



THE HONKER

Columbine Lakes Community News

May 2024

Vol. 17 No. 05 • Circulation: 345

Work Orders

To submit a Work Order for Repairs around the Community, please go to the website for MSI, LLC, <https://engage.goenumerate.com/s/columbinelakestownhouse/home.php>; Residents; Online Forms; Work Orders.

Violations

To submit a Violation in the Community, please go to the website for MSI, LLC, <https://engage.goenumerate.com/s/columbinelakestownhouse/home.php>; Residents; Online Forms; Violations.

Rules and Regulations

The revised Rules and Regulations are posted on the website for MSI, LLC, under "Resources" then "Policies and Resolutions" and then to Rules and Regulations. One hard-copy per Unit can be obtained from the Clubhouse Manager. Please email Charla at columbinelakesclubhouse@gmail.com to coordinate a time to pick up a copy.



Next Board Meeting

Wed., May 15th, 2024, 6:30 pm

At the Clubhouse.

Everyone is welcome to attend.

Next Virtual Maintenance Board Meeting

Mon., June 3rd, 2024, 6:00 pm

Highlights From The Board of Directors Meeting

Highlights from the Board of Directors Meeting of Wednesday, April 17, 2024 will be posted in the Community Portal and in the May, 2024 Edition of the Honker. An informal copy of the Minutes are posted on the Bulletin Board at the Clubhouse. <https://engage.goenumerate.com/s/columbinelakestownhouse/>

- The Rental Unit and Manager's Office are being worked on and are pending completion.
- A Spreadsheet is prepared for wind damage to the common areas of the Community.
- Red Tags were approved by the Board for Lots N and T.
- Community Clean-Up date is May 18, 2024.
- The Parking Lot sale is August 10, 2024.
- Dumpsters are to be used by the Townhome Units only.
- Storage in the rafters of the carports needs to be removed.
- The Board is working on pest control of a Raccoon.
- Removal of Mosquitoes around the Ponds is being looked into.
- Five ACC Requests are being filed with Arapahoe County Clerk & Recorder.
- Bushes and tree branches will be pruned; Mowing will be starting shortly.
- The Minutes of February 21, 2024, and March 20, 2024 were reviewed/ approved.
- The Board will seek legal advice regarding management of the rental unit.
- The electrical work was completed by Greg at Young Electrical Services, LLC.
- The Board has discussed the Burglary situation with its legal representative.
- Fence painting was approved by the Board and will be provided by Welchez Painting.
- The Board will receive two more bids for gutter cleaning services.
- New turf will be completed in two areas within the Community in financial coordination with Denver Water. The old lawn will be stripped out and new lawn will be laid. This will save water costs.

The next Board Meeting is Wed., May 15, 2024 at 6:30 P.M. at The Clubhouse, 4192 W. Pondview Dr. Littleton, CO 80123.

Dumpster

Dumpster, Shredding & Community Clean up: May 18th (weather permitting)

Dumpster, Shredding & Parking Lot sale: August 10th (weather permitting)

Clean-Up Days

We will be having a Clean-Up Day for the Community on May 18, 2024. We anticipate starting about 9:00 am. The Clubhouse needs those who are interested to volunteer their time. Jobs can range from outside jobs (garden and patio areas) to inside jobs (going through the kitchen to see what needs to be kept or tossed). If you are interested, please contact Charla at the Clubhouse to sign up. We appreciate any help given.

Community Notes

- If you see anything in the area that does not seem right, please call 911.
- If you see rodents, please contact the Clubhouse.
- The Board is receiving quotes to repair the potholes in the carport parking areas.
- Please note that storage in the rafters of the carports need to be removed.

Wilder School - Schedule:

Last day of school - May 24th



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The deadline for advertisements is the 15th of the month for the next month's issue, except for the Jan. issue which is Dec. 6th.

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Board of Directors

- Michelle Rudolf**, President
303-929-3426, mrudolfhoa@gmail.com
- Natalie Gonterman**, Vice President
303-332-2943, nataliegonterman@kw.com
- Michael Donegan**, Treasurer
303-475-7003, mdonegan@mdfsc.com
- Char Welling**, Secretary
303-730-2526, charcolumbine@gmail.com
- Jessica Anderson**, Member at Large
303-981-8960, jandersonhoa@gmail.com

COMMITTEES

- Architectural Control Committee:** Char Welling, Natalie Gonterman
- Landscape Committee:** Char Welling, Natalie Gonterman
- Parking:** Michelle Rudolf, Natalie Gonterman, Charla Bryant
- Pool/Spa:** Jessica Anderson, Michelle Rudolf, Charla Bryant
- Social Committee:** Jessica Anderson, Michelle Rudolf

MAINTENANCE BOARD

Troy Widener, Brianna Atherton, Michelle Rudolf

CLUBHOUSE

Charla Bryant, Clubhouse Manager
Columbine Lakes Clubhouse
4192 W Pondview Dr., Littleton CO 80123
303-795-8222, columbinelakesclubhouse@gmail.com

Clubhouse Manager Hours:

- Wednesday (3rd Wed. of the Month): 1:30 pm - 6:30 pm
Board Meeting 6:30 pm - End of Board Meeting
- Wednesday (1st, 2nd, 4th Wed. of the Month): 8:00 am - 2:00 pm
Thursday 8:00 am - 2:00 pm
Friday 8:00 am - 2:00 pm
Saturday 8:00 am - 1:00 pm
- Manager schedule changes, if necessary,
will be posted on the Clubhouse Door.
- Please contact the Clubhouse for: Party Room Reservations,
Clubhouse Keys/Fobs, Red/Blue Parking Tags, ACC Change
Request Forms and miscellaneous questions.

MSL, LLC

Danielle Zinchini, Community Manager
6892 S. Yosemite Ct., Suite 2-101, Centennial, CO 80112
720-974-4233
e-mail: DZinchini@msiho.com,
website: <https://engage.goenumerate.com/s/columbinelakestownhouse/>

After Hours Maintenance Emergency: 303-420-4433

**The *Honker* is published monthly by the Columbine Lakes
Townhouse Association, a non-profit homeowners' association.**

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.

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Beef for Sale. Colorado Family Ranch. Price includes delivery & processing. 719-649-0679. KSayles@plainstel.com

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OB PAINTING. \$350 off exterior/ \$150 off interior. Free Estimates. **Rob: 303-908-9063.** Get the best burrito in town at Burrito King on Alameda & Garrison.

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

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

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.

Geese

It is illegal to harm geese, their eggs, or their nests in the United States without permission from the U.S. Fish and Wild Service (USFWS). Geese may be harassed or scared away without a permit as long as the geese, goslings, eggs, and nests are not harmed. If you have specific questions or concerns, please contact the Littleton Branch of the Colorado Parks and Wildlife at 303-791-1954.

Maintenance Association

2024 Maintenance Association Virtual Board Meetings

Google Meet joining info

Video call link: <https://meet.google.com/cvb-tjpn-jyz>

Or dial: <https://tel.meet/cvb-tjpn-jyz?pin=1215131096856>

- Monday 6/3/24, 6pm
- Tuesday 9/10/24, 6pm
- Monday 12/9/24, 6pm

Roads: Contractor bids are being evaluated. Be on the look-out for communications via eblast, the Honker, and Clubhouse events to discuss contractor selection and financing. Road replacement requires a 51% affirmative (yes) vote from all Townhouse and Single-Family homeowners.

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Sundays HIGHLANDS RANCH MAY 5 - OCT 27 HR Town Center 9288 Dorchester St. 10am-2pm or Sellout	Wednesdays LITTLETON JUN 19 - SEP 25 Aspen Grove 7301 S. Santa Fe Dr. 10am-2pm or Sellout

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On the Wild Side 5/24, 2024. Disney or National Geographic?

Will it be a Disney spring or a season out of National Geographic? We get them both here. Springtime on the Ponds is often a mixture of celebration and loss so we should be prepared for both!

Baby birds are the most common cause of joy and/or concern. There are times when the young end up out of the nest and, perhaps, need our help. When is it appropriate to try to rescue a bird that appears to be abandoned and in trouble? The key is to decide if the chick is a nestling or a fledgling chick. A nestling will need an intervention whereas fledgling chicks may not.

It is not uncommon for fledgling chicks to fall out of the nest while attempting their first flight or simply getting pushed out of a crowded nest. Most fledglings have an excellent chance of surviving on their own. Their feathers aren't quite long enough for normal flight and they may be seen hopping/flopping around on the ground and might even fly for short distances. In most cases, the parents are usually close by and will bring food to the chick. The most important intervention is to make sure predators like cats and dogs are kept at bay. The bird can be gently put under a bush or even left alone, it should be able to fly in a day or so.

Nestling birds will have few if any formed feathers and will need help to survive, they're too young to be out of the nest. If you can find the nest, put the bird back in if possible. (This is safe to do; birds don't have a strong sense of smell even though this was the belief in the past.) You can make a small nest from a berry basket or margarine container, line with grass or pine straw and put it back in the tree. Watch for

parents to come. If no parents return, you will need to take the bird to a wildlife rehabilitator.

If a bird needs rescuing, place it in a dry box with holes and place the bird in a warm, dry place. Don't leave the bird in the sun and don't try to give it food or water. This can be lethal to a bird because they are usually in shock and it can kill them to have anything in their stomach until they are stabilized.

If you need to take the bird to a rehabilitator, you can call: Rocky Mountain Wildlife Alliance (Sedalia) 720-831-8310
Greenwood Wildlife Rehabilitators: (Lyons) 303-823-8455
Good luck and have a happy, healthy Spring.

— Deb Carstensen

Townhouse Dumpster Rules:

- Townhouse dumpsters are for townhouse residents only. Non-townhouse residents caught dumping may be fined.
- No large appliances, furniture, exercise equipment, TV, computer, monitor or similar electronic equipment may be left in or by any dumpster or in the Common Areas whether for disposal or as a giveaway offer. Residents caught leaving these items in or by the dumpsters or on the Common Areas will be subject to cost of removal. Debris must be broken down to not extend over the top of the dumpster.
- No significant amounts (up to 1/3 of the dumpster) of construction debris whether created by a resident or a contractor may be placed in or by any dumpster in the Community.



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