

## Need a new sofa or chair?

KVTA is replacing the furniture in clubhouse. Sofas, tables, lamps and chairs are available to homeowners willing to move.

Call 303-770-5905 if interested

### COMMUNITY INFORMATION: [www.knollsvillage.com](http://www.knollsvillage.com)

<b>Clubhouse Reservations</b> 2701 E. Geddes Place <b>(CLOSED UNTIL FURTHER NOTICE)</b>	Oct—Dec	Linda Ward— 303-999-6471
	Jan—March	Kathy Kurtz —720-398-8684
	April—June	Pam Hansen—303-757-1576
	July—Sept	Mimi Iverson— 303-794-2494
<b>KVTA Board Meeting</b>	Tuesday, December 1, 2020 — 6:30 pm	
<b>Newsletter Deadline</b> Friday, Nov 27 before noon	Nan Matthews nan@themattgrp.com; 303-843-6414	
Emergencies in Common Areas KVTA Message Center	303-304-8976	303-796-0540

### CLASSIFIEDS CONTINUED

#### In my home babysitting

My name is Lindsey Orren, and I am currently offering in home babysitting for ages 2 and up. I am a mother of two wonder boys. My oldest is 7 and my youngest is 2. I previously worked at a Montessori preschool and would love to continue my passion here in my home.  
I am available Monday-Friday 8am-4pm (I am flexible with my hours). I charge \$10 an hour or we can discuss a weekly rate.  
Feel free to call me at 469-684-9584  
Thank you

#### Sceptre TV

New in original box, Sceptre TV,  
43" LED Display.  
\$125.00  
Call 303-770-2937

#### Need Seamstress

Have four couch throw pillows with zippers that need new covers.  
Call Nan at 303-843-6414 if interested.

#### The Open Gate

Ads are free, but you must be a Village resident to advertise. Email your ad with your name, address and phone number to: nan@themattgrp.com; drop your ad in the black box by the bulletin board at the clubhouse; or call 303-843-6414. For Sale ads will appear one time and service ads will be published for 3 months. See "Community Information" for the monthly ad submission deadlines.

#### Support

Things are really hard and pretty negative right now. If you would like some more support and positivity through this difficult time, visit [asafeplace2share.org](http://asafeplace2share.org).

This site is for any age, but it is geared towards teens and young adults. There you will find support groups and posts that will lift your spirits.

I am a **Travel Advisor** who takes the hassle and stress out of finding your perfect Luxury Adventure.

How?

By doing the research for you based on your unique requirements.  
All you need to do is relax, indulge and be as adventurous as you want.  
Contact us today for your Complimentary Planning Session  
[www.BeaconTravelLLC.com](http://www.BeaconTravelLLC.com)

#### Looking for A Babysitter?

I am 13 years old and very dependable.  
\$8 Per Hour  
Weekdays: 9AM - 4PM  
Weekends: 1:30PM - 5PM  
Kids 3 And Up  
CPR CERTIFIED  
Call Sara at 720 - 474 - 7661

#### Repairs to Remodel by Father/Son Team

Specializing in bathrooms and kitchens. Tile, counters, cabinets—we do it all—handyman services—painting to water heater replacement.  
Senior discount available!  
Call Mr. Winden at 303-949-3930

#### Your Friendly Neighborhood Realtor

I'd love to help you realize whatever your real estate goals are! Whether you are buying, selling, or want to break into investing I would love to serve you. If you have any questions, don't hesitate to call or email!  
Thomas Prewitt  
303-513-7761  
[thomas@releivatehomes.com](mailto:thomas@releivatehomes.com)

#### Free Estate Plan Review or Consult

Do you have your Estate Plans in place? Whether you need a review of a current Estate Plan document or want a new one created - we're offering free consults to figure out what's best for you: trusts, wills, powers of attorney, guardian/conservator, social security, probate and other estate matters.

#### Need a New Gate?

I build gates that are HOA approved and built to last.  
Call Mike Bush, 303-263-4117  
[mcb303@icloud.com](mailto:mcb303@icloud.com)  
Village resident for over 20 years!

We'd be happy to stop by your house or meet for coffee. Look forward to meeting you!

Adam O'Rourke - O'Rourke Law Firm  
email: [information@obls.biz](mailto:information@obls.biz)  
website: [yourdailycounsel.com](http://yourdailycounsel.com)



## The Back Gate Villager



## Making Our Sidewalks Safer

I'd like to introduce Victoria Evans whom I met recently as she was carefully first scraping, cleaning and then newly painting white stripes on the exterior concrete steps in the community. Victoria along with two other Arapahoe High School students (*Corrine Gardner and Tyler Davis*) were hired in response to an ad in the September BackGate Villager for a "Job Opportunity for a Teenager."

Victoria, a junior, commented, "I tried finding a job all summer with no success and was so happy to get this chance to contribute to the community plus make a little money. I work about nine hours a week and have probably painted 30 steps by now." Prior to this job, she did some babysitting for a few months.

Between school studies, work, and the Key Club, Victoria keeps quite busy. "The Key Club is a great group to work with. They provide services for people in need, and recently we put Halloween bags together for kids who wanted them."

Victoria has lived in the same house in the Village her whole life with her Mom, Dad, and her eight-year old sister. She told me, "I really, really like living here. It is safe and protected and everyone takes such good care of their homes."

**FROM DAVID KAISER  
PRESIDENT OF THE HOMEOWNERS' ASSOCIATION**

The KVTA Annual Meeting was successfully held via Zoom video conference on October 13th and a personal thank-you to all those who participated. Approximately 30 percent of homeowners submitted their ballots for the three Board positions open for election. I'm pleased to report that Joe Johnston, Anne Krause and Kathleen Sutton all were elected. I am also pleased to report that the 2021 budget was ratified and the Board officers remain the same as last year.

As our weather rapidly changes and fluctuates this time of year, with overnight lows commonly dipping below freezing, we all need to be aware and cautious of icy surfaces when out walking. In particular our wooden bridges are likely to have a thin coating of frozen dew during cold mornings, causing them to be quite slick. It's best to test the wood surface first before attempting to walk across at your normal pace.

And finally these quick reminders, especially to newer homeowners and renters:

1. You are responsible for snow removal from your back patio to the driveway.
2. You are responsible for snow removal from your front stoop.
3. You are responsible for picking up after your pets year-round.
4. Trash collection is every Friday but recycling is collected every other Friday.
5. Holidays result in a one-day delay in trash and recycling collection, i.e. Saturday instead of Friday.
6. Waste Management green bagsters (mostly used during home remodeling) should be promptly removed when full - overflowing bagsters are a safety hazard.

Please continue doing your part to keep yourself and others safe and well...and have a Happy Thanksgiving!

**A Little Conservation Can Make a Big Difference**

The Association's 2020 Operating Expenses are higher mostly because of our biggest variable . . . water. Costs have increased over \$22,000 in the past 12 months - plus water rates increase annually. Part of this can be attributed to our very hot and dry summer but also many of us ended up working from and sheltering at home - **dramatically** increasing our water usage. Here are some tips from Denver Water to help us all conserve water.

- Never use a toilet as a wastebasket.
- Spend five minutes or less in the shower. Quick showers use less water than baths.
- Fix leaky toilets faucets and pipes. Check for a leaky toilet by putting a few drops of food coloring in the tank. If the color appears in the bowl after 30 minutes, the toilet is leaking. You may need to replace the flapper to fix the leak.
- Install a *WaterSense*-labeled, high-efficiency showerhead.
- Replace an old toilet with an ultra-high-efficiency toilet. Denver Water periodically offers rebates for qualifying models. Contact KVTA or email a request to [bookkeeper@knollsvillage.com](mailto:bookkeeper@knollsvillage.com) to obtain your water account number when applying for a rebate - as each building has its own billing account.
- Insulating your water heater and water pipes will save energy and cut down on the amount of water that goes down the drain while waiting for hot water to flow.
- Turn off the water while shaving, brushing your teeth and lathering in the shower.
- Shave with a small amount of water in the sink instead of running water.
- Replace or install high-efficiency aerators on your bathroom and kitchen faucets.
- Wash only full loads in the washing machine and dishwasher. Try to wash fewer loads per week.
- Do not let water run while hand-washing dishes. Wash vegetables and fruits in a bowl or basin using a vegetable brush instead of letting water run. Use the extra water on plants.
- Scrape dishes instead of rinsing them off before putting them in the dishwasher.
- Chill drinking water in the refrigerator instead of running the faucet until the water is cold.
- Defrost food in the refrigerator, not in a pan of water on the counter or in the sink.
- Run garbage disposals only when necessary. Compost food waste instead.

When everyone is mindful of their water use and conserves it makes a big impact on our water bills - and helps us keep our dues low. **Win, win.**

**ACC Covenant Corner – Working Together to Keep  
Our Community Vibrant!**

A few reminders for your consideration this month.

**All Architectural Improvements and Exterior Changes** to your Townhome must be approved by the ACC before any work is done; this includes Radon Mitigation and gates. Please fill out the Application for an Exterior Improvements/Changes and return it as directed on the form. We will try to get you a response within a few days, but remember, it is better to get approval than to have to redo work once it is complete.

**Outside Spigots and Hoses:** Please remember to turn off your outside spigots and drain and remove your hoses before the next big freeze comes.

**Halloween Decorations** must be taken down in a timely manner, but no later than **November 15.**

**Holiday Decorations:** Decorations can be put up any time after Thanksgiving and must be removed by **January 15.**

As always, we appreciate the way we all work together to keep our community beautiful!

Happy Thanksgiving Day !

