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If you have something that you would like included in a future newsletter please send it to Lesley at [communicationvalhoa@gmail.com](mailto:communicationvalhoa@gmail.com), HOA Manager, [Tony Lemberger](#), or any current [board member](#).

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## IMPORTANT REMINDERS & ANNOUNCEMENTS



### 2021 HOA Annual Meeting Summary

We gathered at Bemis Library on December 9th to review 2021 accomplishments, 2022

goals, and yearly budget. We also elected a new president replacing Brad Shelly who is stepping down after many years of service. Other highlights:

- The 2022 budget was reviewed. In sync with the CPI for 2021, the monthly HOA fee will increase by 6% to \$320/month.
- Michelle Carter was elected to replace current president Brad Shelly. Brad will move into an At Large Board position.
- The VAL HOA had many 2021 accomplishments which included:
  - Significant safety improvements to interior & exterior sidewalks
  - The creation of the Hospitality Committee increasing community connections and fun
  - A new snow removal contractor reducing cost to the association
  - Movie Night, Little Lending Library, and many landscape enhancements!

2022 goals include additional exterior sidewalk repairs and the development of a proposed timeline to repaint complex buildings.

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### **Complex Safety**

Most homeowners have participated in the Alley Light Project by replacing alley lights with

dawn-to-dusk bulbs and clear globes. Ensuring that all homeowners leave their alley light switched on is a significant way to improve security at the Village at Littleton. If you have not done a light replacement, please contact Brad Shelly at 720-459-2929.

Please support this effort!

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## **2021 Landscape Committee Report**

*by Joe Gibson*

In 2021 the landscape committee planted more trees and replaced some of the plants at the complex entrances. Several residents have made improvements to the areas outside of their patio fences which is serving to improve the overall appearance of our properties. Thank you! We tore out the old garden in front of properties 1417-1419 and planted a new perennial garden in its place.

New shrubs were planted in front of the 1415 property and on the west side entrance alongside Lake Ave., new grass. Danny Carter treated several Ash trees for emerald ash borer.

Our HOA is experiencing large water bills and our committee has been discussing this complicated issue. One generous homeowner requested to cap the sprinklers west of the Datura mailboxes and install rock there at no cost to the HOA. After much discussion and consideration, we decided not to approve this request because the trees in that area will suffer without receiving water from the sprinklers.

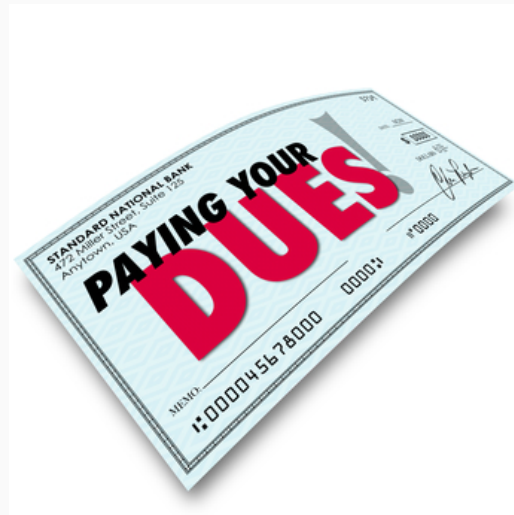
This past year there were some areas that were overwatered, and others underwatered. A very important goal for the new year is to work with the new sprinkler maintenance person to get the sprinkler system

working correctly and more efficiently. Our hopes are that the water bills can be significantly reduced in this way.

Additional goals for 2022: we would like to see some additional shrubs planted along Datura Street.

Thank you to all the members of our VAL community who helped with these projects.

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### **HOA Dues Increasing**

The HOA Board of Directors have carefully analyzed past due expenditures, as well as diligently planned for future cost to arrive at the 2022 annual budget.

Beginning January 1, 2022, a \$15.00 per month dues increase will go into effect equating to a total of \$320.00 each month. If you pay your HOA dues via automatic online bill payments, please update to reflect the new payment amount.

HOA monthly dues are due the first of each month. Payment coupons for 2022 can be downloaded via the Village At Littleton website [here](#).

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### **Visit our website**

Looking for detailed VAL HOA information? Visit the website at [valhoa.org](http://valhoa.org). Here you will find board meeting agendas, minutes, rules and regulations for the complex, ACC and Landscape Committee processes forms, and much more!

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## **UPCOMING EVENTS**

### **[Christmas Tree Recycling](#)**

December 26 - January 14, 2022

### **VAL HOA Meeting**

January 26

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**2022 Village at Littleton Board of Directors**

Michelle Carter, *President*

Scott Munstock, *Treasurer*

Mary Ann Gibson, *Vice President*

**Members-At-Large**

Carol Schneider

Brad Shelly

Marg Carlisle

Valory Gage

Susan Holburn

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