Townhouse Association Community Manager
720-974-4245, smiller@msiho.com

Alicia Sherer, Maintenance Association Community Manager
720-974-4247, asherer@msiho.com

6892 S. Yosemite Ct., Suite 2-101, Centennial, CO 80112
website: <https://msiho.com/>

Visits by appointment.

After Hours Maintenance Emergency: 303-420-4433

The *Honker* is published monthly through a joint effort between the Columbine Lakes Townhouse Association and Maintenance Association, non-profit homeowner's associations.

News Articles

The deadline for news articles is the 23rd of the month. To submit an article please e-mail it to columbinelakesclubhouse@gmail.com. Articles are printed on a space-available basis. No endorsement of any product or service is implied/stated by its inclusion in the newsletter.

Advertise in this Newsletter!

The deadline for advertisements is the 15th of the month for the next month's issue.

Newsletter Connections:
303-979-7499 or
info@newsletterconnections.com

To find ad rates and discounts,
go to NewsletterConnections.com or scan QR code.



CLASSIFIEDS: The perfect way to find local professionals to work on your house! You can also find activities, sale items and more!

Find more professionals to suit your needs on our Service Provider Directory at NewsletterConnections.com.

Looking for a Neighborhood Pet Care Connection! New to Columbine Lakes and looking to connect with fellow dog owners for occasional dog sitting, check-ins, and pet care swaps. I have a friendly rescue dog and would love to build a trusted local network of neighbors who help each other out. Libby 216-798-7838

Mike the Plumber - Your reliable neighborhood plumber for 14 yrs. Competitive rates. Free estimate. 720-422-8139

Grass or Corn fed beef for sale - farm fresh, all natural, straight from our CO ranch to your table. Get your beef now in bulk. Sold by 1/4, 1/2 or whole. Call/text 719-349-0679 to go over pricing and how to place your order. KSayles@plainstel.com

Highlands Pride Ptg, Inter/Exterior- 303-738-9203

Animals Petsitting Service - Pet sitting (in your home). Bonded & ins. Refs. avail. Call Nancy & Rick (Owner/Operator) at 303-335-6237.

TH Consulting. Providing handyman services. Please call Trent 720-226-5586.

Curtis Construction. Free Estimates! Utility Trenching, Drainage Systems, Erosion Control, Excavation, Hauling, Dirt Compaction, Xeriscape, Fence Installation, Retaining Walls, Site Prep, Grading, Land clearing. Call/Text Andrew Curtis 720-354-2167.

OB PAINTING. \$500 off exterior/ 10% off interior. Free Estimates. Rob: 303-908-9063.

Classified ads are \$4.00/line (about 40 characters/line). Contact Newsletter Connections at 303-979-7499 or info@NewsletterConnections.com to place an ad. To view our display ad prices, visit our website at NewsletterConnections.com. The deadline for placing a classified or display ad is the 15th of the month for the next month's issue (i.e., 15th of Sept. for Oct. issue), except the January issue, which has a deadline of December 6th. Residents placing ads to sell household items are not charged a fee.

Community Connections

Hosting a community-friendly event or activity? Let us know! We'd be happy to share it in The Honker and/or on the Columbine Lakes Townhouse Facebook page.

The Columbine Lakes Townhouse Facebook page is volunteer-run and is not an official communication channel of the Board of Directors or the Association.

Be Someone Day

On July 21, National Be Someone Day challenges each of us to take ten seconds to make a difference in a child's life.

What can you do in ten seconds? We can shift gears or water a plant. We can hear or tell a bad joke. In ten seconds, we can change our minds, and after doing so, say a prayer of thanks. When we walk into a room, in that time, we can register the pain in someone's eyes and begin to provide comfort. We can praise and honor someone who deserves it.

*Grow Your Business This Summer!
Connect Directly with Your Neighbors!*

Highly Targeted & Zero Waste: Your ad reaches households in your target neighborhoods. Every person who receives the newsletter is a potential customer within a few miles of your door.

Higher Engagement & Memorability: Studies show people retain information from print ads better than digital ones. The tactile experience creates a stronger, more lasting impression.

You Can't Click Away From Print: A physical newsletter sits on coffee tables, gets pinned to refrigerators, and is shared among family members. Your ad stays visible for days, not seconds.



303-979-7499

Locally owned and operated.

NEWSLETTER CONNECTIONS

Our August Deadline is July 15th.

info@newsletterconnections.com

NewsletterConnections.com

**YOU ARE INVITED
TO "MONEY 101"!**

**Join us for a complimentary
educational dinner.**

This workshop will help you grow & protect your money for:

- College Funding
- Retirement Planning
- Tax Reduction
- Simple Wealth Accumulation

**July 14th, 6:30 pm in Southwest Littleton
(C-470 and Kipling)**

Call/text host Kristy Monroe at 720-248-7080 or
kristy@monroefinancialteam.com to reserve your spot!

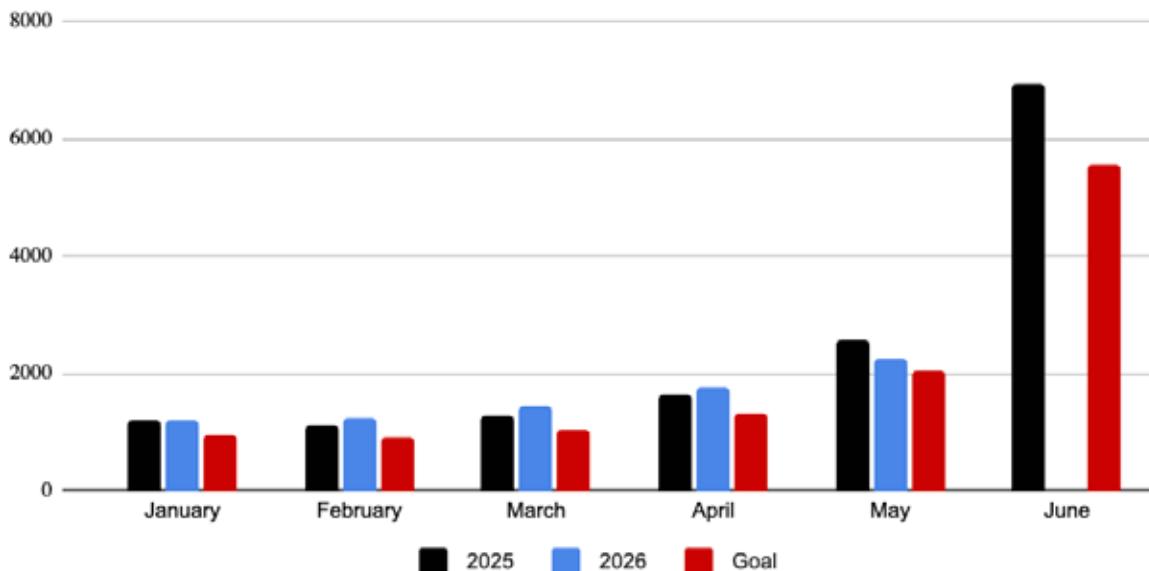
Bring a friend... You are our guest!

LIFELINE
WEALTH GROUP
PROTECT TODAY. SECURE TOMORROW.

Maintenance Association Updates

Water consumption was down slightly in May (graph adjusted from last edition to reflect usage month not reporting month). The goal is to reduce consumption by 20% community-wide. June is historically our highest usage month, so continue to assess usage in your unit or house and fix breaks or leaks promptly and thank you for following the water restrictions and being waterwise.

Columbine Lakes Water Consumption
(1,000's gallons)
Actual Usage vs Goal 20% Reduction



*America was not
built on fear.
America was built on
courage, on imagination
and an unbeatable
determination to
do the job at hand.*
—Harry S. Truman

- Watering only between 6pm and 10am
- 2 days per week on designated days
 - Townhouses: Tues/Fri
 - R2 ending even number: Sun/Thurs
 - R2 ending odd number: Wed/Sat

R2s can read their meter at any time. If you need help or meter cover key, please email columbinelakesma@gmail.com and we can provide assistance. We will be conducting a mid-summer meter reading in early July.

— **Your Board of Directors,**
Brianna, Troy and Michelle



Time To Get Growing



Our Nest Play Curriculum blends purposeful play with school readiness, meeting and exceeding both state and national early childhood standards.



What others call "extras," we consider essential. Every child enjoys weekly classes in Fit Buddies, Paints & Pianos, & The Art of Living - designed to spark curiosity and teach real-life skills.



Find a school near you!
Infants - Pre-K | Flexible Enrollment





TheNestSchool.com
Present this ad for free registration.
May not be combined with other offers.

Now Enrolling for Colorado UPK for the 26-27 school year!