



Photo by Andy Marquez

February 2019

# TrailMark News Update

TrailMark at Chatfield HOA's Newsletter

## February Calendar

**2/1 - TrailMark News Update**

**2/19 - Regular Garbage/ Recycling Pick-up Day**

**2/27 - TrailMark Skate Night**

Visit [TrailMark.org](http://TrailMark.org) for the most current neighborhood news.

## Board Members

**President**  
Sally Janssen

**Vice President**  
Amy Howard

**Secretary**  
Mary Kreeger

**Treasurer**  
Michael Day

**Member-at-Large**  
Kim Gritzmaker

Email the HOA Board:  
[board@trailmarkhoa.org](mailto:board@trailmarkhoa.org)



Join Us



[www.trailmark.org](http://www.trailmark.org)

## Reminder from the Management Company

Hello Homeowners!

One more reminder about paying your dues: The management company is no longer using coupon books. Please be on the lookout for an invoice from the TrailMark HOA. If you are using automatic withdrawals you will still receive an invoice, but you do not need to send a check as well. If you are not using automatic withdrawals and would like to do so, please fill out [this form](#) and send it to the [management company](#). Let's have a great year!



## TrailMark Skate Night

Wednesday, February 27th  
6:00-8:00 pm

**Skate City**

5801 S Lowell Way, Littleton

\$3/person - CASH ONLY

Photo by Lauren Woodin



## Looking for Social Event Sponsors

The Social Committee is looking for business sponsors for some of our 2019 events! In order to keep from raising dues or event entrance fees we are looking for sponsors for various portions of events. This could include paying for the bounce houses or face painters at the summer concerts, 4th of July or TM5K; paying for coffee and donuts at the Easter Egg Hunt or 4th of July; or even sponsoring the tractor and barrel rides at the Corn Maze or carriage rides at Night at the Lights.

If you or your business is interested in helping to sponsor one or more of these events, please take a look at our [Sponsorship Opportunities](#). Then fill out the [Sponsorship Agreement](#) and email it to [social@trailmarkhoa.org](mailto:social@trailmarkhoa.org).

We love putting on these amazing events for our neighbors, but with rising event costs we need your help!

Thanks so much!

# Common Area Committee Update

We hope you enjoyed the Christmas decorations at the entrance to TrailMark. We contract to get the tree lights installed since they became too tall for us to decorate ourselves. Our committee still does put up the garland and the wreaths every year. Our landscaping projects will commence this spring, so until then enjoy the snow and the moisture it brings to all our trees and plants.

Photo by Frank Melara, 2014



## TrailMark Metropolitan District: The TMMD Update

Hurray! We paid off the last of the bonds that financed the infrastructure of TrailMark when it was built out 20 years ago. Since the TMMD is a quasi-government taxing agency, we were responsible for seeing that the bonds were paid. Since these bonds were a majority of our expenses, we voted to reduce the tax levy from 25 mils down to a temporary 4 mils. We also reduced the maximum permanent levy to 15 mils. Bottom line is that you will see a reduction of your property taxes in the coming year, in spite of passing the levy of 9.25 mils required for the recently merged South Metro Fire District.

The TMMD is embarking on a project to replace all the TMMD privacy fences in TrailMark. The privacy fence is the solid 5 foot or 6 foot fences that protect many yards from traffic on TrailMark Parkway, Independence Street, and from some open spaces and commercial lots. This does NOT include the three rail fences along the trails and periphery of our neighborhood. A letter will come to your home in the next few weeks regarding this project and a copy of it will be posted on the [TrailMark website](#).

## 2019 Jeffco Open Space Volunteer Recruitment

Jefferson County is hosting a volunteer recruitment open house at the **Jeffco Open Space Headquarters**, 700 Jefferson County Parkway, Suite 100, Open Space Building, Golden, CO 80401, phone 303-271-5952. Learn about the different opportunities to get involved! Meet current volunteers and work with staff to find the best fit for your interests. Learn about opportunities in Park Hosting, Patrolling, Trails Stewardship, Wildlife Monitoring, Office Support and more. Staff and volunteers will be on hand to answer all of your questions and to guide you through the online application process.

Drop in any time for the two open house events:

**Friday, February 8th, 4:30pm – 6:30pm**

**Saturday, February 9th, 10:00am – 2:00pm**



*Applications will be available on site and online after the events.*

*Deadline to apply is March 1, 2019.*

For more information about ongoing volunteer opportunities, visit: <https://www.jeffco.us/1567/Volunteer>

For more information, contact Matt Martinez, Volunteer Services Specialist, 303.271.5971, [mrmartin@jeffco.us](mailto:mrmartin@jeffco.us)

# From the Design Review Committee (DRC):

Spring is around the corner. Now is the time to start planning your external home projects – painting, roofing, landscaping, windows, decks/patios, etc. Per Article 4 of TrailMark’s Declaration of Covenants, Conditions and Restrictions, approval is required for any and all external property improvements. Therefore, **ALL** projects must be submitted to the Design Review Committee (DRC) for review and approval **prior** to commencing any work. To ensure that you get your necessary approvals, we recommend that you get your project requests submitted early so that projects can commence according to your desire schedule.

**TrailMark’s Philosophy:** In accordance with the TrailMark Design Guidelines, TrailMark’s planning and design philosophy is consistent, quality design expression, maintaining the original high prairie and foothills environment. Your request will receive a more expeditious review if you adhere to this philosophy.

**Home Painting:** TrailMark has paint sample books with approved paint combinations. Contact the management company at [designreview@trailmarkhoa.org](mailto:designreview@trailmarkhoa.org) to review the paint books. Generally, TrailMark’s paint schemes are centered on brown, earth tones. To allow individuality, complimentary accent colors for front doors, shutters, porch railings, etc. are considered.

**Fence Painting:** Non-Open Space fences are a homeowner’s responsibility to maintain.

Wing fences: Fences installed on both sides of the house, facing the street.

Perimeter fences: Fences following the property lines that divide properties. These generally run from the wing fence down the sides of the property and across the back of the lot. Not all properties have side fences.

Open space fences: Fences placed along designated open space. Maintenance of only the inner side of these fences is a homeowner responsibility. The HOA maintains the side facing the open space.

To extend the life of fences and to provide an aesthetically pleasing appearance throughout TrailMark, sealants or stains are required. The HOA has approved the following fence options which will provide increased wood protection and consistent appearance:

- A clear, waterproof sealant
- TrailMark Fence-Fawn (Sherwin Williams)
- SW3504 Woodridge (Sherwin Williams)\*
- SW3513 Spice Chest (Sherwin Williams)\*
- SW3508 Covered Bridge (Sherwin Williams)\*
- SW3522 Banyan Brown (Sherwin Williams)\*

\*Sherwin Williams WoodScapes Semi-Transparent Stain or similar product

**Sherwin Williams Account:** To assist homeowners, the HOA Board established a TrailMark Sherwin Williams account that provides a discount on Sherwin Williams paint and stain products. It is a cash account so either pay for the paint/stain or have your contractor do so. Generally, the discount is 15% depending on the product(s) purchased. Identify yourself as a TrailMark resident and provide the account number: **230805194**. If the Sherwin Williams store you are using does not register this account number, they should call 303-932-1352 to confirm the account.

From the Design Review Committee (DRC) continued:

## Exterior Home Projects (Painting, Landscaping, Roofs, Solar, Radon Mitigation, Fences, Driveways, Walkways, etc.)

Per Article 4, of our Declaration of Covenants, Conditions and Restrictions for TrailMark, **approval is required for any property improvement**. Submit a Home Improvement Request Form to the Design Review Committee (DRC) prior to initiating any project.

Find the appropriate forms on the TrailMark HOA website:

<https://www.trailmark.org/hoa-documents-amp-forms.html>

- a. Download the form Home Improvement Request Form at:  
[https://www.trailmark.org/uploads/3/9/0/8/39089355/hoa\\_home\\_improvement\\_request\\_form\\_201704.pdf](https://www.trailmark.org/uploads/3/9/0/8/39089355/hoa_home_improvement_request_form_201704.pdf)
- b. If you live on open space, you must submit the Yard Access Form:  
[https://www.trailmark.org/uploads/3/9/0/8/39089355/hoa\\_home\\_improvement\\_yard\\_access\\_form\\_201704.pdf](https://www.trailmark.org/uploads/3/9/0/8/39089355/hoa_home_improvement_yard_access_form_201704.pdf)
- c. Review the TrailMark Design Guidelines to determine what is required, before you submit a request:  
[https://www.trailmark.org/uploads/3/9/0/8/39089355/trailmark\\_design\\_guidelines\\_2002.pdf](https://www.trailmark.org/uploads/3/9/0/8/39089355/trailmark_design_guidelines_2002.pdf)
- d. Documents should be submitted to Community Resource Services of Colorado via mail, email, or fax. Please forward all relevant documents to the following:

Community Resource Services of Colorado, LLC

7995 East Prentice Avenue, Suite 103E

Greenwood Village, CO 80111

Office: (303) 381-4960

FAX: (303) 381-4961

[designreview@trailmarkhoa.org](mailto:designreview@trailmarkhoa.org)

The DRC reviews requests the 1st & 3rd week of each month. Your request must be received by the management company by Friday prior to the DRC meeting, to ensure your request is complete and can be reviewed without delay. If you have any questions, please send them to [designreview@trailmarkhoa.org](mailto:designreview@trailmarkhoa.org).



Photo by Lynne Martin

**Reminder: Snow and ice are required to be removed from sidewalks within 24 hours after a snowfall.**

[www.littletongov.org](http://www.littletongov.org)

# TrailMark Social Events 2019

**Mark your calendars for a fun-filled year! Check [trailmark.org](http://trailmark.org), social media and future newsletters for more details on each event.**

Feb 27<sup>th</sup>, 6-8 pm – Skate City Night, \$3/person CASH ONLY

Apr 20<sup>th</sup>, 9 am – Easter Egg Hunt, Hogback Hill Park

May 2<sup>nd</sup> & 16<sup>th</sup>, June 6<sup>th</sup> & 20<sup>th</sup>, July 18<sup>th</sup>, Aug 1<sup>st</sup> & 15<sup>th</sup>, 5:30-8:00 pm – Food Truck Thursdays, Playground

TBD Sundays in June, July, August – Summer Concert Series, Hogback Hill Park

June 7<sup>th</sup> & 8<sup>th</sup>, 7:30am- 2pm – Neighborhood Garage Sale (Date subject to change)

July 4<sup>th</sup>, 9 am – 4<sup>th</sup> of July Bike Parade, TrailMark Playground

July 28<sup>th</sup>, 6:30-8:30 pm – Pirate's Cove Night, \$5/person CASH ONLY

Aug 10<sup>th</sup>, time TBD – Movie Night, Hogback Hill Park (Sponsored by The Devin Team)

Sept 24<sup>th</sup>, 5-8 pm – Chatfield Botanic Gardens Corn Maze, \$5/person CASH ONLY

Oct 20<sup>th</sup>, 10 am – TM5K and Family Fun Run, Hogback Hill Park

Dec 10<sup>th</sup>, 5-8 pm – Chatfield Botanic Gardens Night at the Lights, \$5/person CASH ONLY

## Friendly Reminder about Holiday Decorations

All exterior holiday decorations and lights utilized as season displays must be removed and properly stored in a timely manner following the conclusion of the holiday, but, in no case later than thirty (30) days following the expiration of the holiday. [[Covenants article 3.8](#)]

### Regular Garbage Pick-up Day

Tuesday, February 19th

No delay due to the Presidents' Day holiday.

### Skate City Night

Wednesday, February 27th

6:00-8:00 pm

**Skate City**

5801 S Lowell Way  
Littleton

\$3/person - CASH ONLY

