

SOUTH PARK 2 TIMES

Vol. 19 No. 09

September 2011

A Publication of the SouthPark Homeowners Association Number 2, Inc.

Circulation: 575

National Night Out "HUGE SUCCESS"

Our annual National Night Out party held on August 2nd, was a huge success again this year. BBQ was served to approximately 200 people in attendance. A special thanks to all of our volunteers and an extra BIG thanks to **Norma Theisen**. Norma began organizing this event eleven years ago when she was serving on the Board of Directors. She suggested that this would be a great event to bring the community together and she was absolutely correct. Without her eagerness, dedication and planning, this successful event would not take place for all to enjoy.

It's a great opportunity for residents to meet each other and enjoy some great food. If you didn't make it, you missed a great party. This event is held the first Tuesday of August, so mark your calendars now for this great event next year.

We would like to thank the following volunteers who helped before, during and after the event.

Sharron Dorenkamp
Jim Ramsay
Terry Jenni
Jerry Donovan
Linda DeMoss
Barb Pittman

Dick Malmgren
Keith Mazar
Loren Kristovich and Moe, Loren's nephew
Michael Malmgren
Bruce Johnson
Pat Cowdin

Send Us Your Resumes

Two (2) positions on the Board of Directors are up for election this year. If you are interested in serving, please send your resume and reasons for wishing to serve to:

Nominating Committee
SouthPark #2 HOA
2850 West Long Avenue
Littleton, CO 80120

Deadline for the submissions is September 16, 2011. Also, if you are interested in serving on any committees, please let your Board know!

Upcoming Neighborhood Events

The ANNUAL COMMUNITY GARAGE SALE will be held on Saturday, September 10th starting at 8:00 a.m. Balloons, Garage Sale signs, coffee and donuts will be available at the clubhouse about 7:30 a.m. We'll have numerous signs on Mineral Ave. and ads on Craigslist.com, so expect a good turnout. This is your chance to get rid of all that stuff that's taking up space in your basement and garage (and maybe get some cool new stuff to take it's place!).

The ANNUAL MEETING is approaching. Please mark your calendars for Thursday, October 20th at 7:30 p.m.



If You Mail Your Payments

Please make payable to and mail **ONLY** to:

SouthPark HOA #2
C/O Colorado Management
P.O. Box 105007
Atlanta, GA 30348

If you have automatic bank drafts, please check the address to which they are being mailed. Do **NOT** mail them to Dale or to the Assoc. mailbox (2850 W. Long Ave.).

Next Board Meeting

Tuesday, September 20th

7:00 p.m. in the Clubhouse
Please attend!

Playground Closed

You may notice that the area around the playground has been fenced with orange safety fencing. It was discovered that some of the large beams that support the playground platforms had cracked, rendering the structure unsafe. Temporary supports have been affixed to the beams in an effort to safely secure them to the main structure. Yellow caution tape and warning signs have been installed on the structure. Initial investigation by a professional playground consultant indicated that based on the height of the structure, size of the beams and the composition type of recycled plastic material, this is not unusual for these types of playgrounds. This playground is over 10 years old.

The Board of Directors are in the process of determining the course of action as it relates to repair, replacement or a combination. Until the orange safety fence has been removed please keep your children out of the area and off of the structure.

FINAL 2011 Painting Reminder

A reminder to those owners who are required to paint their townhome, the deadline for completion of painting is **September 30, 2011**. The following buildings are required to have their townhome painted, **including** refinishing of your front door.

COLONY

West Long Circle:	2880	2882	2884	2886
	2888	2890	2892	



Paint manufacture: KWAL Howells Paints
 Building paint color name: Sierra Tan
 Trim paint color name: Writer White
 Paint type name: Accu-Tone "Ambassador" Satin
 Paint store address: 8001 S. Broadway, Littleton, CO 80122
 (Behind McDonalds), 720-344-7942.

Noncompliance by September 30, 2011, will result in the Association employing a contractor to repaint the exterior of your home and billing the cost of that repainting to you (pursuant to Article VIII of the Declaration of Covenants and Restrictions). In addition, a \$50.00 fine will be imposed. Check the newsletter for advertised paint contractors. Ask for discounts if all townhomes in a building are painted by the same company. Check references and hopefully some from other owners in the community. The SouthPark 2 Homeowner Association, Board of Directors, Covenant Committee and the Architectural Committee does not endorse or recommend any of the advertising contractors

Should you have any questions regarding the painting, call Kevin Lavene or Dale Lavene at Centennial Management Group, 720-528-8557 or check the web site at www.southpark2-hoa.org.

Reported Vandalism

A homeowner on W. Long Circle reported in late July, after the August newsletter deadline, that his flowers had been pulled out of their pots and thrown on the ground. This case of vandalism is extremely disappointing as the homeowner takes pride in making the area around his townhome and our community beautiful. In addition, recently there has been graffiti written on a park bench west of the bowl area (playground) and on sidewalks and the street in the vicinity of 2875 and 2889 W. Long Circle.

We ask the residents to keep a watchful eye over each other in hopes of preventing such acts from occurring. If any vandalism is seen throughout the community, we encourage everybody to report it to the Littleton police. Together we can keep our community unified, beautiful and safe.

Monthly SouthPark Game Night: Scrabble, Trivial Pursuit, Rumikub, UNO (and some brand new games too!)

Join us for Game Night at the SouthPark II Clubhouse, 2801 W. Long Drive. NO RSVP is necessary. Please call **Mary Krueger at 303-730-6036** if you have any questions. Otherwise, we look forward to seeing you on Game Night! Our Game Nite will be held on the 3rd Saturday of each month, beginning in September, 2011. **The dates are:**

Saturday, September 17th

Saturday, October 22nd

Saturday, November 19th

No game night in December. It's our Neighborhood Holiday Party!

Any exterior changes, replacements and/or additions **MUST** be approved by the ACC Committee.
 Please address your request in writing to:

Dale Lavene,
Centennial Management Group, LLC
P.O. Box 3459, Littleton CO 80161

Who To Call:

Maintenance
 Painting
 Grounds

Dale Lavene
720-528-8557

SouthPark 2 Board of Directors

Linda Lancaster	President
Jim Ramsay	Vice President
S. Dorenkamp	Secretary
Pat Cowdin	Treasurer
Bruce Johnson	Director
Nancy Jack	Member at Large
Chris Moulder	Member at Large

Committees

Maintenance

Dale Lavene,	
Centennial Management Group, LLC	
P.O. Box 3459, Littleton CO 80161	
cmglittleton@aol.com	720-528-8557
James Ramsay	Bruce Johnson

Finance

Linda Lancaster	S. Dorenkamp
Jim Ramsay	Pat Cowdin
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Recreation

Jim Ramsay
 Bruce Johnson
 Josephine Slanovich

Architectural & Covenant Control, & Area Patrol

Dale Lavene,	720-528-8557
Centennial Management Group, LLC	
P.O. Box 3459, Littleton, CO 80161	

Clubhouse

303-380-0024	
Betty Vielhauer	Sandy Frye
Nancy Jack	

Councilman

Debbie Brinkman	303-734-8315
dbrinkman@littletongov.org	

Littleton Police Department "Non-Emergency"

303-794-1551

Bookkeeper/Accounting

Laura Dillon, 303-468-3745, prompt #6
 Colorado Management & Associates

The SouthPark2 newsletter is a monthly publication of the SouthPark2 Homeowners Association. Deadline for articles is the 20th of the month. Contact Dale Lavene at 720-528-8557 to submit an article. Check out our website at www.southpark2-hoa.org.

All articles may be edited for clarity and space requirements. Deadline for ads is the 15th of the month for the next month's issue except for the Jan. issue which is Dec. 6th. Contact Colorado Lasertype at 303-979-7499, getinfo@ColoradoLasertype.com.

Appearance of an advertisement in this publication does not constitute a recommendation or endorsement by the publisher or the association of the goods or services offered therein. The opinions expressed in this newsletter are those of the individual authors and not of the Board of Directors of your association or the publisher. Neither the Board, publisher nor the authors intend to provide any professional service or opinion through this publication.

LNO Schedule



Ladies Night Out is a fun way to network with the ladies of SouthPark while trying out new cuisines and restaurants around Denver and Littleton. LNO meets at 6:30 p.m. each month we send out evites a week before each night to people who contact us with their e-mail addresses. Please contact **Judy Cowell** or **Roberta Wheeler** at frkrakr@yahoo.com or cwll4@netscape.net to join in. Cheers!

Mon., September 19**Bone Fish (on Wadsworth)**

Tues., October 18.....**Buca Di Beppo (Aspen Grove)**

Wed., Nov. 16.....**Cafe Terracotta (Downtown Littleton)**

Hope to see many of you for dinner!

South Suburban Parks and Rec: 2012 Budget Hearings

South Suburban Parks and Recreation will hold the second public hearing of its 2012 budget on Wednesday, September 14 at 7 p.m. at Goodson Recreation Center, 6315 S. University Blvd., Centennial. The public is invited to attend the meeting, or submit questions and ideas by mail to Executive Director, South Suburban Parks and Recreation, 6631 S. University Blvd., Centennial, CO 80121, fax 303-798-3030, or email donnas@sspr.org. Please label your request "2012 South Suburban Budget." For more information, call 303-798-5131 or visit www.sspr.org.

South Suburban Parks and Rec: 10% Off All Personal Training Packages During September

Our certified and experienced trainers teach beginning and advanced techniques to get you started on an exercise program or improve your current fitness level. For blood pressure, and/or body fat measurements, inquire at your first appointment. Personal exercise programs in the water also available. For ages 18-Adult at Goodson, Buck, Lone Tree and Sheridan Recreation Centers. For more information, contact kristinp@sspr.org.
1 session: \$50/\$40 Res. **3 sessions:** \$144/\$114 Res. **5 sessions:** \$235/\$185 Res. **10 sessions:** \$460/\$360 Res.

South Suburban Parks and Rec: FREE NFL Punt, Pass & Kick Competition

Come to David A. Lorenz Regional Park, 8422 S. Colorado Blvd, Centennial, on Saturday, September 24. Registration begins at 9 a.m. Football skills competition will be ongoing between 9:30 a.m. and 11:00 a.m. for boys and girls 6-15 years old (age as of December 31, 2011). Each child must complete a registration form with parent or guardian signature and provide copy of their birth certificate. After competing, receive a certificate from the NFL and have the opportunity to advance to regional and national competition. **NO CLEATS AND SPIKES ARE ALLOWED.** For more information, call 303-347-5999 or visit www.sspr.org.



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Don't Let The Office Fridge Become A Health Hazard

You think *your* office refrigerator is bad? In 2009, a San Jose, California office building was evacuated and seven people went to the hospital when one employee decided to clean out a long-neglected refrigerator. The mixture of mold and cleaning chemicals triggered a hazardous incident, according to a CNN report.

Your refrigerator may not be that dangerous, but for the sake of everyone's health and safety you should take steps to prevent a similar crisis. Here are some basic steps for cleaning the office fridge without risking ecological disaster:

- **Clean spills immediately.** Instead of crying over spilled milk, or spaghetti sauce, wipe it up when it's easy to remove, before lingering odors are created.
- **Notify the workforce.** Set up a schedule for cleaning the refrigerator, and notify employees a day or so ahead of time. Tell them that spoiled food will be discarded, and advise them to put their names and dates on any meals or snacks they're storing.
- **Remove food first.** Put perishables in a cooler. Keep a garbage bag handy to dispose of anything gross.
- **Remove drawers and shelves.** Pull out everything you can. You want to get to every inch of the interior, especially grooves and hard-to-reach areas where waste can fall and turn ugly. Wash out the drawers and shelves in the sink.
- **Use the right cleaning solution.** You should probably avoid a heavy chemical cleaner. A mixture of water, baking soda, and possibly vinegar will eliminate grime, germs, and odors.
- **Don't forget the freezer.** Empty out the ice tray and clear the freezer as well, putting anything you want to save into a cooler nearby. Wipe down all surfaces thoroughly.
- **Let surfaces dry.** If possible, leave the doors open and allow the unit to air dry. Otherwise, use paper towels to remove any dampness from the interior.
- **Soak up odors.** A box of baking soda, or the type of charcoal used for houseplants, can absorb odors and keep the inside of the unit smelling fresh until your next cleaning.

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Growth Starts With Creative Change

Doing the same thing day after day is easy. Change calls for a fresh approach, new perspectives, a different way of thinking. And it can be hard. When you need to shake up your world a bit, try these strategies for motivating change in yourself:

- **Start small.** A seemingly minor change can sometimes spur a greater change down the line. If nothing else, it helps you get into the habit of trying something new. Take a different route to work, talk to a co-worker you don't know well, or start the day with a different task.
- **Focus on opportunity.** Change is easier when it's connected to something important. Don't obsess over how difficult a new task is – concentrate on what it will help you accomplish. Mastering a new software package may be a chore, for instance, but it will be less painful if you remember how it will help you work more efficiently in the future.
- **Track your progress.** From time to time, take a look at how far you've come already in your career and your life. You've changed more than you realize, and recognizing your success will spur you on to further progress.

South Suburban Parks and Rec September Punch Card Special

Purchase a 15 recreation center punch card during the month of September and receive 2 FREE punches. Purchase a 30 recreation center punch card during the month of September and receive 5 FREE punches. Punch cards valid at Goodson, Buck and Lone Tree Recreation Centers. For more information, call 303-347-5999. Certain restrictions apply.

Third Grade May Be Vital For Cognitive Development

If you're a parent, you know how quickly children can grow and change. Neuroscientists studying brain development in children believe they've identified major changes occurring between second and third grade, especially when arithmetic is involved.

As reported on the Science News website, two neuroscientists worked with about 90 children in the 7-9 age range, scanning the kids' brains as they worked on math problems of varying levels of difficulty. Specifically, they found that second-graders approached both easy problems ($1+2=3$) and more complex equations ($8+4=12$) using the same part of the brain. But third-graders used more of their brain related to working memory when addressing the harder problems, a strategy that may reflect their greater confidence with simple problems and may also be linked to brain development.

The research could help teachers with math instruction and could provide scientists with important new clues regarding how and when the human brain develops as it grows.

Help Your Associates Overcome Procrastination

Not everyone has the same mindset about work. Some people focus right away on the task at hand and complete it in an efficient manner. Others, however, wait until the last minute to complete their tasks, and this can lead to inferior results. There can be a number of reasons why employees procrastinate, but there are ways to solve the problem:

1. Decide what needs to be done. If an individual has trouble figuring out what the Big Picture is, talk to him or her about the overall mission of the company. Explain the department's role in this as well as the worker's role within that department. From here, guide the employee in prioritizing and establishing goals that work to achieve the organizational mission.
2. Determine how to proceed. A worker might know what projects he or she wants to pursue but may have trouble getting out of the starting gate. Help the employee set goals and break down complex jobs into manageable ones. Be sure to follow up and make sure these goals are completed on schedule.
3. Maintain the pace. A worker might fly out of the gate, but his or her motivation might begin to dwindle over the long haul and end up fading down the stretch. Go back to setting smaller goals, and try to reward their efforts for reaching these goals. These rewards don't have to be extravagant – a simple "Good job!" might suffice to keep motivation up and running.



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Legacy Real Estate Brokers, Inc. of Littleton

Phone: **303-931-5853**

Email: **Jannobaer@Gmail.com**



Open House Events:

Saturday, September 10th &
Saturday, September 17th
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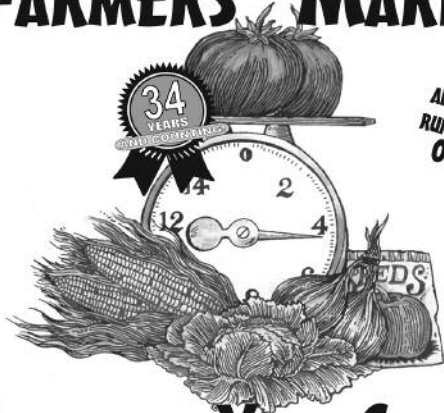
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Do What You Love? Love What You Do? Consider All The Angles

The familiar saying, "Do what you love, and the money will follow," may remind us of the importance of having dreams and pursuing your desires, but is it really practical career advice? After all, you may love lying on the beach, but there's not much money in that. Here's how to approach the whole "Do what you love" notion:

- **Decide what you want.** What you choose to do for a living should be based on what kind of life you want. If you dream of a life of wealth and luxury, a career as an artist (however much you love to draw) probably won't be very satisfying. Look for a strategy that will incorporate your interests without sacrificing other legitimate goals.
- **Learn your strengths.** You may love playing the piano, but are you really good enough to make a living at it? Be honest and realistic with yourself before committing yourself to a career that could be filled with frustration.
- **Understand secondary requirements.** Every job and career includes some tasks that are less enjoyable than others. Movie stars have to deal with intrusive paparazzi; CEOs have to make tough decisions about layoffs and ethical dilemmas. Be sure you're ready for the downside when you choose to follow your dream.
- **Remember that work is still work.** Your career has to carry you through days and weeks when you don't really want to go to the office, or the studio, or wherever your job takes you. This is part of being realistic about your goals: Even the best jobs can seem like drudgery at times, and you'll have to stick with it even when the initial enjoyment fades.
- **Don't define yourself by your job.** Your career choice doesn't have to restrict other life choices. Instead of seeking the perfect job, concentrate on finding satisfying work that allows you to enjoy your life as a whole. Remember that other old saying: "No one ever died wishing they'd spent more time at the office."

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TUESDAY • Aurora
General Park, 1561 N. Quentin St.
10 a.m. – 3 p.m. or Sellout
Starts July 12, ends October 24

WEDNESDAY • Littleton
Located in Aspen Grove Lifestyle Center
7301 S. Santa Fe Dr.
10 a.m. – 3 p.m. or Sellout

THURSDAY • Wheat Ridge
4252 Wadsworth Blvd.
10 a.m. – 3 p.m. or Sellout

SATURDAY • Southwest Plaza
Southwest Plaza SE parking lot
Wadsworth & Bowles, Littleton
8 a.m. – 2 p.m. or Sellout

SUNDAY • Highlands Ranch
Highlands Ranch Town Center Square
9288 Dorchester St., Highlands Ranch
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Mold Awareness Month

Molds are microscopic organisms that produce enzymes to digest organic matter. Their spores can also create mycotoxins – toxic vapors that can have serious health effects on humans and animals. An estimated 500,000 deaths occur yearly in the United States due to exposure to indoor toxic mold. For more information, go to www.americanairandwater.com/press/toxic-mold-awareness.htm.

“Go for it now. The future is promised to no one.”
—Wayne Dyer

College Savings Month

Most parents need to plan ahead for the cost of a college education for their children. Sponsored by the College Savings Plans Network, College Savings Month emphasizes the importance of a higher education and the need to prepare for it well in advance of the first day of class. Get the facts at www.collegesavings.org.

“Comedy is simply a funny way of being serious.”
—Peter Ustinov

Teen Services

To add your teen's name, please email **Colorado Lasertype** at getinfo@coloradolasertype.com and leave the following information: the **neighborhood you live in**, your age, phone number and the categories you would like included. Categories: **(B)** Baby-sitting; **(*)** Red Cross Cert for CPR; **(L)** Lawn care; **(S)** Snow removal; **(P)** Pet & House sitting. No recommendation or endorsement of any of the names on this list is implied or stated by the homeowners association board or Colorado Lasertype.

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Call 303-794-5901



Patrick M. Plank, Attorney at Law
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South Suburban Parks and Rec Puppy Paddle: Giveaways and Special Prizes!

Bring your furry friend for a dip in the pool. Only pooches (not humans) allowed in the pool. Saturday, September 10, either 12-1:45 p.m. or 2:15-4 p.m. Holly Pool, 6651 S Krameria Way, Centennial. \$6 pre-pay by 7 p.m. on Wed., September 7; or \$7 by Thurs., September 8. Call 303-347-5999 to pre-pay or visit www.sspr.org for more information. Presented by Lewis & Bark

South Suburban Parks and Rec: Buck-a-Roo Skating Sessions \$1

Ice skate for a buck (\$1) at South Suburban Ice Arena, 6580 S. Vine St, Centennial. Low cost, cool fun once a month, \$1 includes admission and skate rental. In addition, enjoy concession stand specials. Saturday, September 17, 1-3 p.m. and October 15, 1-3 p.m. For more information, call 303-347-5999 or visit www.sspr.org.

Selling Your Home? Check Out What's On The Market First

Before you put your house on the market, take the time to do a little snooping on your neighbors. Visiting a few open houses in your neighborhood can give you a better idea of what your home is worth and can highlight needed improvements.

If two or three houses on your block have recently redone their roofs or siding, for example, you probably should put that toward the top of your list so your home doesn't suffer from comparison once you start listing it.

Visiting open houses also gives you the chance to meet and talk to real-estate agents. You might meet someone with the experience and personality you want to work with, and you'll get a sense of his or her talent for sales.

SOUTHPARK REAL ESTATE NEWS



Terry Jenni GRI, CRS
YOUR SOUTHPARK
REAL ESTATE EXPERT
Direct: 303-794-6932



www.terryjenni.com

SouthPark Real Estate Update for September 2011
SouthPark Single Family Homes

	Up to \$400,000	\$400,000-\$475,000	\$475,000-Plus
For Sale	2	0	0
Under Contract	1	0	0
Total Sold 2011	3	0	0
Total Sold 2008/09/10	16/7/5	2/0/1	1/0/0

SouthPark Townhomes

	Up to \$200,000	\$200,000-\$250,000	\$250,000-Plus
For Sale	2	4	0
Under Contract	2	2	0
Total Sold 2011	5	8	2
Total Sold 2008/09/10	9/9/10	19/14/18	8/8/5

The information is based on MLS August 15, 2011.
 Not all of the properties were listed and/or sold by Terry Jenni, Metro Brokers.

PLANNING ON SELLING YOUR SOUTHPARK HOME? CALL TERRY TODAY: HE IS READY TO HELP YOU!

- Free Home Valuation
- Advise You on How to Prepare Your Home to Sell
- Custom Marketing Program

Terry has enjoyed living in and selling in the SouthPark community since 1989. Terry understands how to market the neighborhood, area schools and amenities, and how to point out the special features of your SouthPark home and community.

Call Terry for Honest, Professional Real Estate Service.
303-794-6932 • TerryJenni@msn.com

GO TO TERRYJENNI.COM FOR ALL YOUR REAL ESTATE INFORMATION!

- Current inventory of SouthPark single family homes and town homes for sale.
- Mortgage Calculator
- Free Home Search

Thank you SouthPark Home Owners for your support!
 Terry Jenni CRS
 Metro Brokers Realty Innovations 303-794-6932