



BEANS A N D BOOZE

FIRST ANNUAL HYLAND GREENS CHILI COOK-OFF

**Friday, October 13, 2017
5:30pm at the Big Pool**

Trophy and prize for the best chili in Hyland Greens!
Spirits provided by **Kokopelli Brewery** and **Mad Rabbit Distillery**.





BEANS and BOOZE



Hyland Greens is having its first beans and booze chili cookoff event and with any luck it won't be the last.

The date is set for Friday October 13th from approximately 5:30pm to 7:30pm on the playcourt next to the big pool

(There is no alternate date for this event so lets hope for good weather!)

Both **Kokopelli Brewery** and **Mad Rabbit Distillery** are scheduled to be on site selling alcoholic beverages to those over 21 years of age. **Please make sure to bring your photo ID** if you plan to purchase alcohol.

Currently we are seeing if we can set aside part of the play court for our local neighborhood crafters and business owners to sell and promote their wares. This is not finalized yet.

Chili Cookoff Rules



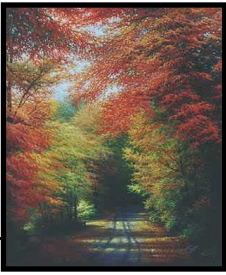
Entrants

1. All entrants **must** RSVP to hylandgreensHOA@gmail.com to be able to enter the cookoff no later than Saturday October 7th. **Day of entries will not be accepted**
2. Any form of chili can be entered (green, red, beans, no beans, mild, spicy etc...)
3. A single submission consists of at least one large crockpot of chili
(please bring chili **already warm**, we will have some power strips available but may not be able to have every crockpot plugged in at the same time)
4. A person may enter more than one submission provided that the submissions are different chilis in some way (green and red or beef and chicken etc...)
5. Please bring a utensil that can be used to serve your chili into a small tasting cup
(no large ladles)
6. Please have a name ready for your chili and be ready to fill out a short form about your chili to include spiciness level and any ingredients you think should be known.
7. Please drop off chili between 500pm and 515pm on day of event.
8. If there are any toppings that are essential to your chili please provide them in ready to serve form (bring cheese preshredded or precooked noodles etc...)

Other Participants

1. Please sample each chili only one time to allow as many people as possible to have a taste, it will be annouced to dig in if there is enough left over.
2. Adult participants will be given a token(s) to vote for their favorite, children may sample but will not be participating in the voting
3. HAVE FUN!!!!





Hyland Greens Newsletter ~ October 2017



October Activities.

The return of the **Luau** was a success. All who attended appeared to have a great time. They danced, hula hooped, sang, swam, sat, listened and shared some finger foods. At one point I counted nearly 150 adults in the pool area. The thing we learned and will adjust next year is the start time. In 2018 we will start an hour earlier. The potluck was also well enjoyed but it would be great if more folks would bring a dish next year. If you know any reasonably priced bands we'd love to know about them.

The **Dog Swim** was a blast. If you have never been to the pool to see this, you should stop by next year. While I was there at least 24 dogs were enjoying the pool. More dogs were wandering around and there were no fights and no growling.

Coming Events

Beans and Booze

Our next event is **Beans and Booze**. Mark your calendar for **Friday, October 13th**. This is the first time we are trying this so we are hoping for a success. Sign-up to enter in the chili cook-off or to set up a table to show and sell your crafts or promote your business. Send any questions you have about entering or exhibiting to: hylandgreenshoa@gmail.com or call 720-233-8220.

You must let us know of your chili (that's the Beans part) entry by October 7th so we can create ballots, signs, table space and have enough tasting supplies. Remember that Kokopelli Brewery will be there as well as Mad Rabbit Distillery (these are the booze part) selling their adult beverages. Both are local businesses. Come to the play court by the big pool starting at about 5:30 and check it out, taste the chili, cast your vote and drink an adult beverage. We will be tasting and voting first then after the ballots are cast we can eat all the chili that is left.

You've Been Jingled and Luminaries

Our final events of the year will be **Jingling and Luminaries**. The jingle bags appeared to go over well last year. Several bags will be sent out starting on December 1st so keep a look out to see if a Hyland Greens "elf" jingles you. If so, take something, add something and pass it on to someone else in the neighborhood.

Luminaries are scheduled for December 24th (Christmas Eve). This creates a stunning and beautiful display when several houses participate.

After **Jingling** the activities people get to take a well needed rest until the **Easter Egg Hunt**.

Remember that we are always open to constructive criticism, new ideas and offers to help us.

See you at **Beans and Booze!!!!**

Remember that we need your feedback and constructive criticism to make things better.

Monthly Board

Meetings

Monthly Board meetings are held on the 3rd Tuesday each month beginning at 7:00 PM. We encourage homeowners to attend, and if you would like to be placed on the agenda, please contact Jennifer at jsingleton@havenpm.com

Meetings are located at Hyland Hills Golf Course, 9650 Sheridan Blvd., Westminster, CO 80031. We hope to see you there.

Notice of FY2017

ANNUAL ASSESSMENT



The 4th Quarter Assessment were due on August 1, 2017 and late after the 10th of the month.

Checks should be made payable to: First Hyland Greens Association and then mailed to:

First Hyland Greens Association
c/o HAVEN Property Managers & Advisors
Post Office Box 66155
Phoenix, AZ 85082

December 5th Meeting

Attention Residents!

As you all know, the Board typically skips having a Board Meeting in December. This year, the Board has decided to have a board meeting. It will be held on December 5, 2017 at 7:00 PM. We hope to see you there!



SAVE THE DATE FOR THE ANNUAL MEETING

Please join us for the Annual Meeting of homeowners of the First Hyland Greens Association on:

Tuesday; November 7, 2016

from 7:00 PM to 9:00 PM

Hyland Hills Golf Clubhouse

9650 Sheridan Blvd., Westminster, Colorado 80021

The purpose of the meeting is to provide the homeowners with an overview of the FHGA activities and FY2018 budget and elect board members.

IMPORTANT: Homeowners will be asked to vote on a bylaw amendment at the annual meeting to allow homeowners to ratify the annual budget. This will bring our bylaws into compliance with a State of Colorado Statute that goes into effect, July 1, 2018.

We hope you can join us and vote at the annual meeting. If not, please use your proxy.

Looking for Board Members

As you know, the annual meeting is fast approaching. As a reminder, it will be held on Tuesday, November 7, 2017 at Ciancio's beginning at 7:00 PM. This year, there will be 5 open Board Positions. If you are interested in running for one of the open positions, we ask that you please contact Dane Ernsberger, Mike McCurdy or Linda Mollard with any questions or inquiries you may have.

2018 Budget

First Hyland Greens Association Operating Budget

	FY2017	Bridge Period (10/1/17 - 12/31/17)	FY2018 (1/1/18 - 12/31/18)
	Operating Budget	Operating Budget	Operating Budget
Revenues			
Homeowner Assessment	388,872.00	97,218.00	388,872.00
Miscellaneous Revenue	5,000.00	2,000.00	5,000.00
Total Revenues	393,872.00	99,218.00	393,872.00
Operating Expenses			
Management Fees	36,560.00	9,414.00	37,657.00
General Administrative Expense	17,250.00	3,600.00	19,300.00
Events/Social Activities	4,750.00	1,100.00	5,500.00
Insurance-Liability & Property	15,000.00	15,000.00	15,000.00
Landscape/Grounds Maintenance	64,000.00	11,800.00	65,500.00
Recreation/Pool Facilities	78,100.00	3,000.00	86,800.00
Technology		330.00	1,000.00
Utilities Expense	48,460.00	17,800.00	46,600.00
*Community Trash Service			
Participating Homeowner Fees	(36,300.00)	(30,000.00)	(38,016.00)
Community Trash Service Expense	36,300.00	30,000.00	38,016.00
*Total Community Trash Service	0.00	0.00	0.00
Total Operating Expenses	264,120.00	62,044.00	277,357.00
Revenues Less Expenses	129,752.00	37,174.00	116,515.00
Transfer to HOA Reserve Account	129,752.00	37,174.00	116,515.00
Net Operating Income/(Loss)	0.00	0.00	0.00

*The homeowners association has oversight of the Community Trash Service program. Costs associated with this program are distributed only to participating homeowners.

2018 Budget

First Hyland Greens Association FY 2018 Reserve Project Listing

Project	Cost
Pool Boiler: Small pool	\$19,800
Pool Cover: Large pool	\$4,500
Pool Equipment: Diving boards	\$10,000
Small Pool: Resurface, tile, coping	\$29,000
Area lighting/electrical: Sm./Lg. pools	\$32,000
Big Pool Concrete Project	\$12,000
Concrete Repairs: General	\$5,000
Concrete Repairs: Zenobia Drainage Repairs	\$8,000
Entry Camera Project	\$5,000
Landscape Refurbish/Repair	\$7,500
Reserve Study Costs	\$3,000
Security Pool Entry	\$10,000
Structural rock walls: major repairs	\$10,000
Tennis Court: Sm pool overlay	\$55,000
Tot Lot - Improvement	\$50,000
Tree Maintenance	\$7,500
Tree Removal Trimming: Ongoing	\$7,500
Tree Replacement: Ongoing	\$7,500
Tree Replacement: Poisoned trees	\$40,000
	\$323,300

Bridge Period Project List

Project	Cost
Perimeter Fence Repair	\$7,500
	\$7,500

*Project costs are estimates and will only move forward if project is approved during a monthly Board of Directors meeting



[Remember to go visit our new website: www.hylandgreens.org](http://www.hylandgreens.org)

Our new community website is LIVE! You can now subscribe to the Hyland Greens community calendar, access relevant information about ongoing projects, pools and greenbelts and download forms and documents. We will be updating the new site on a regular basis and phasing out the old website during the next few months. We are also gauging interest in a digital version of the community newsletter. At the bottom of the new website there is an opt-in box to sign up and receive the newsletter via email. Please submit your information if you would like to receive the newsletter electronically in the future.

Check it out. We are anxious to hear your feedback!

A black and white photograph of a dense forest with many trees, serving as the background for the banner. On the left side, there is a large white Facebook 'f' logo on a black square background. To the right of the logo, the text "Follow Hyland Greens On Facebook" is written in large, bold, white capital letters. Below this text, in smaller white capital letters, is the message "Be a part of our online community! For more information on activities and events, projects, greenbelts and pool news please follow us at:". At the bottom of the banner, the URL "www.facebook.com/hylandgreens/" is written in white capital letters.

**Follow Hyland Greens
On Facebook**

Be a part of our online community! For more information on activities and events, projects, greenbelts and pool news please follow us at:

www.facebook.com/hylandgreens/

FIRST HYLAND GREENS

Board of Directors

President: Mike McCurdy (exp. 2018),
303-466-8790
President@hylandgreens.com

Vice President: Dane Ernsberger (exp. 2017),
303-736-9876
Vicepresident@hylandgreens.com

Secretary: Joe Armstrong (exp. 2019),
720-635-9228
Secretary@hylandgreens.com

Treasurer: Tyler Urruty (exp. 2019)
Treasurer@hylandgreens.com

Bill West (exp. 2018), 303-469-4021
Allan Meers (exp. 2017), 303-460-3875
Mark Mischke (exp. 2017), 303-635-1948
Chuck Smith (exp. 2019)
Linda Mollard (exp. 2018), 303-466-9780
Julie Oldham (exp. 2017), 303-424-4193
Matt Brozovich (exp. 2018)
Pam Moores (exp. 2018)
Monte Thompson (exp. 2019)

FIRST HYLAND GREENS

Committee's and Membership

Greenbelts Committee - Bill West, Chair. Joe Armstrong, Bob Belden, John Van Royen, Ed Mooney and Gloria Fisher.

Activities Committee - Linda Mollard, Chair. Pam Moores

Pools Committee - Allan Meers, Chair.

Projects Committee - Julie Oldham, Chair. Mike McCurdy.

Architectural Committee - Dane Ernsberger, Chair. Mark Mischke, Monte Thompson, Gerry Mooney.

Technology - Matt Brozovich, Chair. Dane Ernsberger.

Budget Ratification - Joe Armstrong, Chair. Mike McCurdy, Linda Mollard, Tyler Urruty,

Welcome Committee – Sheri Mischke and Courtney Mollard, Co-Chairs.

Newsletter Committee – Matt Brozovich and Marianne Clark, Co-Chairs.

Camera & Surveillance Committee – John Van Royen, Chair. Allan Meers and Chuck Smith.

As you can see, there are lots of opportunities to volunteer in our Community. There really is something for everybody to help make our Community GREAT!

Heartfelt 
THANKS
TO OUR VOLUNTEERS!

First Hyland Greens Association

Board of Directors Meeting

September 19, 2017; 7:00 – 9:00 pm

Hyland Hills Golf Clubhouse - 9650 Sheridan Blvd., Westminster, Colorado 80021

MEETING MINUTES – DRAFT

Call Meeting to Order with a Quorum of Directors

President Mike McCurdy called the meeting to order at 7:05 PM. Board members Dane Ernsberger, Joe Armstrong, Tyler Urruty, Allan Meers, Bill West, Linda Mollard, Pam Moores, Mark Mischke, Chuck Smith and Monte Thompson were present. Board members Matt Brozovich and Julie Oldham were absent. Jenny Singleton represented HAVEN Community Managers.

Approval of August 15, 2017 Summary Minutes

Pam Moores made a motion to approve the minutes of the August 15, 2017 Board meeting as submitted. Tyler Urruty seconded. Motion carried unanimously.

Introduction of Homeowners & Invited Guests Present

John Van Royen was in attendance as a homeowner.

Secretary

Work Order Flow

Joe Armstrong made a motion to add a work order flow to the expenditure policy to make part of any bidding and project items. Dane seconded the motion. The Board discussed different aspects of the proposed addition to the policy. Dane Ernsberger amended the motion to use the proposed work order option as a beta system on the perimeter fence repair before adding it to the policy. Pam Moores seconded the motion. Motion carried unanimously.

Con-Web Invoice Approval

Joe Armstrong made a motion to change the invoice approval to an online approval allowing invoices to be paid on a weekly basis instead of monthly. Tyler Urruty seconded the motion. The Board discussed the details of the portal provided through Haven. Joe Armstrong amended his motion to have Management verify if a 3rd person can be added to the invoice review process before the Board decides to change their process. The motion carried unanimously.

Treasurer

August 2017 Financial Statements

Tyler Urruty presented the financial statements for the period ending August 30, 2017. First Hyland Greens has assets totaling \$183,659.67 in the operating accounts and \$546,620.06 in the reserve accounts.

Management

Collection Policy

Jenny Singleton presented a draft revised collection policy to the Board. Dane Ernsberger made a motion to approve the revised policy with an additional revision to bring the policy into compliance with the new fiscal year and bring the example for late fees to an updated date from 2013 to 2017 or 2018. Tyler Urruty seconded the motion and all were in favor.

Waiver Request

Account Number 118802630 submitted a request asking for a waiver of a fine, a waiver of late fees and for a payment plan to be approved. Dane Ernsberger made a motion to deny the request for all items. Linda Mollard advised those in attendance that the homeowner is currently under contract for selling the home and a payment plan cannot be satisfied by the owner. The fine will stay due to the light having not been working for February – December of 2016. Pam Moores seconded the motion and all were in favor.

Annual Meeting Plan

The Board discussed the details for the annual meeting, which is scheduled for November 7, 2017 from 7-9pm at Ciancio's. The Board agreed to add in an ad to the newsletter for October.

Pools

End of Season Summary

Allan Meers gave a brief update regarding the summer season at both pools. A couple items mentioned were that the caulking was not completed and there were 4 incidents that occurred this season.

End of Year/Next Year Projects

Allan advised the electrical will be completed at the big pool somewhere between fall and spring of 2018 as well as a concrete addition, which consists of removing some grass to accommodate.

Communication & Technology

Key Card Quotes

John Van Royen spoke on behalf of Matt Brozovich regarding key card quotes. A price from Key-Rite Security was provided in the amount of \$15,229.85 and one from Arapahoe County Security Center in the amount of \$17,910.92. The Board discussed the dynamics of completing this install and what the change would mean for the residents. The Board will discuss at a later time, but advised John to have the tennis court unlocked.

Yard Stake Signs

Linda Mollard spoke on behalf of Matt Brozovich regarding obtaining yard stake signs for the community events and the board agreed for them to be made.

Facebook Page Update

Dane Ernsberger provided an update on Matt's behalf advising that there are now 16 people following the event tracker and 15 likes.

Digital Newsletter

Dane provided the update on Matt's behalf advising there are 18 subscribers for the digital newsletter email list and will obtain more from Linda. The Board asked Management to send over the contact list that we have on file.

Activities

Luau

Linda Mollard advised there were 142 people present, it will be an event for 2018 again and will start it 1 hour earlier than this year.

Dog Swim

Linda and Allan advised there were 24 dogs, with owners bringing dogs after the dog swim was over.

Chili Cookoff

Linda advised that all vendors have been confirmed and Front Range will have an employee present to keep any residents with alcohol inside the play court.

Greenbelts

Perimeter Fence Repair

John presented a request to the Board to conduct some repairs to the perimeter fence. He advised that he contacted numerous different companies, but only received two bids back; Great Gates Fencing for \$5542 and Summit Services for \$9913. Pam motioned to approve the request to waive the requirement for a 3rd bid and Allan seconded the motion. The Board discussed the request from John and asked relevant questions. A motion was made by Joe and seconded by Dane to approve the waiver of a 3rd bidder, approve up to \$7500 for the perimeter fence repairs, including contingency and to use this repair as a test subject for the work order system. The motion carried unanimously.

Bill West gave an update that the column caps will be installed starting the 22nd of September.

Adjournment

Dane Ernsberger made a motion to adjourn the meeting at 9:07 PM. The motion carried unanimously.

Joe Armstrong
Secretary, First Hyland Greens Association

Date Approved by Board of Directors

FIRST HYLAND GREENS HOMEOWNER ASSOCIATION

REPORT OF ACTIONS

Taken by the Board of Directors
September 19, 2017

The Board of Directors took the following actions:

Agreed to explore use of “work order” process for better tracking, control and reporting. To be tested with a Beta project.

Tabled evaluation of use of web based invoice approval pending further information from Haven.

Recommended/requested changes in financial report formats linked to new software program.

Approved transfer of an additional \$35,000 to reserves.

Approved allowing auto-renewal on annual trash bills with homeowner option to opt out.

Denied a request for a payment plan for a homeowner. The past due amount has already been placed for collection following the normal process and the house is reportedly under contract.

Approved purchase of professional signs for HOA activities.

Approved repairs to the perimeter fence by Great Gates Fencing.

Agreed on December 5 for a December BOD Meeting.

For more detail, see the meeting minutes.

Joe Armstrong, Secretary



BERKSHIRE HATHAWAY
HomeServices
Innovative Real Estate

Wendy Atkinson

Broker Associate
CRS, GRI, SFR



Web Site: www.WendyAtkinson.com
E-mail Address: wendy@wendyatkinson.com

October 2017
303-465-4798

Equifax Breach - What Do You Do?

Equifax announced a massive breach in its security system. The personal information of over 143 million people has been stolen. This is information you can't change or ever get back. My information was stolen, so I feel your pain. I will keep my personal opinions about what should happen to Equifax executives and lack of government regulations to myself because they are not helpful :)

The question is what do you need to do to protect your credit. The first thing you need to do is see if you were affected. You can go to the website www.equifaxsecurity2017.com, scroll to the bottom and select the button "Potential Impact". Complete the information to see if your specific data was affected. Be sure and do this check for everyone in the household that has a social security number. Hopefully, you will be in the lucky 60% of Americans that were not impacted by the breach.

If you were not so lucky, you need to take steps to protect your credit. All the usual security tests to make sure you are you before authorizing credit were taken in the breach. So you should have companies issuing credit contact you to make sure they are extending credit to the right person. You can do this with a security fraud alert. You can do this by contacting one of the three credit reporting companies and they will contact the other two credit bureaus. I called TransUnion at 888-909-8872 to set that up. It only lasts 90 days, so you will need to do this step every quarter - for ever!

You can also just freeze all access to your credit. You will have to unfreeze the accounts when you apply for credit and of course, some of the companies will charge for unfreezing your account. I am not applying for any credit in the near future, so this seemed the best option for me. I set my security freeze with Experian from their website www.experian.com and selecting the "Support" tab, then "Security Freeze". If you are in the middle of a home loan process, talk to your lender first before setting up a freeze. You can get some great information on credit freezes at www.consumer.ftc.gov/articles/0497-credit-freeze-faqs to help you decide what is best for you.

Here are the numbers for all the credit bureaus.

Equifax - 800-349-9960
Experian - 888-397-3742
TransUnion - 888-909-8872

Remember, you get a free credit report from each of the credit bureaus once a year, so you might want to order those and see if there is anything fraudulent already on them.

The only authorized website for getting your free credit reports is <https://www.annualcreditreport.com>. Try to stay safe out there!

I do have a buddy at LegalShield, Penny Gaymon. They offer a product called IDSShield. They not only monitor your credit, they will restore it if there is a breach. Their family plan covers 2 parents and up to 8 children up to the age of 18 for \$19.95 a month. That could be worth a call if you have serious concerns. An individual plan is \$9.95 a month. Penny's number is 303-422-8986. If you need any additional help, you can call me at 303-465-4798

Cool Rental Home!

Great Townhouse in Midtown - Denver!

2013 W. 67th Place
2 Story townhome
2 car garage
Built in Dec. 2015
2 bedrooms, 2.5 baths, A/C
2 Fireplaces
Open floor plan, large patio
Available October 1st
\$1,995/month + deposit
Close to Lightrail to downtown



This is one of my properties. I don't do property management professionally. But I can teach you to be a great landlord if you want to buy investment property. Call me a call at 303-465-4798 or drop me an e-mail if that sounds interesting.

Neighborhood Inventory Statistics

I send out monthly e-mails of the active, under contract and sold listings for the past month - a link to the full MLS listing of each property in the neighborhood. If you have a neighborhood that you would like more information about, please e-mail me the name of the neighborhood(s) and I will be happy to send those statistics to you each month. If you find you would like more information on a particular property, let me know that as well and I can e-mail that to you. There is no charge for this service. E-mail your request to wendy@wendyatkinson.com.



5280 Magazine's Five Star Real Estate Agent for 2012 - 2017 - as selected by my clients!



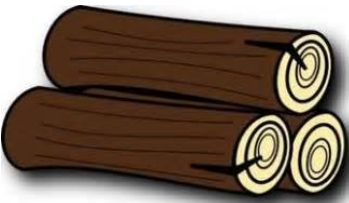
COVENANT CORNER



Political Signs: With the political sign season soon to be in “full force”, please remember that First Hyland Greens rules and regulations state as follows regarding signage:

Homeowners and residents may display one political sign per political office of ballot issue no sooner than 45 days before any election. Signs must be removed within seven days following the election. Political signs can be no larger than five square feet or as allowed by applicable local ordinance.

Trash cans: Please remember that all garbage and recycle containers need to be concealed or screened from view of neighbors except on trash day. Being tucked in a garage or behind your side fence is the best place to store these containers. Containers should only be tucked behind a pony wall if they are not visible from the road. This Covenant was designed to help keep the neighborhood “clean and tidy”, and anything homeowners can do to improve the Community’s curb appeal is appreciated. Trash containers must be stored the evening of pickup day.



Firewood: Many homeowners have been out this fall gathering their fire wood for the winter season. Please remember wood piles, storage piles, equipment of any kind and your garbage and recycle containers need to be out of view, in a garage, behind a fence, or screened with planting or fencing so it is not visible from a neighboring lot or from the street.

Architectural Review: While the window to complete outdoor improvement projects is drawing to a close, it doesn’t mean that there will won’t be some days this fall where house painting or roof replacement seems like a possibility.

Please remember however, before you proceed that any change, alteration or addition to the exterior of your home requires architectural review and approval by the Association’s Committee. This includes, but is not limited to roof replacement or exterior house painting, fencing, radon mitigation, patios or decking, solar systems, hot tubs, etc. An application form is available either on the Association’s website or by contacting HAVEN Property Managers. Each application form should include your plans and enough detail including type of project, materials to be used, colors, and any other additional information that will allow the Committee to consider.



© Can Stock Photo

Looking for Board Members

As you know, the annual meeting is fast approaching. As a reminder, it will be held on Tuesday, November 7, 2017 at Ciancio’s beginning at 7:00 PM. This year, there will be 5 open Board Positions. If you are interested in running for one of the open positions, we ask that you please contact Dane Ernsberger, Mike McCurdy or Linda Mollard with any questions or inquiries you may have.



**First Hyland Greens
Homeowners Association**

Managed by:
HAVEN Property Managers & Advisors

1000 S. McCaslin Blvd., Suite 300
Superior, CO 80027

Jennifer Singleton, Community Manager
jsingleton@havenpm.com
(303) 530-0700 ext. 107

**Architectural Requests Received from
8/23/2017 to 9/27/2017**

Open

10170 Vrain Court– Combo
9965 Wagner Lane– Siding Replacement
5120 W. 101st Circle– Painting
4851 W. 102nd Ave.– Painting
4790 W. 102nd Place– Windows
4799 W. 103rd Circle– Room addition
10220 Zenobia Circle– Windows

Approved

4930 W. 101st Place –Windows
4961 W. 101st Circle– Windows and Patio
4921 W. 98th Ave.-Painting
4695 W. 99th Place –Siding
10303 Xavier Court– Painting
10314 Xavier Court– Roof
10089 Zenobia Court– Roof
4642 Hyland Greens Place– Front door
4655 W. 99th Place– Patio extension



**Is your
will up
to date?**

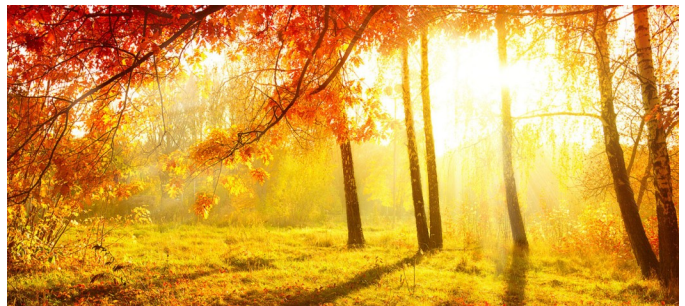
Just like insurance, your estate plan needs to be reviewed periodically. Here is a checklist to help you decide if it is time.

- ☐ Have you had any life changes occur in the last year?
- ☐ Did you get married, divorced, or have children since your last will?
- ☐ Do you have a will but need to change beneficiaries, personal representative or guardian for your minor children?
- ☐ Did you move from another state since your will was drafted?

For the sake of your family it may be time for you to renew your estate plans.

Maria Grimaldi, Esq.

303-482-2393 ☐ www.mariagrimaldi.com



Reliable
Home Repairs, LLC
Honest, Thorough & Dependable

303-887-0081
ReliableHomeRepairs@mac.com

P.O. Box 350261
Westminster CO 80035

Clayton Shaffer
Owner



Earlier this year, the Board voted to change our fiscal year from October through September to a calendar year period, January through December. This modification was made to allow for annual budget ratification and to simplify fiscal year timing. The adjustment to the fiscal year means there will be a bit of a change to the timing of dues payments.

- For those homeowners who choose to pay dues on a quarterly basis (\$198), there won't be any change to the timing of your payments.
- For homeowners who choose to pay their entire annual dues in one payment (\$792), the payment schedule will be as follows:
 - Dues for the 3 month "bridge" period which will cover October 2017 through December 2017 will be due November 1, 2017. The quarterly bridge period dues will be \$198 (\$792/4).
 - Dues for the next fiscal year (January 2018 through December 2018) will be due February 1, 2018. The annual dues will again be \$792.

Homeowners will be receiving regular billing statements from Haven per the schedule outlined above. Please contact them with any questions you may have.

ICE SKATING WEDNESDAYS

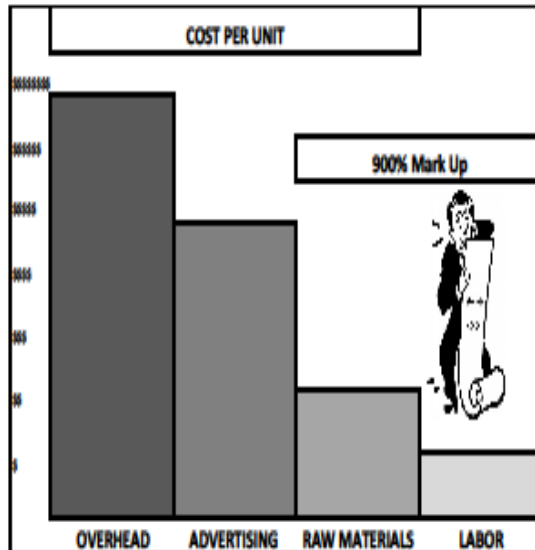
With **Mile High Adventures Child Care Program**. Currently we pick up from Ryan Elementary, Jefferson Academy, and Cotton Creek. Owner/Director lives in Hyland Greens Neighborhood. We are a licensed child care that is safe, fun, and very active. Check out our website: www.milehighadvntrs.com



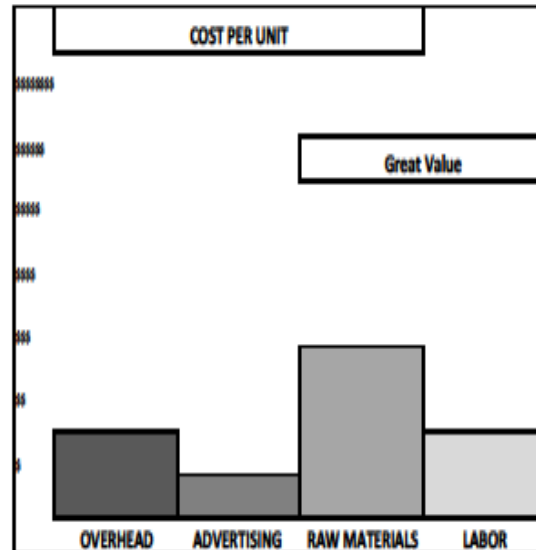
Contact: Nathan Harrison
720-212-9986
milehighadvntrs@gmail.com

Get More of What **You Need** and Skip Paying More for What **They Need**!

Problem:



Solution:



Commercial, radio, and print ads are expensive. Big name companies have big buildings, big expenses, and they need you to help pay for it! My business model gets you skilled labor, backed with great insurance, quality products, and no nonsense overhead expenses. I can, and have, saved Hyland Greens residents thousands of dollars on their remodel projects. Let's compare!

SPECIALIZING IN WINDOW & ROOF REPLACEMENTS GENERAL CONTRACTOR

Owned & Operated by a Hyland Greens Resident



303-250-0836 Info@ColoradoStateExteriors.com

WOW! NEW FURNACE \$995*

**Buy A New \$3,495 TRANE 80% Furnace For \$995*
Or A New \$6,495 TRANE 95% Furnace for \$1,995***

**When You Purchase and Install Air Conditioning at our Regular Price*

Amazing Low Price Trane FurnaceSAVE UP TO \$4,500

Xcel Energy Furnace Rebate on Qualifying FurnacesSAVE UP TO \$400

Xcel Energy Air Conditioner Rebates on Qualifying EquipmentSAVE UP TO \$650

Xcel Energy Air Conditioner Trade-In Rebates on Qualifying EquipmentSAVE UP TO \$500



**\$100 OFF
ANY WATER
HEATER**

*Not good with
any other offers*



TRANE

It's Hard To Stop A Trane.

**CALL TODAY
(303)366-1112**

**HURRY THESE REBATES AND
INSTANT DISCOUNTS END SOON!**



www.coffmanco.com

Not good with any other offers. Limited time only.

Advertisement in the Newsletter should not be construed as an endorsement for products/services.

Green Light a Vet

“Green Light a Vet” campaign was established to show visible National Support of our Veterans by changing one light to green.

By purchasing a green LED light bulb at Walmart, the campaign sponsor, and installing it in your front porch light or lamp post visible outside, lets our Vets know that they are supported by you. It is an excellent way for us to thank them for their service, not only on Veterans Day, but year round.

Please join us in supporting those who have sacrificed for our freedom by installing a green light for Veterans Day this November 11th.

Let's light up our Hyland Greens community in support!

Please go to greenlightvet.com

Disclaimer: I am not an employee, or affiliated with Walmart in any way, and am not benefiting monetarily by promoting the above. The only benefit is satisfaction that others might take the time to participate, show support and thank our Veterans for their service to the Great Country.

The Hyland Greens Newsletter

The Hyland Greens Newsletter is published each month, except January, using articles that are sent to us by the HOA Board and Homeowners. Our network of volunteers includes six block captains and 35 block reps who distribute your copy. Each issue should be delivered to your door during the first few days of the month.

If you miss a copy please contact HAVEN Property Managers & Advisors.

Disclaimer: Advertisement in the Newsletter should not be construed as an endorsement for products/services.

This Newsletter is published as an information resource to benefit the residents within the First Hyland Greens Association.

Letters to the Editor

Letters to the Editor are the opinions of the writer, and are not necessarily the opinions of the Hyland Greens HOA. To be considered for publication, letters to the editor must include the writer's full name, address and daytime phone number. Your name will be printed with your letter.

Newsletter Deadlines

Articles and ads for each issue must be received by the 15th of the preceding month. Ads should be emailed as an attachment in jpg format and appear as you want it to appear in the newsletter.

Please contact the Newsletter Department at HAVEN Property Managers & Advisors:
manager@havenpm.com or 303.530.0700.

Ad Rates:

	Resident	Non-Resident
1/8 page	\$11.00	\$13.00
¼ page	\$19.00	\$21.00
½ page:	\$31.50	\$42.00
Full page:	\$42.00	\$52.00

Babysitting/ House-sitting/ Pet Care/ Lawn Care

Send your information and we'll list Hyland Greens residents aged 18 and younger for free. Written parental consent is required for minors to publish their personal information. Contact Jacki Rivera at HAVEN Property Managers & Advisors at jrivera@havenpm.com or 303-530-0700 ext. 128 for more information. Please keep us updated with any changes to your information.

NAME	AGE	PHONE	CPR?	COMMENTS
Ben Schwartz	13	303-905-6979	No	Pet sitting, house sitting, dog walking, lawn and shoveling Neighborhood References
Layla Teague	14	303-549-0849	Yes	Babysitting, snow removal and pet care
Liam Gray	14	720-633-0131	No	Pet sitting, house sitting, dog walking, lawn and shoveling Neighborhood References
Samantha Holland	18	720-255-6716	Yes	Babysit all ages, house sit, and pet care, car/license and references (if needed)
Peter Bettinger	15	303-466-5407	Yes	Snow shoveling, lawn work, house sitting, and pet care/sitting. Available during the weekday school hours as well as weekends.



Galloway Realty^{LLC}

Tammy Galloway

Broker/Owner



720-934-2532

YOUR HYLAND GREENS EXPERT

I have owned a home in Hyland Greens for 23 years.
Owner of Galloway Realty with 11 years experience.

I have SOLD many homes in Hyland Greens.

I SELL THE NEIGHBORHOOD!

I sell all of the features of the neighborhood such as
2 pools, tennis courts, park, greenbelts, activites etc

I WILL SELL YOUR HOME FOR 4.5%

You may save as much as \$6000!

HYLAND GREENS ACTIVITY

See Pics of Properties on Hyland Greens
Community Facebook Page

Active	10314 Xanvier Ct	\$469,000
Active	4820 W 102nd Pl	\$399,000
Sold	5040 W 102nd Ave	\$465,000
Active	5050 W 102nd Ave	\$392,500
Active	10151 Zenobia Cr	\$414,900
U/C	4880 W 103rd Cr	\$479,000
U/C	4851 W 102nd Pl	\$444,900
Sold	4650 W 101st Pl	\$430,000
Sold	4765 W 102nd Pl	\$395,000
Sold	4622 W 99th Pl	\$465,000
Sold	10082 Zenobia Ct	\$437,500
Sold	10327 Xavier Ct	\$455,500

**Call me today for a
FREE**

Market Analysis!

See Pics of Homes on
Hyland Greens Community
Facebook Page

[www.TammyGallowayRealty
NorthDenver.com](http://www.TammyGallowayRealtyNorthDenver.com)

www.winner1726@msn.com

Office 12365 Huron #1800

303-252-7700

***I WILL SELL YOUR HOME FOR
ONLY 4.5%***



ATTENTION ANYONE with a closet!

Those shoes you no longer want are desperately needed to fight the human tragedy of global poverty. All types of shoes are needed - everything from tennis shoes to stilettos, hiking boots to house slippers, children's shoes to men's dress shoes, even shoes without a mate!

The shoes will be delivered to Soles4Souls, an anti-poverty organization that uses shoes to create jobs and funds direct relief efforts. The organization has distributed more than 22 million pairs of shoes in 127 countries, fifty-five percent staying in the United States.

Soles4Souls will convert ANY and EVERY pair of shoes collected from the community into a usable product. If the shoes are new or gently used they are distributed as they are received. If they are more than gently worn they are sent to Haiti, Honduras, or Tanzania where the shoes are distributed to families who refurbish the shoes. If they are more than worn they are sent elsewhere and the shoes are disassembled and made into other products. Nothing of use is discarded!

Coldwell Banker Soles4Souls Shoe Drive October 1-October 28, 2017

*Stop by my table at the Beans and Booze Event!
Drop off shoes or I can pick up from you*

303-915-0809

www.ckernsells@gmail.com

Christina Kern/Your Neighborhood Expert



**MUST
RE-
REGISTER**

Hyland Greens HOA – Preferred Trash Service

Sign-Up Sheet

THERE WILL BE NO LATE SUBMISSIONS

Please return this form to HAVEN Property Managers

NO LATER THAN November 1, 2017

to begin service on December 1, 2017

Please check the appropriate boxes or provide the information requested below. Please provide complete information as we have similar addresses on Streets, Courts, Place's, etc.

NEW participants need to complete this sign-up sheet and return to the HAVEN office by either USPS, scan or email.

My name is: _____

My Hyland Greens address is: _____

My email is: _____

New participants – please note whether or not you want a 96 gallon container to be delivered to your home. 1 container is provided with the service at no charge. Additional containers are charged separately by American Disposal, \$2.50 per month.

I would like to have a 96 gallon trash can delivered to my house at no charge: Yes _____ No _____

*In order to authorize a payment by ACH this form must be received in the HAVEN office before **October 20, 2017** **and** you must have previously established an ACH transaction for your assessment payments. This form must be received in our office before **October 20, 2017** in order to transact with the 1st quarter FY2018 assessment payment. ACH requests received after this date cannot be honored and you will need to mail a check for the trash service, received in our office before **November 1** in order to be included in the service. Payment must be received in order for service to start.*

Payment of: _____ \$132 for one year of service (\$11/month) is enclosed (no cash please).

_____ I have an already established ACH and authorize my payment of \$132 by ACH.

_____ Auto Renew Trash Service. I understand that cancellation needs to be done in writing.

Where to Send Sign-Up Sheet:

Via Email:

manager@havenpm.com

Subject Line: Trash Service

Via Mail:

HAVEN Property Managers & Advisors

Attn: HG Trash Sign-Up

1000 South McCaslin Blvd, Suite 300

Superior, CO 80027

The information above will be used for the Hyland Greens trash service to confirm your desire to enroll, establish the house where service is provided, and establish an email list of participants for communication regarding service changes or updates. The information is not to be sold, distributed, or used for any other purpose.