



Neighborhood Meetups



Spring is here! While there is always a chance for more snow through the next couple of months, spring is finally here. More people are spending time outside in the beautiful Colorado sun. And that means *now* is the time to think about starting a meet-up!

Do you like going for afternoon walks? Are you into fishing, biking, woodworking, or crafting? If you have something you love to do and want to meet others in the neighborhood with the same interests, then let us know! We will add your meetup to the list in the monthly newsletter. Email kvnewsletter@gmail.com with any questions or to place your meetup information.



Watch the Rockies at Coors Field

Nothing says warm weather like baseball on a sunny day. What better place to watch a game than Coors Field in downtown Denver with a grand view of the mountains in the distance? The Rockies season runs from early April through early October, and maybe longer, pending a playoff run.

Opening day for the Colorado Rockies will be held on Friday, April 5th, 2024 as they take on the Tampa Bay Rays. There are plenty of festivities to celebrate the return of baseball. Coors Light will be set up in McGregor Square with activities for the whole family, the Broncos quarterback will throw a ceremonial first pitch, and there will be a flyover by the Air National Guard. Don't miss this exciting day!

—<https://www.uncovercolorado.com>

Newsletter Contributions

Neighbors, we want to hear from YOU! We are accepting articles and ideas for the Kipling Villas Newsletter. Tap into your inner author and send us your thoughts, neighborhood news, pictures of the neighborhood, or something you would like to share with our neighbors. *Note: the deadline for articles or photos in the May newsletter is April 15.* Please send articles and photos to the newsletter editor at kvnewsletter@gmail.com.



If you have any damage done in your yard or questions about the construction, call 303-529-1111.

HOA Matters

We will be having our next HOA meeting April 2nd at 7:00pm. Everyone is welcome! We will have free pizza during this meeting, vote on the board members for the next year, and welcome Jeffco Deputy Mark Bybee to answer any questions residents may have. Thank you for choosing to pay your HOA dues each year. If you haven't yet paid your \$40 dues, please send it to P.O. Box 620395, Littleton, CO 80162 before May 15th. Thank you!

— HOA Board



KVHA Events Coming Up

- **HOA Quarterly Meeting at Lilley Gulch Rec Center:** April 2nd, 7-8pm *Presentation from Deputy Mark Bybee, yearly board member vote, and Free Pizza
- **Garage Sale Weekend:** May 30th – June 2nd
- **Neighborhood Cleanup:** June 15th



Moms Meetup

April 17th from 10:00-11:00am at Lilley Gulch Park

This is a group for moms who live in Kipling Villas to get connected. For inclement weather text me at 620-877-7631 for meetup status.

— Heidi Roesch

Pickleball Meetup

Come join me on Tuesdays for some pickleball fun. This is an older social group available to any skill level. Bring your own racket; balls are provided. Call me at 303-979-9454 for the time and location each week.

— Gary Messick

If you are interested in starting a meetup, please email us at kvnewsletter@gmail.com. We look forward to hearing from you!

This Space Intentionally Left Blank for Teen Services



Kipling Villas Homeowners' Association Officers and Directors

Please note: District Representatives don't necessarily reside in the districts they represent.



Heidi Roesch
President,
District 3 Director
620-877-7631



Neal Anderson
Vice President,
District 2 Director
312-498-6022



Jerry Shin
Treasurer,
District 7 Director
303-979-4879



Kenna Brauchler
Secretary, District 4,
Co-Director
308-258-0847



Janet Clark
Event Planner,
District 4 Co-Director
303-697-2068



Ken Schauer
Webmaster,
District 5 Director
303-907-1042



Spencer Helwig
District 9 Director
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District 1 Director
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District 6 Director
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303-978-9644

The *Kipling Villager* is published monthly by the Kipling Villas Homeowners' Association, a non-profit association. The newsletter is delivered by hand to all the residents of Kipling Villas.

News Articles

The deadline for news articles is the 15th of the month before the next month's issue, except for the Jan. issue which is Dec. 4th. All articles must be approved by the editor for publication, or as space permits. Please email kvnewsletter@gmail.com to submit an article for the newsletter.

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.



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

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

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.

Zoo Lovers Day

Each year on April 8th, National Zoo Lovers Day encourages us to explore our local zoos. Each year millions of people visit zoos and learn about the many animals that live there. Also known as zoological parks, many of them serve as breeding centers. These facilities are relied upon when species are endangered or at risk of becoming endangered. They also provide education to the public about a broad variety of animals and their habitats.

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AKC REGISTERED LABRADOR PUPPES FOR SALE. To be born mid April, ready fro new homes after June 15, 2024. Call or text 719-349-0679. Farm raised with lots of love!

Tutoring - provides homework help, strengthens skills, and/or enrichment. Call/text Nancy, licensed teacher K-6, 303-932-9745 for availability.

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.

Happenings At Hudson Gardens

Hudson Gardens has several trunk shows scheduled in the gift shop that will feature unique art and gift items and will showcase local artists. You won't want to miss these events, so mark your calendars!

- **April 27 & 28, 10 - 3:** Nature Inspired Watercolor Cards
- **May 4 & 5, 9 - 4:** Original Mixed Media Art

Admission to the gift shop and to tour the gardens is always free so come on by and check out the gift shop, support local artists and enjoy a stroll through the grounds. Hudson Gardens

is located at 6115 South Santa Fe Drive, Littleton, CO 80120 and there's plenty of free parking.

If you have questions, you can reach out to Sandra Bantle, the manager of the gift shop, at 720-863-8609.

Check out some of our work
 Facebook: San Judas Painting LLC
 Website: Sanjudaspainting.com

Neighborhood Special Pricing



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RondaGreene@Remax.net



8908 W Maplewood Dr - \$630,000

Great home on corner lot featuring a new kitchen, hardwood floors, new Trex decking and new carpet. This 3 bedroom, 3 bath home is just right for you!

Recent Kipling Villas Activity

<u>Address</u>	<u>Beds</u>	<u>Baths</u>	<u>Total SF</u>	<u>Style</u>	<u>Price</u>	<u>Status</u>
6453 S Johnson St	2	2	1,570	Bi-Level	\$599,000	Active
8908 W Maplewood Dr	4	3	2,246	Tri-Level	\$630,000	Active
8732 W Arbor Dr	3	3	2,760	Two Story	\$590,000	Pending
6279 S Garrison St	4	3	2,266	Tri-Level	\$610,000	Pending
6143 S Holland St	4	3	2,760	Two Story	630,000	Pending