

# NEWSLETTER

*SUNSET WEST HOA*

*SUMMER 2014*

## RECYCLE INFO

While many of us in the neighborhood do utilize the recycling option that our trash service offers, we may not realize all the items that can be recycled. For instance, I didn't know that aluminum foil and foil pans are accepted. Some new items that Waste Connections now recycles are plastic bottles (#1-7) and paperback books. Waste Connections offers the complete guide to recycling on their website.  
<http://www.wcdenver.com/assets/docs/Single-Stream-Recycling.pdf>

## WHAT IS XERISCAPE?

Xeriscaping (zer-i-skaping) is a word originally coined by a special task force of the Denver Water Department, Associated Landscape Contractors of Colorado and Colorado State University to describe landscaping with water conservation as a major objective. The derivation of the word is from the Greek "xeros," meaning dry, and landscaping -- thus, xeriscaping.

The need for landscaping to conserve water received new impetus following the drought of 1977 throughout the western states and the recognition that nearly 50 percent of the water used by the average household is for turfgrass and landscape plantings. Unfortunately, many homeowners have cut back on turfgrass areas by substituting vast "seas of gravel and plastic" as their answer to water conservation. This practice is not only self-defeating as far as water conservation is concerned, it also produces damaging effects to trees and shrubs. It is not xeriscaping.

Please follow the link below to begin learning about what can be done to help reduce water usage on our landscapes. As always the ARC committee can help advise and approve any plans you might have. <http://www.ext.colostate.edu/pubs/garden/07234.html>

## APRIL 28<sup>th</sup> ANNUAL MEETING

We had a nice turnout for the homeowner's meeting in April. The Board presented some timely and useful information. Among the issues considered that night was the budget. Both votes of homeowners in attendance and proxy votes were counted with the result that the budget was passed with only 2 "No" votes.

Another item considered was when to order the roll-off dumpster that is included in our annual price of trash removal. The original date was meant to start on May 31st but it was moved to June 13-15<sup>th</sup>. The dumpster was filled by Sunday night, so thanks to everyone who used this opportunity to do some cleaning!

Nick reminded everyone about the rules for boat and RV parking as well as making the case for joining Neighborhood Watch (see articles on page 2 of this newsletter for details).

Nick brought up the issue of barking dog complaints (see spring newsletter for more details). Marshall reminded us that the first fix should always be talk to your neighbor as the HOA does not really have standing to take sides in these matters. Calling the HOA or the sheriff should be a last resort.

Justin Phillips of Cherry Creek Properties gave a quick presentation about home values and how they are calculated. (See spring newsletter for more from Justin).

Curt Behm gave an update on coming into compliance with House Bill 100 and updating our policies. The final revisions should be finished soon. Thank you to Curt for all his hard work to see this through!

## UPDATE on SIDEWALK and STREET REPAIRS

We have been in close contact with Jeffco Road and Bridge Department to do a permanent repair of the "asphalt sidewalks". Although we have been taken off the schedule for repaving (due to budget issues) the asphalt on the sidewalks will be removed and the sidewalks properly repaired. Thank you for your patience on this matter.



**SUNSET WEST**

**HOMEOWNER'S ASSOCIATION**

[www.neighborhoodlink.com/littleton/sunsetwest](http://www.neighborhoodlink.com/littleton/sunsetwest)

email: [sunsetwestHOA@yahoo.com](mailto:sunsetwestHOA@yahoo.com)

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## Sunset West HOA Board

Marshall Jung, President  
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Nick Young, Vice President  
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Hillery Venturini, Secretary  
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## ARC Committee

Lyn Young  
8904 W. Capri Ave., 303-868-7929

Alan Baxter  
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Twana Dryer  
5981 S. Estes, 303-973-6756

Caroline Jung  
8874 W. Capri Ave.,

Nancy Walrath  
9233 W. Capri Ave

## ARC FORMS

Remember to use the ARC approval form for any changes to be made to the exterior of your home. These include (but are not limited to) paint, siding, roofing, landscaping and structures.

You can get the approval form from any Board or ARC member or on the website at [www.neighborhoodlink.com/littleton/sunsetwest](http://www.neighborhoodlink.com/littleton/sunsetwest)

If there are any issues you would like to see addressed in future newsletters, please contact Karen Lest at [lest@jakrabbbit.com](mailto:lest@jakrabbbit.com). Thank you!

## PARKING RULES

Now that the hot weather is here everyone is likely to be thinking about camping and boating and other summer fun. We ask that you keep in mind the rules governing where and how long you may park any RV, trailer or boat. Other than listed below any of these items must be parked behind a fence. Also remember to keep trash cans either behind the fence or in the garage.

Per our HOA covenants, the maximum allowable time for these types of trailers to be parked on the street are 3 days to load and 3 days to unload. Jefferson County Sheriff's office allows for a maximum of 28 days per calendar year. This should be ample time to stock, clean or unpack without being a burden on your neighbors. Remember that cords cannot be over the sidewalks, sides cannot be extended and the trailer cannot be parked on or blocking the sidewalk. Thank you for your vigilance in following these requirements.

## SPEED LIMIT

Here is a quick reminder that the posted speed limit is 25 mph for the entire subdivision. Many enjoy being outside with their spouses, pets or children. Please remember to keep everyone safe by adhering to the posted limits. THANK YOU!!

## NEIGHBORHOOD WATCH PROGRAM

Nick Young presented some information at the annual homeowner's meeting about the possibility of starting our own Neighborhood Watch program. He touted the benefits of a nationally recognized program as a way of increasing our community connections and decreasing our risk of being victim to crime.

The Jeffco Sheriff's office has two requirements (taken from a Jeffco pamphlet).

1. Participation. We require 80 percent participation in the coverage area. You decide what area your group will cover.
2. One social event per year. The foundation of Neighborhood Watch is neighbors knowing neighbors.

If you are interested see Nick Young about starting a watch program.

## ENTRANCE WORK DAY

Saturday morning, August 9<sup>th</sup> at 9:00 a.m. please join your neighbors in a beautification project for our neighborhood. The weeds around the entrance signs are getting a bit out of hand! We also plan to plant some colorful bushes to make it look nice. Thanks for lending a hand!!!

## PAPERLESS REMINDER

Hillery Venturini, HOA Secretary, estimates that about half of our residents have opted to go paperless with the HOA. This means notices and newsletters etc. can be done electronically. Past minutes and budgets are also available online now. If you are interested in this option, please contact Hillery. Thank you for helping save printing and postage costs!