

Sorrel Ranch

APRIL 2013

HOMEOWNER ASSOCIATION NEWSLETTER



HOA Meeting Reminder - April 25th, 6:30 pm, Tallyn's Reach Library

VOLUNTEER NOW MORE THAN EVER BEFORE!

Feeling out of the loop or kept in the dark about the HOA? One of the best ways to get into the mix is to volunteer. Not only does this give you insight to where your money is being spent, what is going on in between quarterly meetings but also keeps costs down.

The need for community volunteerism has never been greater than it is today. The economy has strangled the budgets of many Home Owner Associations and

elevated the need for community home owners to be more involved. Though volunteering may seem to be an encumbrance on home owners, it can actually turn into a benefit.

Those who volunteer in the community testify that their work is rewarding on many levels. And, just what are those benefits? Personal satisfaction, getting to know your neighbors and Improvements in the area you live in.

All of us are finding ways to cut costs in this tight economy. When we volunteer

[Weststar Management Company](#)
[Southeast Aurora - Neighborhood Watch](#)
[Southeast Aurora Businesses and Services](#)

to help our community, we can hold down the increase in assessments that may arise by having the HOA Management Company to accomplish the task. The result is a savings to everyone in the community, including your own family budget. Every time we complete a job by volunteering we reduce the need for paying others to do it. Labor costs can be extensive, but volunteers can reduce or eliminate many of those expenses through their unpaid assistant. Saving money is important and volunteering is one way to do that.

Just a couple of hours every year can make a huge difference! Currently we are looking for help with the following:

- CEC summer walk through (2-3 hours on a Saturday morning this summer)
- Delivering Newsletters (1 hour)
- Writing articles for the newsletter (20 minutes)
- CEC, Social or Pool committee (2-3 hours this year)

Contact Scott Dube at Weststar MGMT at scott@weststarmanagement.com to get more information.

Correction to Spring Cleaning!

Please note the change to the article on exterior painting that was in the February newsletter. The paint type to be used when repainting the exterior of your home should be a satin type. Changing paint color will require that you:

1. Submit an ARC form with color change request and examples to:
scott@weststarmanagement.com
2. Keep in mind that home colors must be selected from your builder pallet ie Engle, Stan Pac, Richmond. These colors can be matched by any paint company but be sure they are a match.
3. If changing your house colors, do not choose colors that match your neighbor's on either side or across. Paint should be a satin type.
4. Choose a contrasting trim and body color.

Neighborhood Watch Update

Our last newsletter provided some good information related to signing up for the weekly e-mail from our PAR Officer (James Salazar) and the response was very positive. We would

like to encourage everyone those who have not to sign up for this weekly e-mail as it provides some good information regarding the happenings in and around Sorrel Ranch. We are beginning to work closer with the surrounding neighborhoods in order to make our program more successful and Officer Salazar has already started to notice a decrease in crime on SE Aurora. We are aware of the increase in traffic along Alexander and working with the City of Aurora to assist in slowing down as well as reducing the amount of this traffic. Our hope is keep un-needed traffic out of Sorrel Ranch and make it safer for all of us. We are also working with the City of Aurora to make the intersection at Alexander and DeGaulle safer with the park and pool on two corners as well as Buffalo Trail ES down the street. This is a very slow process so we ask for patience as we work through different options and scenarios. As we get ready for summer, the nights get longer and more people are out and about. With that being said, we would like to remind everyone to be aware of your surroundings and consider these reminders.

As you are working on the yard, pay attention to the vehicle and people traffic wandering through the neighborhood. Know who your neighbors are, what kind of vehicles they drive, and what kind of visitor traffic they have. If you noticed anything suspicious, call the non-emergency dispatch number for APD.

Exchange contact information with your neighbors and share with those you trust when you plan to be on vacation so they can keep an eye on things while you are away and don't leave cars parked on the street while away.

Make sure that you keep your garage door closed whenever possible, even if you plan to work in the back yard.

Pay attention to solicitors. We are working to get No Soliciting signs posted at the vehicle entrances to Sorrel Ranch. If anyone approaches you regarding un-solicited sales, remind them that both Aurora and Sorrel Ranch do not permit soliciting without the proper permits and ask them to leave Sorrel Ranch immediately and report it to APD. 99% of all solicitors do not have the proper permits.

Pay attention to neighborhood kids. The recent string of hit and runs in the Denver metro area are a good reminder for all of us to pay attention while driving through Sorrel Ranch. Just because you see the kids, doesn't mean they see you. In addition, they may assume you plan to stop. Always come to a complete stop at stop signs and obey speed limits. If you have kids, work with them to pay attention to vehicle traffic and assume that the drivers do not see them or plan to stop if they walk in the street. Keep them out of the streets whenever possible and to look both ways while crossing streets, even at stop signs.

The annual Sorrel Ranch garage sale is coming up. Pay very close attention to your perspective buyers. The garage sale is a great time for perspective burglars to profile as well because they can take the opportunity to blend in, ask questions, and view into garages and homes.

Many homes have both windows and doors that provide access to garages. Just because those windows and doors may be locked, doesn't mean you can leave the door providing access to the home unlocked. Most security systems are not installed to detect intrusion into garages and can provide easy access to a home if the interior door is not bolted. If you have windows to the garage, don't leave any valuables in plain sight.

Matt Morroni, has volunteered to become the new Sorrel Ranch neighborhood watch community leader. He is currently looking for volunteers for neighbors to become block leaders. The responsibilities of the block leader is to assist Matt in communicating important NW information to your block neighbors including upcoming meetings, alerts, as well as helping communicate concerns back to Matt and/or the Area 26 PAR officer. If you would like to volunteer, please contact Matt at sorrelranch@southeastaurora-neighborhoodwatch.org or Officer Salazar.

Turning on your Sprinklers

Here it is spring and time to think about the yard.

Your sprinkler system should have been shut-off and drained last fall, if not, you will have some expensive repairs this spring. The first thing to do is shut all the drains and valves that were left open all winter. Next, turn on the water SLOWLY. If you turn on the water full force, you could ruin the backflow diaphragm and they are about 80 dollars to replace. Next, go outside and SLOWLY turn on the water valve to the backflow and check for leaks and any split pipes from winter. If there is a problem, shut off the water and repair as necessary. Sometimes the back flow will leak a little at the top after it is turned on for the first time in the spring. This should stop when the system starts up. Check your timer clock and run each station to check for broken heads, leaks, ect. and if needed, adjust heads and set the times at each station. For the homeowners with new lawns from last year, you can now cut your times way down as the lawns should be established and you do not need to water every day. Aurora has implemented water restrictions this year limiting lawn/turf watering to 2 days a week. These restrictions are only limited to turf, not planting, flower, or vegetable gardens.

NEWS YOU CAN USE

Barking Dog a problem?

This is not a situation the hoa can handle. The following information is from the ACCESS AURORA WEBSITE AND INCLUDES THEIR ORDINANCE ON BARKING DOGS:

This ordinance makes it unlawful to allow a dog to bark, yelp or howl to such an extent that it disturbs neighbors or passersby. There is a stipulation that "no summons and complaint shall be issued nor shall there be a conviction for violation of this section unless there are at least two (2) or more separate households who shall have signed such complaint and shall have testified at trial." An Animal Care Officer or Police Officer may serve as the second witness if one is available, but they respond to calls on a priority basis and public safety issues must take precedent over barking concerns. Please be aware it may be difficult to assign an officer

for the amount of time necessary to properly monitor a barking situation.

Because a barking dog complaint is a relatively easy way for discontented neighbors to "retaliate" against one another, the city attempts to stay out of these neighborhood disagreements. Having two separate households willing to sign a complaint and testify gives more credibility to the problem.

When a complaint of a barking dog is received, staff first suggests that the party find a time when they are not angry to talk to the pet owner. This gesture goes a long way towards preventing ill will in the neighborhood; especially if the owner is unaware the pet is creating a disturbance. If there is only one complainant, or if the parties are not willing to sign a formal complaint and testify in court, it is standard procedure to issue a warning notifying the pet owner there is a complaint about the dog. The Animal Care Division needs the exact address of the residence of the barking animal. A general description of the vocalizing dog is also helpful. Only one warning per residence per year is issued.

Mailing a warning serves three purposes:

- It lets the pet owner know that someone has an issue with noise from the animal,
- It demonstrates to the complainant that the city has taken some action regarding their complaint, and
- It provides information on the most common animal care and control ordinance violations brought to our attention.

Call 303-326-8288 to report a barking dog.

Reminders

Please remember to pick up after your dogs! This has become a continuing problem within our community.

Dog stations are conveniently located throughout the common areas if you forget to bring a bag to pick up after your pet.



Aurora watering restrictions go into effect May 1st. This limits turf watering to two days a week and this includes watering our common areas in Sorrel Ranch. The HOA will do our best to keep our common areas looking as nice as possible under these circumstances.

POOL OPENING

Get ready for summer....it is right around the corner. The Sorrel Ranch Pool will open the Saturday of Memorial Day weekend. Here are a few friendly reminders about our community pool:

Both pool entrances are secured with card readers. You must be in good standing with the HOA to activate your card. If you don't have an ADT entrance card, please contact Scott Dube at Weststar Mgmt. Please don't bring glass to the pool. Broken glass on the premises costs our HOA around \$1,000 to drain and refill.

For security and insurance reasons never prop open either of the entrance doors or allow anyone in who doesn't have an ADT card. Help out our pool staff by stacking your chairs at the end of the day. This allows the YMCA staff to spend more time on maintenance and cleaning the facility versus stacking furniture.

Food for Thought

Sensational Spiced Salmon

From Taste of Home, Healthy Cooking

Ingredients

- 2 Tbl brown sugar
- 4 teas chili powder
- 2 tea grated lemon peel
- 3/4 teas ground cumin
- 12 tea salt
- 14 teas ground cinnamon
- 4 4 oz salmon filets

Directions

Combine the first six ingredients; rub over salmon. Place in an 11-in. x 7-in. baking dish coated with cooking spray. Bake, uncovered, at 350 for 15-20 minutes or until fish flakes easily with a fork. Yield: 4 servings.