



Photo by Emma Wildermuth

June 2017

# TrailMark News Update

TrailMark at Chatfield HOA's Newsletter

## June Calendar

6/1 - TrailMark News Update

6/1 - Food Truck Thursday

6/9-6/10 - TrailMark Garage Sale

6/15 - Food Truck Thursday

6/24 - TrailMark Beautification Day

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

## Board Members

President

Sally Janssen

Vice President

Michael Penny

Secretary

Julie Devin

Treasurer

Sandy Farish

Member at Large

Patrick McClammer

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



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

## Management Company Change

The transition to **Community Resource Services (CRS)** as the management company for TrailMark Homeowners Association is in full swing. CRS has been working to catch up any unresolved Board of Director concerns as well as homeowner concerns. Please contact CRS should you have any questions about the transition or the Association.

Also, please be sure to follow updated instructions on all forms and contact information, as posted on the HOA website - <http://www.trailmark.org/>. Specifically, please note submittal information on the DRC consideration forms - <http://www.trailmark.org/hoa-documents-amp-forms.html>. To ensure a timely response, please submit applications to the correct email address.

Of the utmost importance will be the future assessment payments. Please dispose of any coupon book you have regarding assessment payments. *For the remainder of 2017, invoices will be mailed to homeowners when assessments are due.* Coupon books will be printed and distributed again for the 2018 calendar year. **In addition, the bank in which ACH payments were being sent has cancelled the TrailMark Homeowners Association account. Unfortunately, this means that any homeowner wishing to pay the quarterly dues by ACH will need to resubmit the form.** Please be sure to submit this information as quickly as possible to ensure proper time to process before the next assessment payment is due. The [form](#) can be downloaded from the TrailMark website.

A letter was mailed to all homeowners on April 28, 2017 introducing CRS. If you did not receive the letter and need information, please call CRS or review the TrailMark website.

With the change of the management company came the addition of a covenant compliance company for the Association. Covenant enforcement has been a concern of many residents and the Board took action to remedy these issues. **Community Preservation Specialists (CPS)** has been hired to ensure covenant compliance is upheld and that the community continues to look as tremendous as it does today.

The contact information for the Property Manager and Covenant Compliance can also be found on the website. Please feel free to contact either Angie or Susie should you need anything.

Please take note that the meeting date for September has changed due to scheduling conflicts. The September HOA Board meeting will now be held on September 21, 2017 at 7pm. The meeting will still take place at the Fire Station.

**Angie Kelly**

**Community Resource Services**  
**Property Manager**  
**303-381-4960**  
[akelly@crsocolorado.com](mailto:akelly@crsocolorado.com)

**Susie Ellis**

**Community Preservation Specialists**  
**Covenant Compliance**  
**303-422-4473**  
[ccompliance@comcast.net](mailto:ccompliance@comcast.net)

# From the Design Review Committee

The Design Review Committee (DRC), reminds homeowners that maintenance of several fence types in TrailMark are the responsibility of the homeowner. TrailMark fences include:

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

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. In general, these fences are the responsibility of the homeowner(s).

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

TrailMark Design Guidelines, paragraph C. 8. Fencing, TrailMark Fence specifies that the approved options available for the finish of wood fences are as follows:

- ◆ Natural, untreated finish
- ◆ A clear, waterproof sealant
- ◆ Maxum Formula 2 (Fawn M-2030) This is a KWAL Color which was replaced by Sherwin Williams.

While the intent of these options was made in the best interests of TrailMark's aesthetic beauty, it is apparent that the natural, untreated finish is no longer the attractive option it once was, given black staining and water marks. Therefore, TrailMark is moving away from this option and is encouraging homeowners to select an approved color option.

The clear, waterproof sealant protects the wood for a period of time but generally does not provide UV protection, or the UV protection is minimal, requiring more frequent maintenance. Homeowners who selected this option are encouraged to select an approved color option in order to reduce the maintenance requirement.

## Expanded Approved Fence Colors:

Sherwin Williams WoodScapes Semi-Transparent Stain - Slight pigmentation for increased protection

- SW3504 Woodridge
- SW3513 Spice Chest
- SW3508 Covered Bridge
- SW3522 Banyan Brown

Should you have questions about fence painting, please direct your questions to [designreview@trailmarkhoa.org](mailto:designreview@trailmarkhoa.org)

# TrailMark Neighbor of the Month

Congratulations to our May "Neighbor of the Month" winner! He was nominated by TrailMark residents for the following:

**Andy Farish** - for being "such a nice person and great neighbor," including trimming the grass for all of his neighbors.

*Thank you for all you do!*

Nominate someone for a good deed in our "TrailMark Neighbor of the Month" by simply posting their name and the action you wish to congratulate them for on the [TrailMark HOA Facebook page](#) (images welcome!).

## TrailMark Beautification Day

**Saturday, June 24th**  
**8:30am at**  
**TrailMark Park**

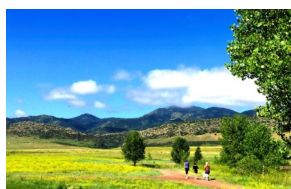


Photo by Robert Cannady

Please join your neighbors in helping to pick up trash around the neighborhood to keep TrailMark beautiful. Last year, neighbors collected 21 bags of trash! The HOA will provide donuts, coffee, juice, gloves and trash bags. They ask that you please take home the trash bag of what you collected so the full trash burden doesn't fall on a few volunteers.

## Food Truck Thursday

**Thursday, June 1st &**  
**Thursday, June 15th**  
**5:30-8:00pm at**  
**TrailMark Park**



Photo by Deahna Visscher

A variety of savory and sweet food trucks will be joining our community for purchase. Truck selections will vary. Please bring a picnic blanket or chairs, and your appetite!

## TrailMark Garage Sale

**Friday, June 9th &**  
**Saturday, June 10th**  
**8:00am**

To be included on the map, send your name and address to  
[trailmarkgaragesale@sunnypuckett.com](mailto:trailmarkgaragesale@sunnypuckett.com)