



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

Happy Holidays From The HOA and Woodbourne Wave!!

The Annual Woodbourne Holiday Hayride is **Saturday, Dec 13th from 5-8pm at the Clubhouse** - this is a co-sponsored event with the Woodbourne Wave Swim Team and Brittney Rodgers (Your Castle Realty) in partnership with our neighborhood HOA. All neighborhood families and friends are welcome! There will be music, cookies, hot cocoa and the hayride provided.

The Woodbourne Wave Swim Team is part of the South Jefferson County Swim League (SJS�). The purpose of the SJS� is to provide an organized competitive summer swim league that is dedicated to promoting sportsmanship and opportunities for all resident youth and families. The Woodbourne Holiday Hayride is part of the Wave's 'give back' programming for the year and we are proud to serve the community in this way.

If you would like to help with setup or sponsor cookies, or hot cocoa for the event, please email the Wave directly at woodbournewave@gmail.com.

Thanks and see you there!!

Christmas is doing a little something extra for someone.
-Charles Schulz

Next Board Meeting

Wednesday, December 10th, 2025
7:00 p.m. at the Clubhouse

December 2025

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Notes From The November Board Meeting

Happy Holidays! We hope everyone had a wonderful and plentiful Thanksgiving holiday filled with family and memories. We look forward to the yearly Holiday Hayride and an opportunity to extend holiday festivities to the full community and ensure families take part in the most fun time of year. Please look to the Social Calendar for date/time. The Woodbourne Wave has signed up to provide holiday treats and drinks, so come one, come all. Refer to the front page sidebar for more information.

The November HOA meeting was short and sweet. It was designated solely for budget acceptance and signoff. Happily, we did not have anyone representing concerns or veto of the budget. The next board meeting will be on December 10th and the board will look to close out the year and prepare for kicking off projects early in the new year.

Our sincere appreciation for everyone being diligent in ensuring that Fall cleanup efforts were completed, as we wait for full winter. Waste Connections will continue to take additional yard and holiday trash, through December. As always, please ensure that compacting and filling the provided blue bin, before placing trash beside the bin. Natural pine trees will need to be cut into 36" sections and bound, before being placed with the trash.



On the topic of the holidays, we want to ensure we continue to remind homeowners that seasonal decorations need to be taken down, by what we are reminded is the Colorado standard – end of the Stock Show.

We also will remind any homeowner who is planning or contemplating permanent lighting, that you reach out to ACCU to ensure notifications, until we can get a formal document presented as part of our Architectural Control process. Permanent lighting is to be treated as paint, roofing, flat work or yard modifications would be treated. We also implore homeowners to utilize professional installation companies and not attempt this as a DIY project. Notwithstanding the safety concerns, professional companies have the capability to provide product and install warranties, as well as ensure the power and implementation is up to code. We are always looking forward to ensuring that any permanent changes to any residence is documented and the installation is warrantied and or has a company to reach out for new homeowners to contact for issue resolution, in the future.

Woodbourne is experiencing a large uptick in master sewer/water line incursions and replacements. It is suggested that homeowners work with their homeowner's insurance, or independent company to look at programs that will insure and replace those lines at a reduced rate. Typical replacement costs can run as high as \$10,000.00. With mature trees, ground settling and age, these pipes are prone to crack, leaking or full failure.

We wish everyone a very happy holiday season and appreciate your support of our members!

— Your Woodbourne HOA

A Reminder About Holiday Decorations

Although we are a month away, we'd like to give an early reminder that ACC regulations require all holiday decorations be taken down within fifteen days after the holiday season. We want to thank everyone for another fun and festive holiday season!

Violation Report

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

Windows – 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 2025 with the qualification that any listed event may be cancelled, 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 Event:**
Saturday, December 13th from 5-8pm

National Poinsettia Day

Each year on the 12th of December, people across the United States celebrate one of the most recognizable plants of the holidays on National Poinsettia Day.

The poinsettia initially came to the United States with Joel Roberts Poinsett, an American botanist and the first U.S. Minister to Mexico. In 1825, he sent cuttings home to Charleston, South Carolina.

However, it wasn't until the early 1920s that the poinsettia started taking root in American culture. Paul Ecke, a second-generation farmer in California, discovered a grafting technique that caused the seedlings to branch. Hawking their Christmas flower at roadside stands, Paul Ecke Jr. later advanced sales of the poinsettia through shipping and marketing.

*Snow falling in the middle of a December night
will always fill my heart with sweet clarity.*

–*Novala Takemoto*

*I find that it's the simple things that remind you
of family around the holidays.*

–*Amy Adams*

*December is a month of invitation to forget
ourselves in the service of others.*

–*Robert Louis Stevenson*

Board Members 2025

Errin Elizondo, President, ErrinE@woodbournehoa.com

Darrel Loyd, Treasurer, DarrelL@woodbournehoa.com

Tony Brown, At-Large, TonyB@woodbournehoa.com

Simon Weinstein, At-Large, SimonW@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

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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 info@woodbournehoa.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.



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Looking To Get Involved And Make An Impact This Holiday?

Volunteering can be a fun and deeply rewarding experience where you can meet like-minded people, help improve lives and build a stronger community.

Here are some upcoming opportunities to engage in our community. We hope to see you this Holiday season!

1. Run a toy drive. Mile High United Way collects toys each year for our Children’s Holiday Party. This annual event, which is filled with face painting, cookie decorating, and photos with Santa, brings the spirit of the Holidays to hundreds of families in our community. Run a toy drive for the event and help bring joy to children this Christmas.

2. Support our community resource center. Our 2-1-1 Help Center serves as a critical resource and safety net for Colorado residents, particularly during the winter months. Our Resource Navigators work every day to help vulnerable people in our community gain access to basic needs like food and shelter.

3. Help children develop a love of reading. You can help a child build confidence, improve their literacy skills, and develop a love of reading. Volunteer to build literacy kits for young students or become a reading partner through our weekly Read With Me program.

4. Support people experiencing homelessness. Volunteer to put together hygiene kits for at risk individuals and families in our community. The kits, which contain a wide range of important self-care items, are distributed to people across Metro Denver who are currently experiencing homelessness. Contact us to see when you can join in on the next kit build.



5. Join a donor group. We believe the most fulfilling way to get involved is to do it together. Join a network and meet other socially minded individuals who are dedicated to creating a lasting impact. During the Holidays, our donor groups engage in a range of activities, such as creating Thanksgiving gift baskets for families in need.

6. Help a small business owner in Denver. Are you a small business expert? Volunteer your time and expertise to help small, local businesses in Metro Denver reach their growth potential through our United Business Advisory program.

7. Become an advocate. Mile High United Way works every day to remove barriers and create pathways to success for all people in our community through our policy initiatives. Become an advocate and help us change the odds and move families out of poverty.

8. Become a corporate partner. Get the whole team involved and become a Mile High United Way Corporate Partner. We’re proud to partner with hundreds of local companies to execute strong, effective CSR programs that positively impact the community while improving employee engagement and business returns.

Mile High United Way believes every person that calls Colorado home deserves the opportunity to thrive. With your support, we can continue to meet the short and long-term needs of residents in our community.

–<https://unitedwaydenver.org>

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Kiwanis Club of Columbine

We've had a busy and rewarding month! Our members handed out Halloween candy at school and community events and enjoyed presentations from our Key Clubs at local schools. Meeting these dynamic students reminds us that our future is in good hands—thank you, teachers and principals, for all you do.

December will bring our biggest effort of the year: **Salvation Army Bell Ringing, starting December 14.** We'll fill about 100 two-hour shifts at two King Soopers stores and welcome help from Kiwanians, friends, and community members. Kids and musical instruments add extra cheer! Last year we raised \$18,000 for the Salvation Army, and we hope to do even better this year.

We'll also host our Quarterly Blood Drive on December 8.

If you're looking for hands-on service opportunities or want to meet active community members, join us! Details on upcoming projects and events are shared in our weekly newsletter—email info@columbinekiwanis.org to subscribe. Visit columbinekiwanis.org or come for a free breakfast at our weekly meeting every Wednesday at 7 am at 4Gs Restaurant, 5950 S Platte Canyon Rd, Littleton.



This Space Intentionally Left Blank for Teen Services

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**Our January deadline
is December 5th.**

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AKC REGISTERED LABRADOR PUPPES FOR SALE. To be born end of November. Ready for new homes in Janaury. Call or text 719-349-0679. Farm raised with lots of love!

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.



Sweater Fest: A Holiday Market & Party at Aspen Grove December 5 (3pm-9pm) & December 6 (10am-5pm)

Feel the joy a one-of-a-kind vintage treasure can bring this season! We're getting warm and cozy indoors at Aspen Grove for Sweater Fest, a two-day holiday market and party celebrating all things local, festive, and fabulously knit. 40+ amazing local businesses.

It's the perfect way to shop small, support local, and find gifts as unique as the people you love (including you). And yes, we highly encourage your best (or worst) holiday sweater.

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Happy Holidays!

Wrapping Up The Year...

- * Grateful for our Buyers, Sellers and Investors throughout 2025.
- * Pending December Closings & 2 Buyers seeking their homes by 2026.
- * Let us help you find your Right Sized home/land/condo.
- * Specializing in Littleton & Front Range while assisting with out of state home purchases too.

Wishing your families blessings during the season!

Call us for your Buying & Selling questions!

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



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Fun Around Town

TRAIL OF LIGHTS

When: Nov. 21, 2025–Jan. 11, 2026

Where: Denver Botanic Gardens Chatfield Farms

Trail of Lights at Chatfield Farms takes you along a winding path glistening with lights that illuminate the Colorado countryside. Tucked into the foothills under the dark sky, the glow of lights can be seen for miles. Just under a mile of walking trail, the illumination of cottonwoods, box elders and pine trees line the pathway through the Green Farm, Crossroads, Deer Creek Discovery Children’s Play Area and 1880s Hildebrand Ranch homestead. There is also the option of a shorter path for those who want to take a shorter stroll. In line with the core value of sustainability, all lights used in the event are LED.

HUDSON HOLIDAYS

When: Nov. 28, 2025–Jan. 4, 2026

Where: Hudson Gardens & Events Center

You’ll be enchanted by towering trees draped in thousands of colorful lights. A grove of dancing Christmas trees, a multi-colored forest inhabited by giant snowmen, the holiday light tunnel and glowing reindeer will light up Hudson Gardens into an extravaganza of holiday cheer. Purchase a delicious cup of hot cocoa or adult beverage before stopping by for a perfect free family photo opportunity with Santa.

MILE HIGH DRONE SHOWS

When: Nov. 21–Dec. 31, 2025

Where: Downtown

For 41 magical nights, 600 drones will soar into the sky, creating breathtaking holiday-themed animations. See these dazzling displays from across the city every night at 7 p.m. for free. From Santa and his reindeer to iconic Denver landmarks like the Mile High Tree Presented by Xcel Energy & Xfinity and Denver Union Station, each night will bring a new visual experience to life.

CHRISTMAS IN COLOR

When: Nov. 13–Dec. 30, 2025

Where: Red Rocks Park & Amphitheater,

Water World, Arapahoe County Fairgrounds

At three locations, drive through millions of lights perfectly synchronized to holiday music that you’ll hear right through your radio. You’ll see giant candy canes, snowmen, arched pathways and more.

BLOSSOMS OF LIGHT


When: Nov. 21, 2025–Jan. 11, 2026

Where: Denver Botanic Gardens

Consistently lauded as one of the top holiday light shows in the nation, Blossoms of Light is a spectacular celebration that illuminates Denver Botanic Gardens’ York Street location. Wander a mile-long path through immersive, luminous displays that accentuate and highlight our plant collections. A cherished holiday tradition for nearly four decades, Blossoms of Light is constantly evolving to inspire wonder and delight in even the most seasoned visitors.




*What good is the warmth of summer,
without the cold of winter to give it sweetness.*
–John Steinbeck



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