

JUNE 2006



The Meadowlark
a publication of the Evergreen Meadows Homeowners Association
WWW.EMHA.US

PRESIDENT'S CORNER

by Sue Freytag

Once upon a time a family living in Houston, Texas was transferred to Denver. Except for the sticker shock of real estate prices, the family was thrilled to be trading the oppressive heat and humidity of the Gulf Coast for everything in Colorado. Choosing where to live in the Denver area was a daunting task. After looking at many areas down the hill, they decided on Evergreen. Among other things, many of the neighborhoods in Denver looked very similar to neighborhoods in Houston, only they had mountains for a backdrop. In Evergreen they could actually be in the mountains.

Having narrowed their search for a new home to Evergreen, they looked at many homes. Most homes were actually nice, but the areas around them were not. Either they were on unimproved and unpaved roads, lots suited to mountain goats, or the neighboring properties were not well kept. The simple solution to these concerns lay in Evergreen Meadows with its paved roads, well plotted lots, and a homeowners' association.

Actually choosing a home was not as easy as finding a neighborhood. Remember the last sellers' market? There were few homes for sale and those that were moved very quickly. The family wasn't comfortable spending most of its money on a house based on a realtor's description. So a trusted friend (Glen Mizenko) looked at a house for them and gave his approval. The family bid on the house from 1,000 miles away. Remember the seller's market? The family had to bid up seller's asking to buy the house. As crazy as it sounds, the family entered the bidding frenzy partly because it was in a neighborhood with a homeowners' association. The family bought the house and lived happily ever after in Evergreen Meadows.

All good stories have a moral, even if the story is corny. The moral of this story is: a homeowners' association is an asset to all that live in a neighborhood. Please continue to support Evergreen Meadows by paying your homeowners' association dues, attending its social functions, and even taking an active part on the homeowners' association board.

WANTED: Secretary for homeowners' association board. Duties include attending meetings (held every other month), taking notes, and handling a few miscellaneous correspondence issues. Call Sue Freytag at 303-679-6303 if you are interested. This is a great way to get involved in the neighborhood.

HOA BOARD MEETING

The next board meeting will be on Thursday, June 22 at 7:00 pm. The board will meet bimonthly after that.

BOARD OF DIRECTORS

President	
Sue Freytag	303/679-6303
Vice President	
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Treasurer	
Sandy Kenschewicz	303/679-6364
Secretary	
VACANT	
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Freddie Newton	303/670-2161
Gayle Gordon	303/679-0031
Vicki Copping	303/670-3281
Craig Cox	303/679-9331
Dick Page	303/670-7748

COMMITTEES

Architectural Review	
Freddie Newton	303/670-2161
Covenants Control	
Gayle Gordon	303/679-0031
Forestry	
Steve Priest	303/670-5183
Keith Sipos	303/670-2303
Weed Committee	
Vicki Copping	303/670-3281
Meadowlark Newsletter	
Rising Graphics	303/674-7604
Membership	
Craig Cox	303/679-9331
Neighborhood Watch	
Kelly Schmeer	303/674-8335
Special Events	
Michelle Parr	720/981-5547
Kat Nichols	303/679-8122
Susie Mickels	
Meadowlark Editor	
Clara Mizenko	303/670-1716

OTHER IMPORTANT NUMBERS

Water District	
Louise Decker	303/670-0584
Dog & Cat File (Lost Pets)	
Mary Richards	303/670-3497
Jeffco Sheriff Liaison	
Deputy Earl Knowlton	303/271-0211
Leash Law Offenses	
Jeffco Animal Control	303/271-5070
To report sightings of bear and mountain lion	
Colorado Division of Wildlife	
	303/297-1192

THE TOP 5 REASONS FOR PAYING MEMBERSHIP DUES TO EVERGREEN MEADOWS HOMEOWNERS ASSOCIATION

BY CRAIG COX

Here is this year's Top 5 list on paying your membership dues to the Evergreen Meadows Homeowners Association...

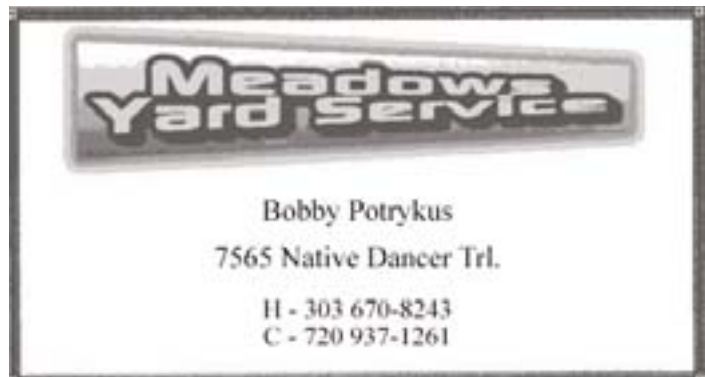
1. That \$35 is burning a hole in this year's brand new Levis.
2. It's less than the \$130 required by the South Evergreen Water District, and you get newsletters and an invitation to the annual meeting so you know how your money is spent.
3. With the new PayPal option, you don't have to buy a new 39-cent stamp.
4. It's less than \$3/month, which is less than a gallon of gasoline and stays right here in our community.

Drum roll, please....

5. All the really cool kids are doing it!

Seriously, thanks to all that have already paid their dues. To those who haven't yet paid their \$35 dues, it isn't too late to send them in. You can log in to www.emha.us to make a convenient credit card payment, or mail in your check. If you have any questions, contact Craig Cox at membership@emha.us or 303-679-9331.

If you think that EMHA needs a new comedy writer, please come to the annual meeting in September to vote on a new one.



RED CROSS CERTIFIED BABYSITTER
Responsible Middle School Girl
Keira Sztukowski
Phone: 303.674.1152

SUMMER PICNIC/BBQ

BY THE EMHA EVENTS PLANNING COMMITTEE

Our annual picnic/bbq will be held on Saturday, August 26th from 11:00-2:00 at the ball field. We will supply the main dish, chips, and drinks and are asking that everyone bring the following...

last names A-L: side dish

M-Z: dessert

You are welcome to bring lawn games, etc. We look forward to seeing you!

If you have any questions, call Michelle Parr at (720) 981-5547



ARCHITECTURAL REVIEW NOTES

BY FREDDIE NEWTON

Summer is almost here! If you are planning to make changes to the outside of your property, please call the Architectural Review board. Want to know what the guidelines are? Go to www.emha.us. Go to the Find it Here link. The guidelines are there. Even if you're not a member you must get approval before you make that change. The Architectural Review board tries to approve the project in 3-7 days. If you have questions, please call Freddie Newton at 303-670-2161. Thanks

GARAGE SALE

BY THE EMHA EVENTS PLANNING COMMITTEE

We decided to hold off on the garage sale this year due to a lack of interest. We will have it next year, so hang on to your stuff!

If you have any questions, call Michelle Parr at (720) 981-5547.

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Will you need your lawn mowed this summer?

**Call Steven Freytag at
303-679-6303**

What are your pets doing while you are out of town?

**Call Steven Freytag
or Lindsey Freytag
(303-679-6303)
for pet sitting or
house sitting services.
We each have years of
pet loving experience.**

COVENANTS

BY GAYLE GORDON

As someone who moved to Evergreen Meadows 9 years ago from the rigidly controlled, planned community of Reston, Virginia, I welcomed the freedom of my new community. We do have some restrictions, but they are fairly limited. As the new Covenants' lead on the Evergreen Meadows Homeowners' Association Board (EMHA), I want to highlight a few of our restrictions:

- No building, fence, wall, structure or improvement shall be commenced, erected, altered, moved, or maintained upon any site, nor shall any exterior addition to, or change or alteration...until approved in writing ... by the EMHA Architectural Review Board.
- Mobile homes, trailers, recreational campers, boats and carriages for boats may be parked or stored on a lot at the side or rear of the residential structure or in areas which are screened from the street unless otherwise authorized in writing by the Architectural Review Board. No vehicle shall be parked without a currently-valid licensed tag.

I encourage you to visit the EMHA website (www.emha.us) to read the entire "Declaration of Covenants and Restrictions." Whether or not you pay dues to the Association, you are required to follow the Covenants. This isn't hard, and it helps to ensure that the values and amenities that drew us Evergreen Meadows continue.

NOXIOUS WEED UPDATE

BY VICKI COPPAGE

We all love to see those first signs of green when native grasses and wild flowers start appearing each spring. But lurking behind all the wonderful new growth are those pesky non-native species of noxious weeds. Although our community has made great progress in the last few years in eliminating large areas of knapweed and thistle infestation (the west side meadow is a good example), homeowners will always need to remain vigilant against these undesirable species.

As vegetation grows, you might need help in identifying what may be native wildflowers or grasses versus an invasive noxious weed. There are several resources available. Resources are listed below

- Jefferson County Weed and Pest management website at www.co.jefferson.co.us/weed.
- Boulder County Open Space website at www.ci.boulder.co.us/openspace/nature/weeds.
- Or you may call Alicia Doran, Jefferson County Weed and Pest Management Specialist, at 303-271-5989.

Weeds that most commonly infest Evergreen Meadows area are:

- Musk and Canada Thistle
- Diffuse and Russian Knapweed
- Yellow Toadflax
- Purple Loosestrife

Also be aware of weeds that can quickly take over areas that have been disturbed or exposed:

- Common Mullein
- Leafy Spurge

These weeds can be effectively controlled using a combination of methods including mowing, pulling, biological insect control and professional chemical application.

We encourage all our residents to start early, before buds are formed, to help control this silent invasion. Residents who have been here awhile know that noxious weeds can very quickly overcome native vegetation. Good land stewardship is everyone's responsibility and it is the law!

Watch for future weed control activities in up-coming issues of the Meadowlark and on the EMHA signs. To learn more about noxious weeds or join the EMHA weed control effort contact Vicki Coppage at 303-670-3281 or Dick Page at 303-670-7748.

CLASSIFIED ADS

Dues paying members of the homeowners association can put classified advertisements in the Meadowlark newsletter for \$5.00. Ads must be non-business ads such as garage sale type items or notices that the advertiser is looking for something. The HOA will review the practicality of the classifieds and make a decision about continuing such ads before the next Meadowlark is issued. Submit ads to president@emha.us

Pet Sitting
Call Kim Mizenko
(303) 670-1716

WILDFIRE SEASON IS UPON US

BY STEVE PRIEST

We are well into wildfire season with some fire restrictions already in place. The drought continues and fuel moisture is below the terrible 2002 season. Prolonged drought and the over stocking of the forest combine to leave our trees more susceptible not only to burning, but beetles, mistletoe and other pests. Fall is the best time to do large amounts of cutting and thinning so that you don't attract beetles. But there are a lot of things you can do to be better prepared for fire season.

- Move your firewood stack away from the house and deck.
- Clean out the tinderbox of pine needles from your gutters.
- Trim the lower branches of trees as high as you can reach.
- Rake needles away from the house.
- Make a list of important things to grab before evacuation orders.
- Go over plans with the entire family; where to meet, in case of emergency.
- Have copies of documents, contacts, etc. and medications ready to take with you.

I am impressed with the work many of our neighbors are accomplishing. Keep up the good work. There will be a slash collection weekend at Conifer High School, July 15-16. And the Rooney Road Collection site is open Wed-Sun.





7828 South Peace Chance Trail
Evergreen, Colorado 80439
tamzinarch@msn.com

Tamzin Architecture, LLC
3 0 3 . 9 5 6 . 4 4 0 0

Tamsin C. (Liz) Blondi
Principal

Will Pull Noxious Weeds!!

Call Kim Mizenko at
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Help Support our Homeowners Association by Advertising in the Meadowlark

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SEASONAL SNOWFALL

BY FRANKLIN FREDERICK



“FOREVER SAFE” FOR EVERGREEN SHOW YOUR ADDRESS!

BY EVERGREEN FIRE/RESCUE

Please help us find you! Many homes in our area do not have street numbers posted near their road or are on shared driveways.

- Display your address with numbers:
 - o Measuring at least 3 inches tall;
 - o In a clearly visible, contrasting color to background;
 - o In a distinctive location, specific to your house;
 - o At the end of your shared driveway.
- The old six-digit fire numbers (e.g. 123-456) are no longer used.
- Free reflective numbers are available at:

Evergreen Fire Station #1
4751 Highway 73

Monday through Friday from 8 am to 4 pm
(while supplies last)

- Numbers and supplies are also available at your local hardware stores
- For more information please contact Evergreen Fire Dispatch at 303 774-2323
- Thank you for doing your part in helping to make Evergreen Forever Safe.

Given the statewide fire danger we’re being alerted to, it’s no surprise that we are well behind last season’s snowfall in the Meadows. As of 26 April, 2006, my records show only a total accumulation of 75 inches since 10 October, 2005. That was the first snowfall of the ’05-’06 season. The prior season began on 22 September, 2005. By this time in that season, the total was 122 inches, making this season’s accumulation only 60% of last season’s. The season before, namely the ’03-’04 season, had a total at the same time of 102 inches, so we seem to be headed into another drought period. I sure hope that isn’t so.

Final accumulations for the last three seasons are shown in the following table.

First Snowfall	Last Snowfall	Total Accumulation
12 September, 2003	13 May, 2004	111 inches
22 September, 2004	1 May, 2005	133 inches
10 October, 2005	10 May, 2006	75 inches

All of these totals are based on adjusting actual snowfalls to a constant average moisture content that I’ve measured over the last 12 seasons. The record accumulation of 177 inches belongs, of course, to the ’02-’03 season when we had that massive March snowfall that kept Patty and me house bound for five days.

While we may get additional snowfall yet this season, I hope our moisture comes in the form of rain.



TEENAGERS

Children of dues paying HOA members can advertise their services for free. We have several teens and pre-teens that advertise their babysitting, mowing, weeding and pet-sitting services.

Submit ads to president@emha.us.

LIVING WITH MOUNTAIN

LIONS

BY SUE FREYTAG

One of the things that appeals to many homeowners in Evergreen Meadows is the abundance of wildlife in our own backyards. It is amazing to see herds of elk and deer as well as foxes, coyotes, and raccoons wandering through our yards. Assuming we're inside our homes, it's humbling to see a bear ramble through. The one thing I have yet to see in five years here, though, is the reclusive mountain lion. To be honest, I really don't want to see one, even from the comfort of my home.

Of all the critters that wander through Evergreen Meadows, mountain lions are likely to inflict damage if encountered. A recent attack on a 7-year old boy in Boulder immediately comes to mind. Fortunately the boy will recover. We all need to be aware of mountain lion safety as they, or their scat, have recently been spotted in our neighborhood, both on the east and west sides. Particular concern should be given to small things – children and pets. Please note that last summer a mountain lion attacked and killed a neighborhood dog, and this spring a dog survived an attack.

The Colorado Department of Wildlife (DOW) recommends the following tips in mountain country:

- Keep children within sight, and in front of you when walking.
- Make noise when hiking.
- Walking sticks or pepper spray can be used in a confrontation.
- If you see a mountain lion, do not get closer for a better look.
- If you encounter a mountain lion, stop and stay calm. Try to appear larger than you are by raising your arms, and raising a jacket or backpack over your head. Talk in a loud voice. Walk away; do not run.
- If you are attacked, fight back aggressively to scare the animal away.
- Explain mountain lion safety to your children.
- Keep your yard clean of food scraps that would attract their prey. Do not keep pet food outside. Do not throw out meat scraps in your compost/yard.
- Mountain lions may be active at any time of day, but are most active in the dusk/evening hours.

If you spot a mountain lion or evidence of one, please notify your neighbors of the activity so they can protect themselves and their pets. (This goes for bears, as well.) Your Neighborhood Watch block captain should also be notified to help spread the word. (For your Neighborhood Watch block captain, call Kelly Schmeer at 303-674-8335.) See more in a related article in this issue.

Remember, mountain lions were here a long time before we were. Being wild animals they don't know that we mean no harm to them, but they live by instinct. If you would like further information about mountain lions, visit the DOW website at www.wildlife.state.co.us.



SUMMER

BASEBALL

PICK-UP GAMES

BY CLARA MIZENKO

This summer some of the neighborhood kids have expressed an interest in setting up a time for pick-up baseball games at the ball field. What a great idea! A time has been set for 10:00 am on Tuesdays throughout the summer. Come, meet at the ball field and bring your equipment. All age groups are welcome. Bring friends from other neighborhoods. The more, the merrier! Parents are responsible for their children.

LIFE ON A MEADOW

NEIGHBORHOOD WATCH

BY NANCY MACK

I'd like to report that the red-winged blackbird on the southern corner of Grizzly Way and Armadillo is neglecting his duty.

For a number of consecutive days, as I walked by, I noticed he was at his post, perched on the neighborhood watch sign. I felt comforted. I felt safe. He was watching. Why in any emergency he could take flight, notify someone on the Neighborhood Watch Call list, and it would be taken care of. But where is that bird? I haven't seen him for days.

SPECIAL EVENTS CALENDAR

August 26, 2006, 11:00am to 2:00pm (Saturday) EMHA Annual Summer Picnic/BBQ, at the ball field at Prairie Dog Trail & Grizzly Way.

September 28, 2006, 7:00pm (Thursday) EMHA Annual Meeting at The Conference Baptist Church, SE corner of N. Turkey Creek & Hwy 73.

DENTS

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THE MEADOWLARK is a publication of the
Evergreen Meadows Homeowners Association.
See our website at www.emha.us.

If you would like to submit an article of interest please contact Sue Freytag at
303-679-6303 or president@emha.us.

For advertising please contact Clara Mizenko at 303-670-1716.

The Evergreen Meadows Homeowners Association meets on the **FOURTH** Thursday of every other month at the Conference Baptist Church (SE corner of No. Turkey Creek & Hwy 73) at 7:00 p.m. The public is encouraged to attend. Please email or call Sue Freytag (president@emha.us or 303-679-6303) to confirm the date if you want to attend.



P.O. Box 2228
EVERGREEN, COLORADO 80437

