



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

May 2024

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May Board Meeting Date Change

The regularly scheduled board meeting for May (normally the second Wednesday of every month), has been rescheduled to Tuesday May 14th, 2024 due to scheduling conflicts. We will aim to conduct the meeting at the newly renovated clubhouse (pending any issues or delays), but we will officially notify residents as time gets closer. We welcome residents to attend and experience the improved Clubhouse space first-hand, and it would also be a good time to attend as a follow-up to our cancelled annual meeting, especially if you had any topics to address. Thank you for your patience, and we hope to see you there!

Save The Date: Kick-Off To Summer Party

Chris Hawksley and Woodbourne's own Erica Franzel are graciously hosting Woodbourne's very first kick-off to Summer party at the pool, Saturday June 1st, 2024. Please mark your calendars and get ready for some fun! (see page 3 for more details).

Next Board Meeting

May 14th, 2024, 7:00 p.m.
at the Clubhouse

Notes From The April Board Meeting

Happy Spring to all!

Within a few weeks, the countdown to summer will begin and children will have visions of no homework in their heads. The pool has been fully serviced and we believe it is finally in full repair for many years to come. Over the last decade, we have replaced the pool surface, pump, pump motor, water heater and chemical

regulation controls, and while extremely expensive and arduous, the 30-year pool maintenance items should finally be complete.

We've collected enough Simms St. fence repair quotes to approve a contractor and get those repairs completed in the coming weeks. As expected, it took an unusual amount of time to find fencing contractors who were willing to entertain repair services, as so many fence replacements were needed throughout the front range from the wind in early April. The large spruce tree next to the East pool fence has also been fully removed after its demise in the windstorm. We are consulting with Bailey Tree to entertain a replacement, but will likely need to wait at least a year to allow for the remaining roots to die off and allow the soil to accept another mature tree.

As usual, the work and coordination of the Woodbourne Easter Egg Hunt committee resulted in a hugely fun and successful hunt for all who participated. We look forward to other events this summer season – pool kickoff party, 4th of July parade, and the Wave-sponsored end of summer event. We are continuing to evaluate how we align possible sponsors to events to help keep Woodbourne-specific costs to a minimum.

The Clubhouse renovation phase 1 construction has either just been completed or will be completed as you are reading this note. The next step is to purchase furniture and other items to fill the space. Simon and his committee have gone above and beyond catering to schedule changes, vendor replacements and everything else that goes into a project, as all-consuming as this one has become. Their efforts are greatly appreciated!

Unfortunately, the HOA Annual meeting did not take place on April 16th. We were only able to attract 71 representatives from the neighborhood either by signed proxies or physical attendance, well below the 102 residents required for a quorum. The discussions we did still entertain covered many aspects of resident life: the fiber optic companies installing product, Chatfield students (and unfortunately some residents) speeding throughout our Woodbourne streets, and the possibility of resurfacing the tennis court. The Board is not required to conduct another in-person annual meeting, and since a re-print notice would be required and would cost over \$750, this is being viewed as unnecessary. There is also no assurance that we would attract the quorum of 102 attendees to conduct the meeting again, and

continued on page 3

Hops In The Park

Craft Brews in Clement Park beer festival! May 11, 2024

Colorado is home to all different sizes and styles of breweries and beers. What better place to enjoy those beers than at scenic Clement Park! Hops in the Park is a festival for ages 21+, featuring beer sampling, food trucks, vendors selling the hottest beer related swag, artist booths, yard games, and entertainment.

This is an Adults Only event, ages 21+ (children, toddlers and babies will not be admitted)

Location: Clement Park, near the Grant Family Amphitheater, off of the Long Street Entrance (7306 W Bowles Ave, Littleton, CO 80123)

What to Expect: Beer tasting from some of your favorite Colorado breweries, food trucks, vendors selling the hottest beer related swag, artist booths, community business booths, yard games, and entertainment.

Ticket Information: Buy Tickets – includes entry into the event, souvenir Hops in the Park taster glass, samples from participating breweries, and access to booths and games at <https://www.ifoohills.org/beerfest/>



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- 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

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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.

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Notes From The Meeting, *continued from front page*

as noted, we did already discuss many of the items that would be repeated in another formal setting. Sheryl Archuleta and Darrel Loyd have both extended their board terms, and we will be publishing new board titles in the next notes article and update them in future newsletters.

We appreciate all residents continuing to submit ACC project forms and ensure they follow our covenants and regulations. We are expanding the ACC review committee and are still looking for volunteers. Please reach out to any member via email if you are interested in preserving our neighborhood.

— Your Woodbourne HOA Board

Kick-Off To Summer Party (continued)

There's plenty of excitement ahead! Too much time goes by between the Easter egg festivities and our annual July 4th swim event, and we are always looking for new opportunities to bring the community together. Erica and Chris already have some great ideas, and are likely planning a Hawaiian theme, pool volleyball and basketball sets, inflatable tubes and beach balls, photo booth, snacks/drinks and leis for all. We will send out more communications as details are finalized, so please watch your emails, our community Facebook page and sandwich boards throughout the neighborhood. We hope to see you there!

If you would like to volunteer to help plan or set up, please email the HOA Board's general email box.



Violation Report

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

Holiday Lights/Decorations – 2

Trash/Recycling/Compost Container – 3

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 2024 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.

May 25 – Start of pool season

May 31 and June 1 – Neighborhood garage sale

June 15 – Large item pick-up

July 4 – Bike parade and pool celebration

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Memorial Day Activities With Kids

We're so excited for the summer! The pools are opening, the grill's heating up, and school's winding down. But in the midst of the fun, take a few minutes to teach your family that Memorial Day is a special time to recognize the service men and women who've fought for our country.

Explain the History of Memorial Day

The Memorial Day tradition began around the Civil War, when folks wanted to honor the soldiers who had died in that conflict by decorating their graves. There's some disagreement over whether this started in the south or in Waterloo, NY, but in either case, the tradition started as Decoration Day. Families would gather together at cemeteries, bringing picnics and remembering, together, those whom they had lost. Gradually Decoration Day became Memorial Day, and in 1971, Memorial Day became a national holiday to be celebrated on the last Monday of May. While Memorial Day is specifically a holiday to recognize the sacrifices of men and women who have died in combat, many people also spend the day honoring veterans and current service personnel and working for peace and unity with all people.



Watch a Parade or Memorial Service

We have some local parades, and kids love a parade, but you can also take the opportunity to point out traditions and Memorial Day etiquette. Teach children that we stand and

take off hats as veterans pass in a parade. Have them look for American flags, and point out that, officially, flags are to be flown at half-staff until noon on Memorial Day as a remembrance. During services you may also see soldiers fire rifles into the air or people throwing flowers into the ocean in memory of those lost at sea. Next time you're at your local town hall or playground, check for a memorial and take time to read it with your kids.

Make a Tasty Treat

Bring cookies or another treat to our neighbor, a World War II veteran. It's wonderful to recognize someone your kids know. But it's also fun to enjoy a treat yourselves! A simple one is a blueberry and strawberry parfait with yogurt, whipped cream, or ice cream. Put them into clear plastic containers to show the patriotic colors, and pop them into the freezer if it's a hot day.

Craft Something Special

Want to slide in a history lesson while keeping little hands busy? You can help kids make a tissue paper poppy while explaining about Memorial Day's origins, then explain that poppies, because they are blood-red, became a symbol of sacrifice during World War I. These are easy to create, and they make a lovely gift.

–<https://denver.kidsoutandabout.com>

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Red, White, And Blue Trifle

When you're looking for festive Memorial Day desserts or just an easy summer treat, turn to this red, white, and blue trifle to satisfy your sweet tooth. The key to this patriotic trifle is using fresh, ripe berries. Skip the frozen fruit here.

YIELDS: 8 - 10 serving(s); TOTAL TIME: 30 mins

Ingredients:

- 8 oz. cream cheese, at room temperature
- 1/2 c. granulated sugar
- 1 1/2 c. heavy cream
- 1 tsp. vanilla extract
- 1 lb. pound cake, cubed
- Two 6 oz. containers blueberries (about 2 cups)
- Two 6 oz. containers blackberries (about 2 1/2 cups)
- One 1/2 qt. strawberries, stems removed, sliced

Directions

1. Combine the cream cheese and granulated sugar in the bowl of a stand mixer with a paddle attachment. Beat on medium-high speed for 1 to 2 minutes until smooth. Scrape the sides and bottom of the bowl. With the mixer on medium, slowly add the heavy cream and vanilla and mix until combined. Switch to the whisk attachment and whip at medium speed until soft peaks form and the mixture is easy to dollop.

2. Place a single layer of cake cubes in a large trifle dish (about 12 to 14 cups). Top with 2/3 of the blueberries and blackberries, then 1/2 of the whipped cream (about 2 cups), then 2/3 of the strawberries. Repeat the cake and cream layers once more, then decorate the top with the remaining berries. Serve immediately or make in advance and store for up to 24 hours in the refrigerator.

— <https://www.thepioneerwoman.com/>

Etiquette For Dog Parents

Dog parents have a responsibility to manage their pets' behavior and follow certain rules of etiquette. Follow these guidelines to ensure that you and your dog are being courteous community members.

- **Scoop your poop.** Bring several bags on your walks to be sure you have enough. If you run out, either come back and clean it up later, or ask another walker if they have a bag to spare.
- **Prevent barking.** Practice getting your dog's attention to easily redirect him if he barks at people or other dogs. If you know your dog acts this way, only allow him in the yard when supervised.
- **Only let your dog greet a stranger if they ask.** The same rule applies if you see another dog and caretaker approaching. Ask first and respect the other's response.
- **Always leash your dog on walks.** Not everyone is comfortable around dogs. Keep your dog close to you and stay alert to others. Your leash should be short enough to prevent your dog from contacting or jumping on passersby.
- **Don't play while on leash.** If you meet another dog on a walk (and it's alright with their caretaker) let the dogs sniff each other for five seconds and move on. Letting your dog play with another dog while on leash can result in injury and teach your dog that all dogs enjoy this kind of interaction, although many don't.
- **Be aware of other people's feelings.** If your dog does something to upset someone (jumping up, barking) apologize to them and take measures to prevent the situation from reoccurring.

— Animal Humane Society



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Clean Up Your Room Day

Spring cleaners get their wish granted each year when National Clean Up Your Room Day arrives on May 10th. Children often dread this parent-appreciated day. Though, some years, the observance arrives with perfect timing for Mother’s Day! However, the observance doesn’t only target kids. It is also about picking up, straightening up, and cleaning up the whole house. Adults take spring cleaning seriously, and homes get aired out. They organize, de-clutter, and rearrange. It’s time to fix the broken and match up missing parts, like with like. We tackle cluttered closets and donate or throw away those things we no longer use. Help your children make their beds, clean their rooms, and eliminate the toys and clothing they have outgrown.

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~ Michael Josephson

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Teacher Appreciation Day

National Teacher Appreciation Day is on the Tuesday during first full week in May as a reminder to show appreciation for teachers everywhere. We are using this National Day to say thank you to all teachers for their time and dedication to educate our children.

Bike Month

May is National Bike Month. If you don't already have bikes for the family, late spring is a good time to invest in one you can use all summer. Dress up your bikes with Memorial Day decorations like stars and streamers, then head out for a family ride. Add embellishments to your helmets, and wear red, white, and blue for a fun and patriotic ride around town.



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Help Protect Loved Ones From Scams

In part from the Jeffco Sheriff's Behind the Badge Newsletter

Our victims of scams are not numbers, however; they're real people. People like Susan, who was victimized and whose name we have changed to tell her story.

Susan, 76, got a call from a man claiming to work for an Internet provider. He told her that while he was checking her Internet speed, he noticed she had a \$500 credit on her account for services she was entitled to but did not use. He instructed her to get on her computer and when she did, a page was already open that she did not recall opening. The caller told Susan she had accidentally hit a button that selected a refund of \$5,000 instead of \$500. The caller then told Susan he would lose his job if he didn't get the extra \$4,500 back.

The caller instructed Susan to withdraw \$4,500 from her bank and purchase nine \$500 gift cards. He stayed on the phone with Susan while she went to the bank and two separate stores to purchase the gifts cards. During the call, Susan asked him several times if he was scamming her. He said no. Once she had the gift cards, the caller instructed her to tell him the gift card numbers and security codes. Susan did. After the call ended, Susan tried calling his phone number back but the number was disconnected.

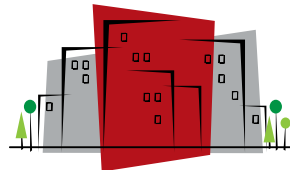
Unfortunately Susan was scammed for \$4,500.00. Could the same happen to your parents? Your grandparents? Even you? Scams come in many forms, but how we should respond to them is the same:

- Do not answer calls from unknown numbers. If it's important, they'll leave a message.
- Do not provide personal information on the phone or in an email or text message to anyone you do not know. Personal information includes date of birth, social security number, credit card numbers, and bank account information.
- Do not withdraw money, send money, purchase gift cards, or make other financial transactions for someone you do not know.
- If you suspect it's a scam, end all communication – hang up the phone or delete the email or text message.
- If you have been scammed or your personal information has been used without your knowledge or permission (for example, a new credit card arrives in your name), report it to local law enforcement immediately (and cancel the card!).



One of the best ways to help protect your older loved ones from being scammed is to talk to them about common scams and how to avoid them. For more information, visit <https://www.jeffco.us/985/Scams>.

– Reggie Marinelli, Sheriff



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