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January 2015 PHA Election

The 2015 January elections will be held on the 14th to fill (3) positions on the Community Services Committee (CSC) and (1) at-large position on the PHA Executive Board. Please consider serving.

The Executive Board is responsible for establishing corporate policy and the finances for the association.

The Community Services Committee is responsible for upkeep of the common property, managing the trash and RV programs and coordinating the Pinery community events.

If you feel that you would like to serve your community in any of these ways, please consider having your name placed on the ballot.

Candidate information should be submitted to the PHA office, 8170 Hillcrest Way, Parker, CO 80134, by December 1, 2014.

See the January 2015 newsletter for ballot and candidate information.



What's Happening on North Pinery Parkway?

The Pinery Water and Wastewater District is beginning construction on a two million gallon potable water storage tank. This tank will provide improved reliability and more storage for fire flow situation to the surrounding community. The new tank is being constructed on the north side of North Pinery Parkway just past Windwood Way (if you are headed into the Pinery). Glacier Construction is the general contractor on this project and were mobilizing to begin construction the last week in October. Construction is scheduled to extend to July 2015.

If you have any questions or concerns related to this project or any other project, please contact the Pinery Water and Wastewater District at 303-841-2797.

Pinery Trash Payments

Quarterly payments for the 1st quarter of 2015 (Jan., Feb., Mar.) will be due

December 10, 2014

2015 Preliminary Proposed Operating & Reserve Budget
(Watch the website for the final Proposed Budget)

2015 Proposed Operating Budget					
Newsletter, Storage Lot & Trash Revenue Programs					
	Net Revenue		231,668.00		
	Security Coalition Revenue		428.00	2014 Carryover	\$ -
	General Revenues		78,950.00		
	Total Revenues		311,046.00		
				Newsletter Revenue	\$ 22,500.00
				Storage Lot Revenue	\$ 94,400.00
				Trash Program Revenue	\$ 416,626.00
Expenses				Security Reimbursement	\$ 40,200.00
	Member Program Expense		12,450.00	General Revenues	\$ 78,950.00
	Parks, Trails, and EntryWay Expense		54,800.00	Total Revenues	\$ 652,676.00
	Operating Expense		47,180.00		
	Payroll Expense		92,778.80	Newsletter Expenses	\$ 22,050.00
	Total Expenses		207,208.80	Storage Lot Expenses	\$ 11,808.00
				Trash Program Expenses	\$ 268,000.00
	Total Revenue Less Total Expenses		103,837.20	Security Expenses	\$ 39,772.00
	Capital Projects		(43,280.00)	Member Program Expenses	\$ 12,450.00
	Reserve Fund Contributions		(60,557.20)	Parks, Trails, & Entry Expenses	\$ 54,800.00
				Operating Expenses	\$ 47,180.00
	Net Cash Flow		-	Payroll Expense	\$ 92,778.80
				Total Expenses	\$ 548,838.80
				Gross Revenue Less Expenses	\$ 103,837.20
				Reserve Fund Contributions	\$ (60,557.20)
				Capital Projects	\$ (43,280.00)
2015 Proposed Reserve Budget					
	Starting Balance		\$ 402,539.54	Net Cash Flow	\$ -
	Landscape Timbers		\$ (10,088.00)	Net Cash Flow plus Carryover	
	Breeze Paths		\$ (33,313.00)		
	Median Sod Replacement		\$ (10,000.00)		
	Playground Equipment		\$ (7,000.00)		
	Contributions		\$ 60,557.20		
	Ending Balance		\$ 402,695.74		

Pinery Teens

Occasionally the PHA office receives calls from residents asking about snow removal. They would prefer to hire a local young person than a snow removal company to shovel off their porch and driveway. If you are interested in helping in this way, and would like to be put on our teen resource list, please contact the PHA office at 303-841-8572.



**January 2015
 Newsletter Deadline
 December 1, 2014**

Garden Happenings—Winter a Time to Reflect

Written by Joann Farrend



Unlike in years past, this summer provided an abundance of rain for gardeners, which produced a bumper crop of produce. As the cooler temps approach, who knows what the winter months have in store for us? Winter allows time to reflect on our garden successes and failures, endeavors (which we have not given up hope) and time to contemplate plans for next year.

As I reflect back on the Black Forest Gardeners' first year, I am very excited with how successful our club has been. We have accomplished a great deal in a short period of time. Our success is due to all of our members working so hard to make things happen! I do want to take time to thank a few people who have given so much of their time and knowledge to help us to a wonderful beginning... John Quade for all of his gardening expertise, Janet Stevens for all of her knowledge on how a club works and her time, and Joann Brusco for creating the best Facebook page!

Have you checked out our Facebook page? If not, what are you waiting for?! Joann has done an amazing job. She usually finds the time to post several items every day. The page is full of wonderful information about gardening such as preparing the ground for next spring, natural gardening tips and how to grow various plants. But, there's so much more -- beautiful photos, tablescapes ideas, fun facts, natural remedies and the funniest videos.

So go check out the Black Forest Gardeners' Facebook page -- <http://www.facebook.com/BlackForestGardeners>. Be sure to go to the album section as it's categorized to easily get the specific gardening info you need. I'm sure you'll find something inspirational, funny and informative!

Buy a Tagawa Gift Card!

Are you thinking of decorating for the holiday season with a Christmas tree, fresh evergreen boughs and garlands, ornaments or Poinsettias? Why not shop at Tagawa Gardens? Our club will be selling Tagawa gift cards for the holiday season. Every time we sell a gift card, Tagawa gives us a small percentage of the purchase price. The cards may be purchased in \$25 and \$50 amounts. Go to our website (pinerygardenclub.weebly.com) to see some of the gorgeous items that Tagawa has to offer. The cards will be available for purchase on Saturday, December 6th. Please contact us at pinerygardenclub@gmail.com if you're interested!

Future Events

Usually the winter months are quiet for most garden clubs, but we have several events planned:

- **Porch Pot Class at Tagawa Gardens -- Saturday, December 6th at 9:30 AM**

Transform your outdoor holiday decorations! Join us for breakfast followed by a great demonstration by Luan Akin of Tagawa Gardens. During the class you learn how to decorate your outdoor urns with greenery and how to make a wreath. Did I mention the class is FREE? Tagawa will have greenery available for purchase allowing you to add interest and beauty to your urn or pot. This will be a great opportunity to create something beautiful both inside and outside your home. Also, this is during Tagawa's Holiday Extravaganza weekend with lots of activities including Santa and two reindeer. Check our website to learn more and to RSVP at <http://pinerygardenclub.weebly.com>.

- **Holiday Party -- Saturday, December 11, 2014**

Join fellow gardeners at a Holiday Party. Bring your favorite appetizer. This should be a lot of fun and a time to get to better know other gardeners. RSVP and Questions: Jan Stevens @ janstevens17@hotmail.com. The time is still to be determined. Check our website as we will be posting the time soon.

COVENANT CORNER

The Pinery Architectural Review Committee



Deck Changes / Replacements

With the age of many homes in the Pinery, a common exterior project is replacement of an existing deck. If a previously-approved deck is being replaced with no change in size, shape or materials (including railing), the project is considered maintenance or restoration and submittal for Architectural Review is not required. If changes are part of the plan or for example a cover is to be added, submittal is needed.

Start by taking photos of the existing deck, at a distance, so that a good perspective of the deck and it's relation to the house and property can be understood.

Additionally, a Douglas County Building Permit is required in most cases. The County requires railings spaced so that a 4" sphere cannot pass through. For ground level decks, stairs with over 4 risers require railings.

Submittal for architectural review should include at minimum:

- Plot plan for property showing
 - Location of existing dwelling

- Location of property lines and easements
- Location of proposed deck
- Measurements between all of the above
- Drawing of proposed deck showing all finished elevations and dimensions (front, back, sides and overhead) with materials and colors (finish) indicated or supplied, roof pitch indicated if roofing is being added. In some filings, Covenants require 4/12 minimum roof pitch.
- Location and description of any added lighting.
- Photos of current structure and the location of the deck.
- Signatures of affected neighbors to indicate that they are aware of the proposed change or addition, the meeting date, and time the plan will be presented to the ARC.

Submittals, especially photos, may be sent by E-mail to arc@pinery.org. If you have questions, feel free to E-mail or call the ARC office at 303-841-5305.

Anonymous Complaints

Reminder: The Architectural Review Committee is unable to address anonymous complaints.



*From the PHA Board,
Committees & Staff*

- Paul Brown
- Keebum Chang
- Uta Dierker
- Dave Fiack
- Jo Ann Glaser
- John Grissom
- Raymond Guth
- Nancy Herman
- Laura Higgins
- Peter Lund
- Nicola Lund
- Brent Marsh
- Desiree Martinez
- Jess Martinez
- Craig McCoy
- Sarah Melius
- Sharon Melius
- Cyndi Mumm
- Jan Narracci
- Jeff Rucks
- Denise Smith

Bayou Gulch Connector Trail open to the public for non-motorized use

A new 4-mile soft-surface trail has been completed on Bayou Gulch Open Space and is now open to the public for non-motorized use. Parking is available at Bayou Gulch Regional Park at 4815 Fox Sparrow Road, Parker, CO 80134. A connection to the new trail is on the west side of Bayou Gulch Regional Parks, and crosses Bayou Gulch Road at a cross-walk with a self

–activated light to stop traffic. The trail around the edge of the open space is open to pedestrians and equestrians only. The connector that runs west under highway 83 to the Cherry Creek Regional Trail is open to pedestrians, equestrians, and bicyclists. The peripheral trail may be closed from time to time to accommodate equestrian events of the Colorado Horse Park; the connector trail will remain open at

all times. The horse jumps and the pathways leading to the jumps are the private property of the Colorado Horse Park and are not open to the public. Questions about the Bayou Gulch Open Space and the new trail may be referred to the Division of Open Space and Natural Resources at 303-660-7495.

BAYOU GULCH CONNECTOR TRAIL





PHA Trash Program Enrollment Form

If you are not in the Pinery Trash Program, you might want to consider joining with the over 1500 other participating homeowners. The program offers state of the art trash service including Single Stream Recycling. This provides you, with the opportunity to put paper and other recyclables together into a labeled container (we provide the labels) of your choice. Recycling must be separated from your regular household trash, but the recycling center now separates the paper from the bottles, cans, etc. You may choose to use a container with wheels and a lid for ease of handling.

In addition, our program includes the removal of one Large or Bulk Item every month. Give Waste Management a call, set the item out with your regular household trash and say goodbye. That's twelve times a year you can get rid of a sofa bed, mattress, chair or other item without additional charges. If you have more than one item in a month low rates are offered.

Go to our website, www.pinery.org for more details.

All trash starts must be received in the PHA office no later than 1 p.m. on the Thursday prior to the desired Monday service day.



YES, I would like to join the Pinery Trash Program. Please begin my trash collection and billing under PHA's program as of the date checked below. I understand that the normal cycle will be billed in advance, quarterly.

<u>Starting Month</u>	<u>Please pay</u>	<u>Paid Thru</u>	<u>Starting Month</u>	<u>Please pay</u>	<u>Paid Thru</u>
<input type="checkbox"/> January	\$60.75	March	<input type="checkbox"/> July	\$60.75	September
<input type="checkbox"/> February	\$43.00	March	<input type="checkbox"/> August	\$43.00	September
<input type="checkbox"/> March	\$86.00	June	<input type="checkbox"/> September	\$86.00	December
<input type="checkbox"/> April	\$60.75	June	<input type="checkbox"/> October	\$60.75	December
<input type="checkbox"/> May	\$43.00	June	<input type="checkbox"/> November	\$43.00	December
<input type="checkbox"/> June	\$86.00	September	<input type="checkbox"/> December	\$86.00	March

In order to participate in the Pinery trash program, property membership dues must be current. Please call 303-841-8572 to determine any membership amount outstanding or previously paid:

+/- Membership \$ _____ - Total Enclosed \$ _____

I understand that my next quarterly billing will include trash collection and program fees. I understand that I am responsible for canceling any other service arrangements I may have.

Name: _____

Address: _____

Phone: _____

AGREEMENT

By submitting this enrollment form with initial payment, the above Pinery resident and/or homeowner ("Homeowner") hereby authorizes The Pinery Homeowners' Association, Inc. ("PHA") to engage its contracted trash service to collect and dispose of Homeowner's normal household waste materials at the above described Pinery residence. Homeowner warrants that all waste materials offered for collection will not contain any hazardous, toxic or radioactive wastes or substances as defined by applicable federal, state or local laws or regulations. Homeowner agrees to pay PHA in advance within 15 days of billing for trash service at the PHA's then current rates until such time as Homeowner notifies PHA of Homeowner's termination from the PHA trash program. Failure to pay as specified which results in rebilling and/or termination will incur fees to cover the PHA cost of these actions. Homeowner shall be solely responsible to the contracted trash service for any additional services requested which are not included in PHA's normal trash program. Homeowner acknowledges and agrees:

1) that PHA is merely acting as a billing agent for the contracted trash service; 2) that Homeowner shall not receive any refund upon termination of Homeowner's participation in PHA trash program unless Homeowner provides advance notice to PHA, including address to which refund should be sent; and 3) that PHA will not be liable for any act or failure to act on the part of the contracted trash service, including, without limitation, violation of laws or regulations, injury or death to persons or animals and loss or damage to property or the environment.

Signature

Date

PLEASE NOTE: This form must be signed prior to participation in the PHA trash program.

MAIL WITH PAYMENT TO: PHA, 8170 Hillcrest Way, Parker, CO 80134.



Mountain Pine
9th Annual
Yuletide Bazaar

- Holiday Gifts
- Local Artisans
- Craft Items
- Home Baked Goods
- And much more...

SAVE the Date

Each year on the 2nd Saturday of November, the **Mountain Pine Woman's Club** of Parker hosts their **Yuletide Bazaar** at the Parker Fieldhouse. So - put us on your calendar, do some Christmas shopping & support our vendors, as we help Parker's youth with educational and athletic scholarships.

See you there!

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November 8, 2014
9:00 a.m. - 4:00 p.m.

Parker Fieldhouse
Dransfeldt & Plaza Drive - Parker, CO

FREE GIFT TO THE FIRST 100 SHOPPERS

Sponsored by Mountain Pine Woman's Club
a member of the General Federation of Women's Clubs



Attention Pinery Homeowner Advertisers

Are you interested in advertising on the back page of the newsletter in 2015?

If you were a regular advertiser in 2014, (that is, you advertised at least three times) and would like to advertise on the back page of the *Pinery Homeowner* in 2015, **please notify the PHA office in writing by Tuesday, November 11th.** Send the dates you desire to the PHA, 8170 Hillcrest Way, Parker, CO 80134.

The back page can accommodate only half page ads. The cost is: \$225 for Pinery residents and \$400 for non-residents (10% discount does not apply). No one advertiser may be on the back page two issues in a row, unless there have been no other requests. After the 2015 back page schedule is complete, notification will be given to each advertiser. Any unfilled dates will be available on a first come, first serve basis.



PHA Board of Directors

Cyndi Mumm
President

Jess Martinez
Vice-President

Peter Lund
Treasurer

Laura Higgins
Secretary

Uta Dierker
Director

Dave Fiack
Director

Sarah Melius
Director

Pondo Pics with Santa

Saturday Nov. 15th 9:00 am-4:00 pm Ponderosa High School Theater
First come first serve!!!

Official
Santa for Parade
of Lights!

November
15th!



Music, Food, Activities and Games for
the kids while they wait.
First come, first serve to see SANTA at
Ponderosa High School!



Cost: \$25 at the door for 3 digital images!

Professional photos in plenty of time for the holidays. Avoid the lines!

Sign up: ponderosaband.org

Proceeds to support Ponderosa Music Programs

Emergency Telephone Numbers

Utilities

IREA (Electricity)	24 Hour Line	303-688-3100
Xcel Energy (Gas) (North Pinery area)	24 Hour Line	303-623-1234
Black Hills Energy (Gas South Pinery Area)	24 Hour Line	800-694-8989
Pinery Water Dist. (water & sewer)	24 Hour Line	303-841-2797
Utility Locator	Call before you dig!	811

Ambulance	24 Hour Line	911
Sheriff	Emergency only	911
	Administration	303-660-7505
Southmetro	Emergency Only	911
Fire Dept.	Administration	720-989-2000

Animals & Wildlife

Douglas County Animal Welfare	303-660-7529
Colorado Division of Wildlife	303-291-7227

Public Schools in the Pinery Area



Mountain View Elementary (K-2)
8502 N. Pinery Parkway
303-387-8675



Sagewood Middle School (6-8)
4725 Fox Sparrow Rd.
303-387-4300



Northeast Elementary (3-5)
6598 N. State Highway 83
303-387-8600



Ponderosa High School (9-12)
7007 E. Bayou Gulch Rd.
303-387-4000

Classic Pinery Filings Covenants Available Online

Covenants for Pinery filings 1-8A can be found on our website,

www.pinery.org

From the menu on the left of the screen, select Covenants.

If you don't know your filing, there are instructions to help you determine which filing you are in.

"The Pinery Homeowner" is a publication of The Pinery Homeowners' Association, Inc. (PHA), a private, not-for-profit organization. The PHA reserves absolute editorial discretion over the content of the *Homeowner* and may reject a submission for any reason. Advertisement in *The Pinery Homeowner* should not be construed as an endorsement of products or services by The Pinery Homeowners' Association. The *Pinery Homeowner* is the medium through which the PHA communicates with its members. It is not a forum for the views of individual members of the PHA or other individuals or groups.

November 2014

Sun	Mon	Tue	Wed	Thu	Fri	Sat
						1
2	3 Pinery Trash Pickup	4	5	6	7 <i>Noon deadline for ARC meeting</i>	8
9	10 Pinery Trash Pickup & Recycle	11 <i>ARC Meeting 6:30 p.m.</i>	12	13	14	15
16	17 Pinery Trash Pickup	18	19	20 <i>CSC Meeting 7:00 p.m.</i>	21	22
23	24 Pinery Trash Pickup & Recycle	25	26	27 Thanksgiving <div style="background-color: #cccccc; padding: 2px; text-align: center;">(Office closed)</div>	28	29
30						

December 2014

Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1 Pinery Trash Pickup <i>Newsletter Deadline</i>	2	3	4	5 <i>Noon deadline for ARC meeting</i>	6
7	8 Pinery Trash Pickup & Recycle	9 <i>ARC Meeting 6:30 p.m.</i>	10	11	12	13
14	15 Pinery Trash Pickup	16	17 <i>PHA Executive Board Meeting</i>	18	19	20
21	22 Pinery Trash Pickup & Recycle	23	24	25 Christmas Day <div style="background-color: #cccccc; padding: 2px; text-align: center;">Office closed</div>	26	27
28	29 Pinery Trash Pickup <div style="background-color: #cccccc; padding: 2px; text-align: center;">Office closed</div>	30	31			

January 2015

Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1  Office Closed	2	3
4	5 Pinery Trash Pickup & Recycle 	6	7	8	9 <i>Noon deadline for ARC meeting</i>	10
11	12 Pinery Trash Pickup	13 <i>ARC Meeting 6:30 p.m.</i> 	14 <i>PHA Annual Meeting—7:30 p.m.</i>	15 <i>CSC Meeting 7:00 p.m.</i>	16	17
18	19 Pinery Trash Pickup & Recycle 	20	21	22	23	24
25	26 Pinery Trash Pickup	27	28	29	30	31