

Autumn Heights



Newsletter

Sponsored by the AHCOA*

A monthly publication for the residents of Autumn Heights

September 2006

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Meetings are held the 1st Thursday of each month @ the Clubhouse 8:00 am
Contact Z&R Mgt if you would like to attend.

Important Contact Information

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Autumn Heights Website

www.autumnheightshoa.com

Welcome Committee

Zee DeKraai

Judy Gonzales

Eileen Graham

Rosemarie Hall-Heyduk

Grace Lynch

Jamie Ross

Carol Alto-Pierce

Donna Winters

AHCOA Board

Cary Smith

Claus Weidner

Donna Winters

Donna Winters Appointed to the AHCOA Board of Directors

The open position of secretary that was vacated by Margie Davis has been filled with three year resident/owner Donna Winters.

Donna and her daughter Ellura came to Colorado Springs from Cheyenne Wyoming and have been active participants in many of the activities at Autumn Heights. Donna just recently retired from the CIA and is taking some time to adjust to retirement by traveling and connecting with friends and family. Donna also is a member of the Autumn Heights Welcome Committee.

The AHCOA Board appoints individuals to serve out the term of any position that was vacated. The position that Donna has been appointed to will come up for election in January at our annual AHCOA meeting.

Getting Ready for Winter

The following reminders are just a sampling of things that should be done to ensure the safety and upkeep of you, your guests and your homes.

1. For those homes that have outside water faucets, please remove all hoses from the faucet to safeguard against any pipes breaking and water damage to your homes.
2. The days are getting shorter and it is dark already by 7:00 pm. Check your outdoor lights to make sure your light bulbs are working and replace any bulbs that are out. Colored light bulbs are prohibited by the rules and regulations of Autumn Heights.
3. Replace missing globes on your outdoor lights. Our association has globes available. Please contact Z & R Property Management 594-0506 or Carol Alto Pierce at 579-5851 if you need a replacement globe.
4. Bears and other wildlife are getting ready to hibernate for the winter months. Please put out your garbage on WEDNESDAYS (trash pick up day) not the night before and make sure the top of the can is shut all the way. Trash cans are not to be stored outside of your homes, but must be kept inside the garage except for trash pick-up.
5. NO PARKING on the roads in Autumn Heights. Our roads are "no parking" zones and are all designated as fire lanes. Violators will be towed at the owner's expense. Please tell your guests to park in any overflow parking areas or on Broadmoor Bluffs.
6. Snow removal will be done by a contractor for the roads in Autumn Heights. Driveways and sidewalks are the responsibility of the homeowner/resident.

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ARE YOU SELLING OR RENTING YOUR HOME?



Selling or renting a home can be very stressful all by itself, but when potential buyers or renters are not aware of the rules and regulations or covenants of our association, it can turn into a nightmare. For a **complete list** of the rules and regulations and covenants of the association, please refer to our website at www.autumnheightshoa.com.

Here are just a few of the things you should pass on to your realtor, potential buyer or renter.

1. Pets are welcome at Autumn Heights, however the following rules apply:
-**Domestic pets only**. One dog and one cat are allowed. Dogs must not exceed 30 pounds in weight and certain breeds are prohibited (Pit Bull, German Shepherds etc). Cats must be kept indoors. Dogs must be kept on a leash at all times when outside and absolutely NO leaving your pet tied up unattended.
2. No **commercial vehicles** or **recreational vehicles** are permitted for overnight stay in the community. These vehicles must be parked overnight on Broadmoor Bluffs Drive.
3. **All changes/upgrades** being made to the exterior of the home must be approved by the AHCOA prior to the work being done. This includes replacement of windows, doors, central air conditioning etc. Window air conditioners are **prohibited**.
4. Window coverings for the home must have a white or off-white backing showing to the street side of the home. **Colored blinds and drapes** are not allowed.

NOTE: If you are renting, remember as an owner you need to notify Z&R Property Management of your mailing address and contact numbers.



Homeowner's Corner.....Homeowner's Corner



How long has it been since you have had your fireplace chimney cleaned and or inspected? If your answer is never and you burn wood during the winter months you should think about having it done this year. Dr. Soot was contracted by the developing company in 2001 to clean/inspect all the fireplaces prior the conversion from Autumn Heights Townhome Rental Property to Autumn Heights Homeowner Property. There are several companies that offer this service and can be found in the yellow pages under chimney/fireplace cleaning. Dr. Soot also offers duct cleaning services. They can be reached at 598-1920.

If you do have a wood burning fireplace, remember storing of fire wood on the patio or on the outside or your home is prohibited.

If you would like to reserve the Clubhouse for an activity...
Contact Z&R Property Management @ 594-0506
There is a \$150.00 refundable deposit to use the Clubhouse.
The Clubhouse is a non-smoking facility in its entirety.