



**Newsletter of the Southmoor Park East
Homeowners Association, Inc.
December 22, 2008**

Dear Neighbors:

Happy Holidays to you and yours! The principal purpose of this abbreviated newsletter is to announce the **2009 ANNUAL MEETING OF HOMEOWNERS on WEDNESDAY, JANUARY 28, 2009 at 6:30 pm.** Once again the meeting is being held in the West Social Hall of Temple Sinai, 3509 S. Glencoe St., the corner of Glencoe & Hampden, on the *west* side of I-25. We have invited representatives of Denver city government, including Councilwoman Peggy Lehmann and the new Commander of Denver Police Department District 3, Kris Kroncke. We also expect to have speakers addressing a number of other issues affecting our neighborhood, including parks, schools, wildlife, neighborhood identification signs, traffic, real estate values, the covenant unification project and, of course, Transit Oriented Development versus Neighborhood Oriented Development for the area adjoining the Southmoor Light Rail Station. This year the first half hour of the meeting, from 6:30 to 7:00 pm, is reserved for enjoying refreshments and snacks and chatting with Board members, guests and your fellow neighbors. The actual business of the meeting will start at 7 pm. Please come early and meet some new people and renew old acquaintances.

This year we are fortunate to be adding two new members to the Board, namely Lara Smith and Cheryl Read. Unfortunately, we are also losing our Vice President, former President and long time Board member, Charlie Friedman. Charlie has served on the SPEHA Board for at least fifteen years (it has been so long, the records of his earliest service are in remote storage). Charlie has been involved in every major issue involving the neighborhood during that time and has worked tirelessly to ensure that the quality and value of our neighborhood was preserved, whether by diligent enforcement of our covenants or responding to pressures from outside the neighborhood, ranging from enforcement of the mountain view ordinance to

scrutiny of the City's Light Rail TOD plans. We all owe a debt of gratitude to Charlie for his years of dedicated service. If you get a chance, let him know how much you appreciate what he has done for our neighborhood.

We will also be discussing our neighborhood activities for the upcoming year, including the **Southmoor Park Neighborhood Garden Tour.** Carol Jansch and Cathy Lutz have agreed to lead the volunteer effort needed to put on this showcase event for our neighborhood. The intent is to let people from both within and outside our neighborhood see some of the incredibly beautiful gardens that we have here in Southmoor. It is currently scheduled for **Sunday June 28, 2009.** See the article elsewhere in this newsletter if you are interested in having your own garden included in the Tour or in volunteering to help with this great new neighborhood event. The **SPEHA Annual Garage Sale** is currently scheduled for **Saturday, June 13, 2009,** so our neighborhood will be bright and clean just in time to display the beauty of our gardens.

You may have noticed that there are two new benches in Southmoor Park. They are a special tribute to our neighbors, the Masoudi family, whose tragedy has touched us all deeply. These memorial benches were installed by the City and funded by neighborhood donations. When you see them, please take a moment to reflect how lucky we all are to have known the loved ones we have lost, and how much we should treasure the ones we still have.

As always, we welcome your suggestions for improving our neighborhood. Bring us your ideas and we will try to help you implement them. We have all kinds of jobs for volunteers. Contact me or any other Board member to volunteer. Southmoor Park East is still the best place to live in Denver. Let's work together to make it even better.

Lee Terry, President

www.speha.org

We have been steadily adding more new content about the neighborhood and the City especially the

southeast region, to www.speha.org, including local events of interest. If you would like to see some content on our website or you are interested in working on the website development, please contact Bob Finkelmeier, 3972 S. Olive Street, Rfinkelmeier@speha.org.

Homeowners Dues Notices

The notices for homeowners' association dues will be mailed to all SPEHA homeowners in January. Dues for 2009 are still \$25 per household. Thank you in advance for paying your dues on time and keeping our neighborhood strong and vital. Remember too that there is now a 10% late fee on delinquent dues.

Monthly SPEHA Board Meetings

All SPEHA homeowners have an open invitation to attend monthly Board meetings on the 2nd Wednesday of every month at 7:00 pm on the 3rd Floor Board Room of Citywide Bank Building at Hampden & Monaco next to the Fire Station. The meetings always include lively and informative discussions of neighborhood issues. Please arrive early so you are not locked out in the parking lot. If you are locked out, call Lee Terry's cell phone at (303) 246-6124 and someone will come downstairs and let you in. See you there.

NOTICE OF ANNUAL MEETING OF ALL SPEHA HOMEOWNERS

**Wednesday
January 28, 2009
6:30 p.m.**

**Temple Sinai
3509 S. Glencoe St.
West of I-25 on Hampden**

Nominees for the 2009 SPEHA Board of Directors:

Lee Terry (President)
3840 S. Narcissus —(303) 759-4602
Lterry@speha.org

Fred Jorgensen (Vice President)
3818 S. Newport—(303) 758-4604
fjorgensen@speha.org

Jack Green (Treasurer)
7064 E. Jarvis —(303) 782-0140

Jgreen@speha.org

Dana Wakefield
4174 S. Oneida—(303) 758-3863
dwakefield@speha.org

Ms. Blair Perron (Special Events)
3895 S. Poplar—(303) 758-3863
BPerron@speha.org

Robert Finkelmeier (Website)
3972 S. Olive—(303) 756-5829
Rfinkelmeier@speha.org

Paul Bottone
7104 E. Jarvis—(303) 758-9106
Pbottone@speha.org

Reese Jameson (Secretary)
4015 S. Oneida—(303) 753-1295
Rjameson@speha.org

Lara Smith
4175 S. Oneida—(303) 759-0076
lsmith@speha.org

Cheryl Read
4051 S. Narcissus—(303) 503-4447
Cread@speha.org

Covenant Reminders

The SPEHA covenants require a roof made of cedar or wood shake shingles, clay or cement tile shingles. If you want to use another material, you can ask the SPEHA Board for approval. If the Board has previously approved a particular roof material (e.g., stone coated steel), the same material is not necessarily approved for all homeowners. Approval is required every time a material not listed in the covenants is used.

The covenants include provisions relating to setback from the street and the plot line, roof slope and other details of construction that must be satisfied in addition to Denver ordinances and public and private easements.

The covenants require prior approval by the SPEHA Board of all plans and specifications before any "building, wall or fence * * * or addition thereto or change or alterations therein" can be made to a home in the neighborhood.

The covenants require Board approval of all "principal exterior materials" of "any residence or outbuilding." Generally, that means if you are going to change what is there now, you need Board approval.

Denver Concert Band at Southmoor Park

This year's Denver Concert Band Concert was held in Southmoor Park on Saturday, July 26, 2008, and, unlike the 2007 version, it was a beautiful evening without a drop of rain. The Board is interested in getting more summer concerts in our beautiful park, such as a jazz band or other similar summer sounds. If you are interested in having something like this happen, contact a Board member or come to a Board meeting and help us make it a reality.

SPEHA Annual Picnic

The annual neighborhood picnic was held on Sunday, September 11 this year. As usual, we had a great turnout of grownups and kids and we were blessed with a gorgeous late summer day. This year, instead of the catered barbecue, we had neighborhood teenagers grilling burgers, brats and hot dogs, which we all enjoyed while listening to Second Bell, the old time rock and roll band comprised of Southmoor Elementary parents. The little kids had a blast on the giant bouncy slide as usual. Thanks to UMB Bank for bringing and serving the delicious ice cream, to Citywide Bank for their generous donation of U.S. Saving Bonds for the top prizes in the raffle, and to Horn Brothers Roofing for their generous financial contribution toward the cost of the picnic. We also want to thank the Denver Police Department for providing a police vehicle for the kids to tour, and the Denver Fire Department for giving the neighborhood kids one of the best fire hose sprays ever. Thanks also to the great neighborhood businesses that contributed goods and services for the raffle: Piccolo's, Noodles & Company, Chem Dry by Blair, Gentlemen's Quarters, Boathouse Car Wash, On The Border Restaurant, Ace Hardware, Rodney's, India's, Safeway, Sports Clips, Murdock's Dog and Cat Grooming Salon and Wahoo's Fish Taco. Please make a point of supporting all these great businesses that have supported us. And we cannot forget to mention Board members Blair Perron and Paul Bottone, who did a tremendous amount of hard work putting this great event together. We look forward to seeing you all next year!

SPEHA Annual Garage Sale

The annual SPEHA garage sale was June 14th this year and, thanks to the efforts of SPEHA Board member and Events Coordinator Blair Perron, it was a tremendous success again this year. Please consider

participating in this year's sale, which will be held on **Saturday, June 12, 2009.**

Advertisement

PRO-CLEANERS



We provide house-cleaning services at affordable prices

No contracts or lock out fees.

We supply all the cleaning supplies unless specified by a client.

Weekly, Bi-weekly, monthly and one time plan's available.

We also provide garage cleaning, window washing, office cleaning and hauling.

References within Southmoor available upon request.

For a free in house estimate call John @ (720) 364-8100

E-mail us at sales@brohousecleaners.com

Southmoor Park Garden Tour

Attention Gardeners: SPEHA will resuscitate the Southmoor Park Garden Tour in 2009. This event, which was a regular event when our neighborhood was in its infancy many years ago, will be held on **Sunday, June 28, 2009**. We are looking for gardeners who would like to invite their Southmoor Park neighbors, as well as some invited guests from outside the neighborhood, into their yards to share the beauty that they have created. We currently plan to limit this year's tour to around 6 gardens. This is not a fundraiser, so there will be no charge for admission to the Garden Tour, though the SPEHA Board may provide us with some limited financial support. We will publicize this year's Tour only within the neighborhood, though we will welcome others who want to share the experience. We want to take baby steps this year and see where it takes us in future years.

If you are interested in showing your garden, please e-mail your name, address, phone number, and type of garden (i.e., rose, cottage, native plants, water) to either Carol Jansch cjcj4026@comcast.net or Cathy Lutz zouibil@aol.com. We are not going to hold a competition for inclusion but plan instead to include those gardeners who sign up for the Tour on a first come, first serve, basis. If there is enough interest, the gardens included this year will "rotate out" next year, so that everyone will have an opportunity to showcase their garden in coming years. If you have any questions or suggestions, or if you want to volunteer to help out, please call Carol at (303) 758-0410. Look for more information in the Spring SPEHA newsletter and on the SPEHA website, www.speha.org.

Auto Theft Prevention

On a cold, dark winter morning, it is very tempting to warm up your car in the morning by leaving it running in the driveway unattended. According to the Denver Police Department, not only does this practice make your car easy prey for a thief, it is also a

violation of law for which you can be ticketed. And yes, we have had more than one incident where Southmoor neighbors have left their keys in the car, even without the engine running, and it was not there when they came back out only a few minutes later. Don't make it easy for a thief.

Neighborhood Crime Prevention

With the winter holidays, many of our neighbors travel to visit loved ones and leave their homes unoccupied. Even though we are outside walking around the neighborhood less than usual in winter, please pay attention to what is going on at your neighbors' homes. Regrettably, burglars do not take a holiday, so report any suspicious persons or cars to the police. Your neighbors will thank you for it.

Denver City & County Officials

POLICE: District 3 Denver Police Substation
(Cmdr. Kris Kroncke)
1625 S. University Blvd.; Denver, CO 80210
Phone: 720-913-1300; Fax: 720-913-1199
Neighborhood Inspection Services: 720-865-3200;
Nuisance Abatement Unit: 720-913-0548;
Building Inspections (Construction w/o permit)
720-865-2505; Traffic Unit: 720-865-6905

Peggy Lehmann, District 4 Councilperson
3540 S. Poplar Street., Suite 102, Denver, CO 80237
Phone: 303-504-5781; Fax: 303-504-5786
Email: peggy.lehmann@denvergov.org Aides: Diane Young, Sunni Rodgers)

Carol Boigon, City Council (at Large)
City & County Building, Room 451, Denver, CO 80202
Phone: 720-865-8100; Fax: 720-865-8103
Email: Carol.boigon@denvergov.org
Aides: Rachel Kurtz-Phelan & Lisa Zoeller

Doug Linkhart, City Council (at large)
City & County Building, Room 451, Denver, CO 80202
Phone: 720-865-8000; Fax: 720-865-8003
Email: Linkhartatlarge@denvergov.org
Assistants: Jen Clanahan & Ursula Null