

AMERICANA TOWNHOMES

OCTOBER

FALL 2017

STRAIGHT FROM THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS OF AMERICANA TOWNHOMES

Under ARTICLE IX RESTRICTIONS

Section 6. No Noxious or Offensive Activity. No noxious or offensive activity shall be carried on upon any Lot nor shall anything be done or placed on any Lot which is or may become a nuisance or cause embarrassment, disturbance, or annoyance to others.

COLORADO CLEAN AIR ACT

Dealing with secondhand smoke can be a serious issue for many. If you smoke in your unit, whether it is tobacco or marijuana, please be considerate of your neighbors and maintain smoke, fumes and odors within your unit.

Dispose of Cigarette butts properly.



HAVE A PLUMBER CHECK YOUR WATER HEATER

Depending on hot-water usage, preventive maintenance and the amount of water impurities, the life expectancy of water heaters is 10 to 15 years. That's approximately 3,650 to 5,475 days in a row the water-heating system is "on" – heating, reheating and storing hot water.

BOARD OF DIRECTORS

President

Anissa Alderman

Vice President

Sonja Pridmore

Secretary/Treasurer

Linda Heersink

Member @ Large

Lotus Alexander

BOARD MEETING

The next scheduled Board Meeting will be held October 25, 2017 at 6:30 pm. Owners are welcome. Please join us at the Aurora Municipal Bldg. Lowry Room Third Floor

DO NOT FEED THE WILDLIFE

**BREAKDOWN BOXES
BEFORE PLACING IN
THE DUMPSTERS**

Update your contact information

Please ensure that your email and telephone contact information is current for your townhome and if you rent your unit, that the tenant's email and telephone contact information is correct. Without your contact information, the Association may be forced to call the Fire Department and break down the door in case of a flood, fire or other emergency. Just recently, this September Americana neighbors smelled leaking gas and they called Xcel. Xcel turned off the gas line to the unit however because the unit was vacant there was a need to contact someone to check why the gas was leaking. True story...the homeowner made sure to leave emergency contact with Weststar Management. contact person was reached and the unit was inspected. It was found that the water failed causing the gas leak. The quick action by neighbors call Xcel, the gas shut off by Xcel, and the house sitter taking action allowed the necessary steps to be taken, replacing the water heater and avoiding possible damage to the unit and neighboring units.



Denver Free Days October 2017

Denver Art Museum

Saturday, October 7, 2017

The Museum is free every day for children 18 years or younger

Denver Museum of Miniatures, Dolls & Toys

Sunday, October 1, 2017

Children's Museum of Denver

Tuesday, October 3, 2017

Four Mile Historic Park

Friday, October 13, 2017

Denver Museum of Nature and Science

Monday, October 16, 2017

Denver Firefighter Museum

Saturday, October 14, 2017

Clyfford Still Museum

Friday, October 27, 2017

Denver Mint

Tours are free – call 303-405-4761

Mondays through Thursdays



COMMUNITY MANAGER

Jean Ronald CMCA, AMS

jean@weststarmanagement.com

6795 E. Tennessee Ave. #601

Denver, CO 80224

Tel: 720-941-9200 fax: 720-941-9202

Safety Tips

- Always lock your door when you are home or away.
- Close windows when away from home, even if you plan to be out for a short while.
- Lock your car always and do not leave valuables inside the vehicle.
- Share information regarding crime activity you know about, but avoid rumors and unconfirmed information.

If you witness any criminal activity in progress in or near the Americana structures or you are concerned for your immediate safety or the safety of others, call 911. If there is no immediate threat but you are suspicious of certain behavior, call the Aurora Police non-emergency number (303-627-3100).

With the change of the season and the change of the temperatures, remember to:

- 1) Bring out the pumpkins and snow shovels. It's time to remove flower pots with spring and summer color.
- 2) If you plan to be away, maintain heat at a reasonable level.
- 3) Change batteries in smoke alarms if you haven't already done so.
- 4) Sunday, November 5, 2017 at 2:00 am clocks fall back one hour to 1:00 am.

**TIME TO
FALL BACK**

