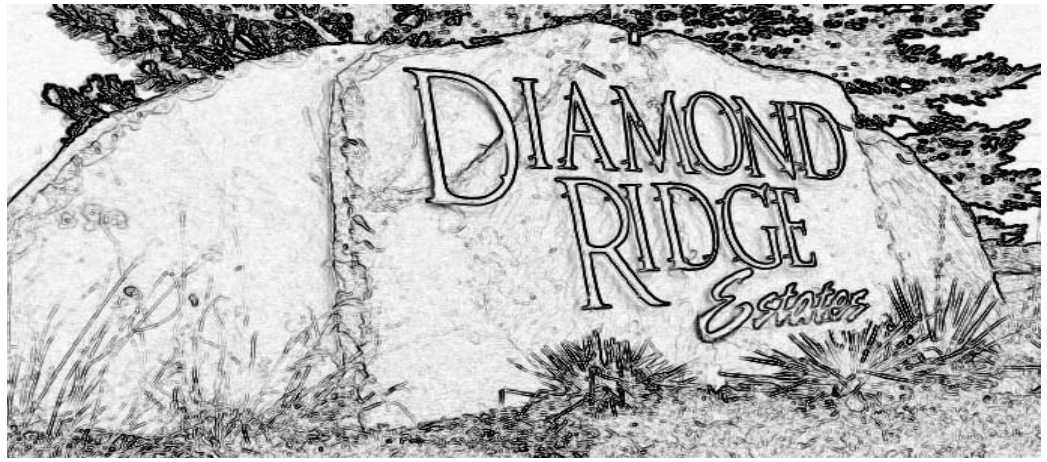


A Newsletter for the Diamond Ridge Estates Community

Late Fall 2006



NEWSLETTER PUBLICATION

We invite story ideas you want us to write about, or we'll accept your written text. Please submit information for upcoming issues to the Editor at: mccottrell@aol.com. Look for this and future issues at our enhanced web site:

www.DiamondRidge.org

Next issue: Winter 2007

HOMEOWNERS ASSOCIATION

The Diamond Ridge Estates homeowners association works to keep your neighborhood the attractive and desirable community you enjoy. The HOA is made up of all property owners in Diamond Ridge Estates. You belong! The volunteers who serve on committees and the board are your neighbors. Please let us know your ideas, concerns, and willingness to serve.

2006 Board Members:

Peggy Cottrell, President
Al Link, Vice President
Kevin Raasch, Secretary
Dan Conroy & Steve Knight

Our HOA is assisted by
Management Specialists, Inc. Our

MSI representative is:
Suzanne Burton.

Phone: 720.974.4234

E-mail: [SBurton@](mailto:SBurton@ManagementSpecialists.com)

ManagementSpecialists.com

FALL AND WINTER WATERING

As we enter another winter season, there is the possibility that we will again experience extended warm, dry, windy spells. These conditions are characteristics of fall and winter in many areas of Colorado. There often can be little or no snow cover to provide soil moisture. Trees, shrubs, perennials and lawns can be damaged if they do not receive supplemental water. The State of Colorado suggests that you monitor weather and soil conditions from November through March. If four weeks elapse without snow cover, water plants and trees during these months when air and soil temperatures are above 40 degrees F with no snow cover. Water early in the day so the water can soak into the ground before freezing nighttime temperatures occur. Remember to disconnect and drain hoses after use. Do not activate sprinkler systems during the winter. **More information on steps to take to protect your lawn, trees and shrubs from winter damage, is available at www.ext.colostate.edu.**

SNOW ROUTE INFORMATION

Several years ago, the Town of Castle Rock implemented changes to their policy regarding clearing streets following a snow storm. Since the Town has a limited number of plows at their disposal, they implemented the following criteria:

First, the Town plows four lane arterials, two lane collector roads and commercial or industrial areas. These areas are designed **Priority One**. Once 6 inches of snow accumulates, plows move to collector streets and bus routes. These areas are designed **Priority Two**. Diamond Ridge Parkway and Diamond Ridge Circle fall into this category.

Next, if 6 inches of snow accumulates, snow removal is initiated on residential streets. These streets are considered **Priority Three**. Cul de sacs and alleyways are considered as **Priority Four** and are the last to be plowed.

Since all roads in DRE are the responsibility of the Town of Castle Rock, they provide year-round maintenance, including snow removal. Diamond Ridge Estates does not own snow removal equipment, therefore an independent contractor has been hired to remove snow from in front of the mailbox areas only. In order for snowplows to access our community, they must be able to travel on Diamond Ridge Parkway. **Please make every effort NOT to leave your vehicle where it will block the snowplow from entering the community. For more snow removal information log onto www.crgov.com**



COVENANT COMPLIANCE

The past twelve months have seen a record number of covenant violations and imposed fines related to lack of landscaping, unscreened play sets, illegally parked recreational vehicles, unkempt property and dead trees...to name a few. In an attempt to reduce the number of violations, the Board of Directors asks that you review and abide by your covenants as well as with the landscaping, architectural and design standards. The covenants and standards were established as a means for governing our community, and we all agreed to abide by these rules and regulations when we purchased our homes. If you don't have your original copy handy, all association documents are available on the community's website at www.diamondridge.org. The association's rules are for everyone's benefit, and we rely on one another to maintain property values and the quality of life in our community. ***Should you have any questions about the covenants, please contact any member of the Board of Directors or attend any of the association's regularly scheduled meetings.***



NEIGHBORHOOD WATCH PROGRAM

Over the summer the beginnings of a Neighborhood Watch Program started to take shape. John Colombi has offered to Chair the program and is looking for volunteers to be Block Captains. A Block Captain is a contact person should an emergency arise.

Once the committee is established they will need feedback from the community expressing their concerns, expectations and anticipated participation levels. Your input will be vital in order to structure the program appropriately and to address resident concerns. The committee will involve outside resources, such as police and fire departments to help address issues of child safety, CPR, self protection, crime statistics as they pertain to our sub-division and those surrounding us. If you are interested in participating, contact John at 303-660-5093 or e-mail him at fakc@comcast.com. Community involvement is necessary for a Neighborhood Watch Program to be successful. More information will be available in January.



DRE KIDS GINGERBREAD DECORATING PARTY

On Sunday, December 10 between 1:00 and 4:00 PM at the Kennedy home 1012 Diamond Ridge Circle, hosts Grace (5th grade) and James (2nd grade), are putting together a revived holiday tradition of decorating gingerbread. This "drop in" gathering is best suited for DRE elementary school kids (with a supervising parent), yet all ages are welcome! Please bring your own tube of icing for "glue". They'll supply the gingerbread cookies and decorations. ***Call by December 6 if you plan to come! Melinda Kennedy 303-663-5119***

ANNUAL HOMEOWNERS MEETING

The 2007 Annual Homeowners Meeting will be held on January 22nd at 7:00 P.M. in the Castle Rock Town Recreation Center – The Studio Room. The Rec Center is located at 2301 Woodlands Blvd. All residents are encouraged to attend this important meeting as the 2007 budget will be presented for your approval. There will be three vacancies on the Board of Directors. If you are interested in becoming a Board Member, please complete the enclosed form and mail it to MSI, Inc. at the address listed on the form. If you are unable to attend the meeting, please send your vote by proxy. Proxies are available from any current board member.

2007 DRE DIRECTORY

The 2007 neighborhood directory will be available for distribution towards the end of Q1. If you have changes, additions, deletions, updates, new e-mail information, etc., please contact Michelle Herring at 303-663-1064 or michelle@herring.ws

*Have a safe and blessed
Holiday Season!*



**DIAMOND
RIDGE**
Estates