



January 2026

Happy New Year 2026 **STONEGATE MESSENGER**

BOARD OF DIRECTORS

President: Dave Marshall
Vice-President: Tom McHenry
2nd Vice-President: Sean Donlin
Treasurer: Frank Sillici
MAL: Robert Forsyth

COMMUNITY DIRECTORY

PCS 303-224-0004
Bookkeeping Ext. 308
Design Review Ext. 200
Community Inquiries Ext. 500
MON-THURS 7:30 AM - 4:30 PM
FRI 7:30 AM - 12:30 PM

COMMUNITY WEBSITE

<https://svoacommunity.com/>
Association Issues: Covenants, HOA
Assessments, & Modification Submittals

Single-family Home Trash Service

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NEWSLETTER ADVERTISING

Porchlink Media
kerri@porchlink.com

NEIGHBORHOOD WATCH

Report Non-Emergency Incidents:
303-660-7500
General Program Info:
303-660-7544

STONEGATE VILLAGE METROPOLITAN DISTRICT

10252 Stonegate Parkway
Parker CO 80134
303-858-9909 | www.svmd.org
Billing Questions, Common Area Irrigation,
Maintenance Issues, Pools, Parks, Community
Center Reservations, Open Space & Other
Amenities, Street Signage, Water & Sewer
Service

STONEGATE NORTH VILLAGES METROPOLITAN DISTRICT

720-851-8178
Primarily Addressing Issues For Owners North Of
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(aka Lincoln Park) Pool & Park.
www.stonegatenorthvillages.org

KEYSTONE ESTATES OWNERS
ASSOCIATION C/O OVERLOOK PROPERTY
MANAGEMENT
303-991-2192

HAPPY NEW YEAR!

from your Stonegate Village Owners Association
Board of Directors and the Staff at PCS!

Christmas in Stonegate

Oh what fun!!! That was a wonderful day to celebrate the holidays!!! We had a 62-degree day and a park full of wonderful neighbors. We hope you all had a wonderful holiday and Santa granted all your wishes.

Stonegate Play Group!

Calling kids of all ages! Come out to the North Pool Playground every Tuesday from 4-6pm for playtime! Get to meet other wonderful kiddos and their families. The playground has swings and two play structures, perfect for big kids and littles. Bring bikes, snacks, or just yourselves! Let's enjoy the sunshine together! Questions? Text Helen at 818-322-7124.



Seasonal Decoration Reminder

To all homeowners who have taken the time to place seasonal decorations, including lights, outside of their home, we wanted to remind you of the following:

- Christmas decor must be removed by January 10th, 2026, and lighting must be removed by January 2nd, 2026.
- Hanukkah decor must be removed by January 7th, 2026, and lighting must be removed by December 30th.
- New Year's lighting must all be removed by January 8th, 2026.

Member Notification Information
Community Legal Name: Stonegate Village Owners Association, Inc.
Date Declaration Recorded: May 13, 1985
Fiscal Year: January-December
Assessment: \$100.00 going to semi-annual billing due January 1st & July 1st for single-family homes; \$60.00 annually for attached homes due January 1st.
Assessment Includes: Social Activities, Newsletter, Covenant Enforcement, and Trash Removal for Single-Family Homes
Community Representative: Mark L. Eames, PCAM CAM Lic. No. RM 000001261
Management Company: PCS Address: 7208 S. Tucson Way, Suite 125 Centennial, Colorado 80112
Contacts: 303-224-0004 - Office Bookkeeping Ext. 308 Design Review Ext. 200 Community Inquiries Ext. 500 303-224-0002 - Fax corpoffice@pcms.net - email
Documents: The Master Declaration of Covenants and Design Guidelines and Review Procedures of the Modifications Committee can be viewed at the website https://pcms.net/stonegate-village-documents/ All other documents are available by email, fax or mail if requested.
Services & Utilities
Douglas County Sheriff: 303-660-7500
Electricity/Gas: Xcel Energy: 800-895-1999
CORE Electric Cooperative: 303-688-3100
Parker Post Office: 800-275-8777
Snow Removal, Street & Sign Damage: Douglas County Public Works 303-660-7490
Stonegate Village Metropolitan District: 10252 Stonegate Parkway, Parker CO 80134 303-858-9909 www.svmd.org
 <p>720-295-2649 www.PorchlinkMedia.com</p>



Stonegate Pocket News

STONEGATE POCKET NEWS

How do these events happen? We are so lucky to have such a fabulous Social Committee in Stonegate! Thank you to all the wonderful reps for making these events possible and giving so much to Stonegate to make it a great place to live.

BRIARWOOD

Happy New Year! Thank you, Lauren Smith

CENTERSTONE & THE KNOLLS

Thanks to those who made it to the annual winter parade that our wonderful neighborhood facilitated for us. Believe it or not, plans for next year's events will begin soon. So, if you have ideas to share, feedback/input to give, or would like to be added to our communications, now's the time. Please send all messages/requests/inquires to stonegate.centerstone@gmail.com. In the meantime, happy celebrating to all and to all a good year!

CORNERSTONE

We hope you have a great holiday season! Check out our Facebook event page for inspiration.

PARKHILL, WILDRIDGE & RIDGEVIEW

Greetings to all of our wonderful neighbors! Thanks for joining in our One-Way Cookie Exchange social event of the year! We enjoyed seeing all of you! Happy Holidays to all, Dave, Stacey, Robin and Mike

MANOR RIDGE

Join us for Sunday Funday!! January 11th, 2:00 PM at Lil' Ricci's in Stonegate. Pizza will be provided. Please RSVP to mmmjingles@comcast.net by January 5th. Hope you can join us! Happy New Year!

KEYSTONE ESTATES

Thank you for coming to our annual holiday party!

OAKMOOR, SUMMERWOOD, CRESTROCK

Happy New Year! It was a lot of fun to see so many people at our neighborhood holiday celebration in December. We hope you had a chance to enjoy the sleigh ride, carolers, waffle truck and hot chocolate! We will be planning some more activities later in 2026. If you'd like to receive notification of upcoming events, please email us at oakmoor.stonegate@gmail.com to be added to our email list and/or our Facebook page. Cheers to 2026!

CREEKSIDE, THE ENCLAVE, SARANAC, OVERLOOK & WILDRIDGE

Thanks to all who came to our holiday party!! It was wonderful to see you all. Happy New Year!

SANDSTONE, WINDRIFT, TERRACE, LEGACY, STONES LANDING, SWAINSON HAWK, NEW BUILDS, NORTH STONEGATE

Happy New Year!!! Thank you to all who came to our events in 2025! See you in 2026!! Kaitlin & Tracy

Interested in helping your pocket with neighborhood events? Email Mari at mmmjingles@comcast.net.

We enjoyed seeing you all at Santa's Parade. We hope all your wishes came true this holiday season. May your 2026 be filled with happiness and good health! We look forward to hosting more events in 2026!

- Your 2025 Social Committee.

Weekly Neighborhood Stroller Walk

Hi Stonegate Moms!

If you've been looking for a walking buddy while out with your little one, or just wanting to meet fellow moms in the neighborhood, please join us for a weekly **Neighborhood Stroller Walk**, where you—and your tiny co-pilot—are officially invited! Think fresh air, easy conversation, a good cup of coffee, and a group of moms who won't judge you if you show up with a messy bun, mismatched socks, or a stroller packed like you're fleeing the country. We'll keep the pace light, the mood happy, and the babies rolling in style. Come join us, make a few new mom friends, and let's turn "getting some steps in" into the highlight of the week! If you're interested please call or text me at 303-726-1008 -Alexis



your stonegate neighbor +
real estate advisor



johnnie mallott

719 200 7522 // jmallott@milehimodern.com

my values

- // integrity, service + excellence as a USAF Veteran of 20 years
- // real estate is my passion + my full-time profession
- // detail-oriented focus + hands-on approach

my promise

- // dedication + devotion to prepare your home best
- // professional cleaning, sewer scope, HVAC service + roof evaluation
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- // comprehensive comparative market analysis

“ We highly recommend Johnnie! Over five years, he's helped us buy two homes and sell another while becoming a true friend in the process. Knowledgeable, trustworthy and hardworking, he goes the extra mile to make every step easy and enjoyable. We're grateful for his care and dedication to his craft as a top professional in the industry.” — CLIENT LOVE

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Symptoms to Be Aware Of:

- Difficulty with reading.
- Underperforming in academics or athletics.
- Homework takes an excessive amount of time.
- Poor handwriting.
- A diagnosis of ADD, ADHD, or Dyslexia.
- Recurring headaches.



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STONEGATE VILLAGE

Metropolitan District News

January 2026



Stonegate Village Metropolitan District

HELP!

Pollutants can be found in your storm drain.

Please do not dump or spill the following pollutant(s) into the storm drain system near your home:

- Over irrigation usage
- Motor Oil
- Antifreeze/Transmission Fluids
- Cooking grease
- Detergents
- Solvents/Degreaser
- Paint/paint products
- Home improvement waste
- Sewage
- Animal waste
- Yard waste (leaves, grass, etc.)
- Uncovered dirt and/or landscape materials
- Construction debris
- Trash
- Other _____

Clean Water – We Can All Help!

Stormwater pollution is a problem that affects all of us. With a growing population, keeping SVMMD's natural waterways clean from pollutants has become increasingly difficult. With an increasing number of storm drains to clean and maintain, we need your help.

When it rains, water flows over our streets and yards and carries the pollutants it picks up into the storm drains. The problem is that storm drains are not connected to the wastewater treatment plant. So, what is in the streets flows directly into our creeks, lakes and rivers untreated.

As a SVMMD resident you can make a difference by becoming a **Clean Water Leader**. Both on the job and in your community, you can help make our creeks, lakes and rivers free of pollution. When you're at home, share your knowledge with neighbors and family. As you drive to work, be aware of any illegal discharges, and if you do see an illegal discharge, report it. **In the Stonegate Village Metropolitan District you can call (303) 858-9909.**

Whether at home or at work you can stop pollutants from being generated and entering our storm drain system. Here are some of the ways available:

- ✘ Use dry clean-up methods for spills and outdoor cleaning. Vacuum, sweep, and use rags or dry absorbents. Properly remove and dispose of this material when the spill is absorbed.
- ✘ Properly label, store and dispose of hazardous wastes.
- ✘ Rake, sweep-up, and place all debris (dust, litter, lawn clippings, sediment, etc.) from your yard or near your property into a trash can.
- ✘ Never hose or spray debris onto the street gutter.



WISHING YOU A HAPPY NEW YEAR!

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HBS Recycling Schedule

MONDAYS South side of Lincoln	TUESDAYS North side of Lincoln
January 2026 1/5/2026 1/19/2026	January 2026 1/6/2026 1/20/2026
February 2026 2/2/2026 2/16/2026	February 2026 2/3/2026 2/17/2026
March 2026 3/2/2026 3/16/2026 3/30/2026	March 2026 3/3/2026 3/17/2026 3/31/2026
April 2026 4/13/2026 4/27/2026	April 2026 4/14/2026 4/28/2026
May 2026 5/11/2026 5/26/2026	May 2026 5/12/2026 5/27/2026
June 2026 6/8/2026 6/22/2026	June 2026 6/9/2026 6/23/2026
July 2026 7/6/2026 7/20/2026	July 2026 7/7/2026 7/21/2026
August 2026 8/3/2026 8/17/2026 8/31/2026	August 2026 8/4/2026 8/18/2026
September 2026 9/14/2026 9/28/2026	September 2026 9/1/2026 9/15/2026 9/29/2026
October 2026 10/12/2026 10/26/2026	October 2026 10/13/2026 10/27/2026
November 2026 11/9/2026 11/23/2026	November 2026 11/10/2026 11/24/2026
December 2026 12/7/2026 12/21/2026	December 2026 12/8/2026 12/22/2026

Please Help!

Trash must be bagged and placed inside a container with a lid. Failure to do so can result in trash blowing into the street and into neighbors' yards, which is both unsightly and disrespectful. Please take responsibility for properly securing your waste.

Let's all do our part to keep the community clean—if you see trash or debris, please take a moment to pick it up. Small actions make a big difference, and together we can maintain a clean and respectful environment for everyone.

Trash/Recycling Update:

HBS Trash pickup times do not occur at the same time each pickup day and operate 7:00 AM – 7:00 PM. Because of this, if residents contact the HOA office, we may not immediately know if a pickup is delayed earlier in the afternoon. The best way to stay informed is to sign up for notifications from HBS Trash for your address here: <https://forms.gle/Mqgnw2VPY6SX3f7E6>. To ensure these notifications do not go to your junk folder, please add postmaster@hbstrash.com to your contacts. Pickups may be delayed due to hazardous materials in containers, such as motor oil, which require the truck to halt for safe cleanup, extra pickups, including this year's heavy leaf volume, which causes trucks to fill faster and requires additional trucks, or weather conditions. The contact for HBS Trash can be by email at customerservice@hbstrash.com or by phone at 720-547-8600 (Monday–Friday, 8:00AM – 5:00 PM).

Call ahead for special pickups:

(i.e., furniture, construction/remodel, excess, etc.) 720-791-6999

720-791-6999 | www.hbstrash.com

RECYCLING GUIDELINES

For the health and safety of our workers, please make sure all recyclable materials in your curbside bins are washed out and clean and follow the below guidelines.

ACCEPTABLE RECYCLING ITEMS

1. What items CAN be recycled?

Paper mixed paper cardboard newspapers, magazines, & catalogs cartons paperboard phonebooks & paperback books	Metals aluminum cans foil pie plates steel cans loose metal jar lids bottle caps
Plastics rigid plastic bottles and containers plastics #1-7, No food residue, plastic bags, Styrofoam or hard plastic items	Glass Clean and washed-out glass containers including bottles, jars, etc. No food residue

- Empty and rinse all containers
- Place recyclables loose and unbagged in your recycling container
- Flatten all cardboard and paperboard boxes
- Place your recycling container 4ft from cars and other obstacles

1. What items CANNOT be recycled?

Please **DO NOT** place the following products in your curbside recycling container.

NO GARBAGE | NO PLASTIC BAGS | NO PLASTIC FILM | NO STYROFOAM®

- **NO PLASTIC BAGS OR FILM:** We cannot accept plastic bags in your curbside recycling bin. Plastic bags can be recycled at most local grocery stores.
- **NO NON-RECYCLABLE PLASTICS:** We accept plastics #1-7 but there are some plastics that are not recyclable. These products include Styrofoam, hard plastic items including toys, plastic chairs, flower pots, PVC pipes and any other plastic products that are not listed in these guidelines.
- **NO LIQUIDS OR FOOD RESIDUE:** Please completely empty and rinse out all containers before recycling.
- **NO CERAMICS OR OTHER GLASS PRODUCTS:** Do not place glass, ceramics, china, dishes, mirrors, light bulbs, Pyrex, porcelain, or window glass in your curbside recycling container.
- **NO SCRAP METAL:** No scrap metal items of any size in your curbside recycling container.
- **NO ELECTRONICS:** Do not place electronic devices in your curbside recycling container.
- **NO HAZARDOUS WASTE:** We do not accept hazardous waste such as oil-based paint, automotive fluids, car batteries, fertilizers or pesticides. Latex paint recycling locations can be found on PaintCare.org.



South Denver Digs Realty is a boutique brokerage that does most of its business in the Parker area. We have been the #1 real estate team in Stonegate for over 16 years. We love Stonegate!

**Contact us at
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303-798-2290**

Your Home Helper

We receive many questions about homes, updating, real estate and more. Our goal with this monthly column is to address commonly asked questions in Stonegate. Please send your questions to Dan@SouthDenverDigs.com.

Question:

When is the best time of year to sell a Stonegate home? And when is the best time to buy?

Answer:

As we shake off the post-holiday haze and try to fit the Christmas tree back into the box, most homeowners aren't exactly itching to put a "For Sale" sign in the yard. But here's the plot twist: the best time to sell in Stonegate is usually right around the corner!

Historically, our market wakes up around mid-February and stays strong through May. However, the last few years have ignored tradition entirely and started the party early. We've seen buyer activity ramp up in mid to late January, with peak momentum arriving sooner and sometimes wrapping up by March. Apparently, buyers don't need spring flowers anymore, just a good floor plan and the best neighborhood in Douglas County.

The market typically cools off from late spring to late summer, when school breaks, vacations, and sports schedules take center stage. We also see a drop off during the holidays (Thanksgiving through the end of the year,) when attention shifts to family gatherings, travel, and eating your weight in cookies.

For buyers, the timing is generally the opposite. Early summer can be a great time to buy to avoid bidding wars and buyer frenzy, though there may be fewer homes to choose from. Less competition can mean more negotiating power, always a win when you're signing a mortgage for 30 years!

If buying or selling in 2026 is even a remote possibility, now is the time to get your ducks in a row or at least in the same general vicinity. Smart timing alone can mean the difference of tens of thousands of dollars! A little strategy now beats a lot of "we should have called you sooner" later. We know Stonegate real estate, that means less guesswork for you and a better game plan. And yes, we will gladly help you decide if it's time to move or just remodel the bathroom. Call or text today 303-798-2290.

South Denver Digs Realty is a boutique brokerage that does most of its business in the Parker area. We have been the #1 team in Stonegate for over 16 years. Contact us at Dan@southdenverdigs.com or 303-798-2290 www.SouthDenverDigs.com.

Complaint Procedure

Who May Submit Complaints? Complaints regarding alleged violations of the Covenants, Design Guidelines or Rules and Regulations may be reported by members of the Board of Directors, members of the Community or the Association's Manager.

How Complaints Should Be Submitted: Complaints by a member of the community shall be in writing and must include a contact name and email address or phone number in case there is an inquiry from the Board or management office regarding the complaint submitted. Anonymous complaints will not be accepted. Your name and contact information will not be provided to the person you have made a complaint about; it is only needed for the management team. The member must have observed the alleged violation and shall contain the nature of the alleged violation, the location of the alleged violation and the date it was observed. Photos are very helpful. A complaint may also be submitted by any member of the Board of Directors or by the Association Manager after a walk through or inspection of the Community. You may send your concerns to PCS via email at support@pcms.net or via fax at 303-224-0002.

Street Snow Removal Reminder:

As a reminder, the street (public right-of-way) snow removal in the community is provided by Douglas County. Their website can be found at www.douglas.co.us/road-work/snow-and-ice-removal/.

Sidewalk Snow Removal Reminder

Residents are responsible for shoveling the sidewalk all the way to their property line, not just to the mailbox. The sidewalk snow removal is a matter enforced by Douglas County and not the Association, and a link to the County website is <https://www.douglas.co.us/road-work/snow-and-ice-removal/citizen-responsibilities/>. This includes information on citizen responsibilities, an online form to submit a complaint, etc.

Porch Lights Aglow

The long winter nights and short winter days are upon us again. The long, dark nights are the perfect opportunity for the criminal element to strike. The best way to prevent criminal activity is to keep the area well lit. If you are worried about cost, don't be too concerned. Studies show the demand is low at that time of day, so there is only a nominal cost. That makes the porch light a relatively inexpensive way to protect your valuables. There is much more expensive crime-fighting equipment out there, but the police even suggest that leaving your light on is the best deterrent to a would-be criminal. For the best savings, use a 40-watt, 130-volt bulb. Light also prevents accidents.



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Mountain Pine Beetles on the Rise in 2026

One of the great benefits of living in Colorado is the warm and pleasant weather, even in the winter (this winter has been a fine example—pardon the pun). However, too much warm weather combined with dry conditions can lead to stress on plants, particularly when spread over years.

Native insects, like Mountain Pine Beetle (MPB) usually act as “forest undertakers,” attacking and killing trees that are nearing the end of their lives or stressed for other reasons, like overly dense stands. When climate conditions stress large numbers of trees, though, the beetle populations can grow into “outbreak” levels. During these times, even healthy trees (that otherwise would be able to protect themselves) are at risk.

The Colorado State Forest Service (CSFS) predicts that we are on the cusp of just such an outbreak on the Front Range of Colorado. Plan to take steps now to protect high-value trees—whether a single specimen in a suburban yard or many trees spread over acreage. The CSFS provides these guidelines:

“MPB leave some easy-to-identify signs that they’ve infested a tree. If you see these two diagnostic signs on your trees, you’ll know that MPB have bored into the trees.

- **Pitch tubes:** These look like popcorn, but they’re actually globs of sap. Sometimes healthy trees can flush beetles out with their sap, but if you see multiple pitch tubes or tubes that are red or pink, there’s a good chance that the beetles have successfully infested the tree.
- **Frass:** Look around the base of the tree and in crevices in the bark. If you see sawdust, it means that the beetles have been boring into the tree’s bark.

Pro Tip: Start your inspection near previously attacked trees. You can recognize them from their dead, orange crowns. MPB are more likely to move into live trees nearby and will not attack dead, previously infested trees.

After MPB infests a tree, there is really only one best practice: Remove the tree. Landowners can either haul the tree out or chip it in place. Just remember, if you haul the infested wood away, make sure you take it outside of the forest, to a site at least 1 mile from susceptible pines. Burning the cut trees can also kill larvae, but in drought conditions this is not a viable option.

To help prevent future infestations of MPB, landowners should give their trees extra water. Douglas and Elbert counties have experienced extended drought for the past several years. Follow these winter watering tips:

- **Water when it’s warm.** No snow should be on the ground, and the temperature should be above 40 degrees.
- **Water a wide area.** Tree root systems may spread much wider than the height of the tree and the spread of the crown, with most absorbing roots in the top foot of soil and often far from the trunk. Apply water to soak the entire area underneath the full span of a tree’s branches.
- **Water slowly.** To ensure deep penetration, use a drip or soaker hose on a low setting (or soft spray wand) to apply water slowly to the full area. Aim to apply 10 gallons per inch of tree diameter. That equates to about 40 minutes of watering with a soaker hose for a young tree with a trunk 2 inches in diameter and 120 minutes for a more mature tree with a trunk diameter of 6 inches.
- **Retain mulch.** To retain soil moisture and save water, apply 4 inches of organic mulch onto bare soil within 2 to 3 feet from the base of the trunk, but not directly against the trunk. Keep organic mulch at least 5 feet away from structures.
- **Repeat as necessary.** Until spring precipitation arrives, continue watering every few weeks during periods of warm temperatures when there is no snow on the ground.”

There is no approved treatment for the beetles once they’ve entered a tree, so protection is key. In addition to water, for high-value trees, preventative insecticides (either in the form of a trunk drench or injections) may be of use. These pesticides will need to be applied by a licensed pesticide operator in the state of Colorado. For more information, visit CSU’s webpage, or contact your local CSU Extension or CSFS Field Office.

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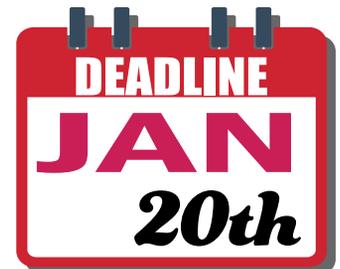
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Business Card \$110 B&W \$165 Color	1/6 page \$185 B&W \$240 Color	1/4 page \$285 B&W \$345 Color	1/2 page \$515 B&W \$575 Color
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Email kerri@porchlink.com for more information ♦ Advertising Deadline: January 20th ♦ Rates per issue

Stonegate Teen Services: If you would like to add your child's information to our list, please send their name, phone number, and services provided (see key below) to corpoffice@pcms.net. List updated December 2025.

B: Baby sitter *Red Cross Certified or CPR Certified | **P:** Pet Sitter | **H:** House Sitter | **L:** Lawn Care | **C:** Chores | **S:** Snow Shoveling

Cameron Allen	303-885-4256	P, L, C, S	
Ellie Allen	303-478-8565	B*,P	
Easton Bartlett	720-810-0896	P, L, C, S	
Sarah Bell	720-498-7556	B*,P	
Arianna Bennett	720-827-5476	B*, P	Cornerstone Terrace
Delaney Bitzer	720-525-6104	B, P, H	
Evan Bitzer	720-660-2940	H, L, S	
Liam Brant	720-799-6370	L, C, S	North Stonegate
Connor Bulbuk	303-910-5704	B, P, L, C, S	Creekside/Enclave
Ty Bulbuk	303-910-5704	P, L, C, S	Creekside/Enclave
Christopher Burdick	303-587-4276	B, P, L, C, S	Stonegate North
Max Burton	720-763-5309	B, P, H, L, C, S	The Knolls
Kiley Bush	720-231-6206,	B*, P	
Kristen Carson	720-360-5240	B*, P, H	
Shannon Clark	303-506-6533	B*, P	
Emma Colander	303-419-5961	P, H	
Isabelle Conner	720-636-3919	B*, P, H, L, C, S	
Adriana Contois	802-922-7213	B*	North Stonegate
Camden Contois	802-598-5694	L, S	North Stonegate
Anastasia Courson	904-502-4044	B, P, H	
Sadie Crain	303-905-0706	B*, P, H	
Max Dolan, 17	720-588-7505	Dog Walking	
Nina Douglas	303-898-0877	B*, H, C	
Erika Eiland	720-630-5220	B, P, H	
Kaylee Ellsworth	630-854-4690	B, H, S	Enclave
Madelyn Ellsworth	630-854-4690	H, S	Enclave
Natalie Ellsworth	630-854-4690	H, S	Enclave
Lily Engemann	573-292-7699	P	Cornerstone
Rebecca Ellsworth	630-854-4690	B, H, S	Enclave
Allerose Fish	720-601-9614	B, P, H	
Evan Frelinger	720-717-5600	B*,H	
Camryn Frattinger	775-830-2452	B*	
Nicole Fresquez	303-917-7225	B*,P,H,C	
Tommy Gamlin	720-202-1475	B, P, H, C, S	Windrift
Hadley Hancock	720-618-8948	B, P, H, C, S	
Addison Hansen	720-333-3145	B, P, C	
Maryn Hayen	720-298-6212	B*, P, C, S	Manor Ridge

Morgyn Hayen	720-298-6212	P, C, S	Manor Ridge
Natalie Hayden	720-951-8100	P, H	
Elyse Healy	720-803-9261	B*, P, H	Saranac
Patrick Healy	720-813-3214	P, H, C, S	Saranac
Rebecca Hensley	303-241-4986	B*, P, H	
Sarah Hensley	303-241-4986	B*, P, H	
Carter Hodgson	720-404-3658	B, P, H, L, C, S	Summerwood
Lucas Hodgson	303-997-8793	B*, P, H, L, C, S	Summerwood
Taylor Horner	720-226-2415	B*, P, L, C	Enclave
Chloe Hritz	720-626-3623	B*, P	
Heath Jansen	303-908-6511	P, S	Sandstone Terrace
Eli Johnson	720-281-8161	P, H, L, C, S	Creekside
Arabella Kamm	720-233-1417	B, P, C	
Sophia Kamm	720-233-1417	B, P, C	
Allison Kamstra	303-526-8572	C, P	
Emily Kamstra	303-526-8572	C, P	
Ethan Kamstra	303-526-8572	L, C, S	
Jack Kamstra	303-526-8572	B*, P, H, C, S	
Brooklyn Karjala	720-338-9628	B*, P	
Willow Kreutzer	303-807-9829	B*, P, C, S	
Louie Le	720-646-4211	B, P, H, L, S	
Ava Lucero	720-900-9848	B	
Kennedy Lueck	720-355-6664	B*, H, C	
Olivia Marks	720-412-1603	B*	North Stonegate
CJ Marsh	720-810-5266	B, P, C, S	
Naomi Martin	720-425-0451	P, H, L, C, S	
Adyson Martinez	720-402-7178	B, P, H, C	
Sophie Matthews	720-589-5157	B*, P, H, dog walker	Cornerstone
Sydney Matthews	720-736-0451	B*, P, H, dog walker	Cornerstone
Jasmine Mayes	303-945-6423	B*, P, H	
Cody Mayes	626-743-3983	L, C, S	
Grace Miller	720-495-1250	B*, P	
Shawn Miller	720-495-1250	L, P	
Daniel Miller	720-495-1250	L, P	
Riley Mills	720-900-8401	B*, H, L, C, S	Stonegate South
Zoey Morales	303-906-3451	B, P, C	Saranac
Nick Moreno	720-584-7409	P, H, C, S	

Stonegate Teen Services: If you would like to add your child's information to our list, please send their name, phone number, and services provided (see key below) to corpoffice@pcms.net. List updated December 2025.

B: Baby sitter *Red Cross Certified or CPR Certified | **P:** Pet Sitter | **H:** House Sitter | **L:** Lawn Care | **C:** Chores | **S:** Snow Shoveling

Kyle Moreno	720-527-1953	P, H, C, S	
Mallory Neff	303-881-4471	P, H	
Samantha Neufeld	720-201-2992	B*, P, L, C	
Andrea Newman	303-907-8128	B, P, H, C	
Taylor Newman	303-990-0876	B*, P, H, C	
Zach Norville	720-935-6966	H, C, S	The Knolls
Marz Nystrom	720-456-5570	B*, P	
Jovie O'Connor	303-842-5834	P, H, L, C, S	
Kate O'Connor	720-318-4004	B, P, H, L, C, S	
Corissa Olson	720-466-0944	B*, P	
Jocelyn Palmer	720-412-4070	B, P, H, S	
Benjamin Parkes	720-724-8744	P, L, S	Summerwood
Sarah Parkes	720-724-8744	B*, P	Summerwood
Lilly Patton	303-913-2160	B*, P	Overlook
Ashley Perkins	516-984-9255	B, P	
Kaylee Perrin	720-602-9016	B*, P, H	
Ella Rapone	720-584-7726	B*	
Matias Raygoza	760-697-5850	P	
Aleks Reison	307-259-5196	B, P, H, L, C, S	Stonegate North
Gabriella Reyna	303-956-6620	B, P, C	
Jack Richards	303-483-1415	P, L, C, S	
Katelyn Richards	720-432-0091	B, P, C, S	
Maleah Roberts	720-940-9093	B*, P	
Lucas Romero	720-724-0666	B*, P, H, L, C, S	Stonegate North
Ava Rozsits	720-537-7052	B, P, C	
Rebecca Ruth	303-919-9087	B	
Britta Sabey	720-645-0371	B, P, C	Manor Ridge
Brynn Sabey	303-945-0595	B, P, C	Manor Ridge
Kylie Scavo	303-717-4074	B, P	
Campbell Schildt	720-925-8435	B, P	
Avery Seeley	720-902-1170	P, H, C	Highlands
Bridger Sherman	303-779-6612	P, H	
Salem Sherman	303-746-1547	B, P, L, H	
Savannah Simpson	303-598-0870	B*, P, H	
Tommy Skelton	720-322-3414	B*, P, L, S	Summerwood
Hailey Smilie	480-225-5581	B*	Stonegate North
Ava Spencer	847-204-3319	B*, P	

Sophie Spencer	847-204-3319	B*, P	
Nick Spykstra	303-941-9548	B, P, H, C, S	
Tyler Spykstra	720-391-5982	P, H, C, S	
Ivwa Sternkopf	303-919-2505	B*	
Braden Sullivan	303-941-6399	P	
Julia Thomas	303-350-6102	B, P, H, L, C, S	
Ashlyn Travis	303-587-5187	B*, P, H	
Jordan Vaughn	720-880-8159	B*, P, H, C	
Ian VonFeldt	303-563-9876	B, P, H, L, C, S	Park Hill
Maddie Wess	720-643-9080	B*, P, H	
Kayla Wess	720-710-6816	B*, P, H	
Izzabella (Izzy) Whyte	720-281-4734	P, C, S	Manor Ridge
Maya Wicke	720-365-2155	B*, P, H	
Kalea Willborn	303-808-4726	B, P, C, S	Terrace
Emily Wolf	720-837-5589	B*, P, H	Overlook
Taylor Zumwalt	303-324-0724	B*	

Teen Services-Pocket Neighborhood Update

The Association has received a suggestion to provide an option for teens to provide their pocket neighborhood location as part of their teen service listing based on the size of the community. If you would like to update your teen's listing to provide your pocket neighborhood, please send the name of the teen listed and the pocket neighborhood you reside in to corpoffice@pcms.net.

Teen Services Update:

If you have previously registered your teenager for the Teen Services listing in the newsletter publication and your teen is no longer interested in having their name listed or has moved out of the community, please send an email to corpoffice@pcms.net and request that your teen's name be removed from the list. The Association has received a few calls indicating that they have tried calling several of the teens listed and were told they are now at college or moved, etc.



STONEGATE North Villages

StonegateNorthVillages.org



NEWS & ANNOUNCEMENTS JANUARY 2026



A Message from Your Board President and a Look Ahead to 2026

I've been excited to take on the role of president on the board of directors. Having spent several months of 2025 in my new position, I've now turned to looking across the 2026 calendar and aligning our annual board initiatives. Most importantly, we are pleased to be continuing to operate in a fiscally sound manner, with a balanced budget and a strategic view for the future that serves residents well.

The Community Center serves as the core of the district, providing an event center for those residents with an active VIZpin, as well as a meeting venue for board meetings. In 2026 we will enhance the area in front of the Community Center with a large flag pole. The flag pole will not only allow us to fly the U.S. flag, it will serve a key role in reducing the risk of damaging lightning strikes in the area. Keep an eye out for this enhancement as the warmer weather arrives.

We also plan to enhance the interior of the Community Center with artwork, a water line installation that allows for a Keurig station, and a larger refrigerator for renter use. Around the family pool, residents will find newly installed metal railings around the upper deck of the family pool, new pool furniture, and colorful planters for seasonal blooms.

Even with these enhancements, Community Center rental rates will remain flat for calendar year 2026. We are proud of being able to operate this amenity for residents without rate increases.

We will also continue visual branding with monuments and signage planned for two locations — at the southwest corner of Jordan and Market Street as well as at Keystone Park. Keystone Park has become an integral part of our park system as it is featured as a space that allows for recreational activities without a reservation.

Our waterwise landscaping project, which will greatly impact our water use needs, will continue. This program symbolizes our commitment to continuing to evolve the district's management with an eye for the future. And, as always, the district will continue to look across our amenities, being mindful of fiscal soundness and the need for ongoing maintenance.

We thank everyone who has played a role in the district's success this past year — and welcome every resident to the new year. May it be one of hope, prosperity and memories for each of you.

Sincerely,
Vicky Strain, President
Stonegate North Villages Board of Directors



Welcome to the New Year! The Year in Review A 2025 Recap

As we close out 2025, we look back on the many accomplishments achieved — as well as events held and memories made across the district. Stonegate North Villages is certainly a community striving each and every day to be a remarkable community to call home and to be a place we would all choose to live in and raise our families time and time again.

The amenities in the district are such an important part of our community — and in 2025 the board of directors continued to invest in them. To maintain the highest caliber of experience at the pool facilities, new furniture was ordered. In addition to the new furniture, new railings are in place for the new pool season beginning in May of 2026, creating hand holds for enhanced safety and further enhancing the guest experience at the family pool. The Adult Pool & Spa, frequently noted as a favorite amenity by district residents, had new spa jets installed in the hot tub this year. In 2025, the district also invested in its tennis court facilities, upgrading the nets and windscreens and addressing the door locks and access points. Additionally, the park and pavilion area at Market Park got new furniture, giving residents a nice place to take a shaded break.

Continued

CREATING MEMORIES AND A PLACE TO COME HOME TO

Board of Directors for Stonegate North Villages

The District is governed by a board of directors who serve staggered terms. You can email the Board of Directors directly at board@stonegatenorthvillages.org.

Vicky Strain, President | Tim Sepp | Robert Kuehl

Upcoming Meetings

The next meeting is February 24, 2026. Meeting details can be found at the bottom of the website:

StonegateNorthVillages.org

Thanks for making a note of the best ways to reach the district.

Questions on VIZpin?

Email registration@stonegatenorthvillages.org

Need information on the Community Center?

Email reservations@stonegatenorthvillages.org

Need help with ADA accommodations?

Email ada@stonegatenorthvillages.org

Have a question or comment unrelated to VIZpin or reservations?

Email contact@stonegatenorthvillages.org

See a water leak? **Emergency hotline: 720-851-8178**



In addition to the investments made, the district held another season of fun, family events — with a full Flick & Float season, food trucks, the annual Senior Celebration for our graduating seniors, and a live music event.

Landscaping — and waterwise choices — continued to be a strategic initiative for the district in 2025. The district, in partnership with Irrigation Analysis, LLC, prepared a grant application and was awarded grant funding from the Colorado Water Conservation Board for a significant turf replacement program. The grant allows the district to replace large areas of lawn identified as purely aesthetic with lower water use native grasses. This program will continue in 2026 in five areas: the northeast corner of Chambers and Haseley behind the monument sign; the southeast corner of Chambers and Aventerra behind the monument sign; along Jordan Road from the fence extending approximately 30 feet to the east; at the southeast corner of Keystone Boulevard and Keystone Lane; and at the crescent-shaped turf island just east of the park on Market Street.

We look forward to enhancing the beauty and the resiliency of our landscaping as well as realizing the immense water savings — estimated to exceed 1,000,000 gallons of water on an ongoing basis — through this waterwise project.

We continue to operate guided by our mission and vision as well as resident participation — and invite you to share your feedback on the district's work at any time on contact@stonegatenorthvillages.com.

APPLICATION REVIEW PROCEDURE

Modifications Committee (MC)

In order to try to improve the current homeowner design review request submittal procedure, our MC has established a process for the receipt, review and response of all future design review requests. The MC will schedule and convene meetings as necessary to review homeowner applications submitted to the management company, PCS, based upon the following schedule: a) owner applications with all required additional documentation received by the first Friday of the month will be reviewed by the MC for response to the owner by the third Friday of the month; b) owner applications with all required additional documentation received by the third Friday of the month will be reviewed by the MC for response to the owner by the first Friday of the month. These schedules are subject to change by the MC.

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- **WILD GOOSE SALOON** (11160 Pikes Peak Dr, Parker, CO)
- **2nd TUESDAY OF EVERY MONTH**
- **Upcoming-November 11 & December 9 (3:30 – 6:30 PM)**
- Happy hour appetizers & drink specials
- Listen & dance to “Boomer” music and socialize to make new friends
- Dance to (Rock-N-Roll, Country Western, Classic Rock & Pop)
- **3:30 – 5:30 PM = Kerry Edwards of “VOICES KERRY” (LIVE & FREE)**
- **Kerry donates his time & talent so please donate \$\$\$ (thank you!)**
- **5:30 – 6:30 PM = Linda’s playlist of mixed music**
- **6:30 – 8:00 PM Trivia - followed by Karaoke 8:00 PM to???**
- **PLEASE PLEASE PLEASE – RSVP ASAP (by email at BoomerHappyHour@gmail.com), so we can plan accordingly!**
- **Follow us on Facebook @ Boomer Happy Hour**
- **Host & Organizer – Linda Kubly**
- **Co-sponsor = Legends Radio 95.3 FM/810 AM**
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Valerie Petersen
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Tallyn's Reach	2,037	\$37
Saddle Rock North	663	\$27
Saddle Rock East/South	1,566	\$27
Murphy Creek	1,400	\$22
The Farm	1,500	\$12
ALL OF Aurora	11,123 HOMES	\$179
Willow Creek 1, 2, & 3	1,629	\$37
Foxridge	1,000	\$27
Hunters Hill	275	\$12
ALL OF Centennial	2,904 HOMES	\$66
Sapphire Pointe	800	\$17
Founders Village	2,200	\$17
ALL OF Castle Rock	3,000 HOMES	\$29
Colliers Hill (Erie)	1,686	\$27

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