

March 2019

Willow Works

The Monthly Newsletter of Willow Creek Homeowners Association #3

Community Directory

Website: Willowcreek3.com

WC3 Board of Directors:
WC3directors@gmail.com

President: Aidan O'Shea

Vice President: Jerry Grant

Treasurer: Martin Garrity

Secretary: Laura Ream

Members-at Large:

Fred Kremer

Bob Bartlett

Betsy Alexander

WC3 Manager

Spectrum Commercial

Real Estate Solutions

Greg Coleman gcoleman@scre.us

303-409-6000

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

Chair: Natisha Doherty

natisha.doherty@yahoo.com

303-694-0798

Tennis Keys & Pool Keycard:

Amanda Phifer: 303-409-6018

Clubhouse Manager:

Deanna Mumfrey: 720-933-0785

wc3clubhouse@comcast.net

Letter from the Board

In last month's Letter from the Board we highlighted the work your BOD is doing to tackle action items affecting individual homeowners and common areas. However, one item not mentioned was repairing the fence along County Line.

That's been corrected. The downed fence is near the top of the list and hopefully the City of Centennial (which is responsible for repairing it) will step up to the plate shortly. You may recall that several months ago strong winds toppled a 20-foot section. A number of town home owners reported the issue to the City of Centennial but to no avail. Your BOD is working with Spectrum to request that the city take immediate action to address the issue.

Residents are encouraged to keep the issue in the forefront of the city council's agenda by contacting their district representative, Ken Lukas. He can be reached at kluucas@centennialco.gov, or by calling (303)754-3367.

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Another item garnering attention is the replacement of the clubhouse sewer line. Over the years the line has been flushed numerous times to clear the blockages. However, a scope of the line reveals the pipe has been damaged to the point that replacement is the only option. But it won't be cheap! The first bid to dig the trench from the clubhouse to the street and replace the line is \$35,000. We're seeking two more bids with an eye on starting work in April — weather permitting.

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Speaking of replacing sewer lines, you may have noticed that a section of South Spruce Circle has been dug up at two separate locations for homeowners who were faced with the costly project. Recently a town home owner also received that bad news that their line needed replacing. Be prepared!

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Willow Creek III continues to be an attractive area to live and raise a family as evidenced by the number of new families/individuals who made our community home last year. Latest figures from the welcoming committee show 18 individuals/families moved into WC III in 2018. The new year could be on pace to break that mark; already two families moved into the neighborhood in January.

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It's not too early to think about the community swimming pool — at least giving it a partial makeover. Board member Laura Ream presented to the board some attractive recommendations to replace current furnishings — colorful umbrellas with matching bases, chaise lounges and modern tables with chairs. Spectrum offered to seek out more styles and present the board with additional options.

Continued on page 6

Willow Creek Women's Events



Sponsored by Willow Creek Women's Club

St. Patrick's Day Ladies Night Out

Thursday, March 14 ♦ 7 – 9 p.m. ♦ Slattery's Irish Pub

Your Organized Oasis: Wednesday, March 27 at 9:15 a.m.



March 2019

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. The walk-around will occur in March and perhaps extend into April.

Just a note; exterior maintenance does not need an ACC notice to occur. Some homeowners wait until they receive a notice to paint or repair fences and others tackle this on their own. Either process works as the goal is to keep WC III well-maintained and a desirable place to live.

Just a reminder, the ACC meets in the clubhouse the first Monday of the month. The meeting starts at 7:00 p.m. Homeowners are welcome and can bring requests or ask questions.

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Management Corner

Spectrum Commercial sends out frequent email blasts to the community regarding events, notices, etc. If you are not receiving the blasts and would like to be added to the mailing list, please send an email to Amanda at aphifer@scres.us notifying of such.

Got questions?

WC3 Manager: Greg Coleman

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Within the next year more people will turn 30 than ever before in United States history! Why is that significant for Willow Creek homeowners?

By Derek Gilbert at The Gilbert Group, March 2019

Statistics tells us that at age 30 Coloradans tend to begin the process of purchasing their first homes. According to The Denver Economic Summit, the majority of home buyers will soon be millennials. Interestingly, the largest demographic of people moving to Colorado are between 60 and 65 years old- they are generally making the move with their adult millennial children. Although December of 2018 was the most successful December our business has experienced in 18 years, the market is looking

slightly less competitive for buyers moving into 2019. This means the market is making room for new buyers to invest. In all likelihood, 2019's real estate forecast means buyers will have more success moving into neighborhoods like Willow Creek. With the combination of desirable interest rates and fewer bidding wars, the market is primed and ready for a healthy first quarter. If you're considering selling your home, now is an excellent time to benefit from the influx of new Willow Creek house hunters!



The Gilbert Group

Derek Gilbert

Owner/Realtor: 18 years
Willow Creek Homeowner

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Willow Creek Women's Events

Sponsored by Willow Creek Women's Club

Submitted by Anne Bonelli McMahon

St. Patrick's Day Ladies Night Out

Thursday, March 14 from 7 - 9 p.m. at Slattery's Irish Pub/
The Landmark 5364 Greenwood Plaza Blvd.

Join us to celebrate the wearing o' the green at Slattery's Irish Pub. RSVP to fiona_emeraldisle@yahoo.com by March 11. Everyone is Irish on St. Patty's Day so join us!

Your Organized Oasis

Wednesday, March 27 at 9:15 a.m. Mineral Clubhouse

Are you ready to simplify your home but you're not sure where to start? Perhaps you have made several attempts to declutter, only to get discouraged? Join us for practical advice on how to free yourself from the clutter, let go of the guilt, and live a more simplified life. You'll leave this meeting with renewed motivation and strategies to tackle your home. You are welcome to send pictures of an area in your home where you need some help. We'll spend a few minutes at the end look at these anonymous pictures. Email pics to yoursimplyputlife@gmail.com.

April Events - Mark your calendar

Creative Cooking Made Simple, Made Beautiful presented by Kathryn Schindler on Thursday, April 11 at 7 p.m.

Annual Tagawa Trip on Wednesday, April 17 at 9 a.m. at Tagawa Gardens

Easter Egg Hunt on Sunday, April 14 at 1 p.m. at the Willow Creek Park-Caterpillar Playground

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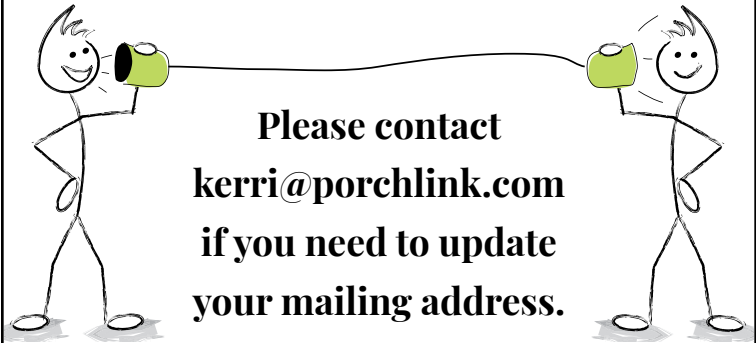
Board Meetings

Board Meetings are held at 6 p.m. the 2nd Thursday of each month.

The Architectural Control Committee meets at 7 p.m. the 1st Monday of each month.

Meetings are held at the Willow Creek III clubhouse, 8091 East Phillips Circle.

Are you getting your Willow Works?



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

WILLOW CREEK

INVITES YOU TO THE

Spring Carnival

May 24, 2019

11:00am - 2:00pm

Willow Creek Park on E Phillips Circle & Mineral Drive



Lace up your sneakers and get ready for some fun!!

\$20 Wristbands (children 3 and under are free) **Include:**

Laps around the track - run as much as you want to keep you heart healthy!
Bounce House, Velcro Wall, Hamster Balls and much more!

Food trucks will be on site (not included in wristband purchase)



SUMMER PROGRAMS



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Letter from the Board

Continued from page 1

Willow Creek III is getting a new neighbor — of sorts.

South Suburban Park and Recreation is building a new recreation complex southwest of the intersection of South Holly Street and East County Line Road. Construction is expected to start in April and be completed in December of 2020. The facility will feature a field house with two full size gymnasiums, two indoor synthetic turf fields and an ice arena. Check out the Willow Creek III website (willowcreek3.com) for more information.

Updates:

• The decision to move forward on a proposed covenant change was again delayed, this time due to Cupid. The HOA's legal firm, Moeller Graf, was supposed to give its legal opinion on a proposed change to the truck covenants at the February meeting (Feb. 14th - St. Valentine Day) but opted out in favor of honoring the holiday. The proposed change would allow owners of passenger pickups to park their vehicle in the driveway. If the board approves the measure, the issue would be presented to the community for a vote.

• As soon as the weather cooperates the board will have an outside firm take three core samples of the tennis courts to determine the makeup and if the ground is suitable for possible replacement with post-tension concrete. In the meantime (again if the weather cooperates), the board has given the green light to fill the cracks on the courts in time for residential use.

- Bob Bartlett



Tennis Talk

By Mary Beth Doerr

Three Reasons to Kick Off Your New Year with Tennis

Ever thought about trying your hand at the game of tennis? Well now you have three great reasons to get out on the court and hit some balls!

1. *It's just plain old fun.*
2. *The health benefits are amazing.*
3. *It's social and a great way to meet new people.*

Not only is playing tennis really fun, it does wonders for your body and overall well-being. Most people don't realize the many health benefits that are associated with tennis.

- increased aerobic capacity
- lowering resting heart rate
- increasing bone density
- lowering body fat
- improving muscle tone, strength, and flexibility

And this list goes on and on....

Tennis is also a perfect way to spend an afternoon with loved ones or friends. It's truly a sport of a lifetime. If you are new to the game or just want to polish up your game a bit, call our Willow Creek Tennis Pro, Ryan Freeman, at 720-295-0584 or visit his website at ryanfreemantennis.com.

If you would like to get your child signed up for the spring session starting April 1st and/or May 6th registration is available on Ryan's website. Just click on Junior Programs and then click on Willow Creek. Check back later in the month to find adult drills/lessons.

If you want to learn more about tennis here in Willow Creek, visit our website at willowcreektennisclub.com.

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Willow Creek 3 Board Meeting Minutes • February 14, 2019

CALL TO ORDER: P Vice President, Jerry Grant called the meeting to order at 6:03 p.m.

ROLL CALL: Board members present: Aidan O'Shea, Laura Ream, Fred Kremer, Bob Bartlett, Jerry Grant, Martin Garrity and Betsy Alexander. Greg Coleman of SCRES was also present. Quorum was established.

HOMEOWNER FORUM:

• H/O is asking for a "clear feel" of the townhome alleyway paving. *The cracks will be addressed in the Spring along with the new alley paving.* H/O also wants to see more detail in the minutes, i.e. action item list details. *Recording Secretary will accommodate her as possible.*

COMMITTEE AND OFFICER REPORTS:

• **Landscape – JBK:** After the renegotiation clause was removed the contract was signed by the HOA and the 12 month schedule will stand. Elizabeth reported the grasses along Mineral median are to be pruned.

• **ACC:** No Report.

• **Social:** No Report.

• **Website:** Board members are encouraged to get to know the website and get comfortable with using it. There is more information available than people are aware of. Laura suggested a tutorial at a Board meeting.

• **Welcoming Committee:** There were 18 new owners welcomed in 2018 and 2 so far in 2019. The committee is requesting funds to make more welcome bags. An invoice was submitted for payment of supplies.

• **Pool:** No Report.

• **Tennis Courts:** The tennis court spokesman requested the tennis courts be first on the list for crack filling in early Spring before league play commences.

• **Paver Committee:** No report. The start of the paver project will begin in March, weather permitting.

• **Covenants Committee:** No update. Waiting on HOA attorney for response.

• **Reserve Study Committee:** Working on an Addendum to original Reserve Study. Removing erroneous information.

APPROVAL OF MEETING MINUTES: The January 10, 2019 minutes were submitted to the Board to review and approve for audit.

A motion to approve the January 10, 2019 meeting minutes for audit as written was made by Laura Ream and seconded by Betsy Alexander. Motion passed unanimously.

APPROVAL OF THE JANUARY 2019 FINANCIAL REPORT: The January Operating Report was submitted to the Board for review and approval for audit. There was some question regarding snow removal expenses.

A motion was made to approve for audit January 2019 Operating Reports as submitted by Martin Garrity and seconded by Jerry Grant. Motion passed unanimously.

MANAGING AGENT REPORT:

Action Item List: Some of the on-going action items addressed were the clubhouse bathroom remodel and other issues; Board is requesting the HOA attorney attend the April meeting to discuss foreclosure procedures; After review of auditor proposals an electronic vote will be taken to approve one; tennis courts and swimming pool enhancements were discussed; a letter to City Council regarding fencing to be drafted; sewer issues in clubhouse; asphalt and garage issues in townhomes; tennis court soils study. Pending information was discussed with the Board and due dates for completion were given to SCRES.

Motion to obtain other soils sample proposals with a not to exceed \$6,000 was made by Martin Garrity and seconded by Jerry Grant. Motion passed with one no vote.

Delinquency Status Report: The Delinquency report was submitted to the Board for review. There are no additional homeowners that have been recommended be sent to collections.

Collection Status Report: HOA attorney to attend April meeting to explain the lien and foreclosure procedures to the Board.

UNFINISHED BUSINESS:

• Sidewalks and garage ramps – Remove from Unfinished Business. Redundant. Covered under Committee Reports.

• Trucks – TAKE OFF AGENDA

• Reserve Study – Remove from Unfinished Business. Redundant. Covered under Committee Reports.

• Pool Bathrooms – Covered in Action Items. Remove from Unfinished Business. Redundant.

• Tennis Courts – Covered in Action Items. Remove from Unfinished Business. Redundant.

Anything covered in Action List not to be repeated elsewhere in Agenda.

NEW BUSINESS

A. January Clubhouse Rentals: There were 18 regular rentals, 4 recurring rentals and 3 non-revenue generating uses.

B. 2018 Audit Engagement Letters: Board will review proposals and approve one by electronic vote. Approval due February 28, 2019.

C. Irrigation vault leak notice and bid: A bid was received for \$4,250. The Board requested other bids be obtained.

D. Snow Removal: Board was updated on meeting between management and vendor. After discussion it was decided the snow levels will be 2 inches for both plowing and shoveling.

ADJOURNMENT: With no further business before the Board the meeting was adjourned at 7:45 p.m.

Next meeting held March 14, 2019 at 6:00 p.m. in the Clubhouse.

Submitted by: Marta Yates, Recording Secretary

Willow Works Classified Advertising

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Rent the Willow Creek 3 Clubhouse

Willow Creek 3 Clubhouse: 8091 East Phillips Circle

The Willow Creek 3 clubhouse is available for rent to Willow Creek 3 residents. See the Clubhouse Availability Calendar at willowcreek3.com/clubhouse-5/ to view the clubhouse calendar showing current and future dates and times the facility is available.

To reserve the clubhouse, arrange for a clubhouse key, obtain the rental agreement and receive complete rental details, contact **clubhouse manager Deanna Mumfrey at 720-933-0785 or by email at wc3clubhouse@comcast.net**. The clubhouse key must be returned no later than midnight the day of your event.

WC3 Swim Team

www.wc3dolphins.com

Willow Creek 3 has a summer swim team! It is a must for all of the kids in the neighborhood.

It is a great place to practice what the kids may already know, learn more and learn other strokes and generally be more comfortable and proficient around the water. And they usually have a lot fun while they're at it! Plus hanging out with their friends or meeting new friends!

Our team is for all abilities and levels with an emphasis on learning to swim better with competitions as a sort of measuring stick to gauge personal accomplishments. There are a handful of year-round swimmers, but the big majority of the team is kids having fun for the first part of the summer.

WC3 Dolphin Swim Team is open to kids age 4-18. For the younger swimmers, the coaches request the kids are comfortable in the water.

Season starts mid-May and ends mid-July. Practice are held in the afternoon in May. Once school is out, practices move to the morning time frame (7:30 am - 10:45 am). Swimmers are grouped on ability more than age.

Registration opens in late March and the current rates will be announced. Our swim team is open to resident and non-resident swimmers.

Overall, swim team is great! Having the kids in the water each and every day is extremely beneficial to learn to swim!

Please let us know if you have any additional questions:
swim@wc3dolphins.com



2019 Classified Advertising Rates

CENTENNIAL

Rates per issue for 25 words,
\$.50 per additional word

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Willow Creek 1, 2 and 3	\$35	1,629
Foxridge	\$25	1,000
Hunters Hill	\$10	275
ALL OF Centennial	\$60	2,904

How do I place a Classified Ad?

To place a classified ad, please email the text for your ad to kerri@porchlink.com by the 20th of the preceding month in which you would like your ad to appear. Please indicate in which communities you would like your ad to run.

How do I pay for a classified ad?

Once your classified ad has been received, you will receive an emailed invoice. You may log in and pay via the link in the invoice, call Kerri Watts at 720-295-2649 with your payment info, or mail a check to Porchlink Media, 6525 Gunpark Drive #370-133, Boulder, CO 80301. Payments are due on the 20th of the preceding month.

How are classified ads different than display ads?

Classified ads are just text ads, which are usually placed within the last few pages of the newsletter. They do not contain any images or logos.

Willow Creek 3 Teen Services

List updated March 2019. To add or update your listing, please have your parents contact Kerri at kerri@porchlink.com. Please include name, age, phone number, and services provided, and birthday for tracking purposes. Please specify "Willow Creek 3".

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



Please see the Willow Creek 3 Teen Services in the printed newsletter.

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* APR=Annual Percentage Rate. Balance transfer must be paid directly to another lender/card and must be completed by a MCCU employee. 3.99% balance transfer rate will expire on December 31, 2019 and upon the expiration date, any outstanding balance will transfer to your cards prevailing rate. If account becomes 30 days or more delinquent, the full balance will automatically convert to the prevailing credit card rate.



SOUTH SUBURBAN PARKS & RECREATION

www.ssprd.org | 303.798.5131

For more information on all events, programs and classes below, please visit ssprd.org.

Parent-Tot Canvas and Cookies - Parent or guardian create a work of art while enjoying time with your child and sharing juice/snacks. Create art on a canvas to take home that day. Price is per child, no charge for adults. Ages 5 and up. 6:30 – 7:30 pm, Mon, Mar 20, Goodson Recreation Center. Price: \$14 Youth

Free Job Fairs - Join South Suburban Parks and Recreation for our 2019 Job Fairs. Opportunities abound for part-time and seasonal positions in aquatics, recreation, golf, hospitality, park maintenance and more. Apply online for positions at the job fairs (computers provided or bring your own) to become part of our team. Meet current employees and find out what it's like to work at SSPR. Teens through seniors, Tue, Mar 12, 2 – 6 pm, Lone Tree Hub. Free

Youth Outdoor Activities – Sign-up - Now is the perfect time to get the kids signed up for outdoor activities with several options to keep everyone active and happy (for more information, call 303.798.7515):

Summer Youth T-ball, baseball, and softball - Ages 3 and 4 and Grades K – 8th, girls and boys. Jun 3 – Aug 1 at deKoevend Park, Cherry Knolls Park, Willow Creek Park, Newton Middle School, Homestead Elementary. Price: \$39 - \$87 by age. Register now through May 19.

Denver Invitational Figure Skating Competition - Be our guest to see figure skaters of all levels compete and awarded medals in pairs and single skaters. Denver Figure Skating Club. Thu - Sun, March 14 -17 (call 303.798.7881 for daily times) at South Suburban Ice Arena. FREE for all

St. Patrick's Day Party - Hear live music with Jeff Johnson and Company acoustic classic rock. And indulge in an Irish menu, specialty cocktails, green beer and \$3 drafts. Ages 21 and up. Sun, Mar 17, 1 – 5 pm at Lone Tree Golf Club & Hotel. Price: Varies

Spring Break Full-Day Camps - Flexibility and loads of fun are the keys to our camps for families with different schedules; you can enroll by the day or the week. There are fun activities to keep youth active indoors and outdoors and safe with licensed caregivers. Ages 5 – 13. Mon, Mar 18 – 29, 7 am – 6 pm at Goodson and Lone Tree Recreation Centers and Family Sports Center. Price: \$31 - \$50

Spring Break Arts and Enrichment Camps - Arts and Enrichment programming offers camps and classes for Spring Break: Art and Clay camps (ages 3 – 6 or 7 - 12) for a week or the one-day Ballet in a Day (ages 6 – 8) or Hip Hop in a Day (ages 7 – 13) classes. Try them all for fun during a school holiday. Ages 7 – 13 (age varies by camps). Mon – Fri, Mar 19 – 29, 10 am – 4:30 pm (times vary by camp) at Lone Tree Recreation Center. Price: Varies by camps

Rockin' on the River 5K - Run or walk along the beautiful Platte River on the Mary Carter Greenway with live music from RedVine Conspiracy. After the race, enjoy our beer garden. Runners of all ages and abilities. Sun, April 7, 9 am at Hudson Gardens & Event Center Mary Carter Greenway along the Platte River Trail. Price: \$20 for adults, \$10 for Ages 14 & younger



www.PorchlinkMedia.com

ADVERTISING

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

The Willow Creek 3 Board of Directors do not recommend or endorse any advertisement. Oversight and management of advertising is controlled by Porchlink Media.

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Advertisements pay expenses related to publishing this newsletter. The publisher reserves the right to refuse advertising to any person or company. Publisher does not recommend or sanction any advertisement. Advertisers are expected to treat clients and the community ethically. When hiring anyone advertising in this publication, residents are urged to do their own research. Complaints from residents are given serious consideration.

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News From Cherry Creek Schools - March 2019

For information about Cherry Creek Schools or more details on the topics below, visit www.cherrycreekschools.org

CCSD TO LAUNCH NEW WEBSITE IN MARCH: Cherry Creek Schools will launch a new website in March 2019. It will feature a modern design and an easy-to-navigate organizational structure that will make it easier for parents, students, staff and community members to find information they need. The new website reflects the district's commitment to innovation, inclusive excellence and college and career preparedness and success.

ENROLLMENT NOW OPEN FOR NEW ONLINE HIGH SCHOOL: High school students who live in the Cherry Creek School District can enroll and register for classes at Cherry Creek Elevate, the district's new online high school, which will open in August. Elevate will offer students a flexible schedule and a comprehensive curriculum that includes a full range of core and elective courses, including Advanced Placement and concurrent enrollment courses.

CHERRY CREEK INNOVATION CAMPUS: CCSD high school students who will be juniors or seniors next year can now apply for the Cherry Creek Innovation Campus. The state-of-the-art facility, which will open in August, will offer a wide array of immersive, professional-based programs in fields ranging from aviation to hospitality to entrepreneurship.



Not All Home Care is Alike

Home Care Assistance Provides the Industry's Best Caregivers!

- Our **Cognitive Therapeutics Method™** keeps aging minds engaged through research-based activities designed to improve mental acuity and slow symptoms of mild to moderate cognitive decline.
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- Our **Hospital to Home Care** program is designed to ensure a smooth recovery at home after a medical incident.



Let's talk. **303-957-3100**
CentennialHomeCareAssistance.com



Advertise in the April issue of Willow Works

kerri@porchlink.com or 720-295-2649



Deadline to advertise is
March 20th

Display Advertising Rates Per Issue
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Waste Management: 303 797-1600

Waste Management's Recycling/Trash Schedule

Willow Creek 3 trash is picked up on Monday each week. Recycling pickup takes place every second Monday. **Upcoming recycling pickup dates:**

March 2019	Monday, March 4
	Monday, March 18
April 2019	Monday, April 1
	Monday, April 15
	Monday, April 29
May 2019	Monday, May 13
	*Tuesday, May 28
June 2019	Monday, June 10
	Monday, June 24
July 2019	Monday, July 8
	Monday, July 22
August 2019	Monday, August 5
	Monday, August 19

Recycling items **NOT ACCEPTED** by Waste Management:

plastic bags, wrap or film | food, liquids | yard waste, wood | shredded paper | electronics | clothes, bedding, carpet | medical/hazardous waste | foam cups, take-out containers or packing material

Recycling items **ACCEPTED** by Waste Management:

aluminum cans | tin and steel cans | plastic bottles and containers #1 - #7 | glass bottles and jars | paper | newspapers and magazines | cardboard and boxboard

Reminder: Trash containers are not permitted to be placed on the curb prior to 5 p.m. the night before pickup. Empty containers must be retrieved by 8 p.m. the day of pickup.

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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

Ordering Trash and Recycle Cans

Our trash contract provides for Waste Management trash and recycle cans. These 96 or 64-gallon toter cans are on wheels and have different color lids for recycling and trash. The cans **MUST** be left with the home or town home if the home is sold, or an \$80.00 replacement fee will be charged to the seller of the home. **To order a new trash or recycle can, please use the following methods:**

By Phone: Give a call at (303) 797-1600 to reach a representative waiting to help you.

Email: You can reach customer service team by sending an email to: Comadata@wm.com. Please include your name, address, phone number, Willow Creek III, and description of issue, or request for a new start.

Online: Visit WM.com and click the Customer Service tab at the top of the page and let us know what you need. By registering your account online, you can easily access detailed information like service schedules and requests for additional service (Large item or construction material pick-ups and new trash cans).





Live Chat: Want help immediately, but don't want to make a call? Use our live chat option on WM.com

Crazy fast fiber Internet is here in Willow Creek 3



What is gigabit fiber?

It's the next generation of Internet.
With gigabit fiber, families and businesses can:

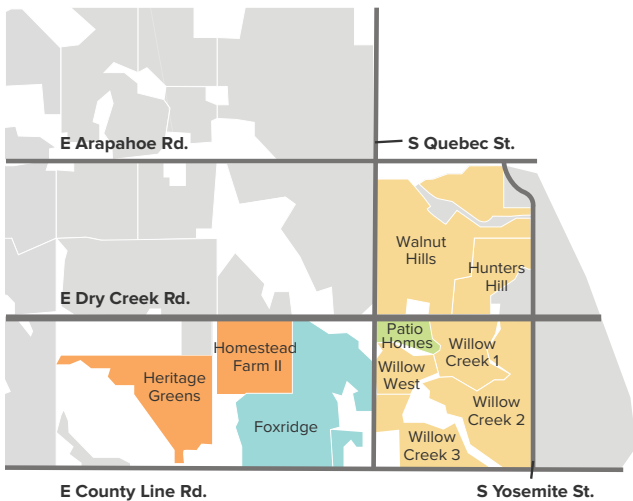
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-  make crystal clear video calls
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-  game with low ping and no lag

Simple, fair pricing

Upload speed up to _____ 1000 Mbps
Download speed up to _____ 1000 Mbps
No contracts or hidden fees





Home Gigabit	\$89/mo
Business Gigabit	\$139/mo

Or try Ting 5/5 with 5 Mbps upload
and download for **\$19/mo.**



Order Ting service

Want crazy fast fiber Internet? Check your address at ting.com/centennial or give us a call at **720-627-6916**. When we're ready to light up your street, our team will reach out to book your installation.

-  **Phase 1** – Installations and installations coming soon
-  **Phase 2A** – Installations coming soon
-  **Phase 2B** – Under construction
-  **Patio Homes** – Construction coming soon

We're lighting up your neighborhood! Order Ting at ting.com/centennial.

Arapahoe County Sheriff's Office News

Social Security Number Scam

The Arapahoe County Sheriff's Office is seeing a new scam going around targeting your social security number. Scammers will call and tell the potential victim they are with the federal Social Security Office and that their social security number (SSN) has been suspended because it was associated with fraud. The scammer may not know the victim's SSN and actually ask them to verify the number by telling it to the scammer.

Scammers will say the victim needs a new SSN, but in order to do that they will need to pay legal fees. Victims are told to put money either into gift cards or Bitcoin for payment through a Bitcoin ATM, which is a kiosk that allows someone to purchase Bitcoin by using cash or debit card. Once money is put into Bitcoin, it is next to impossible to recover the money.

It's important to know the federal government will never call you. They will never ask for your social security number. They will never ask you to make payments with gift cards or Bitcoin. If you receive a phone call or a message that sounds like this or any other scam, hang up the phone and do not call them back. If you need to reach out to a federal agency, go to their official website, such as www.ssa.gov for the federal Social Security Administration, and find their contact information there. Please share this information with everyone you know. Many people of all ages can fall victim to these scams.

Online Romance Scams

In today's fast-paced world of instant communication and social media, many adults have turned to online dating sites to find love. Unfortunately, not everyone using dating sites is looking for romance; some are looking for money- your money! Thousands of people have been victimized by online romance scams and wind up not only embarrassed, but with financial losses averaging more than \$10,000 per person. Shockingly, most victims are baby boomer age or older. Not only do victims suffer emotionally and financially, but some may have long term effects resulting from an online romance scam.

Scammers may represent themselves as beautiful foreign models, wealthy businessmen, or even deployed military service members trying to attract a lover, but most use very ordinary-seeming profiles. Advances in technology have made it increasingly more difficult to determine who really is behind the computer screen. It could be the love of your life, or it could be an individual involved in an organized criminal ring.

Online romance scammers often work together in groups of six, usually at cyber cafes, sending out hundreds of emails through the dating websites and chat rooms waiting for responses. They follow scripts like telemarketers, which explains why their messages sound so similar or even exactly the same.

Scammers shape their identities based on the information provided in potential victim profiles. For instance, a fifty-year old woman with a love of horses may receive messages from an individual claiming to be a sixty-year old business executive who owns a ranch. After a few weeks of charming conversation, the victim will be asked for money. Some receive shocking news that their new-found friend is in trouble and needs financial help. Others have been asked to send money for a plane ticket so they can meet in person. Some victims have been asked to cash their supposed sweetheart's pay check and then wire-transfer the money back to them because they are unable to cash it themselves. These checks are fraudulent no matter how real they may appear. Victims who cash the checks and wire money may be liable for

the funds sent or even arrested for check fraud.

After the victim recognizes that they've been scammed and ceases contact with the scammer, they may be contacted by a phony detective or private investigator offering services to track down the scammer, for a fee of course. These impersonators promise to identify who the scammer is and for an additional fee have them arrested and brought to justice. Unfortunately, this is just a continuation of the scam, and the private investigator may even be the original online love interest.

If you're looking for love online, these warning signs may expose a companionship:

- Scammer Grammar - Scammers often portray themselves as educated American or British businessmen, but English is usually their second language and their messages contain frequent misspellings and poor grammar.
- Zip Code 23401 - Sometimes this zip code is given as part of the scammer's home address to receive wired funds. It's actually the zip code for Keller, Virginia, but scammers provide it believing that American victims expect a zip code. Coincidentally, or not, 234 is the international telephone dialing code for Nigeria.
- Too Good to Be True - Some scammers appear to be incredibly good looking, usually because the photo on their profile was stolen from an online modeling site. Recently, scammers have been stealing more average looking photos in order to disguise themselves further.
- Mailing Address Requests - Victims are told their lover would like to send gifts or to come visit and therefore need the victim's mailing address, but the true purpose may be to set up a reshipping scam or some other variety of con.

If you think you've been involved with or are in an online romance scam, please report it at the Internet Crime Complaint Center (IC3). IC3 is a partnership between the Federal Bureau of Investigation (FBI) and the National White-Collar Crime Center (NW3C). For additional information, please call the Colorado Office of the Attorney General at 800-222-4444.

Willow Creek Real Estate News

Presented by Brent Hilvitz of Redesigned Realty

Housing market is poised to pivot in 2019



Over the past three years median home prices have been increasing by more than 8% per year. But last month that increase slowed to just 3%. Meanwhile the number of new listings went up a whopping 14%! If the "what goes up must come down" adage is true, sellers may see 2019 as a great time to sell at the top of the market.

Sellers looking for replacement homes during the last couple of years have been frustrated with the few homes to choose from. We've had record low home inventory for several years running. 2019 is starting out much differently. In January, active home inventory in the Denver metro area increased by more than 75%, providing sellers with a lot more replacement home choices.

Over the last 30 years homes sell, on average, in about 75 days. For the last several years the days on market (DOM) has averaged about 30 days. The average for last month was 54 days.

If selling your home is in the cards this year, you need experience you can trust. Call me to talk about what it takes to sell your home in today's new world!

Brent Hilvitz is Broker Owner of Redesigned Realty and has 10+ years experience selling homes in Willow Creek. He can be reached at 720-432-5545 or at Brent@RedesignedRealty.com



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As a homeowner and resident of Willow Creek, HRTI is uniquely qualified. In addition to 45+ years in business we understand this area, the requirements of the HOA and have worked with many of your neighbors on their home remodels.

We would love the opportunity to help complete the vision you have of your home.

Call for a Free Estimate: 303-984-6159 Email: info@hrti.com Web: hrti.com