

COMMUNITY INFORMATION: www.knollsvillage.com	
Clubhouse Reservations 2701 E. Geddes Place	Jan—March Kathy Kurtz —303-794-4918 April—June Pam Hansen—303-517-9442 July—Sept Open Oct—Dec Robin Stewart—303-946-5416
KVTA Board Meeting	December 5
Newsletter Deadline: One Week before the last day of month	Terri Tymkovich 303-437-1360 terribearblue@hotmail.com
Emergencies in Common Areas KVTA Message Center	303-304-8976 303-796-0540

Hudson Holidays Nov 24-Dec 31

Light Up the New Year Hudson Gardens Jan 2-Jan 28

Experience 2 brand new holiday light shows this season! This elevated, family-favorite promises to dazzle and excite visitors of all ages. The first show, Hudson Holidays, will impose a sense of winter drama and feature appearances by Santa. The second show, Light Up the New Year, will feature an entirely new, immersive light display. Tickets now available. Learn more at HudsonGardens.org/holiday



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.

Memory Support

I assist people who are having difficulty with their memory. Examples would be forgetting food that is cooking, forgetting to bring items with you when you leave, forgetting a grocery list, forgetting clothes in the laundry, difficulty with multi-tasking when cooking, forgetting to follow through on tasks, and forget to return phone calls.

I have been helping people with memory problems for 35 years and have lived in the Knolls for 38 years. Roger Veach—cell 303 594-6846. Private pay or health insurance accepted.

FREE Estate Plan Consultations

Your friendly Knolls neighborhood attorney here! Reminding you that estate plans are crucial for ALL ages. Whether you need a review of a current Estate Plan or want a new one created - we offer FREE consultations to help you figure out what's best for you: trusts, wills, powers of attorney, guardian/conservator, social security, probate and more. We are happy to stop by your house or meet for coffee. Look forward to meeting you!

Adam O'Rourke | Attorney
Email: information@obls.biz
Website: www.obls.biz

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

Fill this space with your ad
Call, text or email
Terri Tymkovich
Editor
303-437-130
terribearblue@hotmail.com

Free Home Warranty

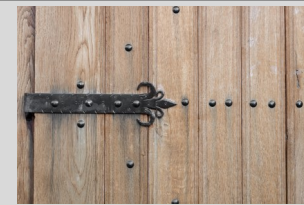
Are you thinking of buying or selling a home? With my 20 years of experience I can help you navigate this crazy market that we're experiencing. Mention this ad and I'll GIVE YOU A FREE home warranty. For sellers it protects you against appliances/HVAC systems breaking while your home is listed (it happens more often than you think) and for buyers it protects you after you purchase a home.

Contact me, the realtor who listens,
Marlene Weaver (719) 205-5865,
marlenesellshouses@gmail.com

Every Listing Gets Free Staging!

I'm Emily Lonborg, Owner-Realtor of The Steller Group, a Centennial-based real estate team that saves you time, money, and stress. We provide complimentary home staging and offer turn-key project management on any improvements needed to sell. We provide our clients with the experience we'd want for our family and friends—informative, transparent, and patient, and we have experience selling homes in Knolls Village. If you're curious about what's going on in our real estate market or would like to attend one of our FREE seminars, I'd love to talk! 720.480.4665 StellerRealEstate.com

| Emily@StellerRealEstate.com |



The Back Gate Villager

Merry Christmas

圣诞快乐

Feliz Navidad



Froehliche
Weihnachten

Joyeux Noel

Buon Natale

**FROM THE KNOLLS VILLAGE
BOARD OF DIRECTORS**

**Zelle Payments Now Accepted at Knolls Village
Townhouse Association!**

We're thrilled to announce a new and convenient way for residents to make payments to the Knolls Village Townhouse Association. As part of a trial program, we are now accepting payments through Zelle, a fast and secure digital payment platform.

How To Make Zelle Payments:

To make your payments hassle-free, simply send your dues to our designated Zelle account at bookkeeper@knollsvillage.com. This email address is linked to our association's account, ensuring a seamless and efficient transaction process.

Important Memo Line Information:

To ensure that your payment is accurately reflected against your account, please include your address in the memo line. This step is crucial for our records and will help us streamline the accounting process.

Disclaimer:

Important Notice Regarding Zelle Payments

While we're excited to offer Zelle as a convenient payment option, it's crucial for residents to take note of the following disclaimer:

The Knolls Village Townhouse Association is not responsible for payments sent to the wrong Zelle account or to the wrong association.

To ensure the accurate processing of your payment, please double-check the recipient information before initiating the transfer. The responsibility for providing the correct payment details lies with the sender. In the event of a payment sent to an incorrect Zelle account or association, the Knolls Village Townhouse Association will not be held liable for any resulting complications.

Trial Program Details:

We're excited about this trial program, but as with any new system, there may be some initial adjustments. We appreciate your patience and understanding as we work to streamline the process and make this payment option as convenient as possible for our residents.

Zelle provides a secure and straightforward way to transfer funds directly from your bank account to ours. It eliminates the need for writing checks or dealing with physical currency, making it a more modern and efficient solution for your association payments.

Next Steps:

1. Set up Zelle on your banking app, if you haven't already.
2. Send your payments to:

bookkeeper@Knollsvillage.com with your address in the memo line.

We believe that this new payment option will simplify the payment process for everyone involved. If you encounter any issues or have question, please feel free to reach out to our association's management.

Thank you for your cooperation and participation in making Knolls Village Townhouse Association a technologically advanced and resident-friendly community!

Please note that this information is subject to change, and updates will be provided as the trial program progresses .



BOOK CLUB

CHRISTMAS PARTY DECEMBER!

NO BOOK DISCUSSION THIS MONTH

Please bring a wrapped book and an appetizer

When: Thurs, Dec 7 at 3 pm

Where: Home of Cheryl Scher 2779 E Fremont Pl.

Call Marilyn at 303-694-3541 with questions.