

Willow Works

Community Directory

Website:

Willowcreek3.com

WC3 Board of Directors:

Jay Weber - President
Bob West - Vice-President
Bob Correll - Secretary
Fred Kremer - Treasurer
Chris Mumfrey
Bob Bartlett
Mike de Rosayro

WC3 Manager

Spectrum Commercial
Real Estate Solutions
Ryan Heath
rheath@scres.us 303-409-6030
www.DenverCommercial.com

Pool Management:

Perfect Pools 303-795-1191
hb@perfect-pools.com

Swim Team:

swim@wc3dolphins.com

Willow Works Newsletter:

Porchlink Media, LLC:
720-295-2649
kerri@porchlink.com

Trash Removal/Recycling:

Waste Management:
303-797-1600

Willow Creek Women's Club

willowcreekwomensclub@gmail.com
Fiona Maguire-O'Shea
fiona_emeraldisle@yahoo.com

Tennis Keys:

Ryan Heath: 303-409-6030

Clubhouse Manager:

Deanna Mumfrey:
720-933-0785
wc3clubhouse@comcast.net

March 2017

Letter from the Board

Mark Risner Moves on. Ryan Heath Moves in.

Mark Risner, our Spectrum Commercial Real Estate Solutions property manager, is leaving. His departure is effective as of March 3. Mark notified the board at the February 9 board meeting that he is returning to south Texas with his family.

Mark began working last May with Willow Creek 3 at a difficult time. Our community's transition from two previous management companies within a short time had left much to be sorted out. Mark dealt professionally with the many loose ends and helped put the community's business in much better shape than he found it. We are grateful to Mark for his service, professionalism, patience and for putting up with our sometimes long board meetings. We wish Mark all the best as he moves on.

Taking over for Mark is Ryan Heath. He has been with SCRES since January. Ryan attended our January and February board meetings to become familiar with the board and its procedures. He has extensive property management experience in his home state of California.

Ryan can be reached at the same phone number previously used by Mark, 303 409-6030. His email address is rheath@scres.us. You'll find Ryan's contact information in this issue and future issues of Willow Works as well as on WillowCreek3.com.

The board looks forward to working with Ryan on the usual day-to-day

community issues as well as the larger, more challenging projects that are part of an active community like ours. He will continue to be aided by Administrative Assistant Amanda Phifer.

Willow Creek Perimeter Fence Project

For months, a committee consisting of Willow Creek 1, 2 and 3 residents has met to discuss the viability of replacing the cedar fence that now surrounds Willow Creek (including Willow West). The committee's concern was that the costs to maintain the current aging fence are substantial, and replacement might be a better option.

A determination was made early on by the committee that a special tax district called a General Improvement District (GID) could be created to fund the project with the help of the city. This GID would pay for the new perimeter fence through property taxes assessed to each home and townhome owner for a period of up to 30 years. The idea was that the cost would then be spread over many years to future as well as current owners, rather than the entire cost being borne by only current residents.

This past December, the Willow Creek 3 board was asked to financially commit to the project to the tune of around \$15,000. That money was to cover the Willow Creek 3 share of the cost to bring the GID to a vote by Willow Creek residents during the city election set for this coming November.

The fence committee determined that the best replacement for the current fence

→Continued on page 10



Save the Date

Willow Creek III Spring Social

Saturday, April 8th from 3:00-5:00 p.m. at the WCIII Clubhouse, 8091 E Phillips Cir, Centennial, CO 80112. Join your neighbors for camaraderie, flowers, cookie decorating, kids activities and more! Please bring a non-perishable food item donation. Food and beverages will be available. WCIII residents only please.)

The Willow Creek 3 Dolphins

It's time to think about kids splashing in the pool this summer!

Willow Creek 3 Dolphins swim team is open for ages 4-18. All Levels of swimmers welcome! Learn to swim beginnners all the way through to our CCHS Swim team members!! This is a great opportunity to get involved in a fun, friendly team that helps all levels of swimmers thrive! Team registration opens up mid-March. <http://wc3dolphins.com>.

Join us on Sunday, April 9th from 3-5 pm at WC3 Clubhouse for an informational meeting. Returning families are highly encouraged to come as well as new families. The board will be addressing changes for the upcoming season and answer any questions. The coaches will be available, too. We will also size up your team suits and you can check out other apparel options. We want parents and kids who want to have fun while the kids learn to swim better in supportive environment! We have lots of fun in the pool and out! It is a neighborhood must!

Questions about the WC3 Dolphins, email swim@wc3dolphins.com.



PRIME TIMERS

Co-Sponsored by the Centennial Rotary Club and the Centennial Senior Commission

Those 50+ are invited to join us for:

- MEETING NEW PEOPLE AND HAVING FUN!
- Game Days
Every 1st, 3rd, 4th, and 5th Mondays (if applicable) from 1:00 PM - 3:00 PM
- Luncheons
Guest Speakers or Entertainment
Every 2nd Monday: 11:00 AM - 1:00 PM
- Happy Hours: Once a Month
- Theater Outings
- Hikes
- Classes (*Health, Technology, Senior Issues, etc.*)

We meet at the Willow Creek Club House #3
8091 E. Phillips Circle
Centennial, CO 80112

For more information; to register for the monthly calender; or to be on our e-mail list **call: 303-400-3641** or **email: cmajack@me.com** or **visit: www.bestrotary.com** & click on Prime Timers

Board Meetings

- Board Meetings are held on the 2nd Thursday of each month.
- ACC meets every 1st Monday of the month.
Meetings are held at 7:00 PM at the
Willow Creek Clubhouse III 8091 East Phillips Circle.

\$10.00 OFF any shipping order*

The UPS Store-Centennial
8200 S. Quebec St, A3
(Northeast corner of Quebec St. and County Line Rd)
Centennial, CO 80112
store2141@theupsstore.com

Take 10% OFF ANY PRINT JOB

(*for orders over \$50.00)

The UPS Store

EXPERT PAINTING COMPANY

Free Estimates **Robin Kindred** Fully Insured
Cell 720-937-8907 Owner Fax 303-805-9029
Residential * Commercial * Apartments
Interior * Exterior

It's time to call the EXPERT
11954 Singing Winds St.
Parker, CO. 80138
website: www.expertpaint.com
email: expertpainters@comcast.net

Willow Creek Shopping Center to be Auctioned

In case you haven't already heard, the city of Centennial has announced that the bank that owns the Willow Creek Shopping Center will put it up for auction sometime in 2017. The city is asking Willow Creek area residents go to the website it has set up for the shopping center and to participate in a survey that focuses on how area residents would like to see the center developed.

Neil Marciniak, Centennial's Economic Development Manager, emphasizes that "nothing is imminent" concerning the centers' development. He says the city is just wanting at this time to gather information from residents about how they view future development of the shopping center. The website address is www.centennialco.gov/willowcreek.



Clubhouse Trash Policy

Those who rent the Willow Creek 3 clubhouse will now be required to take away their trash and recyclables. This is the same policy followed by the Willow Creek 1 and 2 clubhouses, and eliminates the problem of trash sometimes accumulating at the containers behind our clubhouse. Those containers have now been removed.

During the summer pool season, trash containers will be available for pool use only, and will be maintained by pool employees.

Willow Creek's #1 Real Estate Team



Curious about your home's value? COME TO THE WILLOW CREEK HOME VALUE SEMINAR!



When: Wednesday, March 22nd

Time: 6:00 pm

Where: Willow Creek 3 Clubhouse
(8091 E. Phillips Circle)

Who: All Willow Creek Residents

Learn how home sales, prices, months of supply, mortgage rates, and affordability effect your home's value in Willow Creek.

GET YOUR FREE HOME VALUE REPORT BY VISITING

www.WillowCreekHomeValueReport.com



The Gilbert Group
Keller Williams Realty, DTC
www.TheGilbertGroupCO.com
720-440-2805
Info@TheGilbertGroupCO.com



Copyright 2014 Keller Williams® Realty, Inc. If you have a brokerage relationship with another agency, this is not intended as a solicitation. All information deemed reliable but not guaranteed. Equal Opportunity Housing Provider. Each office is independently owned and operated.



March 2017 ACC Corner

Submitted by Jeffrey Stevens

In the spring the ACC does the first walk-around. During this time the ACC's goal is to keep the communities' exterior in harmony with covenants and guidelines. This is the time when the paint notices are sent, fence repairs are mentioned, mailbox replacement/repairs noted and other needed exterior maintenance is brought to the homeowners' awareness. If you would like to join the ACC in their walk-around you are welcome. This will provide you with a first-hand look at the key function of the ACC. The walk-around will occur during the last two weeks of March. E-mail Spectrum and a member of the ACC will contract you with specifics.

Be a Social Committee Volunteer

The Willow Creek III Social Committee is looking for energetic and outgoing members. We will plan 4 - 6 fun and exciting events for 2017 and need a few additional members to make it a successful year for all our residents.

The time commitment is reasonable, with monthly meetings and day-of-event participation.

Join this fun and friendly group to help make our Willow Creek III community the best around.

To volunteer or learn more, email Bonnie Baker at bbakermom@gmail.com.



Tina Lindsay
Pianist/Organist/Vocalist

- Weddings/Receptions
- Funeral Services
- All Occasions

www.tinalindsay.com
tina@tinalindsay.com
Phone (303)770-7191

OB Painting, Inc. 

Call Today!
303-986-8198

\$300 OFF
Interior of Exterior Painting

10% Discount
For Cash Payments
And Military Vets

- Residential & Commercial • Interior & Exterior
- American-Owned & Operated • Worker's Comp & Liability
- A+ BBB Accredited Member • Personal & Customer Focused
- 20 Years in Business • 85 Years Combined Experience

WILLOW CREEK I PRESENTS THE
1ST ANNUAL

CHILI COOK-OFF

3.18.2017 **BRING THE HEAT!** 5:00 PM

♦♦♦♦♦ Hot Prizes for the best chili! ♦♦♦♦♦

Grab the family and head over to the Willow Creek I Clubhouse for a night of spicy fun! This event is open to all members of the Willow Creek community.

**If you are interested in entering your chili into the cook off, please email allisonrosenthal@yahoo.com for further details. All entries must be received by March 11th.

We will be providing cornbread to nibble on along with beer and lemonade. Feel free to bring your own beverage if you want something else. We will also have hot hotdogs for the kiddos.

8050 E Jamison Drive
Centennial, CO

\$5
FOR ADULTS, CHILDREN
ARE FREE!



\$10.00 OFF any shipping order*

The UPS Store-Centennial
8200 S. Quebec St, A3
(Northeast corner of Quebec St. and County Line Rd)
Centennial, CO 80112
store2141@theupsstore.com

Take 10% OFF ANY PRINT JOB

The UPS Store 

(*for orders over \$50.00)




Reminder, the townhouse alleyways are not for parking. Please do not park any vehicle or have any contractor park their vehicle in the alleyways at any time. The only exception is for short term loading and unloading.

Porchlink Media is proud to publish your newsletter!

TO PLACE A DISPLAY OR BUSINESS SERVICES AD:

Please contact: Kerri Watts
kerri@porchlink.com ❖ 720-295-2649



Bring crazy fast fiber Internet to Willow Creek!

Pre-order today!



A great town deserves great Internet.

That's why we want to build a fiber network here, to bring the fastest Internet available to Centennial. We're talking symmetrical gigabit Internet. 1000 Mbps download and 1000 Mbps upload.

This is next generation Internet that has huge benefits not just for homes but for businesses too. An Internet connection that doesn't slow down no matter how many people in the house, or in the city, are online.

-  stream videos without buffering
-  video conference without delay
-  unlimited monthly data usage
-  surf the web with no load time

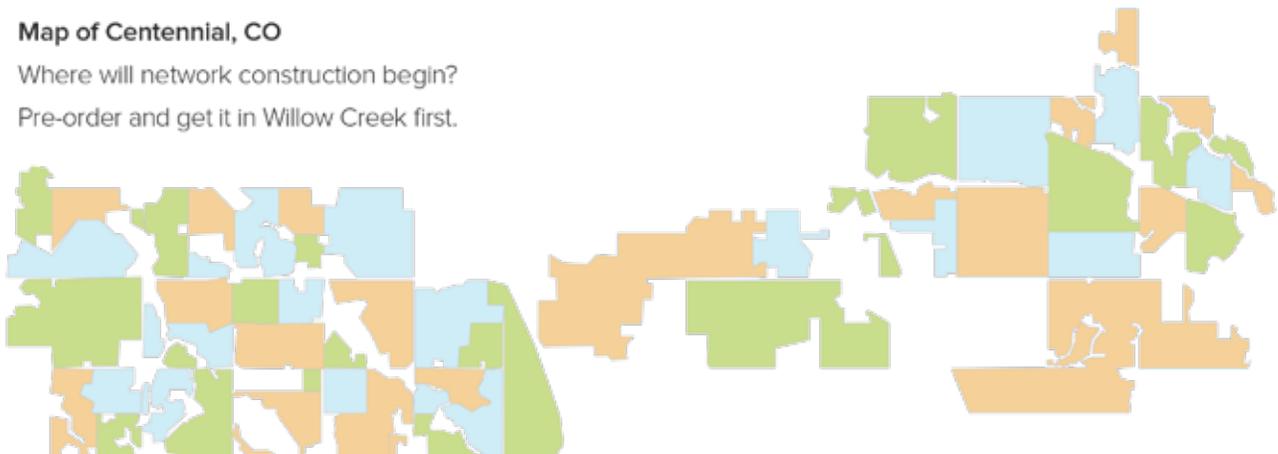


Pre-order to bring Ting Internet to Willow Creek first

Placing a \$9 pre-order doesn't just cast a vote for your neighborhood and in Centennial at large, it also secures you free installation for Ting gigabit fiber Internet to the premises.

Map of Centennial, CO

Where will network construction begin?
Pre-order and get it in Willow Creek first.



Willow Creek Spring Fling and Egg Hunt

The Willow Creek Spring Fling will be Saturday, April 15th 10,am-11,am at the Caterpillar Park in Willow Creek! Please advise walking to the event as parking is limited due to sports events. Bring a basket for the egg hunt & be on time! Bunny professional pictures, crafts, snacks & coin charity game. Ages 2-10 yrs old. Nut Free. Bad weather cancellation. This is sponsored by WC Womens, Derek Gilbert Realty & Pesta Chiropractic



The Top Choice for In-Home Care

Home Care Assistance helps keep older adults safe and offers peace of mind for family members. We provide:

- Meal preparation, transportation, medication reminders, personal care, and more
- Extensively screened, expert caregivers trained in the Balanced Care Method™
- Cognitive Therapeutics – research-based, enjoyable cognitive activities
- Live-in and hourly care options
- Post-hospital and rehab care



Call today for a complimentary consultation

303-957-3100

www.CentennialHomeCareAssistance.com

Locally owned and operated by Pete & Amy Lane

**Dedicated to the Extraordinary.
The Exceptional. The Unique.
Dedicated to You!**

Looking to buy or sell your home?
Call me! I am your local
Real Estate Consultant.



LIV | Sotheby's
INTERNATIONAL REALTY

WENDY FRYER

LIV#thelifeyoulove

720.244.4241 | wfrayer@LIVSothebysRealty.com



Free Estimates Call Today 303-984-6159

**HRTI, your full service
exteriors company**

Mention this ad to receive 10% off

Call Today 303-984-6159



Visit: hrti.com/willowcreek

Windows • Siding • Roofing • Painting

Minutes of the January 12, 2017 WC 3 Board of Directors Meeting

CALL TO ORDER:	Jay Weber called the meeting to order at 7:00 p.m.		
ROLL CALL:	Board members present: Jay Weber, Fred Kremer, Bob Correll, Chris Mumfrey, Bob Bartlett, Mike de Rosayro. Bob West was absent. Chris Mumfrey arrived as the meeting began. SCRES Property Manager Mark Risner was present along with guest Ryan Heath.		
COMMITTEE & OFFICER REPORTS:	<table style="width: 100%; border: none;"> <tr> <td style="width: 50%; border: none; vertical-align: top;"> <p>A. Grounds: Elizabeth Wood from JBK Landscaping said pruning of an ash tree on Quince Way has been completed. She said the emerald ash borer beetle may eventually impact the numerous ash trees on community property and require tree replacement. She said there would be many tree varieties to choose from if necessary. JBK has offered to do a Willow Creek III tree inventory. It would cost approximately \$12,000.</p> <p>B. Swim Team: No Report.</p> <p>C. Pool: No Report.</p> <p>D. Clubhouse: Mark Risner reported that there were 11 new rentals and four re-rentals. Chris Mumfrey said that menorahs were stolen after the Social Committee borrowed them for clubhouse Hanukkah decorating.</p> </td> <td style="width: 50%; border: none; vertical-align: top;"> <p>E. ACC: 1 request. Requests are expected to be slow until March.</p> <p>F. Tennis: No report.</p> <p>G. Common Area Project: No report.</p> <p>H. CenCON: CenCON is available online.</p> <p>I. Welcoming: No report..</p> <p>J. SSPRD: No report.</p> <p>K. Website: Bob Correll said that information is now featured on the site about coyotes because the coyote mating season takes place over the next few months, increasing the possibility of incidents. He also reported that hits on website currently average about 20-plus per day.</p> </td> </tr> </table>	<p>A. Grounds: Elizabeth Wood from JBK Landscaping said pruning of an ash tree on Quince Way has been completed. She said the emerald ash borer beetle may eventually impact the numerous ash trees on community property and require tree replacement. She said there would be many tree varieties to choose from if necessary. JBK has offered to do a Willow Creek III tree inventory. It would cost approximately \$12,000.</p> <p>B. Swim Team: No Report.</p> <p>C. Pool: No Report.</p> <p>D. Clubhouse: Mark Risner reported that there were 11 new rentals and four re-rentals. Chris Mumfrey said that menorahs were stolen after the Social Committee borrowed them for clubhouse Hanukkah decorating.</p>	<p>E. ACC: 1 request. Requests are expected to be slow until March.</p> <p>F. Tennis: No report.</p> <p>G. Common Area Project: No report.</p> <p>H. CenCON: CenCON is available online.</p> <p>I. Welcoming: No report..</p> <p>J. SSPRD: No report.</p> <p>K. Website: Bob Correll said that information is now featured on the site about coyotes because the coyote mating season takes place over the next few months, increasing the possibility of incidents. He also reported that hits on website currently average about 20-plus per day.</p>
<p>A. Grounds: Elizabeth Wood from JBK Landscaping said pruning of an ash tree on Quince Way has been completed. She said the emerald ash borer beetle may eventually impact the numerous ash trees on community property and require tree replacement. She said there would be many tree varieties to choose from if necessary. JBK has offered to do a Willow Creek III tree inventory. It would cost approximately \$12,000.</p> <p>B. Swim Team: No Report.</p> <p>C. Pool: No Report.</p> <p>D. Clubhouse: Mark Risner reported that there were 11 new rentals and four re-rentals. Chris Mumfrey said that menorahs were stolen after the Social Committee borrowed them for clubhouse Hanukkah decorating.</p>	<p>E. ACC: 1 request. Requests are expected to be slow until March.</p> <p>F. Tennis: No report.</p> <p>G. Common Area Project: No report.</p> <p>H. CenCON: CenCON is available online.</p> <p>I. Welcoming: No report..</p> <p>J. SSPRD: No report.</p> <p>K. Website: Bob Correll said that information is now featured on the site about coyotes because the coyote mating season takes place over the next few months, increasing the possibility of incidents. He also reported that hits on website currently average about 20-plus per day.</p>		
HOMEOWNER FORUM:	<ul style="list-style-type: none"> • A resident suggested contacting Colorado State University to see if a student might do a community tree inventory for a lower cost than our commercial landscaping company. • A resident asked about landscaping in the townhome area because he felt it looked better in the past and wondered if the HOA could do more. Jeff Stevens said a drip system is in place and some basic "starter" landscaping has been done and will continue to be done by HOA. Homeowners can add landscaping in the areas they own. The HOA has a landscaping plan that is going to be looked at. 		
APPROVAL OF PREVIOUS MEETING MINUTES	Minutes from December 8. Mike de Rosayro said the "d" in his name is not capitalized. On a motion by Chris Mumfrey, seconded by Fred Kremer, the minutes were approved as corrected.		
UNFINISHED BUSINESS:	<ul style="list-style-type: none"> • Audit: A draft of the 2015 audit has been completed by McNurlin & Associates. Fred Kremer and Chris Mumfrey will review it for approval and for any items that require action. • Paver Walls: Work will begin in early spring as weather allows. The goal is to complete one or two more townhomes rows so they will be done in time for summer planting. • Alley Sign Update: The board discussed re-alignment of the townhome Guest Parking Only signs but decided that the signs will remain in place. • Handicap Parking Space Request: Based on an opinion by our attorney David Graf, Bob Correll moved and Chris Mumfrey seconded a motion to designate a handicap only parking space at the end of a townhome row to accommodate the request made by the resident in the adjacent townhome. The motion passed. As soon as possible, a sign will be placed and appropriate marking done on the pavement. • Perimeter Fence: The board discussed a masonry and brick fence being proposed by a committee of Willow Creek residents that has been studying the project. The proposed fence would surround the perimeter of the entire Willow Creek community, including the section along County Line Road. Bob Correll said that current rough estimates put the fence cost at \$6 million and could add somewhere between \$200 and \$300 per year for 30 years to property taxes for each single family home and townhome. Also, the board would need to budget to help cover the Willow Creek III share of election, engineering, surveying and other costs, which are currently largely unknown and may not be reimbursable to the board. Jeff Stevens suggested getting residents' views on the project. Chris Mumfrey was concerned the \$6 million estimate might be low and could remove the city's responsibility for the current County Line fence. On a motion by Jay Weber, seconded by Chris Mumfrey, the board voted unanimously not to participate in the perimeter fence project. • Other Unfinished Business: Two pieces of clubhouse furniture need minor repair and may not be covered by warranty. It was suggested to find an upholsterer. PLM Asphalt provided a bid for townhome alley paving. Mark Risner will request bids from additional paving companies, including the contractor that did previous work. 		
NEW BUSINESS:	<ul style="list-style-type: none"> • Meeting Minutes: Board Secretary Bob Correll is now taking meeting minutes and will send them to the board as soon as possible for additions and corrections • Clubhouse Trash Collection: Bob Correll asked if clubhouse trash policy could be changed to require those who use the clubhouse take away their own trash. The current outside trash containers would then be removed until the pool opens. He said this is the policy in place at the Willow 2 clubhouse. Management will need to update the clubhouse rental agreement. • Other New Business: Mike de Rosayro said a representative from the tennis club would like to speak to the board about the tennis courts at an upcoming board meeting. Bob Bartlett asked about the enforcement of a No Parking sign located in the townhome area. Enforcement will be based on resident reporting. 		
FINANCIAL REPORT:	<ul style="list-style-type: none"> • December 2016 Financials: The December financials were reviewed. • Attorney report: No report. 		
ADJOURNMENT:	On a motion by Jay Weber, seconded by Chris Mumfrey, Jay adjourned the meeting at 9:15 p.m.		
<i>Submitted by Bob Correll, Board Secretary, Willow Creek 3</i>			

DRAFT Minutes of the February 9, 2017 WC 3 Board of Directors Meeting

CALL TO ORDER:	Jay Weber called the meeting to order at 7:00 p.m.
ROLL CALL:	Board members present: Jay Weber, Bob West, Fred Kremer, Bob Correll, Bob Bartlett, Mike de Rosayro. Chris Mumfrey participated by teleconference call. SCRES Property Manager Mark Risner was present along with guest Ryan Heath.
COMMITTEE & OFFICER REPORTS:	<ul style="list-style-type: none"> • Grounds: Elizabeth Wood from JBK Landscape said JBK will offer a bid on a community tree inventory if the board is interested. She said expect ash trees to be lost in the future no matter what is done to control the emerald ash borer if it becomes a problem in our community. • Swim Team: No Report. • Pool: No Report. • Clubhouse: Mark Risner reported 10 new rentals, five re-rentals. • ACC: 1 request. Jeff Stevens presented a letter to the board for possible legal action against a resident who has been sent multiple notices. He said the ACC will do a community walk-around in March. <ul style="list-style-type: none"> • Tennis: A presentation took place during the Homeowner Forum. • CEN-CON: This report will appear in the minutes as needed in the future. • Welcoming: This report will appear in the minutes as needed in the future. • SSPRD: This report will appear in the minutes as needed in the future. • Website: The website hosting company has been renewed for 2017. • Social Committee: Bob Correll announced on behalf of Bonnie Baker that the committee is asking for volunteers.
HOMEOWNER FORUM:	<ul style="list-style-type: none"> • A resident asked about the Guest Parking Only signs in the townhome alleys. The board said enforcement is done on by case-by-case basis. • A resident wanted to be sure snow plows pushed snow to the ends of townhome alleys. The resident asked whether ice melt being spread on townhome alleys will damage asphalt. The resident also asked if more townhome alleys will be re-paved in 2017 since none were completed in 2016. The board indicated that paving three alleys is now anticipated, but the budget will determine the final number. • Resident Kate Mayoss delivered a presentation showing photos of the current condition of the tennis courts and a financial analysis of present and future costs to renovate or rebuild them. A resident questioned whether it is a good idea to draw down the General Reserve Fund as much as would be required for new tennis courts. Another resident emphasized that the tennis courts, along with other community assets, are a draw for new residents.
APPROVAL OF PREVIOUS MEETING MINUTES	Minutes from January 12. It was noted that menorahs had been borrowed, not purchased for clubhouse holiday use. On a motion by Jay Weber, seconded by Bob Bartlett, the minutes were approved as corrected.
UNFINISHED BUSINESS:	<ul style="list-style-type: none"> • Audit: Fred Kremer and Chris Mumfrey have reviewed and approved the 2015 audit. No discrepancies or fraud were found in the audit. • Paver Walls: Mark Risner said additional work is waiting for better weather. A resident asked how the townhome paver costs are proportioned to each townhome resident. The resident suggested new letters go to townhome residents explaining the project. • Handicap Parking Space: Mark Risner reported that a sign has been placed and pavement marked to meet a townhome residents' handicap parking space request. • Trash Collection: The clubhouse rental agreement will now require users to take away all trash. • Alley Paving Bids: Two more bids were received for townhome alley paving. On a motion by Chris Mumfrey, seconded by Fred Kremer, the bid from PLM Asphalt was approved. • Clubhouse Furniture Replacement: A credit of just over \$3,000 has been received for six chairs needing repair that are still under warranty and were purchased from an online furnishings company during the clubhouse remodel. • The board decided not to pursue the offer of a community tree inventory bid by JBK Landscape. The board recommended using money already allocated in the budget to plant trees in anticipation of future tree loss.
NEW BUSINESS:	<ul style="list-style-type: none"> • Annual Color Bid: The board accepted a bid of \$195 from JBK Landscape for annual flowers to be planted in the Mineral median. • Homeowner Ledger Issue: On a motion by Chris Mumfrey, seconded by Fred Kremer, a ledger adjustment was made for a discrepancy in a former residents' dues payments. • Jay Weber, Bob Bartlett and Fred Kremer will look further into costs involved with any tennis court renovation and will report back to the board. • Bob Bartlett will act as a contact with the Social Committee to communicate about their upcoming events. • The board is asking for bids from three insurance agents for HOA insurance. Bids will be reviewed at the next board meeting. • Mark Risner announced he is leaving SCRES to return to Texas. Ryan Heath with SCRES will take over his Willow Creek 3 responsibilities.
FINANCIAL REPORT:	<ul style="list-style-type: none"> • December 2016 Financials: Mark Risner reported progress is being made on catching up on overdue resident dues. Letters from our attorney are being sent as needed. • Attorney Report: No report.
ADJOURNMENT:	On a motion by Bob Correll, seconded by Bob Bartlett, Jay Weber adjourned the meeting at 10 p.m.

Submitted by Bob Correll, Board Secretary, Willow Creek 3

Letter from the Board

Continued from page 1

was not cedar fencing, but a brick and masonry wall-like structure. The project was estimated at \$6 million. That would mean roughly \$200 to \$300 dollars per year in additional property taxes for each home or townhome owner for as long as 30 years.

At the December board meeting, after reviewing the months of fence committee information, having listened to a presentation by a committee founder, assessing the fence needs of Willow Creek 3 versus Willow Creek 1 and 2, and then discussing the issue at length, the board determined by unanimous vote (one board member was absent) not to participate in the project.

In a nutshell, the benefits of the project for Willow Creek 3 did not appear to outweigh the costs to the board or individual residents. There was no guarantee that if money was committed to the project by the board that the money would be reimbursed, or that it would even be the final amount of money required of the board. Also, after years of negotiations, the city has assumed responsibility and requisite costs for the long stretch of Willow Creek 3 fence on County Line Road. Our participation in this project would have returned the costs and ownership of this section of County Line fence to Willow Creek 3.

Whether the Willow Creek 1 and 2 communities will build the proposed structure along just their borders and assume all related costs, is a decision they are currently evaluating. However, the Willow Creek 3 Board of Directors felt it was not financially prudent for our community to participate in the project.



Laudel Remodeling, Inc.
Specializing in Bathrooms, Basements, & Kitchens
A Small Company
with a Reputation for
Quality and Care
Licensed. Insured.
Always Free Estimates.
www.LaudelRemodeling.com
303-919-2735



FREEDOM PAINTING INC
PAINTING THE
OLD WORLD WAY
Call JIM at:
303-903-5267
\$200 DISCOUNT
off any job over \$1,500
*mention this ad for discount
• Exterior & Interior Painting • Full Repair Services
• Residential & Commercial • No Job Too Small or Large
• Quality Workmanship in Every Job
MasterCard & Visa accepted • Free Estimates & Color Consultation

Willow Works Business Services Advertising

ADVERTISE FOR LESS It's EASY email your business services ad to kerri@porchlink.com \$35 for 25 words. Deadline is the 20th of the preceding month.

HANDYMAN/ HOME IMPROVEMENT: with Integrity and Quality. Plumbing, Electrical, Maintenance & Custom Lighting. Dick Boevingloh (W. C. Resident) at 303-221-1291.

METICULOUS HOUSE CLEANING! References upon request. Bonded & Insured. Call Eloisa for free estimate. 303-525-0851.

FREE PAPER SHREDDING EVENT, Coffee, Donuts! April 8th, 9-11 a.m. Willow Creek 1 Clubhouse. Join us! Call Julie Abels, Coldwell Banker Residential Realty, for further information: 303-888-3352.

THE BEST CLEANERS. Lowest prices in town. Honest people. Free estimate. References available (720) 364-8403.

HANDYMAN SERVICES: Basements, Painting, Fencing, Decks, home repairs. Call Joe at 720-988-3890. Lots of experience, great work and very reasonable prices!!! Mention this ad and get a 10% discount on your services.

LICENSED GENERAL CONTRACTOR AND HANDYMAN SERVICES: Any home remodeling jobs, big or small-basements, decks, kitchens, etc. Free Estimates and local references. Call John at 303-886.6304.

OB PAINTING: \$300 OFF Interior or Exterior Painting, 10% discount for cash payments and Military Vets. A+ BBB Accredited Member and 31 years experience. Call today! 303-908-9063.

HOUSE CLEANING SERVICE: accepting new clients. Thorough and reliable with competitive rates. Excellent references. Please call Susan - 303-794-6805.

WILLOWCREEK3.COM

News, information and updates from the Willow Creek 3 Board of Directors • Important contacts and links • Community events & meetings Detailed Architectural Control information • Pool & tennis court info Dolphins Swim Team • Tennis Club • Women's Club • Photos • More

Everything now in one convenient location: WillowCreek3.com



Juhi Johnson
 Your Neighborhood Realtor
 303-257-1905
 juhijohnson@remax.net
 www.homesbyjuhi.com

*Service & Expertise
 You Deserve*



Buying or Selling? Call me!
 I can help you 'Rightsize' in this
 dynamic real estate
 market!

RE/MAX
 Professionals Personal and Customized Service

Willow Creek Resident since 1992!

NREIS CNE

**Let L & L Heating and Air Conditioning's HVAC experts
 take care of all your cooling & heating needs!**

STAY THIS COOL Summer

FREE FILTERS FOR A YEAR!
 with new installation of either a furnace or
 air conditioner when mentioning this ad.
www.BestDenverHVAC.com

L & L Give us a call today!
720.851.1691

Family owned
 & operated since 1979
FREE ESTIMATES

HEATING & AIR CONDITIONING

Light Up Your Life!
Installing and Repairing Skylights




303.951.4489
SkylightMagic.com



William O'Brien
 Owner & Willow Creek Resident

**5 Star Skylight Specialist with VELUX • Angie's List Super Service Award
 Endorsed by Team Dave Logan • A+ Rating with BBB for 12 years
 Outstanding reviews with Home Advisor**

Ballet • Tap • Jazz Ages 2-Teen



Dance Academy

8600 Park Meadows Drive Suite #600
 Lone Tree, CO 80124

303.770.3900

**Come in today for
 2 free lessons**
 Please mention this ad.

www.danceacademydenver.com

CRACKED CONCRETE?



- Concrete lifting or removal and replacement
- Decorative Stamped Concrete also available!
- Driveway, Walkway, Patio, Basement, Garage
- Serving you since 1994

303 840 4725

CASCADE MUDJACKING
 RESIDENTIAL • COMMERCIAL

www.CascadeMudJacking.com

BBB



PUBLISHER
Kerri Watts

PORCHLINK MEDIA
 6525 Gunpark Drive #370-133
 Boulder, CO 80301
 720-295-2649
 Fax (303) 583-8328
 www.PorchlinkMedia.com

PRODUCTION
Jennifer Becker
Jessica Burrell

ADVERTISING PORCHLINK MEDIA offers businesses a cost-effective way to reach consumers in Parker, Centennial, Aurora, and Castle Rock. Information about display or business services advertising can be obtained by e-mailing kerri@porchlink.com or by calling 720-295-2649. Deadline is the 20th of the preceding month.

Notice: Paid advertising does not represent endorsement of any type by Porchlink Media. Publisher's liability for errors and omissions in both news and advertising is limited to correction in a subsequent issue. The Publisher reserves the right to reject any material or ads submitted, at the sole discretion of the Publisher.

The Teen Services listing is offered and maintained by the Homeowners Association, and is not a service of PorchlinkMedia, LLC. Any misuse of the listing should be reported immediately to the Homeowners Association.

**Please contact
kerri@porchlink.com if you need to
 update your mailing address. Thanks!**

Advertise in the April issue of
Willow Works



Deadline to advertise is March 20th
WWW.PORCHLINKMEDIA.COM

Please contact Kerri Watts to advertise:
kerri@porchlink.com or 720-295-2649

**Pricing for advertising to run in all 3 Willow
 Creek newsletters (Willow Wisp, Willow
 Works and Willow Talk) 1,629 homes**

Ad Size	Black and White Pricing per month	Color Pricing per month
Business Card	\$65	\$125
1/6 page	\$105	\$170
1/4 page	\$160	\$225
1/3 page	\$225	\$290
1/2 page	\$280	\$360

6th month FREE: If you pre-pay for five months, (or set up monthly debits from a credit card or debit card) you get the sixth month for free. This is equal to over 15% off our monthly rates.

Ask about our other communities, too!



South Suburban PARKS AND RECREATION

www.ssprd.org | 303.798.5131

Be a VolunTeen this Summer! Hey Kids, ever get bored during summer break? Try something new this year, and gain valuable work experience and community service hours to boot. Explore a unique opportunity and apply to the District's VolunTeen Program. A limited number of VolunTeen positions are available for youth ages 12-15, in the areas of recreation, golf, art, performing arts, childcare, nature and outdoor programs.

Friday Nite Xtreme Join us for Friday Nite Xtreme the 1st Friday of the month. Activities include: Ice skating, laser tag the eXerGame Zone climbing wall bumper cars obstacle course, and more! Fee includes all activities. Concessions and arcade games extra. Register online or at the door. Ages 6 - 13 | 6:30 - 10 pm on Fri; Mar 3 | Family Sports Admissions | Price: \$15 Resident, \$18 Nonresident

Superhero Family Night Moms, bring your sons for an evening of dancing with refreshments and arts and crafts. Ages 2 - 12 | 6:30 - 8:30 pm on Fri; Mar 3 | Goodson Recreation Center | Price: \$25 Resident, \$30 Nonresident

Ballroom Dance Nights Swing, Waltz, Rhumba and Hop to the LIVE Big Band sounds. Ages 18 and up | 7 - 10 pm on Fri; Mar 3 | Lone Tree Recreation Center | Price: \$8 Resident, \$10 Nonresident

Shakespeare Acting Workshop: Stage-Combat/Physical Comedy Learn how to fight on stage and use physical comedy techniques to create an exciting scene. Town Hall Arts Center and South Suburban partner for this opportunity to learn stage skills while using the language of Shakespeare. Open to both guys and gals. Ages 7 - 15 | 9 am - 12 pm (Sat; Mar 4) Buck Recreation Center | Price: \$20 Resident, \$25 Nonresident

FREE - Tesoro Cultural Center's Art and History Lectures Join us for a series of art and history lectures. These lectures are FREE but registration is required. Mar 4 - Tom Noel: Colorado's Favorite Landmarks Lecture; Mar 18 - Dr. Jay Gitlin and Dr. Sarah Koeniga: Inventing the Oregon Trail. Ages 10 and up | 4 - 5 pm (Sat; Mar 4) | Buck Recreation Center | Price: Free | Additional times: Mar 18: Inventing the Oregon Trail

Yoga for Older Adults Improve health, flexibility, stamina and increase range of motion for daily living activities. 4 sessions. Ages 18 and up | 10:35 - 11:45 am (Mon; Mar 06 - 27) Goodson Recreation Center Price: \$37 Resident, \$45 Nonresident (\$9.25 R, \$11.25 NR per session)

Zen Doodle Art Learn the trendy new drawing technique that is all the rage. 3 sessions. Ages 6 - 12 | 5:15 - 6:15 pm (Tue; Mar 7 - 21) Lone Tree Recreation Center | Price: \$18 Resident, \$21 Nonresident (\$6 R, \$7 NR per session)

FREE Arapahoe County Council on Aging Series - Strength Training for Your Brain Join us for these informative topics presented by professional throughout Arapahoe County. Light refreshments provided. Ages 18 and up | 11:15 am - 12 pm (Wed; Mar 8) Buck Recreation Center | Price: Free

Adventure Camp - In-Service Day Enroll by the day in our state-licensed program that keeps kids busy with activities such as the eXerGame Zone, ice skating, sports, climbing wall, laser tag and more. Morning and afternoon snacks and lunch included in fee. Ages 6 - 13 | 7 am - 6 pm (Thu and Fri; Mar 2 - 3; Mar 9 - 10; Mar 17) Family Sports Center | Price: \$48 Resident, \$52 Nonresident per day

Women's Self Defense Workshops Two hour introductory hands on workshop designed to teach basic Shotokan Karate techniques for self-defense. Become more aware, alert and confident in the event of a threatening situation. Learn valuable advice and safety tips from a certified Shotokan Karate instructor. Please wear comfortable athletic clothing or fitness attire. Ages 13 and up | 6 - 8 pm (Tue; Mar 21) Goodson Recreation Center | Price: \$30 Resident, \$35 Nonresident

B & B PAINTING
Serving Willow Creek Since 1981

- ✓ Residential and Commercial
- ✓ Interior and Exterior
- ✓ Free Estimates

Bob Brooks
303-470-1747



27 Years
In Business

Calling All Future Aviators!
2017 Aviation Summer Camp Sign-up at Centennial Airport is Here!

Limitless Expeditions, AeroCamp, and Aspen Flying Club are pleased to announce Aviation Camps for students from 9-12, 13-15 and 16-18 years of age.

If you have a youngster interested in aviation and are looking for an educational opportunity that offers students an experience with aviation and piloting concepts, please visit the following websites for further information:

- **Aviation Expedition:** Ages 9 - 12: goo.gl/FhZq56
- **Aero Camp Basic:** Ages 13 - 15: goo.gl/QONNr6
- **Aero Camp Advanced:** Ages 16 - 18: goo.gl/eDZNVk



FISKE BROTHERS YARDWORKS

Aerate \$35
Aerate/Fertilize \$67
Spring Enrichment Program \$98

Mowing & Trimming
All season, or short term

Our Spring Enrichment Program combines aeration, fertilization, and Revive soil treatment. Everything your lawn needs for a healthy start to the growing season.



303-858-0287
WWW.FBYARDWORKS.COM

Complete Pet Care for all your Best Friends

Quebec Highlands Animal Clinic
Family Owned Clinic
Serving Willow Creek Since 1988

Dr. Bruce M. Bowman
Dr. Nina Clow
Dr. Clyde D'Arcy

303-796-0800 | 7136 E. County Line Rd.

- Medicine
- Laser Surgery
- Dentistry
- Geriatrics
- Vaccinations
- Emergencies
- Acupuncture
- Pain Management

www.quebechighlands.vetsuite.com

We now offer THERAPEUTIC LASER TREATMENT
Help for: Pain Management • Inflammation • Faster Healing



Willow Creek Women's Club

WCWC General Meeting

Wednesday, March 15 at 9:15, Mineral Clubhouse

Francis Pordes, a successful MBA at a major oil company chose to make a dramatic lifestyle change to fulfill her dreams and challenge her spirit. She will share her adventures, entice and enthrall us with her humor, travels and numerous experiences.

Save these Date

Dave the date for the WCWC March Night Out on St. Patrick's Day, Friday, March 17 from 5 - on at Maggie Smith's Irish Pub, 6631 South Peoria St., Englewood, Co. 80111. Irish dance schools, pipe and drum bands along with live Irish musical Bands will perform throughout the day. Feel free to bring your friends and spouses. For more information, visit: <http://maggiesmiths.com/> Looking forward to getting our green on!

Willow Creek Women's Club meets monthly, September through May, usually on the third Wednesday at 9:15 a.m. For additional information, please check our website.

<https://sites.google.com/site/willowcreekwomensclub/home>



Crime Stats

Interested in knowing the crime statistics for our community? Check out RAIDSONline, a crime mapping service. Visit www.raidsonline.com. You can buffer an address or simply scroll/zoom to where you are interested.



GET A SPARKLING CLEAN HOUSE

Weekly, Biweekly, Monthly, Move In/Move Out

Owner Operated Exclusively
Residential Cleaning
Carpet & Upholstery Cleaning

Leticia & Jesus
720 • 732 • 4698

Bonded & Insured • 100% Service Guarantee



EXPERT PAINTING COMPANY

Free Estimates **Robin Kindred** Fully Insured
Cell 720-937-8907 Owner Fax 303-805-9029
Residential * Commercial * Apartments
Interior * Exterior
It's time to call the EXPERT
11954 Singing Winds St.
Parker, CO. 80138
website: www.expertpaint.com
email: expertpainters@comcast.net

West Middle School Presents

Disney
THE LION KING

March 16-18 at 6:30-7:30pm

Tickets \$7.00

Tickets available at
<https://www.showtix-fu.com> or at the door.
(West Students free with ID at the door)

**5151 S. Holly St.
Greenwood Village**

Arapahoe Co./Centennial	
Centennial: www.centennialco.gov	303-325-8000
Sheriff Emergencies	911
Sheriff Non-Emergencies	303-795-4711
Sheriff Crime Prevention & Neighborhood Watch Info	720-874-3746
Citizen Requests, Gail Carissimi	303-754-3323
Code Enforcement, Joseph Brooks	303-754-3320
Traffic Hotline	720-874-3825
Complaints	
Public Works Hotline	720-874-7623
Centennial Airport Noise	303-790-4709
Animal Control/Barking Dog	303-325-8070
Graffiti Removal	303-795-4711

Organically Grown™ LAWN SERVICE

7036 South Elm Court * Centennial, Colorado 80122 * 303-740-TURF

Organically Grown has been servicing lawn & trees since 1982. We have developed a special blend of micro-nutrients to provide maximum results for our lawns. This blend helps to replace nutrients lacking in most conventional fertilizers. Our program will improve the color, density for the turf while improving the drought & disease tolerance. Try us for 1 year, and you will see the quality of your turf increase (303-740-8873).

We apply only 5 lawn applications per year (weed control & insect control is included), service is fully guaranteed. We are an accredited business with an A+ rating with the Better Business Bureau.



While we are waiting for the EAB to arrive in our cities, we currently have the Lilac ash borer, bark beetles, damaging ash trees now. Being pro-active is the best way to keep your ash trees from being damaged from this silent killer. The cities of Boulder, Longmont, Denver, Broomfield, Golden, Erie, Arvada, Lakewood, Greenwood village and possibly other cities have started protecting their many Ash trees 2016.

The left picture was an Ash tree in Centennial killed by bark beetles. Right picture was taken in Chicago from an ash killed by the EAB. Two different insects that will damage or kill the ash trees.

Now is the time to protect your trees against this insect. Please call for a free estimate 303-740-8873.

Tree pruning and removal call Fielding Tree for a free estimate 303-667-5004



3.75 % APR* NO Closing Cost Mortgage Loan

LOCK IN YOUR RATE TODAY!

*Pay NO closing costs &
get a GREAT rate!*

- MCCU pays ALL closing costs
- 10 year terms or less
- Loan amounts \$20,000-\$149,999
- Cash out allowed
- No prepayment penalties

**Call our Loan Department
and apply TODAY!**

ACT NOW
to Beat
the Fed's
2017 Rate
Increases!



Metrum Community Credit Union

www.metrumcu.org
303-770-4468 • 888-383-5926

* Interest rate floor is 3.75% Annual Percentage Rate - and is subject to change without notice. \$20,000 minimum and \$149,999 maximum loan amount. 60% maximum loan to value. Escrow funds may be collected at closing. With approved credit. Existing MCCU mortgages do not qualify-New money only. Sample monthly payments: \$100,000 at 3.75% for 120 months= \$1,000.34.

Your accounts are federally insured
up to \$250,000 by NCUA.





Roberta Steckler

Contact Roberta Steckler with all your real estate needs and she will put all her years of experience, plus her high tech marketing skills to work for you.

Living and working in Willow Creek since 1989

303.507.6438

robertasteckler@msn.com | www.robertasteckler.com



Professional Service with a smile...Proven Results

Published for
Willow Creek 3 HOA by
Porchlink Media, LLC
6525 Gunpark Drive #370-133
Boulder, CO 80301

PRSR STD
US POSTAGE
PAID
DENVER CO
PERMIT 2897



LITTLE LAW OFFICE

A Full Service Estate Planning and Elder Law Firm.
Providing last will and testaments, trusts, elder law, Medicaid planning, probate, advanced directives, powers of attorney, medical documents, pet trusts, special needs planning as well as small business planning and asset protection- all customized for your needs.

Leave a Legacy for Those You Love



Carla Little, Esq.
303-520-6941
littlelawoffices.com
Carla@littlelawoffices.com
15530 E Broncos Pkwy, Ste. 300
Centennial, CO 80112

COME SEE
Kitchens by Wedgewood
FOR YOUR
KITCHEN
REMODELING
NEEDS.



Littleton/Park Meadows
9619-F E. County Line Rd.
Centennial 303.645.5551

Located in the Centennial Promenade shopping center across from REI.

www.WedgewoodCabinetry.com



Bring this ad in for a free in-home consultation!