

Calendar of Events

SouthPark HOA Board member nominations due October 1st.

New Owners

Lisa Larson, 7781 South Curtice Drive B
Travis Thorpe, 7905 South Bemis Street
James O'Brien, 7713 South Nevada Drive

Pool Closes September 17: Updated Lifeguard Hours

With school beginning in August, hours of lifeguard coverage have been reduced. From now until the pool closes on September 17, lifeguards will be available as follows:

September 1 - September 4

- Friday from 4:00 p.m. to 9:00 p.m. (pool closing time).
- Saturday, Sunday, and Labor Day: 10:00 a.m. to 9:00 p.m. (pool closing time).

September 5 - September 17

- The pool is open during normal hours until 9:00 p.m. but there will be NO LIFEGUARD COVERAGE. Please DO NOT use the pool past 9:00 p.m. (pool closing time).

Please Note: Bathrooms will NOT be available when lifeguards are not on duty, so please plan appropriately. Also, residents swim at their own risk when lifeguards are not on duty. Please follow all pool rules and use common sense.

*Autumn...the year's last, loveliest smile.
- William Cullen Bryant*

Next Board & ACC Meeting

September 18, 2023, 7:00 p.m.
All residents welcome!

September 2023

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Applications Wanted For HOA Board Members

It's that time of year! The SouthPark HOA is currently seeking Board Member candidates to run in the October election in order to assist in providing a voice and service to the community. Our neighborhood would not be the exceptional place to live that it is without the input and monthly work of volunteers on the Board and Committees.

Those who are interested in serving on the SouthPark Board need to submit their name and bio to AMI in order to have the information included on ballots that will be mailed to homes. The annual Board meeting is scheduled for October to finalize the election of volunteer Board members who will assist the SouthPark I community for the next two to three years. If you are interested in serving the SouthPark community, please contact AMI by sending an email to clientcare@amihoa.com before October 1. The Association will be in touch to ensure that your name and bio appears on the ballot for the upcoming election.

If you would like more information on Board responsibilities, please reach out to a current Board member or to AMI at clientcare@amihoa.com.



News From The Board

A huge thank you to Melissa Garcia from Altitude Law for her discussion on current SouthPark policies and our outdated governing documents, which the Board is reviewing and in the process of updating. More information to follow.

Recreation committee (courts): We are still working on getting the gate to the courts working properly. Hopefully as you read this the problems have been addressed. Thanks to SouthPark neighbors for keeping the courts clean and for the high usage!

Recreation committee (pool): Starting Sept. 1 the lifeguard hours are limited - see the article on page 1 for details. Please DO NOT use the pool past 9:00 p.m. (pool closing time); pool bathrooms are unavailable when lifeguards are NOT on duty. We do have video surveillance for the pool and have posted a sign on the gate reminding those enjoying this amenity that video exists in the event of a problem. Please adhere to pool hours and keep the pool area clean of trash. Also, we have amassed a large collection of lost and found items; these will be placed in the trash after Labor Day weekend.

Clubhouse: The rentals are increasing and those using the upper level have commented on the new furniture and provided lots of positive feedback. At the August HOA meeting, the Board approved buying and installing a new large screen television in the Clubhouse. The new setup should be ready for Broncos, Avalanche, Rockies, and Nuggets games, as well as bridal showers, baby showers and other events where a large screen comes in handy. Please contact the representative of the Clubhouse Committee to make a reservation.

continued on page 3

Sept. 6: Fight Procrastination Day

This is an unofficial holiday that encourages people to take charge of their procrastination problem and to find ways to combat the never-ending urge to put off important tasks for another day.

This Space Intentionally Left Blank for Teen Services

SouthPark Homeowners Association

2801 W. Long Drive • Littleton, CO 80120
clientcare@amihoa.com
www.southparkhoa.com

Board of Directorsclientcare@amihoa.com
John Obourn.....President
James Wedding Vice President
Jo Ann PattersonSecretary
David Kramer Treasurers
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Accountant AMI, 720-633-9722, clientcare@amihoa.com

Architectural/Covenant
AMI, 720-633-9722, clientcare@amihoa.com
Dawn ZilchChair

Clubhouse, clientcare@amihoa.com
Jo Ann Patterson, Karen Smith, Patty Horvath

Recreation, (email: clientcare@amihoa.com)
Andrew PittsChair
Dalena Hogan, dalenajuceplus@gmail.com, Pool Parties

Social: Tracy Cass, Susan Dold, Julie Ley, Melanie Geary
..... Co-chairs

Grounds Maintenanceclientcare@amihoa.com
John Obourn.....Chair
Jerae Steggall Electric

Newsletter:
Michelle Buckalew*editor@southparkhoa.com*

Website:
Dave Rosenthal*editor@southparkhoa.com*

Men's Night Out
Ed Spencer, 720-982-7247, spenex@yahoo.com

Dolphins Swim Team: Jessica Jimerson, Julie Roos,
Laverne Hay and Wendy Davydov
southparkdolphinsparentrep@gmail.com

News Articles

The deadline for news articles is the 20th of the month before the next month's issue. Please email news articles to the editor at **editor@southparkhoa.com**. All articles must be approved by the editor for publication, or as space permits.

Trash & Recycling



Trash pickup is on Monday. Recycling pickup is every other Monday. All recycling dates are posted on the SouthPark website. Recycling is included in your trash pickup at no additional cost. Please use the recycling bin provided by Waste Connections. Mixing paper, plastic, metal, etc. is allowed. Don't use plastic bags. For questions regarding your trash or recycling service, please contact **Waste Connections at 303-791-3827** or **www.wcdenver.com**.

Recycling Dates: September 5, 18

SouthPark Online Resources

Please visit www.southparkhoa.com for community news, contacts, recreation and clubhouse information, neighborhood events, vendor directory, and more. To pay HOA dues, view financials and board minutes, and manage ACC requests, please visit www.amihoa.com.

Advertising:

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.
To place an ad, call **Colorado Lasertype, 303-979-7499**
Email: **getinfo@coloradolasertype.com**
To find ad rates and discounts,
go to **www.ColoradoLasertype.com**
and click on the "Advertising Rates" link.

The SouthPark Monthly Newsletter is a publication of the SouthPark Homeowner's Association. Appearance of an advertisement in this publication does not constitute a recommendation or endorsement by the publisher or the association of the goods or services offered therein. The opinions expressed in this newsletter are those of the individual authors and not of the Board of Directors of your association or the publisher. Neither the Board, publisher nor the authors intend to provide any professional service or opinion through this publication.

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News From The Board,

continued from front page

Social: At the August HOA meeting the Social Committee updated everyone on the next event ... the SouthPark neighborhood Holiday party! Stay tuned for more information on this fun December event!

Grounds: JBK continues to amaze for their quality service. Feedback to Board members has been very positive as to the level of grounds maintenance and irrigation repair work. It has also resulted in cost savings to the grounds and irrigation budgets!

Bailey Tree will be in the community for their week of pruning work around September 1. They will be working in the common areas (Triangle Park) and along the major streets this round. Bailey has already done the Ash Borer treatment for the year; they are available for residential service as well. Feel free to reach out to them if you have questions on treatments and costs. Their phone number is 720-940-6519, or you can contact them at trimmingdenver.com. This is not meant as an endorsement, but information to let the community know that Bailey Tree is not only providing service to the HOA, but available for residential questions and service.

At the August HOA meeting the Board approved having CAMCO apply crack seal on the clubhouse parking lot and the alley at 7761 S Curtice. AMI will be emailing more information on lot and alley closures when the scheduling is finalized.

Local Corn Mazes

CHATFIELD FARMS

Fridays – Sundays, Sept. 15 – Oct. 29, 9 a.m. – 5 p.m.

8500 W Deer Creek Canyon Road, Littleton, CO 80128

It's time to explore our seven-acre corn maze. Visitors under the age of 10 can explore the corn mini-maze. In an effort to reduce waste, printed maps will not be available at Corn Maze. General admission tickets are not available Friday – Sunday during Corn Maze. Last entry is 5 p.m. Corn Maze events and our site close at 6 p.m. Halloween masks and costumes are not permitted on the premises. Tickets must be purchased in advance for a specific time. No onsite ticket sales.

ANDERSON FARMS

6728 County Rd 3 1/4, Erie, CO 80516

The maze at Anderson Farms is open day and night and is never haunted. The maze is divided into four sections; they will be indicated on your punch card. Do one section or complete all four! There are six checkpoints hidden in each of the three larger sections of the maze, totaling 18 checkpoints.

THE PATCH IN ELIZABETH

Opens September 23, 2023

39980 Fox Trot Cir, Elizabeth, CO 80107

Our maze is carved into a whopping 4 acres of tall corn stalks! We put activity stations along the paths with fun facts and quizzes to help you choose a direction for your exploration. Besides the large maze, we plant a mini-maze for younger guests.

COTTONWOOD FARMS

September 23 - October 31, 10 a.m. to 6 p.m.

10600 Isabelle Rd. Lafayette, CO Corn Maze

Bring the whole family for a walk in the corn maze. Our two acre corn maze provides the real feel of being on the farm. Cut by hand, not by tractors, it allows our paths to be narrower, and the experience more personal.

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Palisade Fruits and Produce

Colorado peaches are most famously grown in the town of Palisade, and they are known for being extra juicy and extra sweet, thanks to the long sunny days and cool summer nights in Colorado, which help all those delicious fruity sugars develop. Palisade peaches have a long history as a Colorado classic, and it all starts with a man named John Harlow. After the Ute tribe were forcibly removed from their ancestral home in the Western Slope in 1881, colonizers began developing a town known as Palisade. The farmers there quickly realized just how rich and nutrient-filled the soil was, but while it was great for vegetables and grains, there wasn't nearly enough rainfall or water for fruit trees, which shriveled up and died very quickly. But John Harlow, who planted some of the area's earliest peach trees with his wife in 1882, was a determined man. He spearheaded a canal project to divert water from the Colorado River and irrigate the region, and though it took years for his project to come to fruition (pun intended!), it worked. By the beginning of the 20th century, more than twenty-five thousand pounds of peaches were being shipped from Palisade to regions across the country each year.



Once they figured out irrigation, farmers began planting more fruits, like apples, pears, grapes, apricots, and cherries, cementing Palisade and the surrounding area as Colorado's most famous and most productive agricultural hub. Today, Palisade is home to orchards, farms, and vineyards galore.

—<https://www.coloradoinfo.com/blog/>

The Best Homemade Applesauce

After tasting the pure apple flavor of this homemade sauce, you just might never go back to the store-bought kind. Supermarket applesauce can be loaded with added sweeteners and flavorings. We use only a little sugar, plus lemon juice, salt and cinnamon, providing a balanced flavor and the perfect amount of sweetness.

Ingredients:

- 4 lbs assorted apples, (Golden Delicious, Honeycrisp, Gala or McIntosh - about 8), peeled, cored & chopped
- 1/4 cup sugar
- Kosher salt
- 1 tablespoon freshly squeezed lemon juice
- 1/4 teaspoon ground cinnamon

Directions:

Combine the apples, sugar, 1 cup water and 1/2 teaspoon salt in a large pot. Bring to a simmer over medium-high heat, stirring occasionally. Reduce the heat to medium-low. Cover with a tight-fitting lid and cook until the apples are very soft, 18 to 20 minutes.

Stir in the lemon juice and cinnamon. Let cool for 5 minutes or so, then transfer the apple mixture to a blender, filling no more than halfway. Remove the center cap from the lid and place it on the blender. Cover the lid with a folded kitchen towel to catch splatters and pulse until smooth. Alternatively, puree in the pan with an immersion blender.

Transfer the applesauce to a bowl and refrigerate until cool, about 1 hour. Store leftover applesauce in an airtight container in the refrigerator for up to 5 days.

— <https://www.foodnetwork.com/recipes/>

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Colorado Wildlife Events and Festivals

FALL BIRDING FESTIVAL AT BARR LAKE

Barr Lake State Park, Brighton

(early-September)

Fly over to Barr Lake State Park to celebrate the fall bird migration, an experience worth sharing with others. Be entertained at this festive community event filled with food, fun, and lore—something for everyone. Plan for a day packed with free food and activities. The Fall Birding Festival is free, but a valid parks pass is required for each vehicle that enters the park. For more information about the Fall Birding Festival, call Barr Lake Nature Center at 303-659-6005 or send an e-mail to barr.lake.nature.center@state.co.us.

LIVING HISTORY DAYS

AT STAUNTON STATE PARK

(early-September)

Meet at the Group Picnic Area (10am-3pm) to view the local historic group's displays and try square dancing! From there, embark on a treasure hunt to find the Reynold's Gang's gold! The treasure hunt meanders through the historic Cabin District and ends at the original Staunton Cabin (35min. hike). Folks dressed in historic garb will greet visitors with cowboy music and Johnny cakes with lemonade. Enjoy demonstrations such as a Mountain Man campsite, trapping and hunting, medicinal and edible plants, as well as games, crafts and blacksmithing.

ANNUAL CELEBRATING BIRD MIGRATION

Waneka Lake and Greenlee Wildlife Preserve, Lafayette

(late-September)

Explore the wonderful world of birds in a beautiful place! See a live hawk and other birds of prey up close and view birds in the wild through spotting scopes and binoculars. Learn about migration, marshes and the role avian friends play in our lives. Enjoy art projects and a scavenger hunt.

The 1/3 mile walking path between the parking area and Greenlee Wildlife Preserve will feature several local organizations with great activities and displays to offer! This free, public event is suitable for all ages and will also feature an array of fine door prizes.

This program begins at the Waneka Lake East parking lot, where Emma St. ends at Caria Drive in Lafayette. For more information, contact Martin Ogle at Martin@EntrepreneurialEarth.com or 720-612-0506.

ESTES PARK ELK FESTIVAL - Estes Park

(late-September/early-October)

A two-day festival, as described on the event's website: "Elk Fest offers visitors a chance to view elk during the rutting season in the wild, as well as expand their knowledge of elk. Learn more about elk, their habitats, and how to observe them in the wild. Held in Bond Park, located in downtown Estes Park, Elk Fest will offer bugling competitions, educational areas, seminars, music by the Elktones, Mountain Man Rendezvous, Native American storytelling and music, guided elk viewing tours, and vendors that offer art from oils and pastels, hand made elk-ivory jewelry, scrimshawed antler knives, elk antler lamps and chandeliers, elk hide pillows, silver and gold jewelry, and elk antlers." Find out more from the Estes Park Elk Fest website, including schedules and costs (for elk viewing tours), or write to the event organizers.

– <https://cpw.state.co.us/thingstodo>

METRO DENVER

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MARKET ON YOUR CALENDAR

<p>Saturdays</p> <p>SOUTHWEST PLAZA</p> <p>MAY 6 - OCTOBER 28</p> <p>Southeast Parking Lot</p> <p>Wadsworth & Bowles</p> <p>8am-2pm or Sellout</p>	<p>Saturdays</p> <p>LAKWOOD</p> <p>JUNE 10 - SEPTEMBER 30</p> <p>Mile Hi Church</p> <p>9077 W Alameda Ave</p> <p>10am-2pm or Sellout</p>
<p>Sundays</p> <p>HIGHLANDS RANCH</p> <p>MAY 7 - OCTOBER 29</p> <p>HR Town Center</p> <p>9288 Dorchester St.</p> <p>10am-2pm or Sellout</p>	<p>Wednesdays</p> <p>LITTLETON</p> <p>JUNE 14 - SEPTEMBER 27</p> <p>Aspen Grove</p> <p>7301 S. Santa Fe Dr.</p> <p>10am-2pm or Sellout</p>

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South Suburban Parks & Recreation Events

Visit ssprd.org for the latest events and news from South Suburban Parks & Recreation.

New Dates: Public Hearings For 2024 Budget

Get involved and learn more about South Suburban's major goals for 2024! District residents are invited to provide input on projects and priorities at public hearings for next year's budget. The public meetings will be held in the Board Room at the Sports Complex (4810 E. County Line Rd., Littleton) on the following dates:

- August 23
- September 27
- October 4

For additional information, call the South Suburban Administration Office at 303-798-5131, Monday-Friday from 8:00 a.m.-5:00 p.m.

Fall Sale at South Suburban Recreation Centers Sept. 18-Oct. 1

Buy a 20 pack of admission punches, get 5 free. Buy a 10 pack of 1-hour personal training or private reformer, get 1 free. Take advantage of these great savings while you can! Purchase at register.ssprd.org or at any South Suburban recreation center starting Sept. 18.

Explore South Suburban With SSPRD Bingo

Explore everything South Suburban has to offer with SSPRD Bingo! Complete a bingo card and turn it in for your chance to win a \$50 South Suburban gift card or 10 admission punch passes to your favorite recreation center. Learn more at ssprd.org.

Construction Update

The newly built Littleton Golf and Tennis facility and the Sports Dome should be completed and opening early this fall. Keep an eye out for public celebrations! Abbott, Cherry, Little Dry Creek and Linksvie parks are being renovated with new play structures. Writer's Vista Park is being upgraded with a new shelter and restrooms. All of these projects are scheduled to be completed this fall. Keep track of ongoing construction projects, learn about future plans and share feedback on projects at gameplan.ssprd.org.

September: Self-Care Awareness Month

Celebrate Self-Care Awareness Month this September! South Suburban is proud to provide facilities, outdoor spaces and programs that help community members live happier, healthier lives. Visit ssprd.org to learn more about the many opportunities to form new healthy habits, including free class demos and discounted wellness classes.

HAPPY LABOR DAY SOUTHPARK!

SouthPark Real Estate 101 SUPPLY AND DEMAND!



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SOLD 7/29/2023 BAER REALTY SELLERS
5730 S Bemis St (Old Town Littleton): \$694,900

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Sept. 13: Positive Thinking Day

Celebrate positive thinking by saying some affirmations, hanging around with positive people or showing gratitude for the simple things in life.

Sept. 28: National Good Neighbor Day

Take the Good Neighbor Pledge: "I pledge to be the "good neighbor." With the goal of becoming a more connected and caring community, I will be a person who lives with kindness and concern for my neighbors. I'll take the first step by connecting with neighbors and introduce myself. I will practice the 'good neighbor mindset' to make connections, invitations, stay aware, and be available to my neighbors. Good neighbors make great neighborhoods."

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Check Out Fall Colors

Kebler Pass – Kebler Pass near Crested Butte, is a popular mountain pass that boasts the largest aspen grove in the U.S. Feel as though you are covered in gold as you drive through the towering aspens along the 33-mile unpaved road.

Kenosha Pass – Along Highway 285, northeast of Fairplay, Kenosha Pass intersects a section of the Colorado Trail and provides one of the best places to see fall colors in Colorado. The moderate trail guides hikers amongst shades of yellow aspens before delivering them to the overlook of South Park Valley.

San Juan Skyway – Make a trip out of it and drive the 236-mile loop through the San Juan Mountains for some spectacular fall colors. The crown jewel of this route is the 70-mile section known as the Million Dollar Highway.

Telluride – Resting within a box canyon, Telluride is surrounded by colors that come every fall that can be seen from almost anywhere in town. But the best way to view the change of seasons is via the Gondola ride to the ski resort.

Boreas Pass – Connecting the towns of Breckenridge and Como, Boreas Pass is known for its historic landmarks and the aspen groves that hug the winding road, creating a beautiful tunnel of yellow, orange, and red.

Golden Gate Canyon State Park – Golden Gate Canyon State Park is filled with golden aspens, mountain meadows, and panoramic views of snow-capped mountain peaks and all easily accessed via the park’s extensive trail system.

Help Build Beds For Children

J&K Roofing is hosting a bed build day with non-profit Sleep in Heavenly Peace (SHP), Denver chapter. This is a day to volunteer and have fun building beds for children in our community who don’t have a bed to sleep in. Open to the public. No experience needed. Bring your family, neighbors, business acquaintances and friends. Saturday, September 16, at J&K Roofing headquarters, 13000 W 43rd Drive, Golden. You can donate or register online at <https://shpbeds.org/chapter/co-denver/>. Come join us. It’s going to be a great day! “No kid sleeps on the floor in our town!”

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 SOLD: 2802 W Long Cir #C \$474,900
 SOLD: 7731 S. Curtice Way #A \$590,000
 SOLD: 7771 S. Curtice Dr. #A \$510,000
 SOLD: 7705 S. Curtice Way #E \$531,500
 SOLD: 2877 W Long Cir #A \$532,000
 SOLD: 7705 S Curtice Way #B \$547,500

SouthPark Real Estate Update for September 2023

SouthPark Single Family Homes

	Up to 600,000	600,000–699,000	699,000–Plus
For Sale	0	1	0
Under Contract	0	0	1
Total Sold 2022	0	2	3
Total Sold 2023	0	1	5

SouthPark Townhomes

	Up to \$400,000	\$400,000–\$499,000	\$500,000–Plus
For Sale	0	1	1
Under Contract	0	0	2
Total Sold 2022	0	6	13
Total Sold 2023	0	9	7

The information is based on MLS August 15, 2023

Not all of the properties were listed and/or sold by Terry Jenni, Metro Brokers.



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