

Summerlane Village News

Summerlane Village HOA

Notes from the Architectural Review Committee

The Architectural Review Committee, along with the Board of Directors, will be walking the neighborhood the week of June 8, looking for items that will be considered violations of the landscape covenants. These items include:

- Weeds in rocks, or in cracks of concrete
- Fences in need of repair or stain
- Rock on the façade of houses (lick and stick) that is in need of repair
- Dead trees, or trees that need attention (trimming, stakes pulled)
- Continuing dead lawns

The Board would like our homeowners to be proactive in dealing with these issues prior to the week of June 8, so that no violations



need to be produced. Thank you all in advance!

Also, the ARC and the Board of Directors would like to let everyone know that they will not have to submit for approval a request to paint their homes, if the home will be painted the same color. Otherwise, a submittal will need to be approved by the ARC, and the colors must be from the preapproved palette.

New Members Wanted!!!

New Committee members and needed for the following committees:

- Welcoming Committee
- Social Committee

If you would like to be a bigger, better part of

your community, with little work and lots of reward, please contact John Russell, Kevin Combs or Misti Grafner for more information. Or drop us an email at info@summerlanevillage.com

Thanks and hope to hear from you soon!!!

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Special points of interest:

- HOA monthly dues
- Homeowners education class
- Community Work Day
- House Bill 1270
- Check out the calendar
- We're on the web!!!

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HOA Monthly Dues



Monthly HOA dues must be paid by the 10th of each month. Keep in mind that you as a homeowner have the right to mail your dues to the below address, but as a courtesy, we, as residents, have the opportunity to pay our dues directly to our Treasurer, Stephanie Schmalz at

7868 W. Layton Way.

Please keep in mind that any dues not put into the milkbox by 8:00 p.m. on the 10th will be considered late. Stephanie will check the milkbox on her porch at 8:00 p.m., and

anything put in after that time will be considered late, and is subject to a \$20 late fee.

An automatic bill pay option is available for a small fee, please contact Stephanie at stephschmalz@comcast.net for more details or to sign up.

Summerlane Village HOA

P.O. Box 620895

Littleton, CO 80123

Homeowners Education Class

Ever wonder about why you have a homeowner's associations and what the association can do for you? Come to the gazebo on 6/25 at 6:30 for an hour long presentation by the Association's law firm about Summerlane Village HOA. Topics will include an overview of HOA's, Homeowner's responsibilities and benefits, Architectural issues, and responding to questions and answers. What better way to spend an evening then with the Association's lawyer? Look forward to seeing you there!!



Community Work Day

Last year a community work day was instituted as a way to get some work done around our neighborhood, while fostering a community bond and saving us all a little bit of money. This year, we will be having that day on June 20th. Work to be done will be: replenishing wood chips throughout the property, cleaning up the older trees in the common areas and replacing dead

bushes within the common areas in the neighborhood. We would love to see you, so meet at the Gazebo at 8:30 a.m., Saturday June 20th, and bring your work gloves, shovels, rakes & water!

House Bill 1270

Effective August 6, 2008, homeowners will be able to install energy saving devices on their property. These items include:

- solar energy panels
- wind-electric generators
- awnings
- shutters
- trellis
- ramada louvers (or any other shade structure that is marketed for the purpose of reducing energy consumption)
- garage or attic fans

- evaporative coolers
- energy efficient outdoor lighting devices, and
- retractable clotheslines

Installation of the energy-saving devices is only allowed on property that is wholly owned by the homeowner, and homeowners wishing to put up such devices will still have to submit a request to the ARC for approval.

For more information on HB 1270 go to the Community Associations Institute Rocky Mountain Chapter Web site www.hoa-colorado.org or the Southern Chapter Web site www.caisoco.org.

Miscellaneous Items

- A neighborhood directory is in the works. This is going to be helpful, both to get to know your neighbors, but also to enable your neighbors to help you if you should have any emergencies related to your home. If you would like to be added, please email your name, address, & contact numbers to info@summerlanevillage.com.
- Recycling bins-since we tend to have windy days, seemingly every recycling day, we ask that you put your address on your recycling bins, so that they can be returned to the correct home, should they wander during the day. Suggestions include-writing with a black sharpie marker, using a paint pen, or creating a

label with your address. Thanks!

- Don't forget-trash cans should not go out to the curb before noon the day before trash pickup, and must be put away in your garage or behind your fence no later than noon the day after pickup.
- Also, during snow season, all driveways and sidewalks should be completely cleared of snow and ice no later than 24 hours after the snow has stopped falling. This is not just a Summerlane Village covenant, but a requirement of Jefferson county.

Dog Rule Reminders

- The Rules of Summerlane Village require all pets to be on a leash while on the common grounds. This is not only a community rule, but a City of Littleton Law. Please keep your pets on a leash while outside your home. And if you see someone letting their pet off leash, contact the Jefferson County Sheriff's Department.
- All pet owners are REQUIRED to pick up their pet waste immediately. This is becoming a growing problem along the common area trail. In an effort to allow all residents to enjoy our grounds, please be a responsible pet owner and pick up after



your pet. There are pet waste bag stations located through out the property, although pet owners should be responsible for the disposal of their own pets waste.

- Please make sure that your pet is not allowed to make excessive noise.

This can become a nuisance to neighboring homes and is a violation of the covenants. Please do your part to not allow your dogs to bark or whine excessively in the community.

**Summerlane Village
HOA**

P.O. Box 620895

Littleton, CO 80123

E-mail:
info@summerlanevillage.com



Save the Date!!!



**Get out your cal-
endars!!**

Community Work Day-
June 20th

Homeowners Education
Class-June 26th

Community Barbeque-July
11th

Community Garage Sale-August 15th

Community Motorcycle Ride-July 18th

More information will be posted on the website
at

www.summerlanevillage.com

Keep checking back for more information!!!
