

Homestead in the Willows

Homestead Herald

JANUARY 2025 Volume 49 #1

A Covenant Controlled Community for the Benefit of All
www.homesteadinthewillows.org

CELEBRATING OUR ROOTS



50 YEARS OF HOMESTEAD

SAVE THE DATE

SEPT 13, 2025

**Come celebrate our past, present,
and future. More details to come.**



ASSOCIATION NEWS

BUSINESS OFFICE HOURS

5896 E. Geddes Ave.

Hours: Monday, Wednesday, Friday
9:00 am — 3:00 pm

Phone: 303-793-0230

Email: businessmgr@homesteadinthewillows.org
Website: www.homesteadinthewillows.org

MANAGERS:

Business Office	Katie Kidwell	303-793-0230
	businessmgr@homesteadinthewillows.org	
Landscape	Nancy Bauer	303-241-6212
Tennis Facilities	Jill Ellsworth	303-808-4513
Pool	Jaylene Jones	303-617-0221
ACC	accmgr@homesteadinthewillows.org	

COMMITTEES:

ACC / Design Review; Covenant Review
Taskforce, Swim Team, Social Committee

All committee meetings are open to residents.
Call the Business Office for dates.



BOARD MEETING MINUTES:

In an effort to provide timely Board information to the Membership, **unofficial minutes** of each Board meeting will be published in the next issue of the Herald.

Official, approved copies of all Minutes will be on file and available at the Business Office.

BOARD OF DIRECTORS:

President	James Keating	720-701-0463
	pres@homesteadinthewillows.org	
VP	Michael Garnsey	303-210-9152
	vp@homesteadinthewillows.org	
Secy	Ginny Karlberg	303-564-6336
	sec@homesteadinthewillows.org	
Treasurer	Steve Bell	303-886-1844
	treas@homesteadinthewillows.org	
Mem at Large	Robb Origer	303-668-0452
	member@homesteadinthewillows.org	

BOARD MEETING

The next regular Board of Directors meeting for community input and manager's reports will be

Monday, February 10, 2025
Business Office, 6:30 pm

TABLE OF CONTENTS

ACC News	19,20,21
Budget.....	13
Calendar.....	15,16
Community News ..	3
Dues.....	5
Services	31
Social Committee.....	1
Teen Services	31
Xeriscape Policy	22,23,24,25,26,27,28

MOVING FROM HOMESTEAD?

If you move from Homestead and retain ownership of your home, it is your responsibility to pay the Homeowners dues.

Remember: Please notify the Business office of your new address. Dues are always due March 1. If you are a **Renter**, you should forward all notices to the Homeowner.

CALL TO REPORT

Waste Connections	303-288-2100
(HOA Trash Co.—Pick-up day is <i>Wednesday</i>)	
www.wasteconnections.com	
Airport Traffic Complaints	303-790-4709
Centennial City Services (24/7)	303-325-8000
Vandalism or Speeders	
Arapahoe County Sheriff's Dept.	303-795-4711
Street Light Problems:	
emailodlighting@xcelenergy.com	
Barking Dogs	
Arapahoe County Animal Control	303-325-8070
Pot Holes	303-325-8000
Hazardous Waste Pick-up	1-800-449-7587
Graffiti	303-795-4711
Water Breaks	303-770-8625
Sewer Back-up's	303-779-0261
Div. of Wildlife -Coyotes	303-291-7227
Noise—Fiddlers Green	303-486-8275



The Homestead Playgroup

- We provide meet-ups for ages 0 - 6
- We connect new families & experienced families
- We explore parks & activities around town
- We are here for you & your young family

Email Ana or Kate at

homesteadplaygroup@gmail.com to sign up or ask questions.



MOM • PLAYGROUP LEADER • NEIGHBOR • HOMESTEAD REALTOR

- Professional Realtor with over 10 years of Experience •
- Centennial Native & Homestead Resident Since 2021 •
- Homestead Playgroup Leader & Easter Egg Hunt Organizer Since 2022 •

Need to Sell Your Home or
Buy a New Home in Homestead?

Jewett Can Do It!

AnaJ@Kentwood.com
720.434.5435

Kentwood

All information deemed reliable but not guaranteed and should be independently verified. All properties are subject to prior sale, change or withdrawal. Neither listing broker(s) nor Kentwood Real Estate shall be responsible for any typographical errors, misinformation, misprints and shall be held totally harmless.



* AYMILLER ACCOUNTING SERVICES *

FULL SERVICE BOOKKEEPING

EXPERT ACCOUNTING SERVICES TO SIMPLIFY YOUR
BUSINESS OPERATIONS

BOOKKEEPING
PAYROLL
AP/AR SERVICES
NON-PROFIT & GRANT MANAGEMENT

AYMILLER.COM
ABBIE@AYMILLER.COM

LOCAL HOMESTEAD RESIDENT

STUART INSURANCE SERVICES

HOME • AUTO • LIFE

25 Years in Business - Call Today!
Longtime Homestead Resident



Stuart Siekmeier
303-955-4309
stuart@stuartinsure.com

7600 East Arapahoe Road, Suite 302
Centennial, CO 80112







and many more...

**SEWER / SERVICE LINE REPAIR / REPLACEMENT
COVERAGE AVAILABLE ON HOMEOWNER'S POLICY**

DUES 2025

Your 2025 Assessment letter will be mailed in early January. The single-family homeowner dues for the fiscal year January 2, 2025 to December 31, 2025 will be \$1,645 (\$1,535 + \$110 fence maintenance reserve fund). Village I Townhome sub-association dues will be \$663 (50% of the single-family base less fence and trash).

Our governing documents specify that dues be paid in full once yearly.

If you do not receive our assessment letter by January 15th, please call the Business Office so that we may send you a duplicate copy.

The deadline for paying your dues without late charges is March 1, 2025, at 3:00 p.m. If the Business Office is closed on March 1st, dues must be received inside the office by 3:00 p.m. on the following business day.

Homeowners have two options to submit payment:

Electronically: register on PayHOA (see HOA homepage for registration details– homestead-inthewillows.org). (ACH or Credit Card). Once logged in on your PayHOA dashboard there is an option to “Pay Now.” Please note: A \$1.00 processing fee is added to each ACH payment. A 2.9% + 0.30 processing fee is added to each credit card payment.

Via Check: Please mail (or drop off) your payment to the Business Office, 5896 E. Geddes Ave., Centennial, CO 80112 for proper credit to your account.

PLEASE COMPLETE

Property Address: _____

Owner Name: _____

Owner Email: _____

Owner Cellular Number: _____

Owner 2 Name: _____

Owner 2 Email: _____

Owner 2 Cellular Number: _____

_____ Initial if you are interested in having your contact information published in the Homestead Directory Booklet (excludes email addresses) and give your permission for the above information to be published in a directory distributed to all Homestead Residents. **Your information will not be included if you don't initial.**

Full names of children for the Directory: _____



PLEASE WELCOME

CALIBRATE
REAL ESTATE

TO **Kentwood**
Real Estate

Kyle Malnati

303-358-4250

Malnati@Kentwood.com



RESIDENTIAL



SOLD
\$1,650,000



SOLD
\$1,350,000



SOLD
\$1,350,000



SOLD
\$685,000



SOLD
\$529,000

HOMESTEAD



SOLD
\$1,372,500



SOLD
\$1,065,000



SOLD
\$945,000



SOLD
\$760,000



SOLD
\$570,000

COMMERCIAL



SOLD
\$5,775,000



SOLD
\$2,610,000



SOLD
\$1,900,000



SOLD
\$1,400,000



SOLD
\$920,000

THANKS TO MY AMAZING CLIENTS - \$28,482,600 SALES VOLUME IN 2024!



TINA PARKS

real estate professional

- **Expert Guidance:** With years of industry expertise, Tina provides you with the best advice and insights into both buying and selling in today's housing market.
- **Personalized Service:** Tina understands that every homebuyer and seller is unique. She takes the time to understand your preferences and tailors her services to match your specific buying or selling needs. Full Time, Full Service.
- **Local Knowledge:** Whether you're eyeing a new home or looking to sell your property, Tina has a deep understanding of the local market trends to help you make informed decisions.
- **Strategic Marketing** Tina offers professional staging, top-notch photography, drone video and social media highlight reels for every client. She also includes targeted online marketing campaigns, paid advertisements, You Tube videos, property websites and extensive mailers to ensure your home reaches the right buyers.
- **Smooth Transactions:** Buying or selling a property can be stressful, but not with Tina! She ensures a seamless and hassle-free transaction from start to finish. You'll know what to expect and when. Communication is key!
- **YOUR Best Interest At Heart:** It's about relationships not just the transaction.. Clients trust that Tina will put them first.....always. Plus she's just really fun and refreshing to work with.

Hi, I'm Tina



Scan me



Tina Parks
Friend | Trusted Advisor | Neighbor
Top Producing Agent



www.tinaparks.com | 720.232.4482 | tina@tinaparks.com

DenversBestPainters.com

(303) 619-0657

JAKE AND SARAH MUNIZ
YOUR HOMESTEAD NEIGHBORS



FREE ESTIMATES!

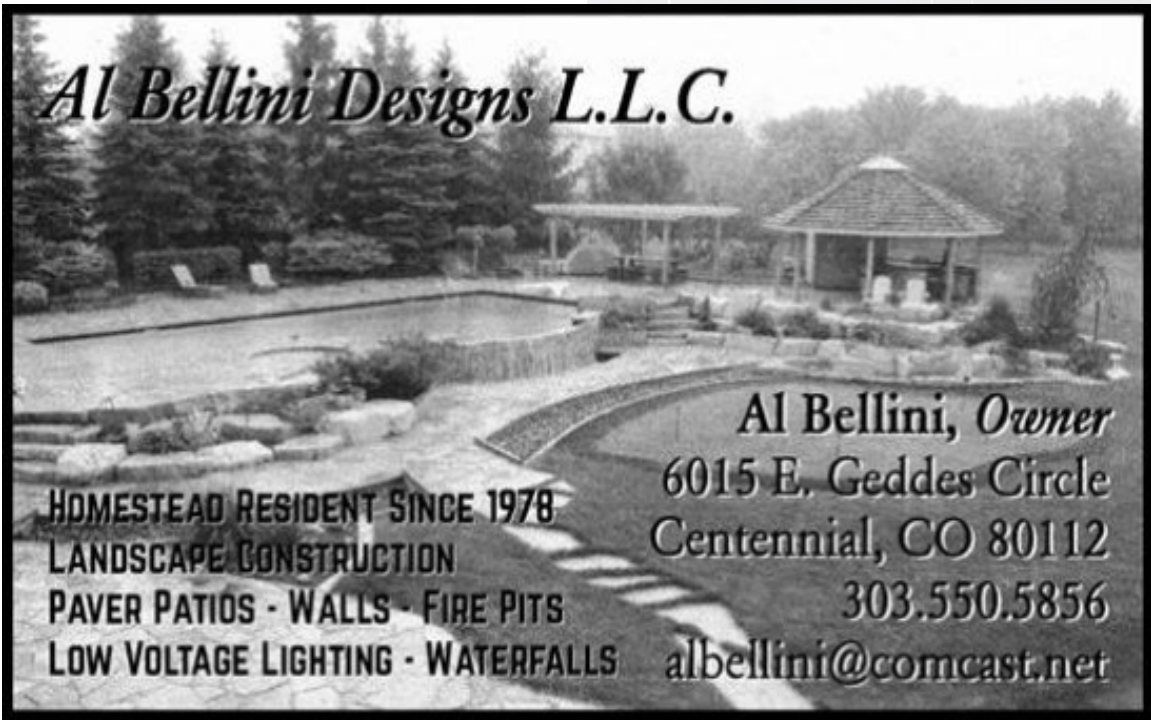
- INTERIOR & EXTERIOR
- 200+ POSITIVE REVIEWS
- \$0 UPFRONT
- 100% SATISFACTION GUARANTEED
- FREE COLOR CONSULTATION




Sanchez Painters LLC
We Are Insured
 Spray, Roll or Brush application 20 years of Experience
 Commercial/Residential Exterior/Interior
 Additional services offered
 Kitchen Cabinets, Staining, Decks, Fences, Power Washing
 Call **Christin** for a Free Estimate
 720-854-8066 sanchezpainters3@gmail.com



Nancy Bauer
 LANDSCAPE DESIGN
 303.241.6212
 INFO@NancyBauerLandscaping.com • www.NancyBauerLandscaping.com



Al Bellini Designs L.L.C.

Al Bellini, Owner
 6015 E. Geddes Circle
 Centennial, CO 80112
 303.550.5856
 albellini@comcast.net

HOMESTEAD RESIDENT SINCE 1978
LANDSCAPE CONSTRUCTION
PAVER PATIOS - WALLS - FIRE PITS
LOW VOLTAGE LIGHTING - WATERFALLS



Elevate Your Homestead Real Estate Experience with Eli Boone & Kiki Faircloth

As your trusted neighbors and real estate experts, we'd be honored to guide you through the process of selling your current home or finding your next perfect property.

ELI BOONE & KIKI FAIRCLOTH

Eli@BooneFaircloth.com | 303-263-0122

Kiki@BooneFaircloth.com | 303-482-7300



7152 S Olive Way



7271 E Davies Pl



**Represented buyers for two
of our newest Homestead residents**

ARTISAN BREADS BAKED BY YOUR NEIGHBOR
 ALL PRODUCTS NATURALLY LEAVENED WITH WILD YEAST
 AND MIXED WITH LOCAL INGREDIENTS WHENEVER POSSIBLE



**SPRUCE
HOUSE
BREAD**




Mixed and baked by Homestead alumni
 Jeff Nixon. Currently taking **PREORDERS**
 on the website for pick up on bake day.



SCAN TO VISIT sprucehousebread.com/sign-up
 and sign up for the weekly bread drop alert to
 see what's baking next.

www.sprucehousebread.com

DENVER 
 Academy of Ballet

**DANCE
WITH
US!**

Call or email to
 schedule a **FREE**
 trial class.
 All ages!

303-723-4203
 dab@denveracademyofballet.com
 www.denveracademyofballet.com



Denver Academy of Ballet is located in the Cherry Knolls
 Shopping Center @ Arapahoe and University.

Owned and operated by Homestead residents
 Rob and Chandra Kuykendall

Infamous Physique

-PERSONAL TRAINING - MEAL PLANNING - ACCOUNTABILITY COACHING - SEMIGLUTIDE/GLP-1 OPTIONS

Get holiday-ready at Infamous Physique!

We offer personal training, customized meal plans, and GLP-1 weight loss options. Start your New Year transformation
 today—book your appointment now!

303-258-6867 8719 E Dry Creek Ste A Centennial, CO 80122 www.infamousp.com



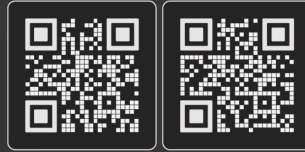
SCAN ME



FOLLOW US ON 

INJECTING CONFIDENCE®

aesthetic medicine



BOOK NOW REVIEWS
MENTION HOMESTEAD FOR
\$100 OFF!*

FEATURED SERVICES

- BOTOX® AND FILLER
- EMFACE®
- NON-INVASIVE FACIAL REJUVENATION
- OPUS® PLASMA LASER RESURFACING
- POTENZA® RF MICRONEEDLING
- SCULPTRA®
- OZEMPIC®/SEMAGLUTIDE
- HYDRAFACIAL
- HAIR RESTORATION
- SPA FACIALS
- BBL/IPL FACIALS
- EXOSOMES
- MEDICAL GRADE SKINCARE
- AND MORE!



KATIE GUEST, RN BSN
OWNER AND MASTER INJECTOR

HELPING YOU LOOK AND FEEL
Mysteriously Fabulous
SINCE 2017!

*New patients only, \$300 minimum purchase

@injectingconfidence

info@injectingconfidence.com

720.739.3690

720.734.1230

Landscape Logic

By: Nancy Bauer

Gardening in Denver . . .

Gardening in Denver is different from almost anywhere else in our country. It's dry here, only 14 inches of precipitation a year on average. We have intense sunshine most days, low humidity, drying winds, and temperatures that may fluctuate 50 degrees or more in 24 hours. Then there's the soil: highly alkaline and, in most parts of the metro area, heavy clay. No wonder gardening is a challenge to newcomers and natives alike! Yet, many Denver landscapes are amazingly beautiful and productive. It's a matter of knowing how to work with our special conditions

Winter watering is important!

Unless we have an unusually wet winter, trees, shrubs, perennials, ground covers, and lawn should be watered every four to six weeks. Check soil moisture levels during warm, windy, or dry periods. Wait for a day when the temperature is 40 degrees or more and the ground is not frozen. Be sure to water early in the day for about 20 to 30 minutes per setting. For further information go to www.ext.colo.state.edu CSU Fact Sheet 7.211

Ornamental Grasses:

Most people prefer to leave dried ornamental grasses standing in the winter garden for winter interest; their shape and swaying plumes add seasonal interest. With the heavy snows many of the grasses in unprotected locations can be smashed into unattractive mounds. These broken and bent grasses won't bounce back to their upright shape, so they should be cut back. For a neater look, avoid cutting them straight across, instead cut grasses below where they are bent and broken at different heights to create more of a rounded shape among the stalks. If grasses are still standing tall leave

them, knowing that they will need to be trimmed back before new growth emerges in the spring.

Upright Evergreens:

Upright evergreens and shrub forms of arborvitae often splay open from the snow. While it's best to bundle these shrubs before the snow flies, they can still be pulled back together after the fact. Garden centers have netting and other materials to wrap around evergreens to help keep hold them in their natural upright position. Remember to remove the material in the summer once the plant starts to grow and re-establish its natural form. Binding materials, if not removed, can girdle the plant and eventually kill it.

Recycle Christmas Trees:

After the holidays you can chop the branches off your Christmas tree and lay them over bulb beds and perennial gardens. The added insulation helps protect plants against fluctuating soil temperatures and early warm-up.

Please also consider dropping your trees off to be recycled at the SSPR Willow Springs location on Holly Street, between Dry Creek and Arapahoe Rd.



Acct.#	Account Description	2024 Actual*	2025 Budget
4010	Single Home Assessment	\$ 1,309,908.00	\$ 1,378,430.00
4015	Fence dues	\$ 89,800.00	\$ 98,780.00
		<u>\$ 1,399,708.00</u>	<u>\$ 1,477,210.00</u>
4020	Townhome Assessment	\$ 46,274.00	\$ 47,000.00
4030	Associate Memberships	\$ 6,570.00	\$ 6,500.00
4210	Late Fees	\$ 1,334.00	\$ 1,500.00
4230	Advertising Revenue	\$ 33,304.00	\$ 27,000.00
4240	Pool Revenue	\$ 15,695.00	\$ 1,000.00
4250	Transfer Fees	\$ 21,100.00	\$ 15,000.00
4260	Association Fines	\$ 1,801.00	\$ -
4300	Other Income	\$ 3,683.00	\$ 1,000.00
	<u>TOTAL INCOME</u>	<u>\$ 1,529,469.00</u>	<u>\$ 1,576,210.00</u>
	Sub-Total Administration	\$ 305,976.00	\$ 312,401.00
	Sub-Total Land Maintenance	\$ 258,595.00	\$ 264,970.00
	Sub-	\$ 273,352.00	\$ 269,900.00
	Sub-Total Tennis Expenses	\$ 12,678.00	\$ 18,359.00
	Sub-Total Utilities	\$ 280,529.00	\$ 360,500.00
	<u>Total Expenses</u>	<u>\$ 1,131,130.00</u>	<u>\$ 1,226,130.00</u>
	Total Income	\$ 1,529,469.00	\$1,576,210.00
	Total Expenses	\$ 1,131,130.00	\$1,226,130.00
	To Fence Reserves	\$ 89,800.00	\$98,780.00
	<u>Reserve Fund Expenditures</u>	<u>\$ 352,359.00</u>	<u>\$375,000.00</u>

*12.1.23 - 11.30.24



- Botox/Dysport/Jeuveau
- Dermal Filler
- Eface
- Sculptra
- Facials
- Microneedling
- Chemical Peels
- Body Contouring
- Emsculpt neo
- Weight Loss Injections
- Peptide & IV Therapy
- Emsella - Pelvic Floor

Ellen Neufeld MSN, CRNA, APRN
14-year Homestead Resident

Schedule a FREE Consultation







Call/Text 303-921-8228 | aviva-medspa.com

Mention this ad for a Homestead resident discount

Book
Online



AVIVA
Med Spa

SUN	MON	TUE	WED	TH
				
5	6		8	
12	 BOARD MEETING	14	 NATIONAL BAGEL DAY	
19	 MLK -DAY-	21	22	
26	27	28	 NATIONAL PUZZLE DAY	

U	FRI	SAT	WINTER
2	3	4	<p>Social Highlights: Happy New Year - Cheers to 2025!</p> <p>HOA Board Meeting</p> <ul style="list-style-type: none"> • January 13, 2025 • 6:30pm - HOA Office <p>HOA Dues - Call office if you haven't received dues letter by Jan 15.</p>
9	10	11	<p>Join the Social Committee: We need new members! Email if interested: Socialcommitteehomestead@gmail.com</p>
16	17	18	<p>NOTES</p> <p>HOA Office Closures: January 1</p>
23	24	25	<p>Opposite Day <small>JANUARY 25</small></p> <p>Homestead Playgroups - join the fun! Contact: homesteadplaygroup@gmail.com</p> <p>Connect with us: Website: Homesteadinthewillows.org Facebook: Homestead in the Willows HOA</p>
30	31		<p>JANUARY</p>

BUYING OR SELLING A HOME?

LET'S WORK TOGETHER!



Give me a call to talk about my special rate for
Homestead in the Willows residents.



Lynn Price

Homestead Homeowner

Homestead Realtor



HOME SMART

303.588.9141

lynn.price@pricerealtygroupco.com | lynnpricerealtor.com

KATE · PERRY

PROPERTIES

Professional Real Estate Advisor Offering Exceptional Market Knowledge and Concierge Services

Homestead Homeowner Since 1995 | Homestead Realtor



• Highest Homestead Sale 2022 • DMAR Excellence Awards • Real Trends Top 1.5% Nationally • 5280 Denver Five Star Realtor

Kateperryproperties.com
303-810-0474 | kperry@livsothebysrealty.com



ADVERTISING RATES

Personal Ads (30 words or less)	\$ 20.00
Commercial Ads (30 words or less)	\$ 25.00
Display Ads:	
1/8 page (2 3/4 x 1 3/4")	\$ 48.00
1/4 page (2 3/4 x 3 1/2")	\$ 70.00
1/2 page (6" x 3 1/2")	\$ 115.00
Full Page (6" x 7 1/2")	\$200.00

HOLIDAY LIGHTS & ORNAMENTS

Just a reminder that the HOA Residential Improvement Guidelines, page 9, paragraph 2.51 states "seasonal ornaments...must be removed withing 30 days of the conclusion of the holiday or seasonal event."

REPORTS TO THE ASSOCIATION

When an Association member wishes to report observed problems or any concerns or helpful ideas pertaining to the assigned areas of responsibility of the Architectural Control Committee, Landscape, Pools, or Business Office, please include your name and telephone number when you call and leave a message so that we may return your call.

The Association does not act on anonymous calls.

Need to Update Your Will?

Wills & Trusts
Estate Planning
Probate

Free Initial Consultation. Evening & Saturday Appointments Available.

Patrick M. Plank, Attorney

Homestead Resident

303-794-5901

26 W. Dry Creek Circle, Suite 420

www.DenverWills.com



Why is an Application for Architectural Change Required?

We are often questioned by owners as to why an Application for Architectural Change is required when work being done is a same-for-same replacement or considered maintenance or repair by the owner, or the work is being done in the back of the house or not visible from the street. We understand that the process of submitting an application may feel onerous for owners working to maintain their property but there are reasons applications are required.

Any, and all changes to the exterior of your home or property require an application as outlined in the Residential Improvement Guidelines. This includes any changes to the back and sides, of the house regardless of whether the changes are visible from the street or to other neighbors.

Because approved elements and colors sometimes change owners should refer to the guidelines to see if/when an application is required. If an owner is not aware and replaces/changes/adds an element without submitting the application for approval and the change is no longer an approved element/style/color, they may be subject to a fine and required to bring the change into compliance. For example, if an owner repaints their exterior the same as existing colors, they see that as regular maintenance but if the existing colors are not currently approved it would be a violation of the covenants.

Or if the shutters are in disrepair and being replaced like for like an owner may consider this a repair. But many homes in our community do not have compliant shutters and when shutters are being replaced it's a requirement that they be replaced with an approved style and correct size. **The way to ensure this is to submit an application.**

(Continued on page 20)

ACC



(Continued from page 19)

The Association is also notified by the city of any utility locates done on properties in preparation for remodels, landscaping etc. If no application has been submitted for that work the office has to call the owner to request the paperwork. Sometimes the work has already been completed, in which case if any aspect of the project is found to be non-compliant the owner is responsible for bringing it into compliance. Filing the application before the work is done avoids that issue.

Additionally, the Association is required by law to permanently keep all ACC applications and attachments. This serves as a permanent record of the property and any changes made.

Often owners will ask about a previous change made and want to know details like what color or product was used or when an element was changed. Applications are referred to for those questions. Also, when a property sells new owners often have questions about the property and we can provide answers to many of their questions from the house file.

The Association and the Architectural Control Committee appreciate your cooperation in following the process in place, and for helping to preserve the aesthetic harmony of the neighborhood and maintain property values.



America, Let's Raise the Bar!

OB Painting, Inc.

Call TODAY
for an Appointment

303-986-8198 • Cell 303-908-9063

- Interior & Exterior Painting
- Fence Staining / Painting
- Deck Staining / Painting
- In Business for 15 Years
- American-Owned and Operated
- All Workers Comp and Liability Insurance

\$300^{OFF}
Complete
Exterior
Paint Job

\$150^{OFF}
Interior
Paint
Job

**Special "Thank You" for Veterans:
An additional 10% off!!**

ACC

Unofficial ACC Meeting Minutes

· 4 applications were reviewed as a group, due to concerns over approvable elements. No changes to current guidelines were made as a result.

· A shutter manufacturer company owner came into HOA office to talk to the ACC Manager. His concern over the current guidelines is that it should be made clear where the measurements need to be, as homeowners are the ones who measure for him and can misinterpret what the sizes should be. The ACC discussed and decided that the current guidelines have sufficient information, but agree that a picture guideline of how to measure may be helpful to homeowners.

Next Meeting – January 14 at 12 noon

DENVER *dreaming.*

Dream homes come in all shapes, sizes and styles. Whatever your needs, for a growing family or the family looking to downsize, your real estate journey begins by giving me a call.

- Local area expertise - Homestead owner, involved in the community
- Coldwell Banker® International President's Circle Award
- Print and digital marketing expertise to get your home in front of the right buyers
- Dedicated and trusted - most business referral based

AK RILEY

Broker Associate
C. 720.289.2929 | O. 303.409.1300

ak@kadenverhomes.com
kadenverhomes.com
Agent Lic. #100069473



6501 E. Belleview Ave., Suite 500, Englewood, CO 80111

COLDWELL BANKER REALTY

Not intended as a solicitation if your property is already listed by another broker. Affiliated real estate agents are independent contractor sales associates, not employees. ©2020 Coldwell Banker. All Rights Reserved. Coldwell Banker and the Coldwell Banker logos are trademarks of Coldwell Banker Real Estate LLC. The Coldwell Banker® System is comprised of company owned offices which are owned by a subsidiary of Realty Brokerage Group LLC and franchised offices which are independently owned and operated. The Coldwell Banker System fully supports the principles of the Fair Housing Act and the Equal Opportunity Act. LB @ 20YYZ3_CDO_7/20





Windows

We stand by our installation and products with a double lifetime warranty on most of our windows and doors.



Siding

No matter fiber cement, engineered wood, vinyl or metal siding, we offer factory direct pricing and flawless execution on installation.



Roofing

Our roofing installers will assist in choosing the right materials for the job. We can also help navigating the insurance company or the HOA.



Painting

Our painting service begins with complete prep of woodwork for a solid foundation, the bedrock of any successful project



Say Hello to Curb Appeal in Homestead

HRTI is proud to be your neighborhood exterior remodeling resource. We are a one-stop-shop for all your exterior home needs. Whether you need a few windows replaced or have been victim of a summer storm and need an exterior makeover, we can help. We're happy to work with the insurance company or HOA too!

VISIT US AT HRTI.COM

Proud
Homestead
Resident
Supporter of Our
School &
Swim Team



Call Today For a Free Estimate
303-984-6159

SERVICES

Advertising in the Homestead Herald does not constitute an Association endorsement of services promoted. We strongly recommend before using any service homeowners contact references. Names listed have not been endorsed or evaluated in any way.

SODERSTROM'S PROFESSIONAL

PAINTING:

Specializing in residential home interior painting. Drywall Repair, Quality workmanship, Quality Materials. In Business 20+ years. Insured.

**Credit Cards accepted. Call for an estimate:
Dennis or Alan (303) 922-4441.**

ENCORE MUSIC ACADEMY: Affordable music lessons in the convenience of your home. Home school students welcome. Curriculum based guitar, bass guitar, piano/keyboard, and viola instruction.
(720) 520-3800.

MILE HIGH HOME SERVICES:

Professional Cleaning Service. Thorough and reliable with competitive rates.

Call Susan (303) 794-6805.

TEEN SERVICES

Advertising in the Homestead Herald does not constitute an Association endorsement of services promoted. We strongly recommend before using any service homeowners contact references. Names listed have not been endorsed or evaluated in any way.

BABYSITTING:

Hi! My name is Lilah Rich. I am 13 years old and would love to help with your children. I am Red Cross certified. I am reliable, trustworthy, and responsible. I love to do art and read.

Please call me at (720) 842-9667

BABYSITTER:

Hi! I'm Isabella Martini, and I am a Red Cross certified babysitter. I am 16 years old, and I'm going to be a Junior at Creek. I would love to watch you children!

Please contact me at (303) 718-2062.

PETSITTING SERVICE:

Responsible teen with driver's license providing personalized nurturing and reasonably-priced pet care.

Text Zoe: (915) 248-8544.



Scott Scholbe

Homestead Homeowner • Homestead REALTOR®

————— Since 1984 —————

An Exceptional Record of Success
in Homestead Sales & Service

You Deserve A Professional Broker!

303-638-7610

Scott@Kentwood.com

www.ScottScholbe.com

5280 MAGAZINE



TEN-YEAR AWARD WINNER

Kentwood

