

# CHAMBERS Ridge

Townhouse Association

Volume 39

Issue 5

February 2024

## Quantum Fiber

So now everyone's in the act: DirecTV, CenturyLink, DISH, and Verizon, too. Only Comcast/Xfinity is not involved in hooking up fiberoptic cable. Quantum Fiber has made a mess, irritated residents by both knocking on doors and not knocking on doors, stapling lines to unit exteriors and in at least one instance, the trees!

The board has contacted our attorneys about finding ways to make them stop everything until they can understand that we are not a condominium, and each unit has an actual, individual owner. They do not have the right to just climb on our roofs, and start stapling lines everywhere.

Once we get that settled and find a way for them to proceed peacefully, maybe we all can get along. The actual fiberoptic delivery to TVs and other communication devices for people using Quantum Fiber should be really good once it's all done and working.

## Parking in fire lanes

All the alleys are fire lanes. No matter how close a vehicle is parked next to the garage door, they are still parked in a fire lane. If you are afflicted with a neighbor that parks next to the garage door, you know how hard it is to maneuver your vehicle in and out of your garage. The best thing to do is call the police dispatch number (303 627-3100). It is winter and that usually calms the city down at least a little, so you may, to probably, get a police reaction. The police can issue a \$75 ticket, or even get a vehicle towed immediately for parking in a fire lane.

## About Kevin:

Kevin says he's been doing property management for 30 years, so, guessing him to be in his 30s or early 40's, it's hard to believe he started as a pre-teen. But he did in a way. His father was a property manager and Kevin grew up learning the ropes from his dad. He increased his street knowledge by taking majors in college that enhanced his experience.

In 2010 he began managing with his father. Now Kevin, and his wife Amber, have the business to run as their own. They have athletic sons they enjoy time with in their various sports. To keep both worlds in balance Kevin and Amber have decided to keep their business on the smaller side, now managing just 10 HOAs.

During this transition period both Kevin and Amber will work with you to get things set up. If you are having a problem getting your dues set up or in place, please call (720 528-8557) or email (kevin@centennialmanagementgroups.com) them.

## On Facebook

Check out our Facebook page found at Chambers Ridge Community Aurora CO.

This site has up to the minute information for Chambers Ridge residents. For example, when HBS will be late, later, or tomorrow, you will find the information there. When Weston let's us know when they will be here for snow removal, our Facebook page is the best place to look.

## Snow

Weston may be here shoveling earlier than you might like, between 4-6 a.m. Still, in two situations this is the ideal. If snow has stopped, early risers will have the benefit of negotiating sidewalks without a lot of snow on them as they go to catch a bus, for example. The other situation is when snow is expected to keep on coming down. Shovelers may be here in that case trying to keep up with snowfall.

Icemelt is useful right after shoveling, but gets slippery if left too long on a dry pavement. If you have a problem area that needs icemelt between storms please let the office (Centennial Management) know and please give them an exact nearest address. This would be due to melting/freezing, for example, which can go on daily for a long time.

## Soliciting

We don't. If someone comes to your door and you are willing to open it, tell any and all solicitors—people with surveys, coupons, any paper in their hand—that we do not accept solicitations and now you will call the police because we are posted. Then shut the door.

## Dogs

Dog litter is getting frozen into the ice as melting goes on and the weather goes from cold to warm and increasing melting causes ice. Soon any snow on the ground will melt and the result of a season of leavings will be everywhere. Please pick up after your pup, no matter how big or how small.

The whole association thanks the dog companions who do pick up after their pets.

## Mary's (rare) corner

I got a lot of wondering looks as I waited for the January meeting to begin. They ranged between What's SHE doing here? And why is she here NOW?

So, to begin, I wrote the newsletter long before I was the office manager. The problem with being office manager, that does not affect writing newsletters, is my ability to get around. My knees are bone on bone and unwilling to go to all the interesting areas in Chambers Ridge. So much of Chambers Ridge is raised that stairs are everywhere. Stairs and uneven surfaces like rocks, are hard for me. Level surfaces are not. When walking became a problem and, for example, I could not see for myself what you as residents were describing, I had to go to other methods of finding out what was happening. First, I went to asking someone to take a picture, or go see what was happening and describe it in detail to me so I would know, sometimes just have an idea, of what it was that I could no longer get to. That isn't terrifically useful for an office manager.

You can still call or email me about the newsletters. Something that is best addressed through the newsletter is always welcome.

Noise complaints

If residents call the police because of a noise complaint, they should be prepared to go to court if necessary. The police are hesitant to unwilling to come to private homes if the resident is not willing to back up the complaint they wish to make by going to court if necessary. They will meet you at your ga- rage; it does not have to be a front-door item. The best way to handle this is for residents to include their neighbors. If noise is bothering you, generally it's bothering others in nearby units. Stop and talk to your neighbors. Go see them. Make an agreement that next time it happens as many as possible of you all will call the dispatch number at the same time and turn in a complaint together. This works.

unclassified ads

**HAVE LEASH WILL TRAVEL** Pet sitting and dog walking service. Vacation pet care in your home where your pet belongs. Mid-day dog walking. Member of Pet Sitters International. Insured and Bonded. 303 363-8111.

**CARPET AND UPHOLSTERY CLEANING** Truck mounted equipment. \$10 off for any resident. 7 day a week service. Bonded and Insured. Free estimate. 720 870-7679.

**COMPLETE CHIMNEY CLEAN- ING** Insured. In business since 1983. Owner is a firefighter. BBB. Rates are competitive. Chimney inspection, cleaning, minor repairs, chimney caps and screens. 303 452-7272.

**AIR DUCT CLEANING** Whole unit, unlimited vents, \$125 for any Chambers Ridge unit. CR Owner. 303 229-3282.

**SIDEMOUNT DOOR OPENERS** available for certain units. Call Tom at Sidemount Door Opener Design 303 973-8048.

**HOME DESIGN EXTERIORS** Family owned, in business over 20 years. Reasonable rates for replacement windows, siding, and doors. Call Dane Pearce. Office 303 663-2288 Cell 303 359-7472.

**PAINTING INTERIOR-EXTE- RIOR** J&J Painting Call Job Saldivar 720-514-0019 Ref- erences in Chambers Ridge available.

**TILE IMAGE EXPRESSIONS** Tile, stone, masonry, wood floors, and more. Free estimates. 303 956-8781.

**CHIMNEY MASONRY REPAIRS** Broken or missing bricks, loose bricks, leaks. JT Masonry Owner is Joshua 256 289-1548.

**INTERIOR PAINTING** Rea- sonable rates. High quality re- sults. Dakota Summers, artist/ designer 303 949-3520.

**GARAGE DOOR REPAIR** Authorized garage doors, spring repair, and operators We are residents here in Chambers Ridge for over 25 years. Free estimates. 720 940-3948.

**MARY KAY BEAUTY SALES DI- RECTOR** In your neighborhood. www.marykay.com/bcoble1 720 210-3170.

**HEATING CONTRACTOR** High efficiency furnace—gas saver. Also A/C. 50% off service calls furnace and A/C. 24 hr. repairs. Budget Heating and A/C. 720 629-6419.

**PERFECTLY POSH PAMPER- ING PRODUCTS** Email your Independent Consultant Sue Klukan at shimmysueposh@ yahoo.com for samples and info or https://SueKlukan.po.sh to view and order products. Chambers Ridge resident. You Deserve to be Pampered!

**SOLO ELECTRICAL** Sol Espi- noza. Fans, lights, whatever. Mention this ad for a special CR discount. Install approved security lighting over your ga- rage for \$150. Includes lifetime replacement of lamps. 720 621-7472.

**CENTURY 21 REAL ESTATE AGENT AND NOTARY PUBLIC** Contact Tonya McLauchlin-Stewart at 720- 619-0070 or email tonya@ propertymarketplace.com www.propertymarketplace. com .

**TOWNHOME AUTHORIZED GARAGE DOORS** installed. Also panels and repair. Lowest prices guaranteed. Garage Doors and More. Jeremy 303 915-8005. com Office: 720 238-3860

**FENCE REPLACEMENT** Replace fencing and gates. I prime, paint and haul away. High quality work and materi- als at a fair price. J&L Custom Services / Insured. Contact Joe 303 594-8442.

**TRAVELS BY CAB** Licensed Notary Public 1615 California St. #403 Denver CO 80202 Traveling Notary Public www.travelsbycab.com

**VETERANS AND FAMILY** come meet other veterans. Member- ship not required. Meets every Friday. Dinner at 6 p.m. for \$10. American Legion Post 23. 7465 E 1st Ave, Unit D, Denver. Contact Bruce 720 210-8612.

**CHOPPERS HAIR SALON** 2275 S. Peoria St., Aurora, CO 303-954-8099. \$10 off for any first time customer's service.

Chambers Ridge Townhouse Association  
4486 South Carson Way  
Aurora CO 80015

PRSRT STD  
US POSTAGE  
PAID  
DENVER CO  
PERMIT NO 2095

Trash pick up

Trash pick-up day is Tuesday. Please have your trash out by 7 a.m. Please do not put trash out before Monday evening. Make sure your trash bin lid is tight.

If HBS needs to change pick up dates or times because of weather or other problem, look at our Facebook site Chambers Ridge Community Aurora CO for information.

For large item removal at your cost, call HBS (720 547- 8600) on *Wednesday* of the week you want the item picked up. No other day will do!■

*Recycling days this month: February 13, 27.*

Local telephone numbers

Townhouse association

*office* (720) 528-8557  
kevin Lavene  
email: Kevin@centennialmanagement- (720) 528-8557  
groups.com

*electrician*  
email: solomon@solosds.com 720 621-7472

Clubhouse reservations 702 526-9822

Government offices

access aurora gen'l info / help	303 739-7000
animal services	303 326-8288
battered womans' shelter	303 343-1851
colorado parks and wildlife	303 297-1192
driver's license office	303 344-8400
fire department dispatch	303 627-3100
fire and police emergency only	911
police impound lot	303-326-8680
central library	303 739-6600
dmv	303 795-4500
neighborhood services	303 739-7280
PAR Officer Area 20	303 627-3173
parks and open space	303 739-7160
police department dispatch	303 627-3100
road conditions	303 639-1111
snow emergency	303 739-7569
street services	303 326-8200
tri-county health	303 341-9370
utilities department (water emergency)	303 739-6772
us postal service	800 275-8777

Miscellaneous

wyatt's towing	303 777-2448
xcel energy	800 895-1999
rtd route and schedule info	303 299-6000
centuryLink	800 366-8201
comcast xfinity cable	800 266-2278
directTV	855 445-3473
dish	866 291-2968
HBS trash	720 547-8600
trash requests	hbstrash.com

Next homeowner meeting is  
Wednesday, February 14 at 6:45 p.m.