

**Woody Creek Townhome Association Newsletter  
MARCH 2017**



President	Jon Risbon	720-544-3417
Vice President	Catherine Wright	307-631-2936
Secretary	Griffin Korosec	720-224-5380
Treasurer	Michael Krier	303-667-5161
Member-at-large	Lance Clausen	303-513-0202

**Website:**

<http://woodycreektownhome.com>

**Mailing Address:**

P.O. Box 27, Arvada, CO 80001

The mailbox on the east side of the mail shed is for correspondence.

**WATER: The Woody Creek Townhomes will be in the 3<sup>rd</sup> Tier for the water bill this summer. Several Units have gone up in water usage causing the bill to rise. The HOA is asking that all homeowners and renters please look for water leaks in their units:**

**Check your toilet and make sure it is not running, Add dye to the toilet tank and wait 30 minutes and check the bowl and if there is dye in the bowl there is leak that needs to be fixed, Check your hot water heaters in the crawl spaces and if there is a leak fix it, Please take your vehicles to the Car Wash as it uses less water and the dirt, oil and chemicals on your car go down the drain to be recycled and not into the water table from the drain in the driveway, Check the hoses on your dishwashers and washing machines if leaking replace, If running the hose to water trees in front of the home do only 10 minutes, Make sure the faucet of the hose is completely off.**

**If a leak is fixed please bring all receipts to the Treasurer as the receipts will be shown to the City of Arvada showing that the homeowners and HOA are reducing water waste.**

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**Second Request for In Case of Emergencies: *Per the HOA Attorney, HindmanSanchez, the HOA Board must have updated addresses for all HOMEOWNERS. This includes those that rent out their units. You can contact the board via email, phone, or a letter placed in the box on the mail box shed.***

**DUMPSTERS:** PLEASE MAKE SURE THAT AS HOMEOWNERS AND RENTERS YOU ARE NOT PLACING ANY TRASH ON THE GROUND BY THE DUMPSTERS. THESE ITEMS WILL NOT BE PICKED UP BY WASTE MANAGEMENT AND THE HOA MUST PAY FOR IT TO BE REMOVED. ITEMS THAT SHOULD NOT BE THROWN IN THE DUMPSTER OR ON THE GROUND ARE: CARPET, TELEVISIONS, HOT WATER HEATERS REFRIDGERATORS, OR ANY ELECTRONICS (THESE CAN BE RECYCLED), COUCHES, CHAIRS, BEDS AND TABLES (CAN BE TAKEN TO THE ARC OR GOODWILL OR THE DUMP).

THERE IS A RECYCLE CENTER LOCATED AT: **14205 W 52nd Ave Arvada, CO 80002**

**Request from Homeowners:** As a homeowner or renter and you see there is an issue with the gutters, soffits or fascia on your unit please contact the Member at Large to note as the Spring Walk Around is being done in April. His number is located at the top of this newsletter.

**HOA Board Members:** Please remember that the board runs as a business. If a message is left, members have 48 business hours to return them. The Treasurer does work nights on certain weeks and sleeps during the day. There are 4 other members that can be contacted by phone or emails listed on the website.

If there is an emergency please state this in the message so that a member can get back with you.

**HOA Dues:** Please remember dues are \$152.00 due at the first of the month. Dues **MUST** be mailed to PO Box 27, Arvada, CO 80001. Thank you.

**The next meeting will be held April 13, 2017, at 5:00pm. This is a Walk Around Meeting with all the Board Members. We will meet in the T-Zone between 5260#7 and 5260#8. All are welcome to join!**

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