

Spring Creek HOA Newsletter Summer 2019

Message from the Board

School is out, and we hope your summer is off to a great start. Please be sure to read this newsletter carefully to stay informed of things to come and current happenings. We feel it is important to provide you with reminders regarding how to keep your property looking its best and help you avoid any compliance issues. Like you, we care about this neighborhood. The board is comprised of volunteer, resident members serving to protect the interests of the entire community. Please know that we take your concerns and questions seriously, and feel free to contact us any time using our website- www.springcreekmeadows.net

Community BBQ!

We are excited to announce that we will be having a community BBQ this year! We will be having this at the end of July, and the date will be announced soon! Please contact us using our website springcreekmeadows.net to let us know if you would be interested in attending and how many people you would like to bring. We will send an email blast and post flyers once we have the logistics worked out. Locavore delivery has offered generous assistance with this event! Locavore Delivery offers 100% local, pasture raised meat subscriptions exclusively from small, local family run ranches and farms who employ the best practices. All subscriptions are delivered right to your door, in their own vans, using 100% recycled and recyclable packaging. You can learn more at www.locavoredelivery.com Hope to see you there!

News, Updates, and Other Important Information

- The installation of our new irrigation in the park area is complete! JBK is now working on repairing the area.
- Our monuments have been painted and planted with beautiful flowers.
- All community trees have been treated by Great Western Tree Care.
- The board is working with JBK to put together a plan to beautify the rest of the community.
- You will be able to receive much more information by signing up to receive email. To receive emails, please contact Emma via email at Emma@maximummgmt.com or by calling 303-369-0800 and pressing 0 for the receptionist.
- You can also make payments using Maximum Property Management's user-friendly portal, but you need to register first. Contact Emma for help.

Pesky Rabbits!

I can tell you that we are ALL so frustrated with our gardens being eaten by these cute but super destructive creatures! Check out the following website for some ideas on what to do to help: <https://www.backyardgardenlover.com/how-to-keep-rabbits-away-from-the-garden/>. Be sure to submit an ACR if you are choosing to use any fencing materials to ensure that they are in compliance with community standards.

Reminders

- ❖ **Don't start a project without filling out your ACR form!** ALL exterior changes require an official ACR request and subsequent approval! No one wants to have to do costly alterations, receive fines, or have to completely remove and/or redo their project at their own expense. Please fill out the form to save yourself and your project. Once all requested information has been correctly submitted, **PLEASE ALLOW 30 DAYS TO GET APPROVAL!** If you do a project without permission, expect that you may be asked to remove it, especially if it goes against guidelines. *If in doubt, fill it out!*
 - Go to the springcreekmeadows.net website to review the Declarations, Guidelines, and access the ACR form.
 - Make sure your form is filled out thoroughly, correctly, and sign it.
- ❖ **Unightly Articles** - All trash and recycle bins, yard tools, construction material, etc. must be stored out of sight. Trash bins should be put out after 12pm the day before collection (in the street with handles toward the house) and removed before 12pm the day after collection.
- ❖ **Painting** - All paint requests should be submitted on an ACC request form and conform to an approved scheme. Please submit 2-3 choices of approved paint schemes. The requested schemes should be different from houses on either side and across the street. Online paint scheme access can be found at springcreekmeadows.net. Contact the management company to access the books.
- ❖ Electrical conduits and radon mitigation systems are to be painted to match the body of the house and need to be behind the fence.
- ❖ **Landscaping** - Please take care of your landscaping by regularly mowing, trimming, and weeding. Dead trees, branches and bushes are the responsibility of the homeowner and must be removed. Trees should be trimmed 7' above the sidewalk and 11'6" above the street. Branches obstructing street signs should be removed. Do not dump branches on HOA communal property because you will be charged the cleanup fee.
- ❖ Contact Waste Management (888-496-8824) if you need to replace a broken bin or to arrange for special pickup of excess trash. Give them the name Spring Creek Meadows HOA in Aurora, Colorado 80013
- ❖ **Basketball Hoops** - Portable basketball hoops must be stored near the house when not in use. They cannot impede vehicle flow in streets or pedestrian traffic on sidewalks.
- ❖ **Driveways** - Homeowners are responsible for removing oil stains and repairing cracks in driveways.
- ❖ **Window Blinds/Curtains** - Please repair front-facing broken or damaged blinds and curtains.
- ❖ Oversized vehicles and trailers may **not** be parked on driveways or streets. Arapahoe County owns the streets, but HOA regulations take precedent.
- ❖ Rollaway Dumpsters and Bins are not allowed in the community without permission and following the guidelines. If you are doing a home improvement project, please contact the association to make arrangements for how you will contain waste and storage. We use the same rules as Arapahoe County regarding roll-offs and bins. You can find these at <http://www.co.arapahoe.co.us/1269/The-Most-Frequently-Asked-Zoning-Questio>. The HOA has been receiving multiple complaints about these remaining too long: Please continue to keep us informed regarding these and all other concerns.
- ❖ **Solicitors**- The HOA does not issue permits to solicitors! Please check out Arapahoe County's suggestions for dealing with them: <https://www.arapahoe.gov/ArchiveCenter/ViewFile/Item/1252>. We have also put this link on our website.

Our goal is to keep our community beautiful and enjoyable! We know you want that too, so please contact us using the link at springcreekmeadows.net if you have any concerns or suggestions.