

The Charter Homeowners Association Aka (Filing #1) (Lone Tree Homeowners Assoc) Summer 2013

Thanks, Thanks, Thanks!!!! To Tom Wood of Metro Brokers for providing our 2013 Lone Tree Directory. We greatly appreciate Tom's contribution. Thanks to all of our residents who assisted Tom by providing the needed information.

Why Join the HOA? Historically our association has been the most active in Lone Tree. As the original residential area we've had lots of time to make an impact on Lone Tree. We can claim credit for the parks/trails in Lone Tree. Wide open spaces and acres and acres of winding trails were advertised but did not exist. After many complaints from residents and trips to Douglas County for meetings the developer was forced to provide what had been promised.

We had NO parks. Our association alone fought for Sweetwater Park development as well as all the other parks in Lone Tree north of Lincoln Ave. We also negotiated with the developer for the original library

The City wanted brick fences to replace the old wooden fences. They offered to match (50-50%) HOA's cost for brick fencing. We took the position that it had to be a program that included everyone (being non-mandatory we could not participate in such a program).

We started the Concerts in the Park and invited everyone in Lone Tree. We began the July 4th Celebration with a parade. The City saw what a good idea it was and adopted the program itself. What do they say "the greatest form of flattery is to copy someone else". We aren't complaining - they have the funds to do a far superior job of both.

Our primary purpose is to ensure that Lone Tree remains to be one of the most sought after locations in the metro area and that The

Charter does not fall behind other areas in the City. This isn't easy since we're non-mandatory. It makes our job much more difficult but we've been fortunate to have had great Executive Boards over the years with the vision to recognize the challenges ahead and a concerted effort was made to prepare for the future.

We have residents who have been HOA members for 30 years. We have others who begin membership when they move into their home. Then we have some who choose to let others pay their way, reaping benefits that someone else has provided.

Think what could be possible if everyone participated with at least their \$35. Yearly dues. We have the least expensive dues of any association in the City of Lone Tree. Look around, why did you decide to move to Lone Tree. Would you have come if there was no library, no trails, NO parks? No one to require landscaping, maintenance of homes, no cars on jacks your HOA/ACC works hard to ensure the neighborhood is attractive and maintained in an appropriate manner. Surely that is worth \$35/year.

Thanks for your consideration!

Did You Know? In addition to trash service (generally paid for in the metro area by residents) the City also makes available to residents a recycling bin delivered to your door (to stay with the home in the event you move away) for a contribution of \$20. (the City pays the other \$42). This is picked up every two (2) weeks the same day as the regular trash. They also provide a Hazardous Waste Pickup, once a year I believe, for a minimal cost of \$20 (the City covers \$87.)

The HOA/ACC encourages you to keep your trash in a location that cannot be seen from the street. If you can put it out the morning of pickup, or late at night at the earliest, it would be appreciated by all your neighbors. This is a part of maintaining our neighborhood in an attractive manner.

Referral Packets – The Executive Board receives Referral Packets from the City on all new development. Recently we've received information on Cabella's, Sky Ridge Hospital, Charles Schwab as well as others. We review these proposals and comment if we have concerns about the plans.

State of the City - Did you happen to attend this event sponsored by the Lone Tree Chamber in May? Our Mayor told us that Lone Tree is booming – we're so fortunate to not have felt the bad economy to the degree of others. We're blessed to live in Lone Tree!

Sr. Group in Lone Tree – Have you heard about “Living and Aging Well in Lone Tree? This group has been meeting for a little more than a year. They have a luncheon on the 2nd Tuesday of each month at the Lone Tree Golf Club. The cost is \$10/cash or check only with a speaker or entertainment. We've ranged from the low 30's to mid 50's in attendance.

Reservations are required and can be made by calling 303-225-4930 or by e-mailing us at LivingAndAgingWellInLT@gmail.com. Deadline is Thursday, prior to the meeting. Speakers have included representatives from OLLIE, AARP, Ms. Senior America 2004, How to Write Your Memories, a small group from “Home for the Holidays”, and Retrofitting your Home to allow you to stay in place for a longer period of time.

June found the various clubs in Lone Tree there to talk about their group. We heard from the Beading Group, Mahjong, Hiking Club, Photography Club and the Lone Tree Arts Center. We hope this provided additional activities for you to enjoy as well as potential new members for our local clubs. **July** we welcomed Ms. Colorado Senior America – Cameo Performers. This was an enjoyable addition to our schedule. **August** brings Brad Frigon, former resident of Lone Tree and an Elder Law Attorney who will discuss Living Wills, Advanced Directives and Making Your Wishes Known. **September** we will hear from Callie Graham discussing Nutrition.

August 18th 5-7 p.m. the Summer Soiree will be held at the LTAC. Cost \$30/person - RSVP 303-790-2794. Food, drinks, and music by Robin Gunning. Join us for this first fundraiser.