



Historically Speaking... Recreation Facility Improvements

Eighteen years ago, the first major round of improvements to our Recreation Facilities was nearly complete. According to the minutes of the Annual Meeting held on May 17, 2007:

- **Pool Area Enhancements:** A new shade structure and sheltered picnic table were installed, along with black ornamental fencing and gate access via proximity cards. A new sidewalk was added on the east side with an ADA-compliant slope, and sod was laid around the picnic shelter where the volleyball court had been removed.
- **Project Leadership:** The improvement project was led by Rich Hagan, Facilities Improvement Chairman, with assistance from Tom O'Neill. Committee members included Charlie Swanson and Scott and Juli Thomas.
- **HOA Board of Directors at the Time:** Lou Day (President), Chris Pillow (Treasurer), Bob Stong, Mark Hannum, Dan Dowell, Paige Visser, and Debbie Swoboda. Eileen Parker served as Secretary.
- **Remaining Tasks:** The gate, fencing, and landscaping, including the sprinkler system, still needed to be completed prior to Opening Day on Memorial Day weekend.
- **Other Improvements:** Native grasses were planned for the new open area where the easternmost tennis court had been removed. The extended retaining wall and the wall between the pool and courts were redone later (further research is underway to confirm those dates).
- **Project Cost:** The total cost of the improvements was approximately \$185,000, funded through \$90,000 from reserve funds and a \$90,000 loan. The remaining \$5,000 in costs was covered by reserves generated during 2007–08.

July 2025

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Coyote on Dutch Creek Trail (Encounter from DCV resident)

On a beautiful Sunday afternoon, we were walking along Dutch Creek Trail — three adults, two dogs, and a baby in a stroller — when a coyote suddenly appeared, climbing up from the creek embankment behind us. I expected it to run off, but instead, it staggered toward us, unsteady on its feet and seemingly unaware of our shouts.

It wasn't aggressive, just... off. It stared blankly, stumbling closer as we slowly backed away. The moment felt more unsettling than threatening.

Eventually, the coyote veered into the brush and disappeared. As soon as it left, we quickly made our way toward the neighborhood and chose an alternate route home. My best guess is that it was sick — possibly suffering from distemper. A quick reminder of how wild the world can be, even so close to home.

WHAT TO DO IF YOU ENCOUNTER A COYOTE

After this experience, I felt it was important to share how to respond to coyotes and when to report concerning behavior. Most coyotes avoid humans, but they can become bold if they've been fed, are injured, or are ill.

If you encounter a coyote:

1. **Stay calm — don't run.** Running may trigger a chase instinct. Stand your ground and maintain eye contact.
2. **Make yourself look bigger.** Raise your arms, wave them, or open your jacket. Speak in a loud, firm voice.
3. **Haze the coyote.** Clap, use a whistle, or throw small objects *near* (not at) the coyote to scare it off.
4. **Protect your pets.** Keep dogs leashed and pick up small pets immediately. Don't let pets roam unsupervised.
5. **Back away slowly.** Keep facing the coyote as you move away.

WHEN TO REPORT A COYOTE: Coyotes that lose their fear of humans can pose a greater risk. Contact animal control if a coyote:

- Follows people or lingers in yards or playgrounds
- Approaches humans without fear, or acts aggressively
- Behaves unusually bold during daylight hours
- Appears disoriented, limping, or visibly injured
- Has patchy fur, scabs, or signs of mange

SIGNS OF AGGRESSION

- Growling or snarling
- Baring teeth or snapping jaws
- Stiff posture with tail high
- Direct, unbroken eye contact
- Lunging or charging (even if stopping short)
- Ears pinned back
- Raised hackles (hair along the back)

If you see aggressive or sick behavior, please contact local animal control. Coyotes are a natural part of our environment — but safety comes first. Let's stay aware and keep our community safe.

— Jeffco Animal Control, 303-271-5070, animal-control@jeffco.us



Join Us In Keeping The Dutch Creek Village Pool a Family-Friendly Haven!

Dear Dutch Creek Village Community, Summer is here, and our community pool is the heart of family fun and relaxation! We love seeing families and kids splashing and enjoying this shared space. To keep it welcoming for everyone, we need your help to ensure the pool remains a safe, respectful, and a family-friendly environment where every visit to be enjoyable for all. Most of our community members, including our awesome teens, use the pool respectfully. However, we've noticed occasional behaviors—like loud music, foul language, or other inappropriate actions—that can make the space less enjoyable for families with young children.

Let's Work Together to Keep the Fun Going!

Here are a few ways we can all contribute to a positive pool experience:

- Parents, chat with your teens! Encourage them to be mindful of their behavior and how it impacts others. A quick conversation about respect and community can go a long way!
- Know the rules. Our pool guidelines are posted at the pool and on our website (dutchcreekhoa.com). They include no smoking/vaping, no alcohol or glass containers.
- Be a community champion. If you notice behavior that doesn't align with our family-friendly vibe, kindly remind others of the rules. If needed, note names or addresses of those exhibiting questionable behavior to report to the HOA so we can address it fairly (e.g., temporarily disabling pool cards for repeat offenders).

Ideas to Keep a Positive Pool Experience:

- Community vigilance. Let's look out for each other! If you see something, say something—politely first, then report to the HOA if needed.
- Security support. the board may find the need to hire either a pool management company or security to check IDs and ensure everyone follows the rules.
- If reports of questionable behavior continue we may be forced to consider short-term closures for accountability. If an issue arises, we could close the pool for 24 hours and post the reason to encourage responsibility.

We Need YOU!

Do you have creative ideas to keep our pool a joyful place for all? Have thoughts on the suggestions above? If so, we'd love to hear from you! Drop us a line at info@dutchcreekhoa.com. Together, we can make sure Dutch Creek Village pool remains a fantastic spot for every family in our community.

Let's make this summer the best yet at our pool!

I think of a hero as someone who understands the degree of responsibility that comes with his freedom.

—Bob Dylan

Dutch Creek

Board of Directors and Officers of the Master Association

| <u>Name</u> | <u>Position</u> | <u>Term</u> |
|----------------|-----------------|-------------|
| TBD | President | 2028 |
| Craig Pedersen | Vice-President | 2028 |
| Kendra Conrad | Treasurer | 2028 |
| Eileen Parker | Secretary | Volunteer |
| Jessica Cahill | | 2028 |
| Jason Fish | | 2028 |
| Jason Flynn | | 2028 |
| Jason Rogers | | 2028 |
| John Wilber | | 2028 |

Architectural Control Committee: Jessica Cahill

Greenbelt / Landscape Manager: Craig Pedersen

Pool Manager: Jason Fish

Pool & Courts Proximity Key: Jason Flynn

Tennis Court & Multi-Sport/Basketball Court: Jason Rogers

Website: Jason Rogers

We need volunteers!

Please contact us if you are interested in helping with DCV HOA.

Want to submit something for the newsletter?

Articles are due on or before the second Thursday of the month.

Email articles to info@dutchcreekhoa.com.

****Articles are subject to approval by the BoD.****

This Space Intentionally Left Blank for Teen Services

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.

Advertise in this Newsletter!

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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*July is hollyhocks and hammocks, fireworks and vacations,
hot and steamy weather, cool and refreshing swims,
beach picnics, and vegetables all out of the garden.*

—Jean Hersey



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Short-Term Rental (STR) Regulations Update

Case Number: 25-112508AM

Jefferson County Planning & Zoning is proposing a Regulation Amendment to the Short-Term Rental (STR) Regulations. The 4 primary goals of this regulation update are:

1. protect long-term housing resources;
2. minimize risk of life during emergency evacuations;
3. facilitate responsible, safe STR usage to ensure compatibility with surrounding communities; and balance the benefits and burdens of administration
4. and enforcement of STR licensing and enforcement.

Proposed Draft and Comment Period

The proposed regulations can be found in both Word and Adobe PDF formats below, along with a summary of the key points. All red-marked versions are in the case folder (25-112508AM).

- Short-Term Rental Regulations Draft (PDF)
- Short-Term Rental Regulations Draft (DOCX)
- Summary of Key Points in Draft Regulations (DOCX)

Please submit any comments you may have on the proposed regulations via email to Planning & Zoning. The comment period is open until July 20, 2025.

Community Meeting

An informational community meeting will be held on June 24, 2025 at the Jefferson County Administration Building, in Hearing Room 1 from 6:00 pm – 8:00 pm. You will have the option to join in person or online. The meeting will be recorded and published on our web site.

* A “short-term rental” is currently defined as a *single-family detached dwelling (house) or portion thereof that is rented out for accommodations or lodging for a period of fewer than 30 consecutive days. These properties are often rented through websites such as Airbnb and VRBO.*

The summer night is like a perfection of thought.

—Wallace Stevens



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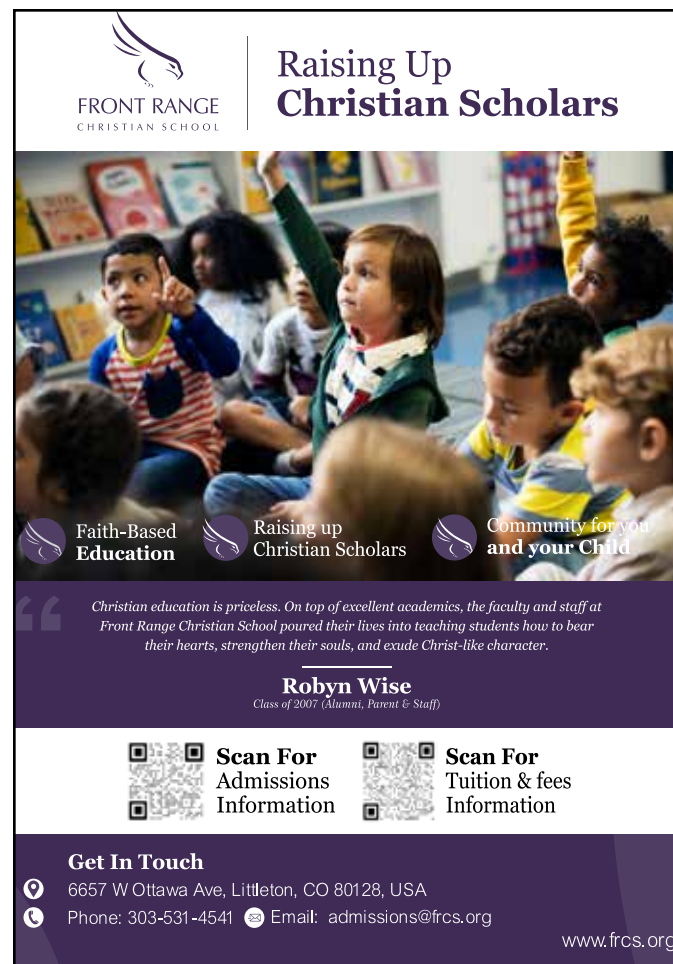
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Robyn Wise
Class of 2007 (Alumni, Parent & Staff)

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