

HIGHLANDS RANCH GOLF CLUB

4th Quarter 2005

BUDGET RATIFICATION MEETING

A Special Meeting of the Homeowners will be held December 7, 2005 at 6:00 p.m. at the Highlands Ranch Library, located at 9292 Ridgeline Boulevard, Highlands Ranch, CO 80129 in the meeting room. **The purpose of the meeting is to ratify the 2006 budget.**

Immediately following the Budget Ratification Meeting, the Board of Directors will conduct their quarterly meeting. At the conclusion of this meeting, a homeowners' forum will be held in which you will have the opportunity to ask questions or express concerns regarding the community. **Registration and Ballot Distribution will begin at 5:30 P.M.**

Please arrive early to register as the meeting will begin promptly at 6:00 P.M. In accordance with our governing documents, one vote shall be granted per owner. The budget will be adopted automatically unless 67% of the homeowners request changes.

BOARD OF DIRECTORS

Donald Monahan
President

Jeff Schmidt
Vice President

David Barrett
Vice President

Lee Linhardt
Treasurer

Lorrie Grove
Secretary

MANAGEMENT COMPANY

Hammersmith Management
12200 E. Briarwood Avenue
Suite 160
Centennial, CO 80112
Phone – 303-980-0700
Fax — 303-980-0576

Scott Ryan
Managing Agent
scott@e-hammersmith.com

FROM THE BOARD OF DIRECTORS

Fence Painting:

We have awarded the first phase of painting our iron fences (that border common areas and the golf course) to Community Painting Specialists. The Grounds Committee has divided the association into 4 main areas and we will be painting a section each year. This will allow us to spread this expense out over 4 years instead of having the expense and cash flow in one year.

Homeowners in this first section have been notified, that weather cooperating the first section will be painted (by brush and roller) by the end of October. Both sides of the fence will be painted. Community Painting Specialist will notify these homeowners again within 48 hours of the painting.

We ask all homeowners to examine their iron fences that back up to common areas to ensure that vegetation be removed or trimmed back to allow the painting crew to paint both sides. Community Painting Specialist will be painting the fences from the open space or common area and will reach over to paint the other side. Also if there is a wire, screen or mesh (for pets) attached to the fence, that side of the fence will not be able to be painted until it is removed. We ask for your cooperation on these items to ensure we get the fence completely painted!

If you are interested in having your side iron fences, or wing fences painted, Community Painting Specialist will be happy to provide a quote. You can contact John Garvey or Dale Lavene of Community Painting Specialist at 303-903-4758 to coordinate this painting.

Homes that back to the golf course along Creekside Way, Hunters Way, portions of Rockbridge Dr. and Greensborough Dr. will be complete in the first phase. If you are interested in finding out what phase your house is in, please contact Scott Ryan at Hammersmith Management at 303-980-0700.

New Homeowner Association Legislation

New legislation governing homeowner's associations was recently passed by the Colorado legislature. Provisions which affect Firelight include those allowing homeowners to:

- * Display the American flag and military service flags (indicating service of an immediate family member), subject to size restrictions which the HOA may impose.
- * Display one political sign per contest/issue beginning 45 days prior through 7 days after an election.



The xeriscape provisions in the law will not be much of a change for local homeowners. The Highlands Ranch Community Association already encourages use of xeriscape planting and offers information on its web site about xeriscape.

The law mandates certain disclosures of information annually and upon the sale of property such as budgets, financials, audits, governing documents, and board meeting minutes to name a few. Firelight will comply with these disclosures through web site posting.

All Associations will provide education annually to all owners on the general operations of the association, and the rights and duties of owners, the association and the Board.



HELLO TO THE HRGC NEIGHBORS!

We look forward to another great year with the Neighbors! What a wonderful opportunity to visit with your neighbors in our special community!

Please join us each month, 6:00 p.m. to 8:00 p.m. at the H. R. Golf Club clubhouse. Enjoy refreshments, a light meal, and good times with your neighbors.

Upcoming Dates

**November 16, 2005
December 14, 2005
January 18, 2005
February 15, 2005**

We appreciate your RSVP each month by noon Tuesday before each social at absides@comcast.net or 720-344-9278.

It's going to be a great year!

We hope you will join us!!

Winter is Coming!!

Check / Replace Furnace Filter

It's always a good idea to clean or replace your furnace filter, especially if you've introduced excessive particles into the home with renovations. Your filter may be reusable, in which case it can be cleaned. Or it may need to be replaced. Check the type of filter you have and read the manufacturer's guidelines on replacement frequency.

Inspect Water Heater

Drain a bucket of water from the drain faucet at the bottom of the water tank to remove sediment that could corrode the unit as well as reduce its heating efficiency. You should also inspect water lines, connections and valves for signs of leakage.

Inspect Smoke Detectors and Clear Dust From Covers

You can use a vacuum hose or canned, pressurized air to blow the dust out.

Clean / Replace Range Hood Filter

The thin, metal screen on your range hood needs to be cleaned periodically. Remove it and soak it in warm, soapy water. If your hood also has an activated charcoal filter, it should be replaced once a year. If the hood is vented, check the exhaust vent for grease clogs or dirt buildup.

Inspect Hoses on Washer, Refrigerator and Dishwasher

A weak hose is a disaster waiting to happen. Look for cracks and bubbles twice a year, and replace where necessary. Be sure to turn the water shut-off valve off before removing and replacing hoses.

MORE SOCIAL HAPPENINGS

**Ladies Bridge Group
1st Thursday of Each Month**

**To Join In, Please Contact
Jill Brown at 303-791-4640**

**Ladies Luncheon
2nd Friday of Each Month**

**Please contact Donna Evins
at 303-768-9200**

Halloween Parade and Get-Together

- **Sunday, October 30th, 2:00 p.m. on the West Side of the HRGC.**
- Come One, Come All – You'll Have a Ball!
- Flyers distributed the weekend of October 8th announced the details of Spook-tacular Highlands Ranch Golf Club Halloween ~ Costume Parade & Get-Together!
- The parade will start at the western most mailbox kiosk on the west end of our neighborhood on Westbrook Lane @ Town Center Dr. The parade will weave down Westbrook Lane and end on Aspen Creek Drive @ Town Center Dr. Then, head across the street to the Redstone Park Pagodas for Halloween beverages and goodies!! Please park at Redstone Park for this event.
- Please bring a Halloween beverage or goodie – cookies, rice-crispy treats, cider, etc. to share with 10 – 12 people! Prizes will be given to each child participating in the parade.
- For questions and to RSVP, please contact Lorrie Grove at 303/683-1138 or Debi Buckley via email at: debibuckley@comcast.net. Please provide the total number of adults and children who will attend when you RSVP.
- We hope to see you there! This event will take place weather permitting, and may be cancelled due to rain or snow, and without prior notice.

HRGC Holiday Social

- Save the date! **Friday, December 16th, 7:00 at the HRGC Club House**
- The second annual HRGC holiday social will have something for everyone. Festivities will begin for adults at 7:00 p.m. with holiday music, light hors d'oeuvres and a cash bar. The evening will pick up the pace around 8:30 p.m. with dance music provided by our very own Richard Henderson.

Update on Holiday Lighting

- The HOA Board is please to announce we will be hanging holiday lighting at our entrances and mail kiosks.
- **Nightlights** will be providing this service, and they are actually saving us money over what we've spent the past few years! They have also generously offered a 10% discount to any homeowner in our neighborhood who offers them the opportunity to hang their personal outdoor holiday lighting. In addition, a portion of all proceeds from our neighborhood will be donated to Hurricane Katrina relief. If you're interested in a quote, please contact **Chris Dominy at 720/219-8073**

WELCOME TO THE NEIGHBORHOOD!

A warm welcome to our newest neighbors

Joseph & Linda Brenstrom
David & Joanne Conca
Linda Miler
Mark Ryan & Donna Plechash
Joe & Cindy Simmons
Jeff & Lisa Truesdell
Robert & Judy Witherell

2719 Rockbridge Dr.
8893 Hunters Way
8803 Edinburgh Circle
2830 Greensborough Dr.
9035 Hunters Way
3404 Westbrook Lane
2588 Rockbridge Way



Highlands Ranch Community Association
Fall / Winter Events

Arts Live! presents a Magic Show	Thursday, October 20 at 11:00 am
Haunted Hayrides	Fri., Sat. & Sun. Oct. 28, 29 & 30
Trick-or-Treat Street	Saturday, October 29
Wine Tasting - Holiday Wine Showcase	Saturday, November 5
Holiday Photos	November 19 & 20
Turkey Day 5K Family Fun Run/Walk	Thurs., November 24, 2005 at 9:00
AM <i>Sparkling Wine Tasting</i>	Friday, December 2, 2005
Breakfast with Santa	Saturday, December 10
Holiday House Decorating Contest	December 9th, Entry Forms Due
Holiday Teddy Bear Tea	Saturday, December 17, 2005
Colorado Country Christmas	December 17 & 18
Hanukkah Happening	December 18

Watch for details on this site and in the HRCA News.
HRCA Events Line: (303) 471-8888
HRCA Website: www.hrcaonline.org



Homeowners Association at
Highlands Ranch Golf Club
c/o Hammersmith Management, Inc.
12200 E. Briarwood Avenue, Suite 160
Centennial, CO 80012