



A Publication of the Woodbourne Homeowners Assoc. ❖ Woodbourne is a Covenant Protected Community

December 2023

Vol. 30 No. 12 • Circulation: 425

Join Us For The Holiday Hayride!

Saturday, December 16, 2023,
5 p.m. – 8 p.m.

Woodbourne is sponsoring the Holiday Hayride on December 16th from 5 p.m. – 8 p.m. The Clubhouse will be open for the sharing of treats and refreshments compliments of our Woodbourne Wave swim team. The Wave will also be hosting an information table for those interested in the upcoming 2024 season. The Holiday Hayride is a long-standing tradition in Woodbourne with two horse carriages looping the neighborhood. It's a great time to dress warm, drink hot cocoa, meet new people, and see everyone's holiday lights in action. We hope to see you there!

“The Wave” Announces Guest Swimmer Program Starting in 2024

The Wave is excited to announce that starting in 2024, swimmers in the surrounding neighborhood communities will be eligible to join the swim team by invitation only. For more details on these exciting changes, please read the entire guest article on page 3

*We elves try to stick to the four
main food groups: candy, candy canes,
candy corn, and syrup.*

– Buddy, Elf

Board Meeting

December 13th, 2023, 7:00 p.m.
At the Clubhouse

Notes From The November Board Meeting

Let the holiday festivities begin!

November's Board meeting was primarily focused on ratifying our 2024 budget. This last year has seen a major uptick in neighborhood expenditures for items that pertain to our aging community. As the pool and surrounding areas are our greatest asset, they too have become our biggest expense. Some of the expenses were aligned to our Reserve Study in 2020, however when we seem to address or fix one thing, new issues present themselves. We are confident that with some expenditure realignment, we can both responsibly fund and draw from the reserve and operating accounts to align with assets that are coming due in their lifespan assessments. We will provide a more detailed list of probable projects and budgets in an upcoming newsletter. If you are curious, the 2024 budget is posted on the ACCU portal.

Two members of our Wave steering committee were also in attendance. We provided feedback to their proposed 2024 plans, which you can find detailed in this newsletter. For the past 3-5 years, the team has seen its older swimmers move away from the community swimming program either to year-round clubs or select teams, or simply to other activities that consume their summer. To that end, the Wave will be holding a forum for comment to hear responses to their upcoming proposal.

More positive updates on the Clubhouse renovation process keep us excited and hopeful for work to begin at the start of the new year. We are now, as mentioned above, completing the alignment of aging Clubhouse elements (flooring, furniture, fixtures, etc.) to the Reserve Study, and are determining what our remaining budget for proposed upgrades would cost. More details to come in January.

We have now seen a few storms that will have (hopefully) knocked the remaining leaves off our seasonal trees. Please look to conduct a final cleanup of your immediate yard(s). Some of you may have already received a friendly reminder (“Violation Notice”) about your yards. Please take these notices in spirit and know that our bylaws have provisions for year-round yard maintenance. Raking or blowing leaves into our common streets is impermissible, and all leaves must be placed

continued on page 3



JKRoofing.com



**J&K
ROOFING**
Calm After the StormSM



Call Today

- Established Roofing & Exteriors Company
- Hail Damage and Insurance Claims
- Roofing, Windows, Siding, Solar







 FREE INSPECTIONS
303-425-7531

ROOFING + WINDOWS + SIDING + SOLAR

**Availability:
Toddler and
Preschool!**




✓ Kindergarten Ready
Primrose students perform at twice the level of their peers.
 90% of brain development occurs by your child's 5th birthday. Maximize your child's potential with our Balanced Learning approach.



Call to schedule your tour!

Call today and save \$175 on registration
(New families only, one per family)
720.981.2988

Primrose School of Ken Caryl | 6060 S. DeVinney Way | Littleton, CO 80127

Board Members 2023/2024

Errin Elizondo, President, ErrinE@woodbournehoa.com
Sheryl Archuleta, Vice-President, SherylA@woodbournehoa.com
Darrel Loyd, Treasurer, DarrelL@woodbournehoa.com
Tony Brown, At-Large, TonyB@woodbournehoa.com
Simon Weinstein, At-Large, SimonW@woodbournehoa.com
Adam Sherris, At-Large, AdamS@woodbournehoa.com

WOODBOURNE WEB SITE: www.portal.accuinc.com
 Sign in and you will be directed to Woodbourne's community page.

Melissa Stern, Community Manager
 303-733-1121 and support@accuinc.com.
 Home Owner Education: www.altitude.law

The WOODBOURNE newsletter is published and distributed monthly by the Woodbourne Homeowner's Association, a non-profit 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.

News Articles

The deadline for news articles is the 15th of the month before the next month's issue. Please email news articles to the editor at **woodbourne.editor@hotmail.com**. No endorsement of any product or service is implied or stated by its inclusion in the newsletter. **All articles must be approved by the editor for publication, or as space permits.**


Clubhouse Reservations

The Woodbourne clubhouse is available until 10:00 p.m. on Sundays through Thursdays, and until midnight on Fridays and Saturdays. Reservations can be made through the community homeowner portal. First, navigate to portal.accuinc.com and login in with your email address and password. Next, click on the "Calendar & Events" tab located on the left hand side. Then click on the "Amenity Calendars" link under the "Calendars & Events" header. Click on the "New Reservation Request" tab and click on the "Timeline" tab at the top of the calendar. This will take you to the page where you will enter all of the information that is required to make a reservation. If you also want to reserve the pool, please contact the pool management company as well.

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.

“The Wave” Announces Guest Swimmer Program Starting in 2024

Brief informational virtual meeting on Sunday, December 10th at 4pm

The Woodbourne Wave Swim Team (The Wave) would like to thank the Woodbourne community for its support during the 2023 swim season. The Wave also welcomes new families to the neighborhood and acknowledges current residents for supporting and participating in Wave activities over the years. For new residents, The Wave is a non-profit organization operating as part of the South Jefferson County Swim League (SJSLS) and recognized as part of the Colorado State Summer Club Swimming Association (CSSCSA). Youth participate during the regular swim season May through July by way of the Mini-Waver program (swim lessons for ages 4-6), and swimming with the Wave team (ages 6-18). Young swimmers experience a competitive swim environment and train with top coaches on fundamental skills, confidence, and team building. The Wave also engages with the Woodbourne community by providing ‘Give Back’ events such as the Winter Holiday Hayride, Easter Egg Hunt, and the End of Swim Season Celebration. The Wave is an excellent way for future generations in our desirable community to foster health, responsibility, friendship, and citizenship.

We are excited to announce that starting in 2024, swimmers in the surrounding neighborhood communities will be eligible to join the swim team by invitation only and as guests of residents and resident swimmer families. A larger and more inclusive team will create opportunities, foster a competitive swim environment, and promote the retention of top coaches, volunteers,



and developing athletes. If someone you know outside of our community would benefit from this program, the Wave will hold an informational virtual meeting (30 minutes) on Sunday, December 10th at 4:00pm to answer questions and connect you to the process. For more details and access to the virtual meeting link, please visit woodbournewave.swimtopia.com or scan the QR code.

The Wave is also hosting an information table during the Holiday Hayride on December 16th at the Clubhouse. Thank you for your support over these many years, and we look forward to an exciting 2024 season.

Go Wave!



Board Meeting Notes, *continued from front*

in bags or trash bins. Waste Connections understands this, and they will take extra trash for the next 6-8 weeks. Lastly, please look to address any immediate issues with your trees, bushes, or other landscaping.

Final reminder: Woodbourne is sponsoring the Holiday Hayride on Saturday, December 16th, from 5 p.m. – 8 p.m. The clubhouse will be open for the of sharing treats or refreshments coordinated by the Woodbourne Wave. We wish everyone a relaxing and reflective December, and Happy Holidays!!

— Your Woodbourne HOA Board



**Raising Up
Christian Scholars**





Faith-Based
Education



Raising up
Christian Scholars



Community for you
and your Child

Christian education is priceless. On top of excellent academics, the faculty and staff at Front Range Christian School poured their lives into teaching students how to bear their hearts, strengthen their souls, and exude Christ-like character.

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



**Scan For
Admissions
Information**



**Scan For
Tuition & fees
Information**

Get In Touch

6657 W Ottawa Ave, Littleton, CO 80128, USA

Phone: 303-531-4541 | Email: admissions@frcs.org

www.frcs.org

A Master's Hands

Remodeling & Handyman Services



- ✓ Professional, Award-Winning Business
- ✓ Locally Founded, Family-Owned
- ✓ Serving the Denver Metro Since 2008
- ✓ Call: 720-468-3225
- ✓ Visit: www.AMastersHands.com



**NOW AVAILABLE
FOR YOUR PROJECTS
ON SHORT NOTICE!**



Violation Report

All reported violations through mid-November are categorized below. This includes everything from an initial warning letter to fine imposition:

Tree maintenance – 2

Landscaping – 1

If you would like to report a violation, please contact Melissa Stern at ACCU.

Special Events

Special events are a vital part of bringing the Woodbourne community together. The Board is releasing this list of events for 2023 with the qualification that any listed event may be canceled, rescheduled, or postponed. The list here includes the current dates for these events. More information will be provided as it is made known.



- Holiday Hayride –
Sat., December 16, 2023,
5 p.m. – 8 p.m.

Be present in all things and thankful for all things.

–Maya Angelou

Painted Brick Is Live

The Board formally approved the updated ACC Paint Request Form, which now includes a section for painted brick. The form is live on the ACCU portal under Documents > Forms. Please remember that if you plan to paint your brick, there are very specific guidelines and processes to follow between homeowner and contractor. Contact ACCU or the Board with any questions.

This Space Intentionally Left Blank for Teen Services

THE Action Jackson REAL ESTATE GROUP, INC.

LORI JACKSON, Realtor, NEIGHBORHOOD SPECIALIST
with Betsy R Prinzi

Happy Holidays!
Wishing our neighbors, friends, and HEROES the blessing of the season!

Try Random Acts of Kindness in December:
Write a letter to someone unexpectedly;
shovel a driveway; buy the next car's coffee;
visit an older person living alone or a nursing home to share some time;
take a meal to new parents & care for the baby while they eat;
let someone cut ahead of you in line; be gracious & kind to workers.
We wish the same to come back to you.

Call us to meet for coffee to give you a home evaluation!

Contact me at: **303-910-8505**
Email: LoriJacksonRealtor@gmail.com
Website: ActionJacksonRealEstate.com

FIREFIGHTER	LAW ENFORCEMENT	MILITARY	WORSHIP LEADERS	TEACHERS	HEALTHCARE/EMT
-------------	-----------------	----------	-----------------	----------	----------------

TRY A FREE WEEK!

- Bootcamp / HIIT Classes
- Open Gym Hours
- Personal Training
- USA Weightlifting Certified

- Dedicated Kids Area
- OPEN TO ALL AGES AND ALL FITNESS LEVELS!

www.CROSSFITKENCARYL.com
720-660-1213

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 NewsletterConnections.com.

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

Stecki painting. Inter/ext. Jeff 720-331-7025

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

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

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

Tree Pruning and removal Specialists. Call Mr. B! Free est., ins., 30 yrs. exp. 303-932-2514

Furnace inspection w/ CO detection - \$49.99. **Emporia Home Services,** Your local HVAC Company. 303-909-2018. (parts/addit. labor not included)

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

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.

Trash Pickup For Fall & Winter Seasons

Trash Pickup For Fall & Winter Seasons Waste Connections allows for additional trash collections over and above your weekly cart as follows:

- **Leaf Season** – October 1st through December 1st each year, Waste Connections will take up to 15 bags at no additional cost per week for leaf and yard clean up season.
- **Holiday Season** – December 1st through January 15th, Waste Connections will pick up any waste / trash associated with the holiday including holiday trees at no additional cost.

If you have any questions or concerns, please contact Waste Connections at 303-288-2100.



An Extravaganza of Lights at Hudson Gardens

Now–Dec. 31, 2023 Walk through a winter wonderland of thousands of outdoor lights in Littleton. Explore the trails, where bursts of light and color wrap around trees and shimmer on bodies of water.

WOODBOURNE SPECIALIST



FREE MARKET ANALYSIS & **REDUCED LISTING FEE** FOR ALL OF OUR WOODBOURNE NEIGHBORS!

Gary Manes, Broker
Cell **303-870-9172**
www.garymanes.com
gary@garymanes.com



Colorado HOUSE BROKERS
Manes & Associates



**Same Great Company, Owner & Employees...
Just A New Name!**

303-979-7499

info@newsletterconnections.com
NewsletterConnections.com





PETERSEN
CUSTOM GLASS, LLC

SERVING JEFFCO & COLORADO FRONT RANGE

720.810.1160

www.petersenglass.com

10226 Progress Lane, Parker, CO 80134

VETERAN OWNED & OPERATED

✓ Wine Rooms ✓ Mirror Walls ✓ Shower Enclosures ✓ Windows
✓ Mirrors ✓ Home Office Enclosures ✓ Custom Glass ✓ Window Screens

10% OFF
ALL MATERIALS
WITH MENTION OF THIS AD

Outdoor Ice Skating Rinks

You don't have to hit the slopes to have some cold, wintery fun. Check out these rinks to get your ice skating fix.

RINK AT BELMAR, LAKEWOOD

Admission (skate rental included): \$10 (\$8 for kids 12 and under; seniors and children two and under skate free) or \$6 if you bring your own skates. Park in the lot at Teller Street and West Virginia Avenue. Even in the daytime, the Rink at Belmar can get plenty of shade, so make sure you check the weather and bundle up. Extreme weather may close the rink, so check online or call ahead to make sure the rink is open as planned. Outdoor heaters and fire pits help friends or parents stay toasty.

SKATING IN THE SQUARE, ARVADA

Admission (skate rental included): \$10 (\$7 for kids 12 and under). Take the G Line to Olde Town Arvada, and you'll find a cozy little skating rink in the square on 57th Avenue, between the library and the pedestrian mall. Pick up your skates at the nearby shed and take to the (synthetic) ice.

PARKER ICE TRAIL, PARKER

Admission: \$9 (\$7 for kids 10 and under). **Skate rental:** \$4. The ice circles a center grassy area and is fenced in on both the inside and outside, offering more space for beginners to hold on as they get accustomed to the ice. Located at the edge of downtown Parker in Discovery Park (behind the library), the ice trail offers concessions, skating aids for new skaters, and a handful of fire pits and seating for spectators to keep warm.



DOWNTOWN DENVER RINK, DENVER

Admission: Free. **Skate rental:** \$11 (\$9 for kids 12 and under; fourth graders skate free). The downtown rink sits in Skyline Park, in the shadow of the Daniels & Fisher clocktower between the 16th Street Mall and 17th on Arapahoe Street. Open late on holidays and weekends, the rink offers concessions and locker storage for your belongings. Fourth graders skate free, and double-bladed skates are available in children sizes.

EVERGREEN LAKE, EVERGREEN

Admission: \$14 (children four and under skate free); \$20 with skate rental included. **Skate rental:** \$10. Winning the prize for best views while skating, Evergreen Lake is open throughout the winter as weather permits. Learn to Skate classes are available for children, and athletes can sign up for hockey and broomball online. Regulars or families can purchase 10-punch skate cards for \$120 (\$30 savings). Park at Evergreen Lake House or take the shuttle from Stagecoach Park lower parking lot on weekends and holidays.



– In Part From <https://www.5280.com/best-places-for-ice-skating-in-denver/>

ARE YOU READY TO FLY?

Gig-speed fiber internet was just unleashed in your neighborhood!

No data limits. No strings attached.

Internet Providers	COMCAST CABLE	DIRECTLINK FIBER
Everyday Pricing - no expiring discounts	✗	✓
No contracts/commitments	✗	✓
No requirement to buy other products for a "better" price	✗	✓
Unlimited data included	✗	✓
Matching download and upload speeds	✗	✓
Always get the speed you paid for	✗	✓
Quickly connect with live customer service in Colorado	✗	✓
Appreciate your business and show it	✗	✓

Monthly Cost Comparison for Gig Speed	COMCAST CABLE	DIRECTLINK FIBER
Gig speed service fee	\$110	\$89
Modem/Wi-Fi Rental	\$14	\$0
Symmetrical Speeds (upload matches download)	not available	\$0
Unlimited Data	\$30	\$0
Total Cost	\$154	\$89

Free Router and Wi-Fi gear for as long as you're a customer. a \$10/month value. **Free install.** A \$100 value.

Other speed options are available.

Pre-order today to get these **limited-time** offers!

Call 303-529-1111 | Visit DLBroadband.com/residential-fiber

