



Homestead in the Willows

# Homestead Herald

**SEPTEMBER 2025** Volume 49 #9

A Covenant Controlled Community for the Benefit of All  
[www.homesteadinthewillows.org](http://www.homesteadinthewillows.org)

## You Are Invited!!



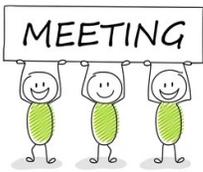
Saturday, September 13th  
 @ North Pool Grounds

More details inside.  
 Hope to see everyone there!

*Celebrating Our Roots*  
 50 Years of Homestead




**OCTOBER  
 HERALD  
 DEADLINE IS  
 SEPTEMBER 15**



**NEXT REGULAR  
 BOARD MEETING  
 SEPTEMBER 8, 2025  
 @ 5:30PM**



**ASSOCIATION  
NEWS**

**OCTOBER HERALD  
DEADLINE IS  
SEPTEMBER 15**

**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	Shannon Ricca	303-617-0221
ACC	accmgr@homesteadinthewillows.org	

**BOARD OF DIRECTORS:**

President	Robb Origer	303-668-0452
	pres@homesteadinthewillows.org	
VP	Ginny Karlberg	303-564-6336
	vp@homesteadinthewillows.org	
Secy	Eric Kemp	303-882-6701
	sec@homesteadinthewillows.org	
Treasurer	Steve Bell	303-886-1844
	treas@homesteadinthewillows.org	
Mem at Large	Stuart Siekmeier	303-517-5316
	member@homesteadinthewillows.org	

**Monday,  
September 1, 2025  
Office Closed  
in observance of Labor Day**

**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**

**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.

**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 1 March. If you are a **Renter**, you should forward all notices to the Homeowner.

**THE HOMESTEAD HERALD** is published monthly for residents of Homestead in the Willows. **The Business Office is located at 5896 E. Geddes Ave., (West Pool House) Centennial, CO 80112.** News items or advertisements must be submitted by the 15<sup>th</sup> of the month prior to publication. **Email to the Business Office.** Call 303-793-0230 for commercial rates, ad sizes or other information.

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**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 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.**

**THE HOMESTEAD PLAYGROUP**

- We provide meet-ups for ages 0 - 6
  - We connect new families & experienced families
  - We explore parks & activities around town
- Email Ana or Kate at

**CALL TO REPORT**

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

**ADVERTISING RATES**

Personal Ads (30 words or less)	\$ 20.00
Commercial Ads (30 words or less)	\$ 25.00
<b>Display Ads:</b>	
1/8 page (2 ¾ x 1 ¾”)	\$ 48.00
¼ page (2¾ x 3½”)	\$ 70.00
½ page (6”x 3½”)	\$ 115.00
Full Page (6 ”x 7½”)	\$ 200.00

**Deadline is the 15<sup>th</sup> of each month preceding publication.** All display ads must be high resolution jpeg or tif files. Photographs to be used must be half tone. Ad’s may be emailed to [businessmgr@homesteadinthewillows.org](mailto:businessmgr@homesteadinthewillows.org). Include text ads in the body of your email. **Pay for three months at the time you place the ad and you will receive the 4<sup>th</sup> month free.**



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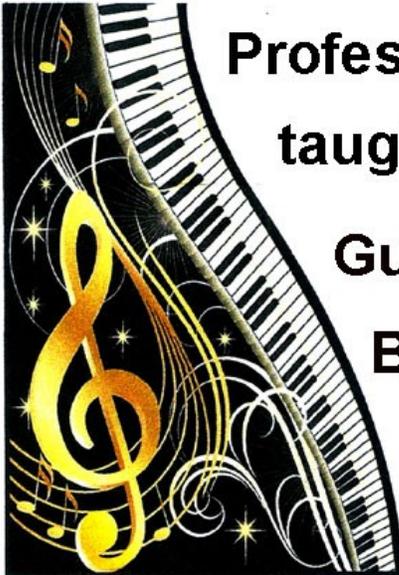
We also do residential repair work.

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# Schedule of Events

Saturday, September 13th  
@ North Pool Grounds

8-10am Tennis activities

10am Pool doors open

12pm Live Music by Hip Replacements  
In-N-Out Cookout Trucks  
Airbrush Tattoos  
Balloon Artist  
Inflatable Games

Explore our Roots at our  
Homestead History  
Museum

\*Residents only  
please

Celebrating Our Roots  
50 Years of Homestead



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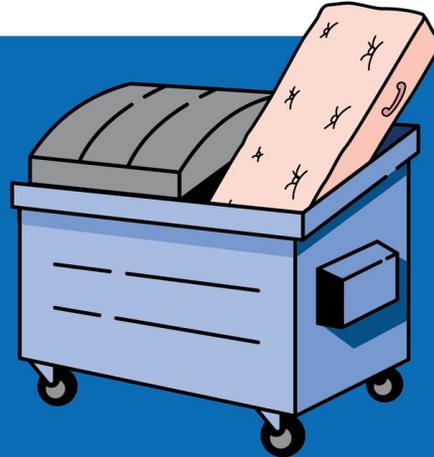


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I live here, work here, and care about this community just as much as you do! I would be honored to guide you through the process of buying and/or selling.



# Your neighborhood **Dumpster Day**



**SATURDAY, September 27. 8am—9:30am**

**Or until the dumpster is full,**

**North Pool Parking Lot**

**Acceptable Waste:**

- Scrap Lumber, scrap metal, carpet, doors, cabinets, drywall, fencing materials
- Small appliances, washers, dryers, ranges, dishwashers, water heaters
- Furniture, bed frames, box springs, mattresses
- Bicycles, swing sets, kiddie wading pools, lawn furniture, railroad ties, tree stumps larger than 12 inches in diameter
- Barbeque grills without the propane tanks, lawn mowers
- Non-hazardous miscellaneous junk

**Unacceptable waste that will not be picked up  
(this list is not all inclusive)**

- Electronics, computer monitors, tv's, Batteries
- Anything with Freon or Gas/refrigerators/ freezers
- Florescent light bulbs
- Hazardous & Medical Waste
- Wet Pint
- Propane tanks
- Microwaves
- Dirt, rock, brick, cement etc.
- Tires/auto parts/oil/gasoline

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# HOMESTEAD DASH

Pledge > Run > Raise Funds



School Fundraising Goal \$55,000

The Homestead DASH is Friday, September 5th!

Homestead Elementary students run laps around a track to raise funds that pay for:

- Teacher Assistants
- Classroom and School Resources
- Community Events
- And More!

We'd LOVE Your Support!  
Please Consider Donating to this Annual Tradition.

Detach for Check Payment

\_\_\_\_\_  
*Name*

\_\_\_\_\_  
*Address*

\_\_\_\_\_  
*E-Mail Address*

\_\_\_\_\_  
*Phone Number*

Amount Donated \$ \_\_\_\_\_

Check Included:

Please Make Check Payable to:  
**Homestead Elementary PTCO**

Drop Off or Mail to:  
**Homestead Elementary PTCO**  
7451 South Homestead Parkway  
Centennial, CO 80112

Please note that your donation is tax deductible to the full extent that the law allows. Please consult a tax professional for advice.

PTCO Tax ID: 84-1154568

THANK YOU!

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**DONATIONS DUE BY SEPTEMBER 12, 2025**





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 Centennial, CO 80112  
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## Landscape Logic

By Nancy Bauer



Fall is my favorite season. I love the colors, textures and variety of late-season gardens. But don't let the beauty and nice weather fool you: there are still lots of garden chores to do.



### What to Plant

With the soil still warm but the night temperatures declining, now is a great time to plant! Container grown and balled and burlapped nursery stock can be planted through October. The sooner things are planted in early fall will allow more time for strong root and healthy root development.

**Trees and Shrubs:** Trees, shrubs and perennials settle in well and get their roots firmly anchored.

**Perennials:** If you're making new beds or borders this fall or renovating existing ones, perennials can be divided or moved. Use a digging fork or shovel to lift a clump. If you're dividing the plant, cut it in half or thirds with a quick thrust of a sharp blade.

### Spring flowering bulbs:

Spring flowering bulbs need to get their roots established before subfreezing weather sets in for good. Water all bulbs in well as you plant to stimulate root growth.

**Grass Seed:** Now is a good time to sow grass seed to renovate your lawn damaged from insects, drought stress, dog damage, or disease. The seed must stay moist for germination about 21-28 days.

### What to Leave Alone:

**Pruning:** keep your fingers off the pruners and loppers. Perennials should be cut back or trimmed in late winter. Flowering shrubs should be pruned right after they bloom. Pruning now not only would cut off new buds that have formed but stimulate new growth, which is vulnerable to cold.

**Tree limbs:** An exception to the pruning rule: If you notice any limbs that vulnerable to snow damage, pedestrians or cars, deal with them now.

**Roses:** Roses are susceptible to late pruning and can often be killed by such treatment. Hybrid tea roses, however, will benefit from a mound of soil around the base of the plant. You can use potting soil from your patio containers.

**Leaves:** Although fallen leaves should be removed from walks, drives and gutters, there's no need to rake them out of perennial gardens. Shade plants and soil beneath trees are enriched by fallen leaves. Come spring, you might want to do a bit of additional removal.

*(Continued on page 13)*

(Continued from page 12)



### What to Clean Up

After frost, most annuals and vegetables look pretty sad. Pull them up and compost them, unless they have pretty seed heads you want to enjoy in winter.

**Tools:** Give tools a thorough cleaning before you store them in a dry place for the winter. Rusty blades will benefit from steel wool, light oil and elbow grease. Fall is a good time to replace those beyond repair, as many stores will have tools on sale.

**Sprinklers and hoses:** Sprinkling systems need to be shut down and cleared. Hoses should be coiled and stored to prevent winter cracking. Keep one handy, however, for winter watering.

**Pots:** Empty soil out of pots. Store them upside down, under a tarp is preferable, or in a shed or garage. This helps prevent damage from alternate winter freezing and thawing.

**Mulch:** Mulching mowers are ideal for disposing of fallen leaves on your lawn. In addition, apply a 'winterizer' fertilizer to your lawn to ensure a quick green-up in spring.



### Faucet Fixes Conserve water:

Did you know that one drip per second of water equates to 220 gallons a month? So it makes sense to stop the drops wherever we can. Take time to inspect all your outdoor faucets and connections now as we face the freezing temperatures of winter. I feel better knowing I'm averting potential problems early and doing my part to save water!



### Acceptable Waste:

Dog Poop in a bag

### Unacceptable waste:

Cat litter

Trash

Tins / Cans

Gum

Food

Diaper

**Thank you for your attention to this!**

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A promotional poster for a Fall Fest event. The background is white with a border of colorful autumn leaves in shades of yellow, orange, and red. At the top left, a diagonal banner reads "All are welcome!" in red, with "This is a fun Homestead Community Event" in smaller text below it. The main title "Homestead Elementary Hosts FALL FEST" is centered, with "FALL FEST" in large, bold, yellow letters. Below the title, it says "Live Music, Games, Hayrides, Food & More!". To the right, there is a QR code and the text "Ticket and Volunteer Info". At the bottom, a red banner contains the date and time "SEPTEMBER 26TH, 2025 4:30PM - 6:30PM" and the website "https://www.homesteadptco.org/fallfest". On the right side, a blue vertical banner says "BUY TICKETS TODAY!". A small circular logo for "PTCO" is in the bottom right corner.

All are welcome!  
This is a fun Homestead Community Event

Homestead Elementary Hosts  
**FALL FEST**  
Live Music, Games, Hayrides, Food & More!

Ticket and  
Volunteer Info

BUY TICKETS TODAY!

SEPTEMBER 26TH, 2025 4:30PM - 6:30PM <https://www.homesteadptco.org/fallfest>

PTCO

### Understanding Our Flock Safety License Plate Cameras

Our community has partnered with Flock Safety to install license plate recognition (LPR) cameras at key entry and exit points. These cameras capture images of vehicles and license plates, creating a searchable record of traffic in and out of the neighborhood. This system has proven effective in helping law enforcement respond to criminal activity by providing leads related to stolen vehicles, break-ins, or other incidents. It's an added layer of security intended to deter crime and support the safety of our residents.

It's important to note what the Flock system does *not* do. The cameras are not used for traffic enforcement—they don't issue speeding tickets, monitor stop sign compliance, or track vehicle owners in real time. The system is only accessed when there's a documented incident, and access is restricted to approved HOA board members and local law enforcement. Our goal is to enhance peace of mind, not invade privacy, and we take data security and appropriate usage seriously.



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*Hi, I'm Tina*



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SUN	MON	TUE	WED	TH
	 1	 2 POOLS CLOSED FOR SEASON	 3	
7	8	9	10	
14	15	16	17	 NATIO CHEESE DA
21	 22	23	24	
28	29	30		

J	FRI	SAT	
4	 HOMESTEAD DASH DAY	6	<b>Fall Highlights:</b> <ul style="list-style-type: none"> <li>• <b>50 Years of Homestead</b> <ul style="list-style-type: none"> <li>◦ <b>September 13, 2025</b></li> <li>◦ North Pool Grounds - Tennis, Pool, Food, Music, Fun!</li> <li>◦ Check Herald for all the details</li> </ul> </li> </ul>
11	12	 OF HOMESTEAD	<ul style="list-style-type: none"> <li>• <b>Pools - End of Season</b> <ul style="list-style-type: none"> <li>◦ North - Open Sat/Sun through Sept 2</li> <li>◦ South - Open through Sept 2</li> <li>◦ West - Closed</li> </ul> </li> </ul> <b>Join the Social Committee:</b> <b>We need volunteers:</b> <a href="mailto:Socialcommitteehomestead@gmail.com">Socialcommitteehomestead@gmail.com</a>  <b>Homestead Playgroups - join the fun!</b> Contact: <a href="mailto:homesteadplaygroup@gmail.com">homesteadplaygroup@gmail.com</a>
 NAL BURGER	19	20	  <b>Connect with us:</b> Website: <a href="http://Homesteadinthewillows.org">Homesteadinthewillows.org</a> Facebook: Homestead in the Willows HOA
25	 HOMESTEAD ELEMENTARY	 DUMSTER DAY	
			

## Dear Residents,

Thank you to everyone who participated in our recent community survey. Your feedback is invaluable in helping guide decisions that reflect the needs and priorities of our neighborhood.

Below is a summary of the survey results along with thoughts from the Board of Directors. If you would like to discuss your individual comments or concerns in more detail, please contact the Business Office to arrange a personal conversation.

Homestead Board of Directors

---

## Introducing the 2025 Resident Satisfaction Survey Results

As your Board of Directors, we are committed to listening, learning, and leading in service of our Homestead community. This year, we launched our first-ever formal **Resident Satisfaction Survey** — a new initiative aimed at giving every homeowner a voice in shaping the future of our neighborhood.

We heard from over 200 residents across the Homestead community. The survey included a mix of scaled and open-ended questions covering everything from the performance of the HOA, committee responsiveness, and communication practices to amenities, community culture, and future priorities.

---

## What We Heard: Overarching Themes

### ♦ **Pride in Our Community**

The vast majority of respondents expressed strong appreciation for the appearance, amenities, and neighborly spirit that define Homestead. Our landscaping, pools, greenbelts, and parks were frequently praised — along with gratitude for the efforts of volunteers and staff.

### ♦ **A Desire for More Transparency and Inclusion**

Residents want clearer communication on decisions, more opportunities for input, and a more collaborative approach when it comes to rules, spending, and long-term planning.

### ♦ **Concerns Around Tone, Process, and Prioritization**

Several responses highlighted concerns with how rules are enforced, citing a tone that feels overly punitive or adversarial. Budget priorities and committee processes (especially for architecture and tennis) were also called out for further evaluation.

## **Your Priorities for the Year Ahead**

Based on the insights gathered, here are the most common priorities residents told us they'd like the Board to address:

- **Continue to simply and modernize the ACC process building on the changes communicated in the July 2025 Homestead Herald**
  - **Refresh amenities and consider strategic upgrades**
  - **Improve the tone and clarity of HOA communications**
  - **Increase transparency around budgeting and large project decisions**
  - **Foster a culture of service, inclusion, and responsiveness**
- 

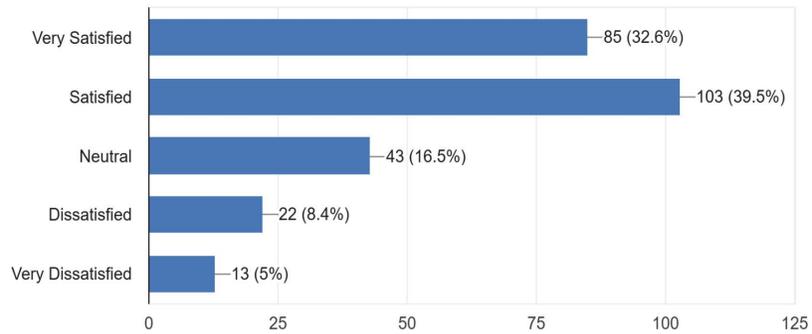
## **What's Next**

Your feedback is shaping how we plan for the future. The Board has begun reviewing and prioritizing improvements based on this input — and we're committed to continuing this dialogue.

In the pages ahead, you'll find charts summarizing survey participation, rankings, and resident commentary by topic area. Thank you to everyone who contributed. We look forward to continuing the conversation — and the work — together.

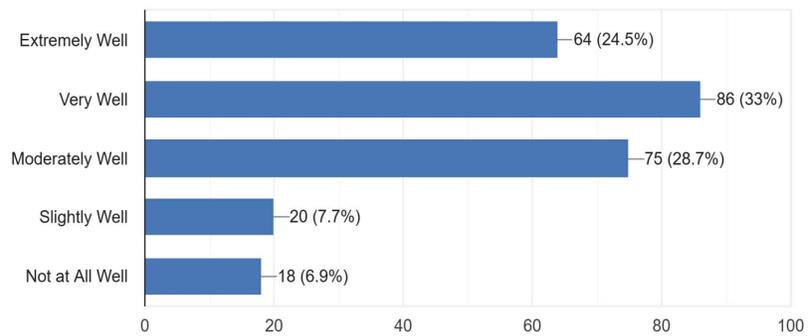
### How satisfied are you with the overall performance of the HOA?

261 responses

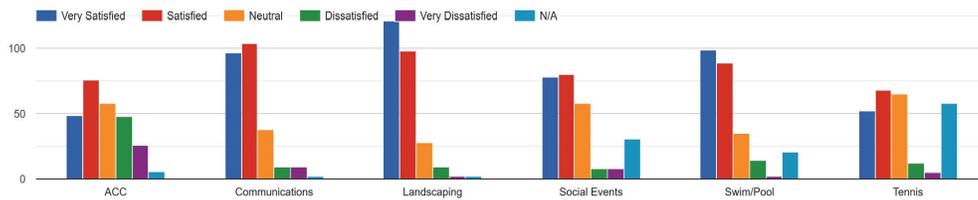


### How well do you feel the HOA represents the interests of the neighborhood?

261 responses

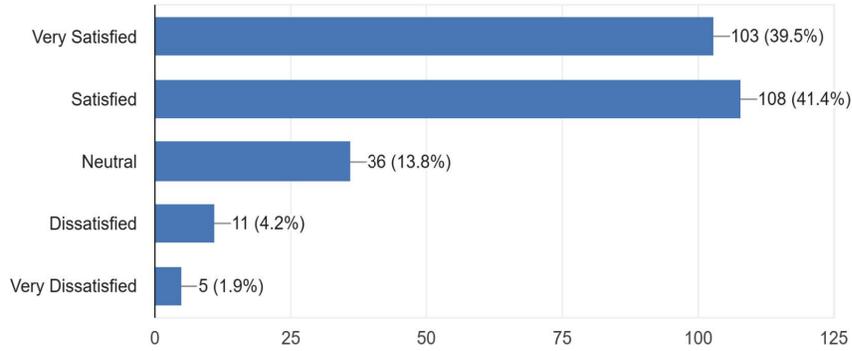


Please rate your satisfaction with the work of the following committees?



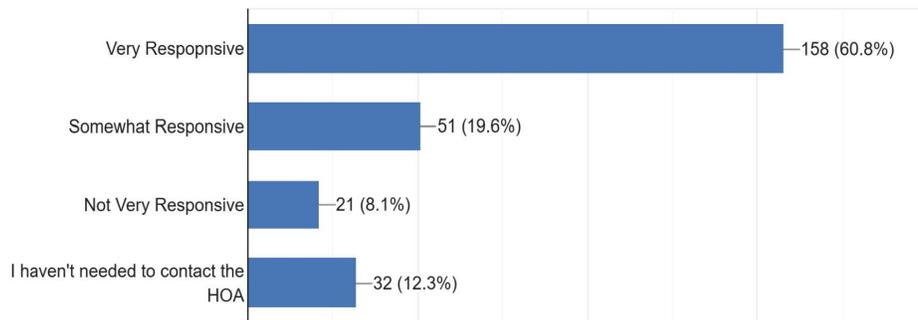
How satisfied are you with the clarity and frequency of communication from the HOA (emails, website updates, etc)?

261 responses



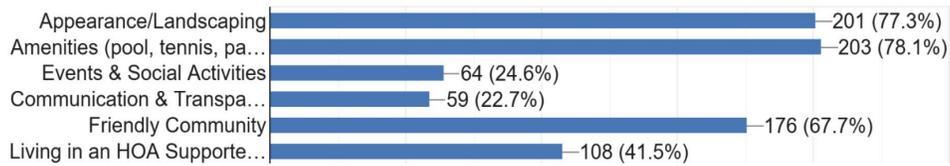
When you've have a question or issue, how responsive has the HOA been?

260 responses



What do you value most about living in this neighborhood? (select as many as apply)

260 responses





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HOMESTEAD IN THE WILLOWS HOMEOWNERS ASSOCIATION

Regular Board Meeting August 11, 2025 – Unofficial Minutes

**CALL TO ORDER:** President, Robb Origer called the meeting to order at 5:34 pm. Present were Vice President, Ginny Karlberg; Treasurer, Steve Bell; Secretary, Eric Kemp; and Business Manager, Katie Kidwell.

**RATIFICATION OF BOARD ACTIONS:** Eric moved to ratify the board actions as recorded in the July 14, 2025 minutes. Ginny seconded the motion which passed unanimously.

**APPEALS HEARING RESULTS:** Account 456 requested an extension to complete their Task Force citation. Robb moved to grant the extension, Steve seconded the motion which passed unanimously.

The Minutes of July 14, 2025, regular meetings were approved as read.

**OLD BUSINESS:** The Board reviewed the results of the recent survey of residents regarding the HOA. Approximately 25% of residents responded to the survey and the Board discussed the comments as they related to the ACC, Tennis Programming, Social Committee and Business office responsiveness and communications. The Board agreed to publish bar graphs and an overview of the responses in the September Homestead Herald summarizing the Boards thoughts on the information.

**Flock Cameras:** A recent near accident between a car and kids on bikes prompted questions about the Flock Camera system being used to track the car. Robb explained that Flock is a license plate recognition program which captures images of cars entering the neighborhood. It's primary use is to help law enforcement respond to criminal activity. It is not a tool for traffic enforcement or to track vehicles in real time. An explanation will be published in the September Homestead Herald.

**COMMITTEE REPORTS:**

**SWIM TEAM:** No report.

**SOCIAL COMMITTEE:** No report.

*(Continued on page 26)*

*(Continued from page 25)*

**MANAGER REPORTS:**

**POOL:** Front Range Recreation submitted a written report. Two skimmer basket covers with poorly fitting lids have been secured with screws and/or a heavy-duty non-slip mat at the South Pool. The West Pool closed on August 10, the South Pool will close on September 1, and the North Pool closed on August 10. Because the ACES Swim Club will use the North Pool for after school swim practices in the Fall, the North Pool will be open for residents to swim on the weekends of September 6 & 7 and 13 & 14.

**TENNIS:** Manager Jill Ellsworth submitted a written report. Tennis awnings have been installed at the South and West Courts. The tennis schedules for the remainder of the season have been published and Jill is walking all tennis courts with the rep from Renner Sports Surfaces in preparation for completing her budget. A request was made to allow the Cherry Creek High School tennis team to rent four Homesteads courts three times weekly for practice. The Board discussed the request and agreed to decline. There is already dissatisfaction among residents at the courts being reserved for USTA play at the expense of drop-in homeowner play. More reserved courts would interfere with the scheduled drills Advantage You runs for adults and Junior Team Tennis players in Homestead and finally renting the courts would contribute to additional wear and tear on the facilities by non-resident players.

**LANDSCAPE:** Manager Nancy Bauer submitted a written report. Nancy had received approval from Xcel Energy Transmission Right of Way engineers to replace the timber retaining wall on Dry Creek Road near Quebec and has hired a contractor to begin construction. Shrubs have been pruned throughout the property and Matt's Maintenance Tree Service will return in early September to clear out dead branches and remove tree limbs above the Perimeter Fence along Easter and Homestead Parkway. She noted the Association irrigation system is becoming more and more expensive to maintain and suggested the Board meet with the irrigation contractor at the September Board meeting to discuss options.

**ACC:** Manager Emily Maxfield submitted a written report. The ACC processed 189 applications over the most recent 5 months. 179 of the applications were approved and 10 were denied. A new tracking system has been implemented so the Board can track how long it is taking for applications to be processed as well as note the number of denials. Emily updated the Board regarding her progress toward digital ACC applications noting that the office has accepted four emailed applications in the last weeks but has had to go back to the homeowners to request more information in three out of the four.

**BUSINESS:** Manager Katie Kidwell reported finding a 1989 letter from Arapahoe County confirming the greenbelt next to the North Tennis Courts is on a drainage easement belonging to the HOA. The Board will have to fund the drain repair without help from the City of Centennial or SEMSWA. The Board agreed to continue being the Charter Organization for Boy Scouts (Scouting America). The ACES Swim Club will rent the North Pool for after school swim practice and Katie confirmed the Board would continue to offer early morning lap swim to residents with a signed waiver throughout September from 5am to 10am daily.

*(Continued on page 27)*

*(Continued from page 26)*

**FINANCIAL REPORT:** Treasurer Steve Bell reported the Association interest income is above what was budgeted which helps offset the increased spending on sprinkler repair. The Long-Term Planning worksheet of the HOA amenities, their remaining useful life and expected replacement cost is almost finished. This document will help the Board budget more accurately for future reserve expenses.

**NEW BUSINESS:** The Board set the fall dumpster day for Saturday, September 27 from 8:00 am to 9:30 or until the dumpsters are filled.

**ADJOURNMENT AND CALENDARING:** The meeting adjourned at 7:17 pm. The next regular Board Meeting will be on Monday, September 8 at 5:30pm at the Business Office.

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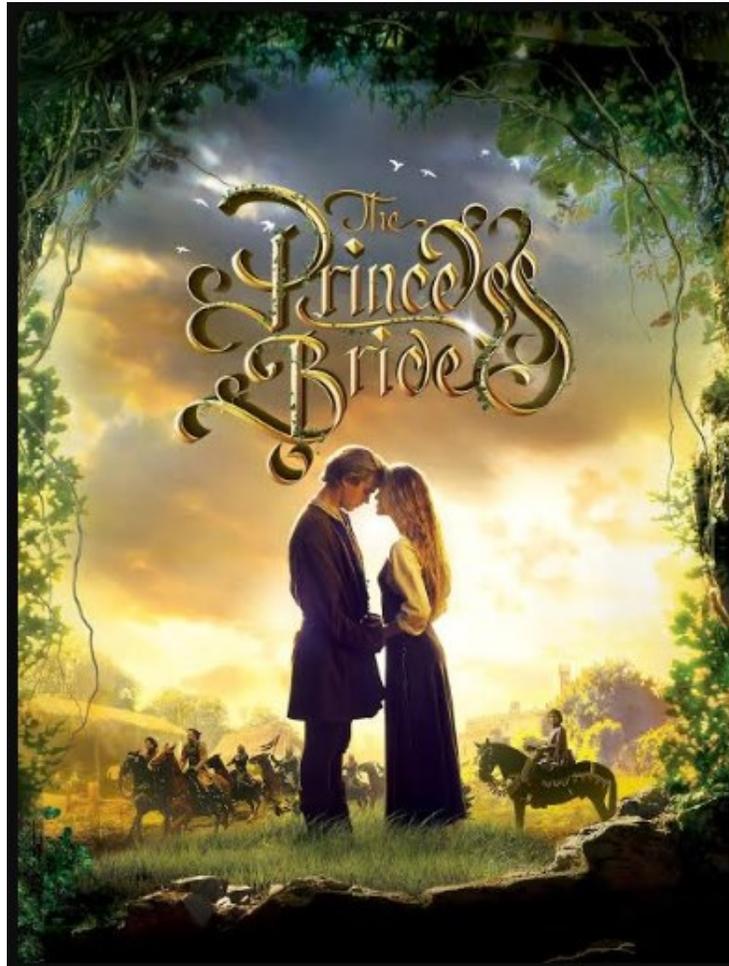


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### **BABYSITTING:**

Hi! My name is Lilah Rich. I am 14 and a student at Cherry Creek High School. I would love to help with your children. I am Red Cross certified. I am reliable, trustworthy, and responsible.

**Please call me at (720) 842-9667**

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**Call or Text: Maddox (720) 926-3397**

### **BABYSITTER:**

Hi! I'm Isabella Martini, and I am a Red Cross certified babysitter. I am 17 years old, and I'm going to be a Senior at Creek. I would love to watch your children!

**Please contact me at (303) 718-2062**

### **BABYSITTER:**

Hi! I'm Kaylee Stansfield and I'm 13 years old. I am Red Cross certified. I enjoy watching and playing with kids. I am trustworthy and very responsible to watch your children.

**Call or Text : Kaylee (720)-688-6729**

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**7260 E GEDDES PLACE**

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- Highest Ever Homestead Sale \$2,250,000
- Real Trends Real Estate Broker Rankings:
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## Unofficial ACC Meeting Minutes

Date: August 12, 2025

Place: HOA Office

Time: 12 pm

- Trim Paint: The ACC voted and approved to add Benjamin Moore’s Chantily Lace (OC-65) and Oxford White (CC-30) as pre-approved trim paint colors to the Paint board. These are not pre-approved as *body* colors at this time.

- Siding: The ACC voted and agreed to add Diamond Cote Terra Bronze to the preapproved siding colors.

- Homeowners requesting variations to account for more privacy to their yard that backs up to Homestead Village I. The ACC approves the request to allow a privacy fence on the backside of their yard, since that isn’t technically “greenbelt” space. However, the ACC will require that the length of the fence be consistent material (cannot be partial privacy fence and partial split-rail).

- Homeowners provided window specs for renovation. The ACC accepts overall request; however, recommends the homeowner consider reducing the amount of lites in the oversized primary bedroom window, as well as replace the noncompliant slider window that is remaining on the rear elevation.

**Next Meeting** – August 26 at 12 noon



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**NORTH POOL OPEN WEEKENDS:**

September 6 and 7                      12—6pm

September 13 and 14                      12—6pm

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