

AVA NEWSLETTER



Applewood Valley Association, P O Box25, Golden, CO 80402
www.applewoodvalley.com 720-346-6525

Lakewood Zoning Code Replacement

Lakewood! Zoning Improvement is underway and can be followed at www.PlayYourPart.org. During the first phase (research) in 2009-10, AVA's involvement was having a representative, Jesse Hill, on the Community Advisory Group and also participating in the general presentation meetings. Issues are still being defined and it is helpful to have educated AVA members attending and providing comment. Our role is important since this intended replacement of the Lakewood zoning code will establish new requirements for infill projects and rejuvenation of older developed properties of which there are many in the north half of Lakewood. Economic Development expectations about replacing certain established zoning with a mixed use category need careful evaluation for potential effect in AVA neighborhoods. Jeffco zoning revisions have been and are expected to be minor.

Jeffco Comprehensive Planning

Jeffco is making a major revision, replacing the decades-old General Land Use Plan (fondly known as the GLUP) and updating the sectional plans (Central Plains Community Plan, Northern Plains Community Plan, etc.). The planner in charge of the Central Plains area happens to be AVA member Heather Gutherless and she welcomes ideas from us while circulating at our events. AVA members have participated through the years in defining the contents of these plans and are actively involved now. Watch for notices of upcoming meetings. Incidentally, we wish to applaud a long-time staff member, Kate Newman, who was recently promoted to Assistant County Administrator. In her roles as planner she worked to understand us well and to diligently apply that to many issues and challenges for our association and our neighbors.

Did you know..?

You can watch elected officials in action and read the documents they are considering.

See Lakewood on Comcast Channel 8 or on the web at www.lakewood.org

and Jefferson County on the web at www.co.jefferson.us/

AVA Annual Meeting

The AVA 2010 annual meeting will be held September 21 at the United Methodist Church at 20th and Ellis. Several AVA Board positions are up for election. Member participation is encouraged. You need not be an active member to attend a meeting. However, our charter requires dues to be paid by the deadline of 5 days prior to the annual meeting in order to vote. In practice, we welcome all participants to vote and only if there should be a divided opinion would it be necessary to limit voting to prepaid members.

We have invited current and prospective elected officials for a "meet and greet" at 6:00pm, so please come early. The business meeting starts promptly at 7:00pm with election of directors and the featured topic of Safety in our neighborhood and an opportunity for Q & A.

See you there and bring your neighbor!!

To find out more about these
and other issues in this
AVA Newsletter come to our
2010 AVA Annual Meeting
Tuesday, September 21st
6:00pm - 8:15pm

Doors open at 5:45pm
Applewood Valley United Methodist Church
located at 20th and Ellis

Applewood Community News

Crime & Safety

As a result of several serious crimes occurring this summer, AVA responded to members by convening a neighborhood meeting on 21 July at the Applewood Valley United Methodist Church. With a swift timeline, we tried to reach as many members as possible through our AVA email address base, asking people to share information with neighbors. If you were amongst the one in four households on our list, you received timely notice. If you were not on our carefully protected list, you might reconsider adding your name. You do not need to pay membership to be included, although we think this is a generous voluntary service for the price and would appreciate your contribution.

The safety & crime meeting brought together over 100 of our members with representatives of the Lakewood Police Department and the Jeffco Sheriff's Office as well as Mayor Bob Murphy and County Commissioner Kevin McCasky. LPD Chief Kevin Paletta, Commander Steve Boatwright, JSO Captain Dave Taylor, Deputy Jim Brendle, Deputy Eric Steinman, and Deputy Lucas Longman expertly discussed the cases and concerns we had identified prior to the meeting and then engaged with all of the questions and comments from our attendees.

It was a remarkably informative meeting and led us to decide to emphasize this topic with these law enforcement teams at our annual meeting. Further, we all see the need to increase our own personal level of responsibility for safety. We no longer live in a remote rural setting. The analysis showed in about half of the burglaries, assaults, break-ins, thefts, vehicle thefts, and drug offenses that the victim had had a contributory role. Primarily, those victims had not protected themselves against fairly easy access by criminals. Indeed, that leaves many other criminal incidents needing sophisticated preventative measures and action by the police and sheriff's office. The information given that night demonstrated how the two agencies cooperate in solving crimes as well as addressing community protection. We discussed our members' need for better communication using actual examples and hearing the resolution of some previous high profile crimes.

We are learning as a community more ways and means to enhance safety. A very high potential is presented by the Neighborhood Watch programs supported by both the Lakewood Police Department and the Jeffco Sheriff's Office. Our area used to have several watches but all have disappeared through the years. It is time to reestablish these; the active Neighborhood Watch areas in Jefferson County are experiencing a much lower incidence of crime. This

requires a small time commitment and yields a large benefit. We will start the organization of these watches at our Annual Meeting. You can explore the topic at our website where we have active links.

Medical Marijuana

The sale and related growing of medical marijuana has been established in Lakewood under Ordinance 2010-1 adopted in February. The State Legislature then passed HB 10-1284 and SB 10-109 setting different processes and definitions which will require reconciliation by Lakewood in 2011. Wheat Ridge passed ordinances providing a moratorium on medical marijuana businesses for the present. Jefferson County Commission voted unanimously in July on Resolution CC10-285 to prohibit businesses that cultivate, manufacture or sell medical marijuana or marijuana-infused products. Links to these documents and others are included on the AVA website.

AVA Neighborhood Plan

This would be the formal document which defines our neighborhood distinguishing it from the more generalized planning descriptions adopted and used by Jeffco and Lakewood in their land use decision processes. Neighborhood Plans have been adopted for other areas in Lakewood, often corresponding to a singular or a small group of homeowner associations. As we previously coordinated with Jeffco and Lakewood, the AVA Neighborhood Plan would cover our entire area and be responsive to the needs of both jurisdictions.

As circumstances now dictate, our Neighborhood Plan process will be returned to inactive status due to heavily increased demand on our limited resources. A year ago we had described our intention to advance this project, namely, to draw our members into actively defining the scope, collecting information, coordinating with many interested parties, and creating a rough draft of the AVA Plan. Urgent issues have and will continue to consume all the available volunteer time dedicated by board and committee members.

When AVA undertakes a project or responds to a request of members, the actions are governed by principles stated in our charter and must be supportive of our whole membership. The highest priority needs since our last Annual Meeting have been collecting and evaluating the Neighborhood Survey, responding to issues raised by or affecting members (eg., coyote control, reconstruction of West Metro Fire Station #5), protecting (continued)

AVA Neighborhood Plan (from page 2)

against another proposal to close Stober, coordinating and providing comment on marijuana regulations, reviewing city and county agenda items and planning proposals and providing comment when needed, obtaining significant assistance to overcome and reverse the recent trend on crime and initiating safety improvements. Additionally, we will soon need to increase attention, evaluate very carefully, and provide effective commentary on the proposals to change the Lakewood zoning ordinance.

Other Quality of Life concerns expressed by members during the year cover a wide range. From our AVA Neighborhood Plan Survey of autumn '09 we received multiple comments about property maintenance by renters/owners, condition of the shopping center at southwest corner of 20th and Youngfield, closing of Stober, noise from I 70, parked RV's and old cars, double occupancy of homes/renters in single family residential areas, commercial enterprises in residential properties, speeding on Simms, and storm

water control problems. From phone calls and emails and comments at meetings or the barbershop or grocery store, we hear that our neighbors are glad to be living here but concerned about any elements that might bring degradation such as graffiti, speeding on streets, untreated insect damage to trees, trash/litter from roadway users, unattended vacant houses, and an influx of loiterers.

Overcoming these things is very doable with a little effort by all as individuals.

Cabela's Update

Cabela's has opened a Colorado retail store at the already developed Mesa Mall in Grand Junction. Denver/Front Range customers are anticipated to continue to support the Sydney, Nebraska flagship store.

Meanwhile, the same parties have renamed the development "Crossing at Clear Creek." Wheat Ridge is processing requests as though all aspects were approved via the Official Development Plan in 2006 when the three points of access were set.

The current start-up proposal is a mixed use a la mini-Belmar on the parcels adjacent to I 70 south of the 40-acre Cabela's parcel. No mention has been made by developers or Wheat Ridge about the Metro District obligation to acquire access and build the Cabela Drive connection to SH 58 as well as modifications to I 70/32nd Ave interchange and Youngfield.

Some previous agreements and negotiated elements appear subject to being eclipsed by the city's new Economic Development strategies, Urban Blight designation, and significantly revised zoning codes.

Our Schools

Stober Elementary is remaining open but is still challenged by factors needing a watchful attention by our neighborhood; change of school principal, school budget concerns, unquantified traffic/safety issue at entrance where group home vehicular activity is not yet specified. Opportunities for neighborhood partnership on walking school bus and solar/wind energy demonstration project are set aside for now.

Jeffco Schools recently achieved a very fine distinction by ranking fifth nationally amongst the 50 largest school districts based on graduation rates. Also, four high schools, Lakewood, Evergreen, Conifer and D'Evelyn, were ranked by Newsweek in the top 6% of public schools nationally, joining a list of about 1,600 on the America's Best High Schools.

Your participation makes a difference!

We are currently accepting dues for the period from September 2010 to August 2011. Dues are \$10 per individual or \$20 per household and help pay for the newsletter and other AVA communications and allow you to vote.

Make your check payable to Applewood Valley Association and mail it and this form to:

AVA, P.O. Box 25, Golden, CO 80402

- \$10 Individual (1 vote*)**
- \$20 Household (2 votes*)**

*AVA By-Laws, Article III, Members, Sec 1 Membership

Name

2nd Name (if household)

Address

Email

Phone

Please Note! AVA is extremely careful about security of our membership data and only the Board Officers have access to the email list.

The General Manager of Holly West/La Fonda de Acebo (an AVA member) has graciously offered to provide AVA with a fundraising opportunity to help offset some of these recent costs while providing a means to fund future endeavors on behalf of our Applewood community. Here it is!!

AVA members take this ad to the restaurant and sign on to an AVA members list.

Your support will flow through the restaurant donations.

Holly West/La Fonda de Acebo will donate a portion of the pre-tax bill to AVA:

If your bill is less than or equal to \$30.00 → 10% If your bill is greater than \$30.00 → 15%

Offer is valid Sunday thru Wednesday for either lunch or dinner and is not valid with any other discounts.

Holly West/La Fonda de Acebo, 3490 Youngfield St. (303) 232-9964.



A big "Thank You" to Holly West/La Fonda de Acebo for this generous offer!

If you have fundraising ideas or are willing to make a donation to AVA, please don't hesitate to contact us at 720-346-6525.

AVA Board Members

Board Members are volunteers and hold a term of two years.

President	Barbara Barry
Vice-President	Lydia Creager
Vice President - Membership	Jan McQuade-Sturm
Secretary	Marianne Ortiz
Treasurer	Shirley Schneider
Director	Darlene Gollaway
Director	Tom Schoenborn
Director	Bernie Hamill
Director	Vacant

AVA -The Applewood Valley Association is Your Neighborhood Homeowner Association

AVA was chartered in 1959. It now contains over 1800 homes. It does not function the same as a "homeowner's association" in a covenant community. The original purpose was to ensure the integrity of the neighborhood, to maintain an intact suburban setting and to participate in future development decisions so that our community would remain unique.

Our purpose remains the same. AVA has active Board members who voluntarily keep up with proposed planning and zoning issues and meet community leaders. With the help of our website and email list we are able to keep members informed and we will be asking for your assistance when there is a "Call to Action".

As our established community grows and changes, it is up to all of us to be ever watchful with regard to zoning changes, residential and commercial development, schools, traffic flow and safety. All of these impact us in one way or another. We hope you will become involved with AVA efforts and also encourage your neighbors to do the same. Be vigilant of safety and proposed zoning changes and developments around you. Timing is everything!



We're on the Web!
Visit us at:
www.applewoodvalley.com

and we have a new phone number
720-346-6525

AVA
P O Box 25
Golden, CO 80402



Applewood Valley Resident Owner