



Wind Stream News... Your HOA Newsletter

Holidays 2021 Visit: www.windstreamcondos.com

~ Tis a privilege to live in Colorado, and even more so to live in Wind Stream! ~

Merry Christmas and Happy New Year from your Property Manager, Earl Johnson, Board President, Michael Moss and your Board of Directors!



Message from our HOA President: Michael Moss

As 2021 comes to a close it's time to review the year, and much has happened! We finally settled with Arapahoe County and construction is proceeding along Iliff as we speak.

At the annual meeting we reviewed our plans for the next several years. This includes the new Iliff wall, asphalt replacement, retaining wall repairs, irrigation system and plans to improve neglected landscaping issues now that the litigation is behind us.

Our plans were able to evolve after we reviewed the communities needs and our Reserve assets. Based upon this, the Board worked to develop a three year strategy. The result was a need to raise our HOA dues. This is the largest single increase we've had but was necessary to maintain and make improvements in our community.

As we head into 2022 (yes hard to believe) we have much to not only look forward to but also be grateful for.

I want to thank everyone for your patience and input. We have been fortunate to have a great Board of Directors and Property Manager. I am also appreciative of all the people that impacted our lives this year, from our landscapers, pool technicians, maintenance and electrical services and of course our lawyers and experts who helped provide the means for Windstream to finally move forward.

In case you hadn't heard, Arapahoe County is paying for the Wall and its installation along Iliff.

Michael Moss

THIS & THAT for the Holidays 2021!

This Newsletter will focus on items we each need to be thinking about as we approach the holidays and winter months!

- If you travel during the winter months, it's a great idea to leave sink cabinets open when plumbing is along exterior walls or shut off the water. Do not turn your heat off or down too much. Avoid frozen pipes!!
- Sewer & Water Leaks-When we have problems with sewer backups and water leaks it is important to remember to try and control the problem until the contractor can arrive and correct the situation. **Mitigating the problem is each owners/tenant's responsibility.**

- Holiday Decorations-Residents are welcome to hang, display outside of the windows or outside the units. We begin this annual event on Thanksgiving Day and need to remove all the lights and ornaments no later than January 9th. Please be careful and don't go onto the roofs!
- Don't leave holiday presents visible in cars parked in open lots or at your front door. It might just be tempting to someone.
- Winter Preparations-Everyone should have their furnace inspected to be sure there are no gas leaks.
- Remove the garden hose from the outside water faucet.
- Sign up for EFT of your monthly HOA fees by calling Western States at 303-745-2220.
- If you see AI working hard around our community (as always) a holiday wish and maybe a little cash might be greatly appreciated.
- **Please take note that our website, windstreamcondos.com, offers a wealth of information. Rules/Regs, parking, BOD meeting dates, past Newsletters... just about anything you could want in the way of information about our community.**

WIND STREAM RESIDENTS
FACEBOOK GROUP

“Wind Stream Residents” have our very own Facebook Group that has proven beneficial since the Fall of 2017 for sharing information, selling things from cookies to cars and homes and simply general communications. It is a closed group so, only Wind Stream owners (or renters) can join the group.

Robb Pickard and Mary Riebe serve as co-administrators for the group. This forum is for honest and respectful exchange and constructive discussion. Zero tolerance is our improved policy for any directed abusive or personal comments between members.

To be admitted to the group visit the Wind Stream Residents group page on Facebook and

- request membership by providing**
- 1) names of your family members,**
 - 2) unit number,**
 - 3) do you rent or own?**
 - 4) phone and email contact information.**

IMPORTANT TELEPHONE NUMBERS

- Emergency.....911**
- Western States Property Services...303-745-2220**
- Arapahoe County Sheriff
(non-emergency).....303-795-4711**
- Arapahoe County Animal Control 720-874-6750**
- Arapahoe County Zoning (for excessive dog
barking).....720-874-6712**
- South Metro Fire Dept.....303-755-9202**
- Dumb Friends League Investigation (if you
suspect abuse of any animal).....303-923-0022**
- Advantage Garage Door.....303-400-5056**
- Rocky Mountain Poison Center.....800-222-1222**

WIND STREAM CONDOMINIUM
ASSOCIATION BOARD of DIRECTORS

- President:**.....Michael Moss
- Vice President:**.....Mark Luis
- Secretary:**.....Mary Barclay
- Members at Large:**..Brant Helferich
Gary Guinn
Casey Sphall
Lynn Wunsch

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