



## Kipling Villas 5K Fun Run – October

**When: Saturday, October 14th**

**Where: Start and Finish – The intersection of S Iris St and W Walker Pl**

**Start Time: 9:00am**

Get your sneakers ready, because we will soon be hosting our third annual Kipling Villas 5K Fun Run!

This race will take place throughout the Greenbelt trails along Iris, Parkhill, and Holland. Invite your family and friends to join, as all ages are welcome!

Essential details: You may run or walk the 3.1-mile route. Strollers and dogs on leashes are welcome. The cost is \$10 per participant, with a 5k t-shirt included this year! To guarantee the correct size for your shirt, you must register online before October 3rd. Any online registrations after October 3rd or race day registrations will still get a t-shirt, but only while supplies last. Please bring cash or a check to the check-in table on the morning of the race.

We need volunteers to make this happen. If you would like to help on race day between 8:15 and 10:30am, please email [kiplingvillas5k@gmail.com](mailto:kiplingvillas5k@gmail.com). You will receive a free T-shirt for your help. Thank you!

Scan this QR code to register online, or email [kiplingvillas5k@gmail.com](mailto:kiplingvillas5k@gmail.com) for the registration link.



## Newsletter Contributions

Neighbors, we want to hear from YOU! We welcome articles and ideas for the Kipling Villas Newsletter. Tap into your inner author and send us your thoughts, news, pictures of the neighborhood, or something you would like to share with the community.

Note: The deadline for articles or photos in the October newsletter is September 15th. Please send articles and photos to the editor at [kvnewsletter@gmail.com](mailto:kvnewsletter@gmail.com).

*Let's pumpkin spice things up a bit.*

*—Unknown*

## KVHA Events Coming Up

**HOA Quarterly Meeting at Lilley Gulch Rec Center:**  
October 3, 7-8pm

**Kipling Villas 5K Fun Run/Walk:**  
October 14, 9am start time



## HOA Matters

We are looking forward to the 5K fun run this fall! Thank you for choosing to pay your HOA dues each year and helping events like this come to life. If you haven't yet been able to make your payment this year, it's not too late! Send your \$40 HOA fee to P.O. Box 620395, Littleton, CO 80162. Thank you!

**— HOA Board**



## Moms Meetup

**September 11th** from 9:30-10:30am at Chief Colorow Park  
**September 26th** from 9:30-10:30am at Lilley Gulch Park

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

— Heidi Roesch

## Pickleball Meetup

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 want to start a meetup, please email us at kvnewsletter@gmail.com. We look forward to hearing from you!*

## 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  
 303-668-0950



**Cyndi Hannes**  
 District 1 Director  
 303-918-1446



**Brandon Purdum**  
 Newsletter Editor



**Gary Messick**  
 District 6 Director  
 303-979-9454



**George Hellewell**  
 District 8 Director  
 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.

## 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](mailto:getinfo@coloradolasertype.com)

To find ad rates and discounts, go to [www.ColoradoLasertype.com](http://www.ColoradoLasertype.com) and click on the "Advertising Rates" link.

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.



**OB PAINTING INC.**  
 CALL ROB : (303) 986-8198

<p><b>\$300 off</b>                  Exterior or Interior Painting!</p> <p>American family owned.                  30 years in business.</p> <p><i>Workmans Comp &amp; Liability Insurance                  Credit cards accepted</i></p>	<p><b>10% off</b>                  For Payments                  In Cash</p>
<p><b>Multiple Home Discount</b></p>	

**This Space  
 Intentionally Left Blank  
 for Teen Services**



## Fences Along the Greenbelts

Last month, we wrote a little about the history of the chain link fences along the greenbelts lining Parkhill, Holland, and Iris, as well as how those fences belong to the residents and not Foothills. If you missed that article, you can find more information in the FAQ section of the KVHA website, kvha.us.

Some of the chain link fences along the greenbelt run alongside homeowners' wood fences. This is a bit of an eye sore, as weeds and sometimes even little trees have started to grow in-between. Also, it can be challenging to maintain that area between the two fences. Fortunately, a unique opportunity has popped up!

To continue improving the greenbelts, Foothills Park and Recreation has offered to remove some of those chain link fences at no cost to you!

This fall/winter, Foothills has committed to removing these chain link fences for the first 20 homeowners who respond to this article!

If this situation applies to you, and you would like your chain link fence removed, please get in touch with Chris Byrnes at cbyrnes@fhprd.org and provide your name, address, and phone number so they can add you to the list.

Thank you for helping to make the greenbelts even more beautiful for the neighborhood!



## Teen After Hours: Lights Out Glowstick Games

Friday, September 15,  
6:00 – 8:00 p.m., Columbine Library

These after-hours events are for the 12-18 crowd, with loads of activities and a chance to hang out with friends. There's always something fun happening when the library shuts down! Registration is required. Registration opens September 1 at 12:00 a.m.

–<https://jeffcolibrary.bibliocommons.com/v2/events>

## 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!"

**J&K ROOFING**  
Calm After the Storm<sup>SM</sup>

**Have you had hail in your area?**

35+ YEARS OF SERVICE ESTABLISHED 1988

BBB A+

TEAM DAVE LOGAN 10+ YEAR MEMBER

- ROOF REPAIR & REPLACEMENT
- STORM DAMAGE & INSURANCE CLAIMS
- WINDOWS & SIDING
- SOLAR ROOF SHINGLES & PANELS

JKRoofing.com

PLATINUM PROFESSIONAL SERVICE

Master Elite

FREE INSPECTIONS

**303-425-7531**

ROOFING + WINDOWS + SIDING + SOLAR

**METRO DENVER FARMERS' MARKET**

**MARKET ON YOUR CALENDAR**

<p><b>Saturdays</b></p> <p><b>SOUTHWEST PLAZA</b></p> <p>MAY 6 - OCTOBER 28</p> <p>Southeast Parking Lot</p> <p>Wadsworth &amp; Bowles</p> <p>8am-2pm or Sellout</p>	<p><b>Saturdays</b></p> <p><b>LAKEWOOD</b></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><b>Sundays</b></p> <p><b>HIGHLANDS RANCH</b></p> <p>MAY 7 - OCTOBER 29</p> <p>HR Town Center</p> <p>9288 Dorchester St.</p> <p>10am-2pm or Sellout</p>	<p><b>Wednesdays</b></p> <p><b>LITTLETON</b></p> <p>JUNE 14 - SEPTEMBER 27</p> <p>Aspen Grove</p> <p>7301 S. Santa Fe Dr.</p> <p>10am-2pm or Sellout</p>

**Check out our great recipes online!**

For more information call the  
Metro Denver Farmers' Market Hotline

**303-887-FARM**

[www.denverfarmersmarket.com](http://www.denverfarmersmarket.com)

SNAP

CREDIT UNION OF COLORADO

## 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](mailto: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](mailto: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>

# BOOST YOUR FALL BUSINESS!

## ADVERTISE IN THIS NEWSLETTER!

**Colorado  
Lasertype**  
Your neighborhood  
newsletter publisher

Check out our website  
today for pricing!

[www.coloradolasertype.com](http://www.coloradolasertype.com)

September ad deadline is August 15th

[GetInfo@ColoradoLasertype.com](mailto:GetInfo@ColoradoLasertype.com)

**303-979-7499**

**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 [www.coloradolasertype.com](http://www.coloradolasertype.com).

Adulting is hard. Photos Don't Have To Be. Seniors, Family, Headshots, Branding [cheriesuttonphotography.com](http://cheriesuttonphotography.com) 720-515-5141

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

MUSIC LESSONS! Piano, Guitar, Bass, Trusted teacher 20+yrs, Great w/ kids. Text 720-297-8767

Drywall - Basement finishes - Remodeling. Years of exp. w/ refs. Gary 303-829-6363

VARGO Insurance Consulting. Health Life Disability – Group & Individual. Paula 303-955-5629

DAN GRAY PAINTING 303-514-3232 Interior/Exterior, Drywall and carpentry repair. Free est/insured/30 years painting in Colorado.

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

A/C Inspection \$49.99 (parts & additional labor are not included) Emporia Home Services, Your local HVAC Company. 303-909-2018.

Interior Painting. Detail oriented. Affordable. Free Estimates. Jeff 720-877-4154.

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

OB PAINTING. Interior/Exterior. Free Est. Call today! 30 years in business! Rob: 303-986-8198

Lisa's Music Studio. Piano, Guitar, Banjo, Ukulele, Viola, Violin, Cello, & Drums. 303-883-1157.

Animals 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 Colorado Lasertype at 303-979-7499 or [getinfo@ColoradoLasertype.com](mailto:getinfo@ColoradoLasertype.com) to place an ad. To view our display ad prices, visit our website at [www.ColoradoLasertype.com](http://www.ColoradoLasertype.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.

**38th Annual Sunnyside Festival**

Come out and join us on September 16, 2023 at Clement Park for one of the longest standing, family-fun community events – the Sunnyside Festival. Celebrating our 38th anniversary, Sunnyside Festival is one of South Jeffco's largest community events to help support our local Foothills Parks & Recreation District. A fun and exciting lineup of local food and culture, family fun, kids activity fair, business and craft expo, car show, craft beer tasting and more.

–<https://sunnysidefest.com/>

*Autumn leaves don't fall,  
they fly. They take their time  
and wander on this  
their only chance to soar.*

–Delia Owens

**KEYSTONE ROOFING INC.**

**Chris Horning**  
Owner, Keystone Roofing Inc.

**303-349-9792**

[Chris@keystoneroofinginc.com](mailto:Chris@keystoneroofinginc.com)  
[www.keystoneroofinginc.com](http://www.keystoneroofinginc.com)

Receive a **\$750 discount** for any roof replacement with this coupon!

Google Guaranteed  
NATIONAL ROOFING CONTRACTORS ASSOCIATION MEMBER  
BBB ACCREDITED BUSINESS  
THE ROOFING INSTITUTE CERTIFIED INSTALLER

**PROFESSIONAL ROOFING CONSTRUCTION SERVICES  
BASED IN LITTLETON AREA, SERVING THE COLORADO COMMUNITY**

# Buying or Selling? Call Spencer and Ronda!



**SPENCER HELWIG**  
REALTOR®  
**303-668-0950**  
Spencer.Helwig@Remax.net

## Your Kipling Villas Experts!

**RONDA GREENE**  
REALTOR®  
**303-916-7997**  
RondaGreene@Remax.net



### 9535 W Lake Place

### New Listing at \$639,000



- New Kitchen with Slab Granite
- New Bathrooms
- New Flooring & Paint
- 3rd Car Garage
- RV Parking
- Extra Wide South Facing Drive
- New Roof, Gutters and Siding
- Low Maintenance Xeriscaping
- Cul-de-Sac Location

### 9536 W Walker Place

### Closed for \$634,000

