



<p><b>The Facts—President / Public Relations / Development: Open</b></p> <p><b>Vice President / Environmental Advocate: Diane Suchomel</b> E-mail: <a href="mailto:diane@cohopejeffco.com">diane@cohopejeffco.com</a></p> <p><b>Secretary: Cheri Paavola</b> 303-972-8080 E-mail: <a href="mailto:cheri@cohopejeffco.com">cheri@cohopejeffco.com</a></p> <p><b>Treasurer/Newsletter/Membership: Ray Moore</b> 303-978-1145 E-mail: <a href="mailto:wrmooorej@msn.com">wrmooorej@msn.com</a></p>	<p><b>Upcoming Meetings:</b></p> <p>Open Space: Jan. 9, 2025, 6 pm, Ponderosa Room Board of County Commissioners Every Tuesday at 9:00 am Foothills: Jan. 28, 6 pm, The Peak and Zoom. Board of Adjustment: 1st &amp; 3rd Wednesday at 9 am, Hearing Room One, 100 Jefferson County Parkway DRCOG: Jan. 15, 6:30 pm, 1001 17th Street 1st Floor, Aspen /Birch Conference Room Planning Commission: 1st, 2nd, 4th, and 5th Wed. 6:15 pm, Hearing Room One, 100 Jefferson County Parkway</p>
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<p><b>Calendar for upcoming meetings: Jan 8, Feb 7, Mar 6, Apr 3, May 1, Jun 5</b></p>	<p><b>In This Issue: Information and Minutes 1-2, 4-6 Backyard 2-4</b></p>
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<p><b>COHOPE Treasury Activity: December 2024</b></p> <p><b>Beginning Balance December 4, 2024</b></p> <p><b>Deposits</b></p> <p><b>Withdrawals</b></p> <p>December Website \$20 Bank Fee \$6.95 January Newsletter \$ 3.60</p> <p><b>Ending Balance January 8, 2025</b></p>	<p><b>W. R. Moore, Treasurer</b></p> <p><b>\$ 510.71</b></p> <p><b>\$ 0.00</b></p> <p><b>\$ 30.55</b></p> <p><b>\$ 480.16</b></p>
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**Attendance:** Diane Suchomel / At Large, Ray Moore / At Large, Cheri Paavola / At Large, Al Hintz / At Large. Galen & David Wiese / Columbine Hills Civic Assn., Michael Pichler / Columbine Knolls HOA, Maureen Sielaff / At Large.

The meeting started at 6:00 p.m.

**Diane Suchomel, Vice President,** welcomed everyone.

No one from **Jefferson County Sheriff's Department, Jefferson County Public Schools** or **Foothills Parks and Recreation District** was present. The Foothills mil levy extension passed. They may be interested in Pfeifer School. The School District cannot sell due to grant funds used for the upgrade. FPRD may be able to lease. We had no speaker.

We do not have a President.

Roll Call was taken. We had 8 members present. We have a quorum.

**Ray Moore, Treasurer,** said that we have \$510.71.

**Cheri Paavola, Secretary,** was present. The minutes for October and November were approved.

**Diane Suchomel, Vice President,** was present.

**Jefferson County Information:** PA 24-131263 is for 8131 S. Pierce St. It is for a SDP (Site Development Plan) to expand the parking lot for Deer Creek Church.

PA 24-132243 is for 6587 and 6657 W. Ottawa Ave. It is in Columbine Knolls and is for the Front Range Christian School. They want to buy lot 14 and build a baseball field. They want to use the setback as part of the field. An 8 ft. fence is currently the maximum height allowed, but they want it higher to help contain balls. Columbine Knolls is the adjacent subdivision. They also want to use synthetic turf.

24-132258 is for 7329 S. Alkire St. It is for 275 unit multi-family housing with clubhouse. It is a new development east of C-470 and on Ken Caryl. It is north of the RTD Park-n-Ride.

A grading Permit application has been filed for the new Maverick gas station at the northeast corner of W. Bowles Ave. and S. Alkire St. *(update: former bank building there has been demolished.)*

Short Term Rental - No changes on the P&Z website. Although you should have received email separately about this.

The new Library is up for site approval.

Our next meeting is Jan. 8 at Columbine Library.

There is new paint graffiti at Dutch Creek Trail pedestrian tunnel under S Wadsworth Blvd. Graffiti painting has increased lately.

There is a move for Accessory Dwelling Units to include basements regardless of the square footage. A lot of young families are moving into Columbine Hills. There is a proposal to add trees in the park with FPRD. Their Evening with Santa is next week. There is a new federal law as of Jan. 1 that affects HOAs created a certain way. It is the Corporate Transparency Act.  
**Old Business / New Business / Announcements:** None.  
 We adjourned at 6:23 p.m.—*Cheri Paavola, Secretary*

## THE BACKYARD

### *Columbine Hills News*

**From CHCA Board Meeting: October 24, 2024** Start: 6:05 p.m. Officers: Galen, David, Jenn Other members: Janet  
 Community Members: Heather Johnson, Lia Terry  
**Treasurer's Report:** Deposits this month: 48.64; withdrawals 40.59 for Trunk or Treat and reimbursing Jane for garden supplies. Galen approved report – Jenn second.  
 Paying members: 208 in 2024; 180 in 2023; 252 in 2022  
 Review Board minutes: (Sept) – Moved to approve – Jenn; Second – David  
**Welcome Visitors** – Heather is proposing and volunteering to head up a committee to put shade trees in the park at Kendall and Canyon. She has already done all the legwork with Foothills. CHCA will ask for donations starting in December when we start our membership drive. Tree donations can be included with your membership renewal/registration – Will have an unveiling of the trees around Earth Day 2025. CHCA will match all community donations!  
**Old Business:** Jenn will be posting a request for volunteers for Santa and next year's events  
**New Business:** Will be doing \$100 drawing for membership renewals submitted before Feb 1, 2025 ad will be in newsletter and social media and website  
**Events:** Eve with Santa: Saturday, Dec. 14, 5 - 7 p.m.  
 Other: CHCA bags given to Jenn for new neighbors  
 Next board meeting will be Nov 21, not the usual last Thurs of the month, in St Philip Lutheran Church, at 6 p.m.  
 End: 7:01 p.m.

## Columbine Knolls HOA

**From COLUMBINE KNOLLS HOMEOWNERS ASSOCIATION Board of Directors Meeting** November 12, 2024  
 President Twisselman called the Board of Directors meeting to order at 7:03 p.m. The meeting was conducted via Zoom. Board Members attending: Anita Twisselman, Jean Baden-Gillette, Lynn Koch, Levi Woods. Melissa Irwin and Steve Hantelman sent emails regarding their approval for the minutes. Two other homeowners were also in attendance. The October 8, 2024 minutes were approved. President Twisselman presented the agenda.  
**COMMITTEE REPORTS: Membership:** Lizz Walters, Membership Chair said she is nearly finished updating the membership list to the website. She would like to email Membership letters out December 1st. Snail mail letters should go out January 1st and February 1st. Ideas are being explored to host a Directory online with Director Hantelman.  
**Special Events/Programs:** 2025 dates are being explored at this time.  
**Treasurer's Report:** Director Baden-Gillette says all is well with two months to go in 2024.  
**Real Estate News & Website:** Director Hantelman sent a report via email.  
**Newsletter:** Deadline is November 15, and then December 8th. To pay dues in December for 2025 is fine. Also remember to change the membership form year to 2025 in the newsletter!  
**New Business:** Levi will write an article for the January Voice about the value of the Ace discount that easily pays for the membership dues. Lizz said that Ace Hardware, The Garden Center, Nella's and the Auto Parts store have renewed their 2025 sponsorship.

## Columbine Knolls South II Review

**From Presidents Letter Creating a Beautiful, Desirable Community** One of the primary ways an HOA increases property values is by preserving a community's appearance and aesthetic appeal. Strict architectural guidelines ensure properties maintain a cohesive look. Well-maintained common areas like parks, pools, and landscaping create an attractive environment that draws new homebuyers. According to the National Association of Realtors, homes in HOA communities are worth 5-6% more than comparable non-HOA homes. Much of this premium comes from buyers paying for the curb appeal and amenities an HOA provides. Uniform Property Maintenance  
**Boosts Values** In addition to common areas, HOAs require homeowners to properly maintain their individual properties to community standards. Neighborhood streets free of eyesores like chipped paint, debris, or unruly lawns have signifi-

cantly more buyer appeal than areas without such standards.

Thus, it makes sense that when you sell your property in an HOA, you're likely to be able to sell at competitive rates because your home comes with that association "guarantee" that all has been well maintained on your home's exterior and the community itself.

**Rules & Regulations Protect Home Values** Strict community bylaws and regulations may seem excessive to some, but they help protect property values for all homeowners.

Rules around noise, pets, parking, home businesses, and other potential nuisances ensure a peaceful living environment. A neighborhood with HOA rules is often much more desirable than one with frequent disruptions. Additionally, many buyers value the security and oversight HOA's provide to properties when owners are away.

## Columbine West Civic Association Newsletter

*From A Moment with the Board* The November Monthly meeting was held in the Dutch Creek Library. The Officers in attendance were able to review the Proposed Budget for 2025 and with a few minor adjustments the Budget was approved. This coming year there will be some other minor adjustments to the Calendar of Events too. The Meet Your Neighbor Mixer has been removed from the event offerings for a few reasons, yet can be added back in if the community feels strongly enough to secure a volunteer to Chair the event. The Easter Egg Hunt does NOT currently have a Chairperson to schedule, plan & stuff eggs. Our Annual Dumpster Day Event in June will be planned and hosted by a volunteer Chair already installed. The FREE Swim Nights usually offered in July & August will need someone to step forward to help schedule and plan. There was plenty of participation in our Events in 2024, it is imperative for more volunteer hands to come forward to help. There are also (3) OPEN Board positions awaiting interested volunteers to join in and see how they too can help Columbine West. The association is committed to seeing the Columbine West neighborhood be the best it can be. Please think about how you might be able to help out, give a small amount of time and talent to the neighborhood. Our new website has been helping the Board volunteers manage questions, concerns & comments. The community is held to a standard by being 'Covenant Protected'. Stop by the new website [www.CWCA.info](http://www.CWCA.info), which will have all the information you need. The Officers/Board takes December off to spend time with family and friends. We ask that you consider how you might spend a little time to give back to the neighborhood. Merry Christmas & Happy New Year.

## The Leawood Rapporater

*From LCA Minutes Tuesday, November 12, 2024, 6:30pm, Leawood Elementary. Attending:* Camille Sankey, Betsy Major, Mike Major, Nancy Bock, Paul O'Connor, Rhonda Eveleth, Desiree Robinson, Paul Klinger, Chip Langowski, Emma Langowski

**Discussion:** Introductions and welcome new Treasurer Paul Klinger! Treasurer report provided - all is good with the account. Bill for the platinum member party was paid. Scholarship savings on track.

Discussed Santa visit at Leawood Elementary – Dec 11th, 6pm-8pm. Snacks and craft purchased, photographer and Mr & Mrs Clause confirmed. Paul will get decorations from shed weekend of 22nd.

Discussed reducing the frequency of printing the Rapporater to help reduce costs. Proposed every other month. Rhonda will call newsletter connections to ask about cost reduction if production is reduced. Depending on cost we will vote in Jan to change schedule.

Website needs an SSL certificate. Chip and Mike will work on that.

Camille will be unavailable to handle signage for several weeks. Chip volunteered to put up signs for Santa party, membership drive and meeting signs.

Decided to hang membership banners at Jay entrance starting soon (with Santa party sign) to help draw attention and get members signed up closer to the beginning of the year. In addition, mailers for renewal will be targeted to be sent out earlier in the year.

Rhonda trying to get in contact with second Halloween contest winner to deliver prize.

Christmas lights contest due date is Dec 18th. We decided on 3 winners, 1st place will get a gift card. 2nd & 3rd place will both receive a 1 year membership, with 2nd place also receiving a gift card.

Desiree will take over sending post cards to new neighbors.

Meeting ended at 7:30pm.

**Leawood Metropolitan Recreation And Park District Meeting minutes of November 13, 2024:** The Leawood Metropolitan Recreation and Park District Board meeting was called to order at 6:02 p.m. by President Kyle Sargent. Members present: Judy Anderson/Vice President/ Treasurer, Carrie Dupree/New Member, and Carole Gottlieb/ New Member. Other District: Debby Baker/Secretary and Dave Padilla/Park Manager. Visitors: Leawood residents Marci Turaga, Wiley Linville, Amanda Halbert, Wade Hansey, and David Grove.

**Approval of Minutes** – Approval delayed as Debby was not yet present when meeting commenced, but meeting ran over, and we did not approve. Minutes will need to be approved at a future date.

**Treasurer's Report** – Judy presented the Treasurer's Report. The bills to be paid this month include Denver Water, Xcel,

Weston, Doggie Bags, Waste Management, Honey Bucket, Leawood Civic Association, Dave's invoice, and reimbursement to petty cash. Weston, Honey Bucket, Denver Water, Dave and petty cash were paid by check. All others listed above will be paid electronically. Carrie moved that the Treasurer's Report be received, and bills paid. Judy seconded and the motion passed unanimously. During the Treasurer's report, some questions/discussion occurred regarding Park Manager pay, responsibilities, current process, and succession planning.

**Parks Manager Report** – All parks were mowed, inspected, doggie bags checked and replenished as needed. All park sprinkler systems drained/winterized, and smart irrigation weather metrics installed for sprinklers. Snow removal occurred after first snow of the season. (A) Weaver Park – Damaged swing picked up for repair. MB Construction is boring for a new power line for Xcel Energy. Their truck will be in the park for a few days.

(B) Raccoon Hollar – Safety trim partially conducted.

**Old Business** (A) Document retention updates – On October 30, Maggie provided a brief email update that she received the scanned archives drive from Kevin Collins and will confirm that everything looks in order. Once she reviews drive contents, Kevin can proceed with document shredding. Prior to the meeting, Judy reached out to Maggie to get the invoice amount and any updated status; Judy is awaiting a response.

(B) Accounting support and contract updates – No significant updates to report. The information on Donna's DOS accounting program is considered unrecoverable. We have hard copies of the information.

(C) Website – The Board discussed the option of pursuing a website through the state of Colorado, because SIPA offers website hosting and maintenance at no cost to the district. SIPA also has significant training and support resources available to help the Board with the project. Carrie offered to take on the project with no objections or concerns voiced from other board members.

**New Business** (A) Board appointments – With Carole's recent appointment to the Board, one open position remains. Judy motioned The hat Amanda Halbert be appointed to the Board. Kyle seconded. After further discussion, the motion passed unanimously. Amanda was sworn in and will serve until the next election in May of 2025 when she may run for a new term. Welcome Amanda! (B) Discuss 2025 Budget and Projects – Board discussed draft budget by adopting the 2024 budget figures with line-item adjustments as agreed. Potential projects were discussed, including concrete replacement, tree planting, and park signage. A final list of 2025 projects will be formalized as project cost estimates are gathered; estimated project costs will be included in draft 2025 budget. Amanda moved that the draft budget be adopted, and Judy seconded the motion. The budget will be discussed and adopted at the December meeting. (C) Review By-Laws - Postponed due to time constraints.

The meeting was adjourned at approximately 9:00 p.m.— *Debby Baker, Secretary and Carrie Dupree, Board Member*

## Westgold Meadows HOA Newsletter

**From From the President** Thanks to all our neighbors for attending the November annual meeting! Our thanks to Leisa Klinge for her educational seminar on the importance of carrying a Code and Ordinance (or Code and Law) rider on your homeowner coverage. That rider will ensure that in the case of partial or total loss to your home, your insurance would cover debris removal, temporary housing, a rebuild, and current code standards.

Joey Kipilo, our Assistant Community Manager, will be at the Cabana on December 7th at 11am for a meet and greet. If you need in-person assistance, or would just like to come say hello, please mark your calendars!

In 2025, the WGM Board will be launching a handful of new committees for homeowners to join and get involved. We'll be looking for interested homeowners to join the Budget Committee, Architectural Review Committee, Social Committee, and Homeowner Advisory Committee. More details will be coming soon!

As per the past years, there will not be a December regular meeting. We'll see you again in January!

Happy holidays from the Westgold Meadows Board of Directors! Thank you!— *Ben Warwick, Westgold Meadows Board*

**Jeffco Clerk & Recorder's Office to Host Passport-palooza on Jan. 15** — Twice a year the Jefferson County Clerk & Recorder's Office provides passport processing with no appointment necessary. If you are filing for a new passport, your passport has expired by more than five years, or are getting passports for your children, this is the event for you. From 8 a.m. and 3 p.m., stop by with all of your documents, a checkbook, and your application. We will get you ready for summer 2025 travel. RSVP today. <https://forms.office.com/pages/responsepage.aspx?id=h-zoe8maak6RQd75YxxD6sK3qLb9MT9PnF6hP4P6JUMkhDWUJXN1BMMVpYVUNHTU9WNFhFTzUzOS4u&route=shorturl>

**Severe Cold Weather Resources for the Jefferson County Community** —As severe weather events become more frequent and intense, it's vital to provide support for those in the Jeffco community who may be affected, particularly those experiencing homelessness. Access a variety of resources for shelter, safety, and essential services during severe cold weather conditions. <https://www.jeffco.us/4854/Severe-Cold-Weather-Resources>

**\$27.6 Million in Investment Interest Accrued by Jeffco Treasurer's Office** —Between January and November 2024, the Jefferson County Treasurer's Office accrued roughly \$27.6 million in interest on county investments (unaudited). With voters approving 1A, Jefferson County can use all interest earned for county services and projects as determined by the Board of County Commissioners. Learn more and view financial reports. <https://www.jeffco.us/809/Treasurer>

**Sustainability Tip: Charge Your EV at a Jeffco Charging Station** —Jefferson County has electric vehicle (EV) charging station available at our public buildings. Take advantage of the Level 2 chargers at the Administration and Courts Facility, 100 Jefferson County Pkwy in Golden. Additional chargers are planned for installation this winter at the Laramie Building, Human Services Building, and District Attorney Building. Check out more sustainability tips.

<https://www.jeffco.us/4407/Tips>

**Find Resources to Quit Tobacco and Nicotine in 2025** —The end of a year represents endings but also new beginnings. If you're thinking about quitting tobacco and nicotine, there's no better time to take the first step toward a healthier you. To find free resources to support your quitting journey in 2025, visit [www.QuitYourWayCO.org](http://www.QuitYourWayCO.org) or call the Colorado QuitLine at 1-800-QUIT-NOW (784-8669). <https://www.tobaccofreeco.org/quit-tobacco/im-ready-to-quit/>

**Audio Recording From Virtual Town Hall Now Available** —Jefferson County utilizes virtual town halls as a tool to provide updates and to interact with community members regarding important county business. On Dec. 10 from 6-7 p.m., Jeffco Commissioners Lesley Dahlkemper, Andy Kerr and Tracy Kraft-Tharp were joined by county subject matter experts to provide updates and answer your questions. Listen to the audio recording

<https://www.youtube.com/watch?v=cngesRNe0HU>

**Get to Know Jeffco: Camp Comfort Helps Children Work Through Grief** —Since its founding in 1995, Camp Comfort has helped more than 1,900 children find a path through grief after losing a loved one.

In this edition of #GetToKnowJeffco, see how the bereavement camp is using grant funds allocated by Jefferson County to continue to help children find a path forward. Learn more about Get To Know Jeffco.

<https://www.youtube.com/watch?v=DRIOw8EBYrY>

**Jefferson County Weed of the Month: Siberian Elm** —This fast-growing perennial deciduous tree is an ornamental that escaped cultivation. It infests vacant lots, roadsides, and is common sprouting up in landscaped areas near parking lots. It can grow to more than sixty feet tall, with a trunk diameter of three feet or more.

Control is best done using multiple methods including removal of seedlings, treating resprouts with chemical or using chemical for cut stump or basal bark treatments. <https://www.jeffco.us/795/Invasive-Species-Management>

**Internship Program Available Through the Jeffco Coroner's Office** —The medicolegal death investigation internship program provides participants hands-on experience, while students earn college credit. To date, two classes of interns have graduated, with the third class scheduled to begin in spring 2025. Interns can earn their Certified Death Investigator certificate through the Colorado Coroner's Association while completing the program.

<https://www.jeffco.us/665/Coroner>

**Generous Coloradans Come Together to Donate \$54.6 Million** —Colorado Gives Day, on Tuesday, Dec. 10, is one of the largest giving events in the nation and the largest fundraising movement in our state with 4,533 participating non-profits. The giving event, hosted by Colorado Gives Foundation, raised nearly a half million more than last year.

<https://coloradogivesfoundation.org/colorado-gives-day-2024/>

**Give a Healthy Holiday Gift Card for Foothills Park & Recreation District**—Gift cards are valid at any Foothills Park & Recreation District recreation facility for classes, daily admissions, pass purchases, or massage services. Purchase gift cards at Peak Community & Wellness Center, Ridge Recreation Center, Lilley Gulch Recreation Center and Edge Ice Arena. Golf gift cards can be purchased at Meadows Golf Club and at Foothills Golf Course. Find our facility locations.

<https://www.ifoohills.org/>

**Jeffco Public Schools is Re-Imagining Leadership**—Jeffco Public Schools is re-imagining leadership to prioritize equity and excellence. Inspired by insights from TNTP's Opportunity Makers, the school district is committed to creating pathways that ensure every student thrives. Read Superintendent Dorland's interview on creating belonging, consistency, and coherence at the district level. <https://tntp.org/blog/how-one-school-district-refocused-its-leadership-around-findings-from-the-opportunity-makers/>

**Mental Health First Aid Trainings Available at Jefferson Center**—Do you want to learn how to support someone facing a mental health crisis? Mental Health First Aid prepares you to help in a mental health emergency, making the difference in the lives of those around you. Sign up for one of the upcoming trainings.

<https://www.jcmh.org/mental-health-first-aid/>

*From Engage Jeffco December Newsletter*



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The next meeting will be Wednesday, January 8, 2025 from 6 to 8 pm at at the Columbine Library (7706 West Bowles Ave). There is no speaker scheduled at this time.

**Happy New Year**  
**Have a Great**  
**2025**