



the Perry Park

Sentinel

MARCH 2017

HAPPY MARCH

So I flip open my desk calendar to March to see what exciting events I can include in the *March Sentinel*, only to discover...

The only events on the March calendar are Ash Wednesday, Saint Patrick's Day and the first day of spring! Oh—and the notation that daylight savings time begins March 12 (clock forward).

That's it. Great if you're Irish, but if you're not, it's Ash Wednesday or a spring bacchanalia. And I'd be willing to bet that on that first day of spring, March 20, it'll be cold and snowy and not exactly au naturel party time.

I even checked local events calendars—Larkspur, Castle Rock, Monument. Not a lot going on. But since March is traditionally the snowiest month in Colorado, I guess people figure why schedule something that'll only be buried under two feet of snow? Wait 'til April—or May.

The best I can do for March is send wishes for a Happy St. Pat's Day. Whether you're Irish or not. Oh, hey, you know the DNA test that Ancestry keeps running commercials about--people discovering their ethnic heritage, etc? I did it several years ago, and I can tell you that when Ancestry sends you the pie chart, they lie. They

lump all Celts under "Ireland." I'm not Irish. Now, I'm all for green beer (once a year!), but I don't have a single ancestor from Ireland. Welsh, Scottish, both Celtic, but no Irish. But Ancestry thinks I'm 27 percent Irish! Huh. Well, so Happy St. Pat's Day to me—and to you. And don't overdo the green beer. ~KDale



Happy St. Patrick's Day

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PERRY PARK BOOK CLUB will meet at 10 a.m. on Tuesday, March 21 at the home of Reatha Baker, 6509 Pike Circle. The book for discussion is *My Brilliant Friend*, a novel by Elena Ferrante about two girls growing up in Italy in the second half of the twentieth century. The book for April is *Our Souls at Night*, Colorado novelist Kent Haruf's last work about the residents of Holt, Colorado, his fictional small town on the eastern plains. All books are from the Douglas County Library's Book Club Express program, so copies are available to readers. Visitors and newcomers are always welcome. For additional information, see the website at http://www.applelane.com/Perry_Park_Book_Club.html.

2017 ANNUAL DUES FOR PERRY PARK EAST HOA: It is that time again for payment of 2017 PPE HOA annual dues. Dues are \$50 and should be paid the beginning of each calendar year. Dues can be sent to: Perry Park East HOA, P. O. Box 161, Larkspur, Colorado 80118.

THE LARKSPUR FREE LIBRARY (aka the Book Exchange) is open each Saturday, except holidays, 10 a.m.-2 p.m. Located at 9524 Spruce Mountain Road, the free library has over 5000 volumes in categories such as popular and literary adult fiction, crafts, DIY, and gardening.. We also have a wide range of children's books, from baby's first readers to young adults. No need to bring one to take one (or two or three), but donations are welcome. Stop in for a neighborly browse through our easy to shop shelves, and share the literary love. For more information contact Cindy at 303-681-3046.

THE LARKSPUR FIRE PROTECTION DISTRICT was among five rural fire departments in Douglas County to receive federal funds because these districts are often the first responders to incidents in the Pike National Forest. The districts will use the money over the course of the year to update wildland fire equipment, purchase new rescue equipment, pay for training and improve their communication mechanisms.

THE BLANKET BRIGADE meets on the first and third Wednesday of each month at the Perry Park Country Club at 10 a.m. to tie the quilts it donates to various charitable organizations. No sewing skills are required. Please consider joining us. No sewing skills are required. We have a great time and the quilts bring such comfort to the people we serve. We are proud to say that Blanket Brigade members range in age from 12 years to 93 years! The Blanket Brigade is a non-profit 501 (C)3 and gratefully accepts any donations of fabric or batting that you might have. You can contact Gwen Underwood at gwenspur@icloud.com and her phone is 303-681-2125 or Cindy Hotaling at cjaspsjr@yahoo.com and her phone is 303-681-0374. ~GSanders



DOUGLAS COUNTY SHERIFF'S OFFICE HAS ENACTED STAGE 1 FIRE RESTRICTIONS

These restrictions will stay in place until the Front Range gets a good snow. Fire danger throughout the region is very high.

STAGE 1

Not allowed:

- No open burning of any kind.
- No use of fireworks.

Allowed:

- Fires within liquid-fueled or gas-fueled stoves, fireplaces within buildings, charcoal grill fires within developed residential or commercial areas, and fires within wood burning stoves within buildings only.
- Professional fireworks displays permitted according to section 12-28-103 of the C.R.S.
- Fire suppression or fire department training fires.
- Small recreational fires at developed picnic or campground sites contained in fixed permanent metal/steel fire pits (rock fire rings are considered temporary and not permanent) with flame lengths not in excess of four feet.
- Residential use of charcoal grills, Tiki torches, fires in chimineas or other portable fireplaces or patio fire pits, as long as the fires are supervised by a responsible person at least 18 years old.
- Professional fireworks displays.

Violation of these fire restrictions is a Class-2 Petty Offense, punishable by up to a \$1000.00 fine and a \$10.00 surcharge

MARCH WITH THE LARKSPUR MOMS

Sarah Bretz, director...



Hello, Larkspur Moms! The Larkspur Moms' group is always looking for new moms to join our group. We are open to any mom in the Larkspur community and joining us is a great way to connect with other families, kiddos, and moms of course! We host weekly play groups as well as a monthly moms' night out. Check out our website at www.larkspurmomms.com and feel free to email us anytime at larkspurmomms@gmail.com or request to join our Facebook page. Here is what we have coming up this month:

Play Groups:

- Wednesday, March 8th and Wednesday, March 15th: Play in the Park!

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LARKSPUR MOMS Continued from page 3

- Wednesday, March 29th: In-home play group

Moms' Night IN: Join us as we put on our PJ's and relax with a movie and popcorn on Saturday, March 4th at 7 p.m. Check out our Facebook page for more details and to RSVP!

SAVE THE DATE! The annual Easter Egg Hunt at the Big D in Perry Park is scheduled for Saturday, April 8th at 10 a.m. You won't want to miss this amazing event hosted by the Larkspur Moms' Group! Mark your calendars now—the egg hunt is open to all! Watch for more details to come in the April edition of the *Sentinel*.

HELLO, LARKSPUR AND SURROUNDING COMMUNITY!

Mark your calendars for the 20th Annual Boot Scootin' Boogie! The event will take place on Saturday, May 6, 2017, at the historic Wiens Ranch in Sedalia. This popular adult-only event features catered dinner, open bar, dessert buffet, live band and DJ, dancing, wine wall, photo booth, casino games, live and silent auctions and much,



much more.

Get your tickets NOW for the Best Hoedown in Town! Purchase tickets online at www.larkspurboot.org or email larkspurpto@gmail.com to request an order form. No tickets will be sold at the door, so be sure to purchase your tickets before it's too late! Tickets are \$50 per person as long as you purchase them by May 1. After that date, they go up by \$10, so don't delay.

LEARN TO LINE DANCE IN PREPARATION!



Dust off your boots and come practice or learn some new line dancing steps to get ready for the Boot! Line Dancing classes are being held on several Fridays between now and the Boot – March 10th – March

31st – April 14th - in Larkspur Elementary School's gym starting at 5 p.m. and the cost is only \$5 per family. LES Teachers Ms. Parsons and Mrs. Dann will lead us in the line dancing and it's tons of fun! Bring the whole posse!

Thank you to the following sponsors so far. Please contact Jennifer Martin at Jennifer_ross_martin@yahoo.com if you are

Continued on page 5

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BOOGIE Continued from page 4

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Manna Restaurant at Castle Rock Adventist Hospital
MHR Partners
Native Horns Dairy
Nicole Tahmindjis with Private Label Realty
Peak View Dental

The LES PTO is very grateful to our community, parents and sponsors for all the support provided over the years! *See y'all there!*

APPLICATIONS OPEN FOR LES PTO ANNUAL SCHOLARSHIPS

The Larkspur Elementary School Parent-Teacher Organization is very proud to offer two \$1,000 scholarships in honor and memory of two very special young people who passed away in 2006. Stuart Mazanec and Liz Yost, both graduates of LES and long-time residents of the Larkspur community, died in 2006, way too early in their lives. These scholarships were created to allow LES PTO to give back to our students, while remembering these two young people, whose families still remain active members of our community.



We are also pleased to announce a new \$1,000 scholarship this year funded by the LES PTO in honor of all LES volunteers past, present and future! This scholarship was created to honor the many volunteers who have dedicated their time and talents to the students and teachers of LES. We want to help a Larkspur graduate who has also dedicated time to volunteerism to continue in higher education.

Stuart Mazanec and Liz Yost Scholarship Requirements:

We invite high school seniors, who will graduate in 2017, to submit a written application based on the following criteria:

1. The student must have graduated the sixth grade from Larkspur Elementary School.
2. The student must be graduating from any of the Douglas

County high schools.

3. The student must be going to college, university or vocational training and must submit an acceptance letter with the application.

The LES Volunteer Scholarship Requirements:

We invite high school seniors, who will graduate in 2017, to submit a written application based on the following criteria:

1. The student must have graduated the sixth grade from Larkspur Elementary School.
2. The student must be graduating from one of the Douglas County high schools.
3. The student must be going to college, university or vocational training, and submit an acceptance letter with the application.
4. Must have a minimum of 100 verifiable high school volunteer hours.

Applications will be accepted until Monday, April 10, 2017 and must be emailed to: Rebecca Winckler at rebeccaewinckler@yahoo.com. Attn: LES Volunteer Scholarship-2017.

IMPORTANT: Your application should include a cover page with your name, address, phone number and email address. Please do not include your name or contact info within the body of your application (answers to the questions). Applications will be reviewed by the committee "blind," meaning without your name.

The committee will be made up of LES PTO members, former LES teachers and community members. The scholarship winner will be notified by email no later than May 1, 2017. If you should have any questions, please contact Rebecca Winckler at either 720-255-8116 or rebeccaewinckler@yahoo.com. Application information and submittal requirements can be found at the Larkspur PTO website <http://www.larkspurpto.org>.





electric

Pete Dunbar

1341 Quartz Mountain Drive
Larkspur, Colorado 80118
303-681-3809
Cell 303-638-6762

WALT'S WORDS

Walt Korinke...

A home remedy: If you have a bad cough, take a large dose of laxatives. Then you'll be afraid to cough.



PERRY PARK – 2016 was another good



sales year for Perry Park homes with 51 single family and three condominium sales totaling \$29,052,000. The “sweet spot” was in the \$500,000 range (18 sales) with a low of \$355,000 and a high of \$999,900. The prop-

erties range in quality, age and location with most home sale activity in the \$400,000 to \$700,000 window. In addition, 39 lots were sold (\$2.6M) for \$12,000 to \$133,000. As expected, 2017 began with a slow January with four properties in the closing stage, all in the \$500s.



The Retreat at Perry Park has kicked off the new year with excavation and foundations started on the second group of four more condominiums.

LARKSPUR – After about three years of negotiation with the Town of Larkspur, the

JELLYSTONE CAMPGROUND expansion is scheduled to kick off this August. With only 35 of their 105 acres currently developed, the expansion will dramatically change the campground from 132 existing campsites to 568 (including fire pits), along with a new themed water park, a rope challenge course, 77 pre-fab cabins, and a new visitor center and retail space. Jellystone joins the Renaissance Festival as the leading sources of tax revenue for the town with an expected addition of about \$250,000 annually to the town coffers.



CASTLE ROCK – **MEADOWS PARKWAY AND MEADOWS BOULEVARD** - Lots



of activity on three of the four corners of Meadows Parkway and Meadows Boulevard. At the Castle Rock Adventist Hospital Campus, the first 60,000 square foot, three-story medical office building, the Alexander

Building completed in 2013, was quickly leased and with the strong demand stoked the start of the second twin building, the **BRISCOE**, which is nearing completion as work progresses

on the interior space in preparation for initial tenants late this summer. Both buildings are directly connected to the four-story 219,000 square foot, 50-bed Castle Rock Adventist Hospital that has become the centerpiece for the rapidly expanding medical growth in the community.

In addition, a third, doctor-owned medical office building is under construction at the rear of the hospital. The two-story, 21,351 square foot building sold two of the six suites to Rocky Mountain Spine and Sport (2,130 square feet) and Neurology of the Rockies (3,167 square feet), with four suites remaining ranging from 2,700 to 4,100 square feet.



The **LIMELIGHT HEALTHCARE CENTER** is in the shell stage preparation for the façade and interior work with a probable initial occupancy target of year-end.

On the southeast corner, in the Cinema Complex, the 10,733 square foot **HILLTOP COMMONS** building is nearing completion and the first tenant, **STATE FARM**, has taken occupancy



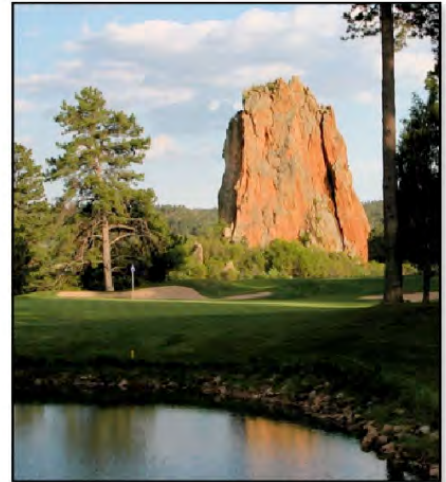
with three more tenants in space preparation for late spring occupancy. **ORANGETHEORY FITNESS** is a specialty fitness trainer providing intensive 60-minute workout sessions. The other tenant in space preparation is **HOME CARE ASSISTANCE**, which provides 24/7 live-in home care non-medical assistance to meet various senior care needs. The other space is gluten-free **UNCLE MADDIO's** pizza, a fast growing Atlanta-based “healthy” pizza chain which opened in 2009 with 40 stores already open, and another 225 committed franchises in the wings.



On the northwest corner, the first of two **TOWN CENTER** commercial buildings was completed in the fall of 2014, and you probably know it as the location for the Egg & I restaurant. The 30,000 square foot building #1 is fully leased, and the second twin building has just started construction with no announced preleasing and should be ready for occupancy by the summer of 2018.

With all the activity in the retail and medical fields, Castle Rock

Continued on page 8



Golf and Social Memberships Now at “Spring Special” Prices at Perry Park Country Club



Too early to think about Golf? Believe a Perry Park Social membership is too expensive? Think again. We've designed our Spring Special offer so it never will be easier and more affordable to be part of the golf and dining scene that's the center of Perry Park leisure activities.

It's where your neighbors gather for an enjoyable round of golf and our golf and social members spend a night out enjoying the finest casual dining fare in the area.

This offer won't last long so don't wait.. Call Herb Miller at 303.681.3305 or e-mail him at hmiller@perryparkcc.com. Better yet, stop by at 7047 Perry Park Blvd and say "Hello".

WORDS Continued from page 6

just announced another big growth field kick-off, education. With a \$3 million infrastructure investment commitment from the town, **ARAPAHOE COMMUNITY COLLEGE (ACC)** is acquiring a 14-acre site at the northeast quadrant of the Castle Rock Adventurist Hospital. Plans call for a two phase development of 2 – 54,000 square foot buildings where the new “collaborative college” led by ACC along with participation by Colorado State University (CSU) and the Douglas County School District will offer classes in business, healthcare, technology and programming, general education and workforce training with the ability to obtain a bachelor’s degree. The first phase is targeted to open in the fall of 2019.



going through the checkup line. Soon to follow (May 17) will be the large **King Sooper Marketplace**.

Construction activity abounds with more retail/commercial buildings scattered over the development and the large apartment project on its northeast boundaries should be ready for initial occupancies by late spring/early summer. The developer continues to be tight

The Promenade at Castle Rock – Sam’s Club had its well-attended opening on January 25 and is drawing in the crowds with its fresh new look. You can even use their smart phone app to scan your items and pay without



lipped about naming new tenants, but the next posted tenant is **CLUB PILATES** that will occupy the center portion of the new building at the top of the hill between the Verizon building and the large strip, which includes the Homestore. The long awaited \$5,976,000, **24-Hour Fitness** center is targeting a very challenging April completion. The large facility should fulfill all your exercise requirements. Two other retail groupings are under construction to the north and south of Lowes and should house about 20 small tenants with availability by mid-summer. Lots more to come! An-



other small pad kicked off in February on the southeast corner of the King Sooper parcel, which appears to be a single tenant pad (more food?).

CASTLE PINES – About halfway between the Castle Pines and RidgeGate I-25 exits, a new steel frame structure is arising on the west side of the highway which when completed will be the new home of the **CASTLE PINES COMMUNITY CHURCH** (Baptist) pastored by Chuck Angel. They will move from their current space at the King Sooper



Center. The site consists of 12.66 acres, and the multi-use facility will serve as a church, day care center and youth performing arts center. Pastor Angel was installed in January 2014, making the CPCC his 5th church of his 26-year career.

MONUMENT – After many years of enjoyable cuisine in a pleasant indoor and outdoor setting, we lost Shani’s Café about two years ago. Glad to see a new local run operation is redoing the space and should be opening in the spring. The **BLACK FOREST CAFÉ & DELI** brings back another quaint – non-franchise - eatery to historic Monument’s Art District. The address is 140 2nd Street.



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Unfortunately, around the corner at 3rd and Front St. we are losing another downtown landmark, the **FROG ON A LIMB PRIMITIVES**, which is holding a “going out of business” sale. Mark and Jessica are closing the shutters on

their homegrown artistry store where their motto was “Hand-made! Our artisans love what they do and they do what they love. All of our products are cut, turned, sewed, sanded, painted, poured, hammered, nailed, fixed, fastened, mixed, matched, batched or baked by human hands.”

On Baptist Road, the first of the new collection of small buildings under construction just beyond the King Sooper Center has opened a 7-Eleven/Conoco quick service and gas station.



PALMER LAKE – The town is known for its speed traps and



its fine dining. At the north end and just slightly removed from the collection of restaurant choices, the nice little grey building at 292 W Hwy 105 (between the Post Office and the Arts Center) is about to make a third try

at getting it right. It’s first effort was the Amuze Bistro, a high end specialty epicurean delight that was followed in 2013 by the Parked Pierogi, which had a good draw around its various types of Pierogis (Polish dumplings), but even after a one-week closing and reopening with new investors, failed to make a go at it. Hopefully, the next effort with a German flavored menu will be a lasting success as April Fullman prepares to open **The STUB**. I love German food and I plan on being one of their first patrons

COLORADO SPRINGS – POLARIS POINTE - More coming

to Polaris Pointe (Bass Pro Center), with a number of buildings under construction. Between the AT&T building and the Loaf and Jug, the recently completed building will be occupied



shortly by **ENT CREDIT UNION**, a community credit union serving Southern Colorado and the Pikes Peak Region with more than \$4.7 billion in assets and more than 270,000 members. Also in that lot, Wendy’s is charging along with its new building with a summer opening in mind. In 2015, **WENDY’S** dropped to third place in the world of fast food hamburgers, behind Burger King. In an effort to recapture their second place

crown, they announced a 5-year plan to expand by 1,000 units to a 7,500 worldwide total (McDonald’s has about 35,000 units worldwide).



The new **CHICK-FIL-A** opened in January over by the Car Wash, adjacent to the Taco Bueno. The first three tenants (**Broken Bones BBQ, Postal Annex and Home Care Assistance**) have occupied a portion of the new

shops between the new Sprouts and Ace Hardware and the free standing **NEWTON LIQUOR STORE** is working on the interior space with a late spring opening planned. On the drawing board, but not started yet, is a 5,600 square foot **LONGHORN STEAKHOUSE**, which will be the fourth in Colorado and the first for the Springs. A part of the Darden group (Olive Garden, etc.), there are 470 Longhorn restaurants located in 40 states. Great steaks, grilled chicken, Atlantic salmon and baby-back ribs top the menu.

The waiting game is now over as the owner of the 15-acre parcel adjacent to the Bass Pro has announced that he **NO LONGER** plans to develop the proposed **COLORADO GRAND RESORT & HOTEL**.



His dream of a 311 room family resort and 50,000 square foot water park has been replaced with his current retirement plans and closure of his construction company. Though still an effective location for a hotel, the new Great Wolf Lodge and waterpark one exit to the south pretty much quashes the marketability of a second water park. The parcel has been listed for sale.

The developer of Polaris Pointe, Gary Erickson gave his progress update to the Urban Renewal Authority and announced plans for the start later this year on a bridge linking the northern and southern portions of the 200-acre property as he continues to plan for the ultimate 2 million square foot retail center. He is currently working with an unnamed 40,000 square foot prospect. That is a somewhat unique tenant size and when you review typical retail footages, the only one I could come up with is the new Walmart Grocery Stores (?). Place your bets now.



At the InterQuest Marketplace, joining the new water park, and adjacent to the Drury Inn, **TACO BELL** has broken ground for a new restaurant, joining the quick growing collection of fast food operations at this location (Freddy’s, Zoup,

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Dickey's, etc.). From a small start in 1954 to a worldwide chain today, it takes about \$2.5 million to start up a single store. With over 7,000 stores today, they serve a variety of Tex-Mex foods, including tacos, burritos, quesadillas, nachos, other specialty items. On the southeast quadrant of InterQuest, across from the New Life Church, a 264-unit apartment project is under construction and two more projects (324 and 280 units) are in planning across the way.



On the southwest corner of InterQuest and Voyager, the first building of the InterQuest Commons development is in place with façade and interior work underway. Plans for the site include a four-story, 87-room Holiday Inn Ex-

press that is planned for completion next year. Other buildings to start shortly are a mix of stores, restaurant, a bank, and a car wash.

Perhaps the most interesting real estate news for the Springs is the January announcement that based on the successful initial rejuvenation of North Nevada Ave as witnessed by the Kohl's, Lowes, Costco anchored University Village and the growth of

the University of Colorado, which now borders the East side of the Nevada corridor, the city plans to go ahead with a multi-year improvement plan for an additional two mile stretch of the corridor. Plans call for housing, stores, restaurants, hotels, conversion of the old Greyhound Race Track into a commercial complex and redevelopment of the old Kmart shopping center at Fillmore to include retail, office, restaurants and more. There is a long way to go to accomplish this, but in 10 years, we will not recognize the area.

DENVER – After four years of development, the **MORNINGSTAR at RIDGEGAG-TE** independent living facility opened in January. The \$56 million 5-story



senior living center provides 124 independent living suites with penthouses as large as 1,838 square feet, 71 two-bedroom, two-bathe assisted living suites and 29 secured suites for memory impaired residents. The 265,000 square foot structure includes a restaurant, cafes, art studio, theater, lounge courtyard, fitness center and a pool, which comes at a starting monthly rent of \$3,075. The neighborhood includes the super Target, a variety of shops, the cultural center and library and the nearby Sky-Ridge Hospital.

TIMOTHY MAIN COMPANY

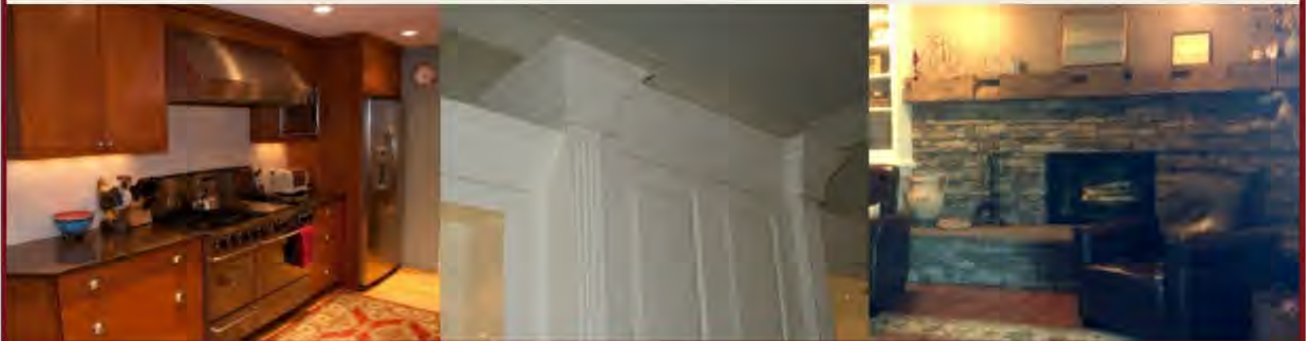
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LEASH OR FENCE YOUR DOGS!

Every year, particularly in good weather like we've had so far this year, complaints about dogs running loose through neighborhoods, posing a very real



threat to dogs whose owners are walking them properly on leashes. You may think your dog is non-threatening, but to the owner of a small, leashed dog, a large, unleashed dog bounding toward them is a nerve wracking sight. More than once in the last several years, an unleashed dog actually attacked a leashed dog—resulting in injuries to both dog and owner.

Additionally dogs running loose in Larkspur neighborhoods have chased fawns, terrifying both babies and mothers, and in several incidents, dogs have cornered and killed fawns. Many of us moved here for the wildlife. Loose dogs are often a threat to that wildlife—and vice versa. For safety of all, just follow the laws.

Douglas County rules for dogs and other pets are very clear.

- Dogs must be on a leash when off the owner's property except when walking in a designated off-leash area.

- Dog owners must pick up and properly dispose of their dog's defecation both on and off the owner's property.

- Dog owners must ensure their dog does not bite, injure, chase, threaten, bark, howl at or disturb anyone.

- Cats should be kept inside or at a minimum, should be confined to their owners' property.

All dogs on public streets MUST BE LEASHED. There's no ambiguity in the law. Animals must be kept under control for their own protection and to preserve the public's health and safety. Dogs found off the owner's or keeper's property are called "strays" and may be impounded. The owner or keeper may also be fined.

Dog owners are in violation of this law if they fail to properly control or allow a dog to run at large in the county. This ordinance does not apply in designated parks where dogs are permitted to run off leash.

From <http://www.dcsheiff.net/animals/animal-laws/>

The nearest leash-free dog park in the Larkspur area is Devon's Dog Park in the Greenland Open Space, a 17-acre dog park located on the east side of the Greenland Open Space trailhead. Devon's Dog Park is open one hour before sunrise until one hour after sunset.

Located in downtown Castle Rock, Fairgrounds Regional Park also offers several acres in the eastern corner of the park for an

off-leash doggone good time. The dog park may be accessed from the park's main entrance; however the dog off-leash area is in the easternmost point of Fairgrounds Regional Park and dogs in other sections of the park must be leashed. A picnic shelter is located right outside the dog park area.

The park in Larkspur is NOT an off-leash area. The Big D in Perry Park Ranch is NOT an off-leash area. The vacant lot near your home is NOT an off-leash area. A printable brochure with a map showing locations of all Douglas County dog parks and explaining rules for off-leash dogs is available at <http://www.douglas.co.us/documents/dog-off-leash-brochure.pdf>

For animal control issues, call Douglas County Animal Services at 303-660-7529. Their web site with additional contact information is at <http://www.dcsheiff.net/animals/> Any aggressive animal should be immediately reported to DCAS at

303-660-7529.

~KDale



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"I am a Larkspur resident and have been specializing in selling Larkspur real estate for the past 13 years. I am the managing broker and owner of Wolfe Realty Group, an independent residential real estate brokerage firm. By choosing to specialize in the Larkspur and Perry Park real estate market, I can provide you with the highest level of knowledge and insight when buying or selling your Larkspur or Perry Park home or land. If you have any questions about Colorado real estate, please contact Wolfe Realty Group Inc. at 303-681-3553 or go to www.DiscoverLarkspur.com"



Ben Wolfe
 Managing Broker & Owner
 Larkspur Resident & Larkspur Real Estate Expert



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Just Listed!
 1117 Fremont Drive
 Sage Port, Larkspur
 \$550,000



Just Sold!
 2714 Mashie Circle
 Red Hawk, Castle Rock
 \$580,000



Just Listed!
 1375 Grayhawk Place
 Bear Dance, Larkspur
 \$1,700,000

CLIENT TESTIMONIALS



"Thank you so much for all your knowledge and assistance with the purchase of our newly built home!! It was truly a huge relief knowing we had you in our corner to help guide us through not only the real estate aspect of purchasing a house but also the new build construction process. We also feel very fortunate to have had someone that knew the real estate side but also made us feel as though we were important; we felt like we were working with more than a professional but a friend and you are a very attentive, knowledgeable, caring individual. We would HIGHLY recommend and refer Ben Wolfe and Wolfe Realty Group to our friends, family and everyone else!!!"

Matt & Lisa Loften
 Regarding the purchase their home in The Meadows, Castle Rock

5280 ★★★★★



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**FROM THE PHOTO ALBUM OF
DAVE ALEXANDER...**

Local resident Dave Alexander travels Bear Dance Drive — and takes lovely pictures along the way. These two are gentle reminders that that we have had a touch of winter this year—and of the beauty of the area we live in. They capture the essence of the Larkspur area, its history and its wildlife.



A number of people posted wonderful local scenes of that period in February when ice coated our world, but, Dave's picture is of the Hammond-Crull cabin on Bear Dance, built in the

1870s on property homesteaded by William Crull. The cabin was restored inside and out by the Larkspur Historical Society and is sometimes “on view” at an open house sponsored by the LHS. For information on the Larkspur Historical Society and its activities, see <http://larkspurhistoricalsociety.org/>



The second picture, also taken in February, is of the large elk herd that apparently lives on the Bear Dance golf course. They sometimes wander toward the road so we can all gawk at their size and power. Dave seized the opportunity for this shot.



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Bearproofing Your Home

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Only people can prevent conflicts with bears. Please do your part to protect your home and property, and prevent conflicts with bears.

Keep Bears Out

- Many bears that enter homes do so through an unlocked or open window or door. Close and lock all bear-accessible windows and doors when you leave the house, and at night before you go to bed.
- If you must leave downstairs windows open, install sturdy grates or bars. Screens don't keep out bears.
- Keep garage doors and windows closed and locked at night and when you're not home. Don't leave your garage door standing open when you're not outside. Install extra-sturdy doors if you have a freezer, refrigerator, pet food, bird seed, or other attractants in your garage.
- Keep car doors and windows closed and locked if you park outside. Make sure there's nothing with an odor in your vehicle, including candy, gum, air fresheners, trash, lotions and lip balms.
- Bears are great climbers — remove any tree limbs that might provide access to upper level decks and windows.
- Replace exterior lever-style door handles with good quality round door knobs that bears can't pull or push open.
- Put on talk radio (not music) when you leave home; the human voice startles most bears.

Get Rid of Attractants

- Bears follow their super-sensitive noses to anything that smells like food, and can follow scents from up to five miles away.
- Don't leave trash out overnight unless it's in a bear-proof enclosure or container. Obey all local regulations.
- We recommend feeding birds only when bears are hibernating. If you want to feed birds when bears are active, please review the Attracting Birds, Not Bears fact sheet on our website.

- Don't store food of any kind in an unlocked garage, flimsy shed or on or under your deck.
- Don't leave anything with an odor outside, near open windows or in your vehicle, even if you're home. That includes scented candles, air fresheners, soaps and lotions.

Teach Bears They're Not Welcome

- If a bear comes into your yard or close to your home, do yourself and the bear a big favor, and scare it away. A confident attitude plus loud noises like a firm yell, clapping your hands, banging on pots and pans or blowing an air horn sends most bears running.
- If a bear enters your home, open doors and windows and make sure it can leave the same way it got in. Don't approach the bear or block escape routes.
- Never approach a bear. If a bear won't leave, call your local CPW office. If a bear presents an immediate threat to human safety, call 911.

Visit www.wildlife.state.co.us/bears for more information or call your local Colorado Parks and Wildlife Office.



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Your Part
to Keep
Bears
Wild

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AND A LOCAL SUNSET BY KRIS WEBER...
Simply because it's beautiful.



LFPD FIREFIGHTERS HONORED BY THEIR OWN
Ken Sanders...

The Larkspur Fire Protection District held its annual Awards Banquet this year at the Bear Dance Country Club on January 20th.



Each year the district selects the paid firefighter of the year and volunteer firefighter of the year. In addition, the volunteer who completed the most training hours for the year is honored for dedication and commitment.



This year FF/EMT Robert Lawrenz (volunteer) earned the award for the most training hours and, incidentally, the volunteer firefighter of the year award. The paid firefighter of the year award was earned by FF/EMT John Motley (part time employee).



The runner-up nominees, FF/EMT Derek Sams (career employee), FF/EMT Collin Heller (volunteer), FF/EMT Ryan Smedra (part time employee), and FF/EMT Danny Duran (volunteer) were recognized during the awards banquet and were presented with a gift card and an LFPD Chief's Recognition challenge coin.

Division Chief Charles Walden received a special award. He has been a volunteer with LFPD for over 13 years and, in addition to his countless, selfless operational contributions to the community, he has submitted a number of successful grants for the district which have saved the taxpayers approximately 1.4 million dollars in equipment and personnel costs.



Captain Brian Johnson successfully completed the National Fire Academy's Executive Fire Officer Program (EFOP) and was presented with his professionally framed completion certificate. The EFOP is a rigorous masters level program which typically takes a minimum of four years to complete. Each year students are required to attend a two-week class at the National Fire Academy in Emmitsburg, MD. The classes cover Executive Development, Executive Analysis of Community Risk Reduction, Executive Analysis of Fire Service Operations in Emergency Management, and Executive Leadership. Within six months following each class students are required to submit a rather involved and lengthy applied research project (ARP) written in American Psychological Association (APA) research format. Each research project must be based on current issues faced by the student's agency and incorporate knowledge/processes learned from the preceding class.

REPORT FROM THE WATER DISTRICT
Craig Johnston...

The February board meeting of the Perry Park Water and Sanitation District began precisely at 4:30 p.m. Four board members were in attendance. Normal business was followed by discussions by a district member concerning subjugating segments of his lot holdings and was advised as to the particulars of the Perry Park Water and Sanitation Master Plan and how development proceeds by following the Master Plan and how it can be amended by proper completion of concurrence with adjoining lots.



The District Systems Report by SEMOCOR, Inc. showed mostly normal operations. Scott Monroe discussed continuing bureaucratic changes that continually strain our budget by significant changes in requirements for operations. The Monthly Staff Report also showed very full schedules, but very good projections for the future of the district.

The meeting was adjourned at 6:12 p.m. Further information is available at the District website: www.ppwsd.org.

PERRY PARK METRO DISTRICT:
YOUR DOLLARS, YOUR VOICE

The two existing members of the Metro District Board, Randy Johnson and Derek Meredith, were present at the February 9th meeting and new board members were appointed. Chris Korinke's resignation was approved.



NEW BOARD MEMBERS

The board expressed thanks to all who showed an interest in becoming a PPMD board member. The board approved the appointment of Stacie Sneider, Vanessa Dao, and Valerie Duringer. They were selected because of experience in HOA management, finance, prior board positions, marketing, and business ownership. They represent both long and short term residents of Perry Park.

Members and officers for the 2017 Metro District Board:

President	Randy Johnson
VP	Derek Meredith
Asst VP	Stacie Sneider
Treasurer	Vanessa Dao
Secretary	Valerie Duringer

Continued on page 17



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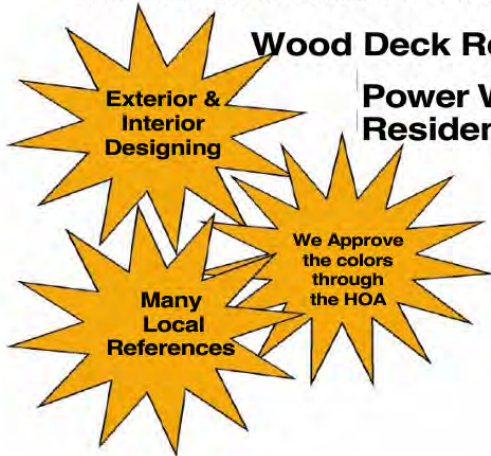
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PP METRO Continued from page 16

MINUTES - The minutes for the December District meeting were reviewed and approved. They are available on the website: www.perrypark.org.

TREASURER'S REPORT

Financials - Feb 9th, 2017
Receipts \$ 5,069.66
Disbursements \$ 5,474.52
Cash Account \$427,968.47

OLD AND NEW BUSINESS AT FEBRUARY MEETING

A motion was discussed and passed to establish volunteer advisory committees made up of PP residents and one board member. This is an effort to get more residents of PP involved in their community. Current committees are the Firewise, Parks and Open Space, Community Safety, and Social Events committees. For those residents who would like to volunteer for the Firewise committee please contact Keith Worley at forestreedev@aol.com and for the Social Events Committee please contact Stacie Sneider at Stacie.Sneider@perrypark.org. Additional information on these committees will be posted at www.perrypark.org by mid-March.

A motion passed to retain Keith Worley as a Land Management Consultant for the PPMD. Scope of duties includes continue implementation of the Community Wildfire Protection Plan, annual maintenance of fuel treatments, oversight of fire mitigation projects, Firewise Committee coordination, wildfire planning, community education efforts, forest pest controls, and mitigation and noxious weed control on PPMD owned properties.

A motion was approved to again offer the fire mitigation grant program for 2017 in an amount not to exceed \$25,000. Details and timeline will be reviewed at the March PPMD meeting and posted on the website by early March.

A motion was approved to eliminate all proposed PPMD fire-line/pathway projects on trail easements across private property from further consideration by the board. It places a hold on actions to implement any fireline or pathway features on PPMD owned property until further analysis by the board and a presentation of findings at a public meeting where input and directions will be sought from PPMD residents.

The PPMD will hold a special meeting at 6 p.m. on March 2nd at the Perry Park Country Club for the purpose of familiarizing the three new PPMD board members with current efforts and a review of the 2017 budget and projects. No motions or resolutions will be considered at this forum, and it is solely for familiarization of the new board members. Although open to the public, it is primarily intended to help new members come up to speed.



MEET JIG, THE SAW-WHET OWL

On February 3, the Douglas Land Conservancy announced Carolyn Jones of Perry Park Ranch was the Wildlife Wednesday winner with her photo of this Northern Saw-whet Owl in Larkspur, and her picture appeared on the DLC Facebook site.

The bird in her picture may look a tad ferocious, but this is a tiny owl, not much bigger than the palm of your hand. Because Saw-whets are both small and nocturnal, bird books report they're rarely seen, but the Saw-whet Carolyn photographed has become something of a local celebrity through Carolyn's photograph and Sarah Heckthorn's Larkspur Wildlife page on Facebook.

The owl appeared in Sarah and Tim Heckathorn's chicken coop in mid-December and stayed a week, leaving many headless mice in her wake. She left for several weeks, then returned and stayed for three more weeks, decimating the mouse population! Recently, during our warm, snowless February, she has gone again.

Sarah's theory is that "she's figured out where easy prey, water, and shelter from the cold/wind are so she makes herself at home and comes and goes as she pleases." Sarah's betting she'll return to the coop during the next blast of winter.

Named Jig (Saw-whet—got it?) by the Heckathorns, she (or maybe it's a he; who knows about owl gender identification?) does not look the least bit shy and reclusive, whatever the bird books and websites say! She also looks smart—smart enough to figure out a soft-landing just as Sarah suspects. Stay tuned. There may be a return of Jig.

For more wonderful pictures of local wildlife, visit the Land Conservancy Facebook page, <https://www.facebook.com/DL-Conservancy> and check <http://www.douglaslandconservancy.org> to learn about the many conservation projects in Douglas County.

8TH JUDICIAL DISTRICT ATTORNEY'S SPRING 2017 CITIZENS ACADEMY

A free, six-week course will be held on consecutive Wednesday evenings from 6 p.m. to 9 p.m., April 12 through May 17. Classes will be in the 18th Judicial District Attorney's Douglas County office (Douglas County Justice Center) located at 4000 Justice Way, Castle Rock, CO 80109. The fall session will be held in the Arapahoe County location.

Each class will explore the District Attorney Office's role in different parts of the criminal justice system. The Academy will give students an in-depth look at what happens on a case between the time of arrest and post-conviction.

Attendees will explore the functions of the specialized units within the District Attorney's Office, including but not limited to: the Special Victims Unit, Economic Crimes Unit, Cold Case Unit, Crime Scene Investigations, County Court, Appeals, and Juvenile Justice. Students will also have the chance to learn the intricacies of a jury trial with prosecutors.

Twenty-five spaces are available and preference will be given to applicants who live in the 18th Judicial District and first-time attendees. The 18th Judicial District includes Arapahoe, Douglas, Elbert and Lincoln counties. Participants must be at least 18 years-old; complete an application; and pass a criminal background check to be considered. Members of the media are welcome to apply.

The deadline for applications is Friday, March 17, 2017. Please see the attached application. For more information, contact Barbara Martin-Worley at 720-874-8487.

An application form can be printed from the following website: <http://www.da18.org/Portals/0/Uploads/PDFs/Application-Form.pdf>

A WALK ON THE WILD SIDE Susan Peters...

Habitat Heroes...Bee House...Short Takes

Planning Time

When most polar plunges this year have been cancelled – darn! – it gives me pause on our weather in the winter of 2016-2017. As we finish up the warmest February on record, when dandelions have bloomed and the wild geraniums have pushed up through the soil, we will still have reminders that it is still winter. Those are the times we can plan ahead for our garden layouts.

The Audubon Society of the Rockies sponsors a Habitat Heroes program purposely for attracting wildlife such as birds, butterflies and bees. Last fall they introduced a Plants-for-Birds



campaign to enlist 50,000 people to plant one million native plants, all of this part of the Habitat Heroes program. The goal is to have people provide eco-friendly environments for animal refuge that help link together larger green spaces and properties such as you see in Larkspur with native trees and bushes.

The Audubon asks, "What does a Habitat Hero wildscape include? A water-wise garden that:

- Includes diverse planting layers through the use of native and regionally adapted plants
- Provides shelter and nesting opportunities
- Offers natural food and water sources
- Does not spread invasive species of plants
- Does not rely on the use of chemical fertilizers and pesticides."

These are small efforts that together can make a difference in a world experiencing rapid climate changes that does not allow plants and animals enough time to adapt.

Your personal efforts can be small or large from a few pots on your deck to putting in an entire property of native plants and a source of water to organizing a group to plant native, critter-friendly plants in open spaces or along a creek.

And a great benefit of native plants is that the dastardly, destructive pocket gophers do not like them like those ornamental plants and bulbs.

Speaking of the gophers, you can use natural sources to deter them, like using moth balls. Or using coyote or fox urine (good luck getting them to pee on your garden) sprinkled around your plants monthly. Ah, but Amazon and Home Depot carry it.

Pound for pound the dollar store is the best place to mothballs. Enoz is the best moth ball. To keep animals from eating them accidentally, put them in another Dollar Store product - GLASS salt and pepper shakers which are a dollar for the pair. Use superglue to put wire or a pipe cleaner wrap around the bottom of the shaker, and hang upside down from a stake or even a simple wicket type thing you fashion from a coat hanger. They do not have to be far off the ground. Space about 15 feet apart. You will only need a few boxes of mothballs and a few sets of shakers, depending on how your garden is laid out.

To obtain more information and to put in your application to be certified as a Habitat Hero, check out the website of the Audubon of the Rockies at <http://rockies.audubon.org/habitat-heroes> or the Plants for Birds campaign info can be found at <http://www.audubon.org/plantsforbirds>, where you can find a listing of plants for your area that are appropriate.

Places like the gift shop at Hudson Garden carry bird-friendly flower seed packets. Also check out High Country Gardens online which has an excellent legend to tell what plants are Xeriscape or deer resistant.

WILD SIDE Continued from page 18

Solitary Bee House

If you have not heard of Osher Life-Long Learning Institute (OLLI), a program of learning for those of us 50 and over, here it is. OLLI South, an extension of Denver University, located at Santa Fe and Titan Road in Littleton, offers a variety of daytime classes from hobbies to the arts, literature, history, and science. You can take as many as you like for \$130 each semester. I have just finished one class called Getting Down and Dirty, like we used to do when we were kids – remember? If you can, covering a variety of garden topics.

During one session, representatives from Tagawa Gardens taught us how to make “fairy gardens” and showed us a solitary bee house carried at their site in Parker. When we think of bees, it is the Winnie the Pooh variety – colonies of honey-making bees in a bee’s nest. BUT, it turns out that there are “solitary bees” that are excellent pollinators.

Hornfaced bees and orchard bees are some of these rather docile pollen spreaders. They do not nest in colonies and do not excavate their own cavities to lay their young. Using a solitary bee house provides them bamboo tubes or pre-drilled holes, where the females will lay their eggs, which in turn will stay dormant and hatch in spring, ready for service in your garden. Having such bee houses entices these environment enhancers to choose your digs to hang out in.
°And the houses are not to wasps’ tastes!



Besides Tagawa’s, bestnest.com carries an inexpensive Esschert (who?) design solitary bee nest. And if you want to be a bee smarty or counting sheep is not working for you, try digesting the 112-page document “Bees of Colorado” found at https://cumuseum-archiv.colorado.edu/Research/Entomology/ColoBees/the_Bees_of_Colorado.pdf

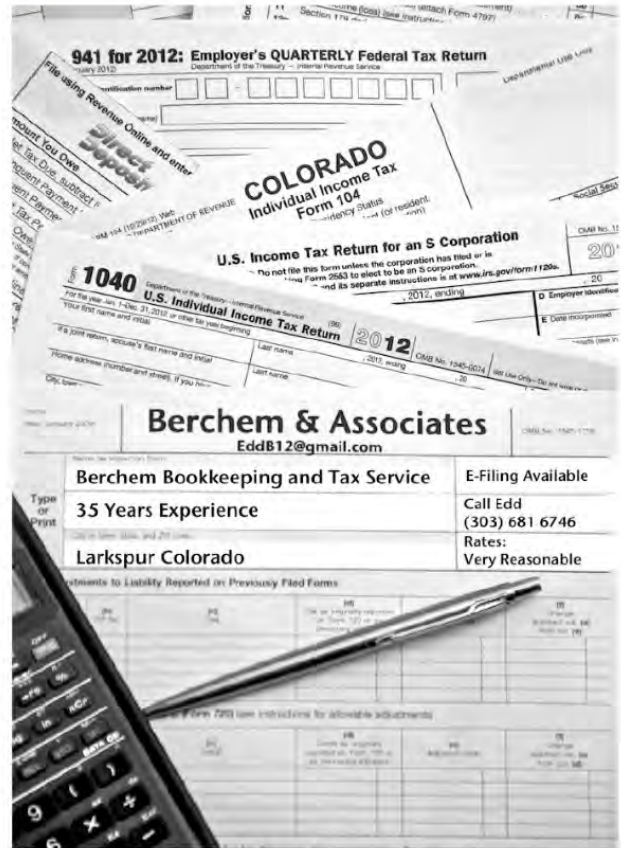
Think about it- now we’ve added solitary bee houses to many other abodes- bird houses, butterfly houses, bat houses, plus a variety of feeders.

Short Takes

The bluebirds have started returning to check out the real estate market for raising this year’s two broods. And next month – reality check time – we will be making hummingbird food to put out for the first arrivals, the scout hummers. It will be major check-in time for those bird species that chose our eco environments to mate and raise their young.

That’s all, folks, for this month. Gotta run. Kona, one of our foster Stella’s 10 puppies, just did a leap out of her whelping box and into her mother’s water bowl...an Olympian in the making...truly...

HowtoContactMe: Email is best at susan@larkspurconsulting.com. Alternatively, call my cell phone at (303) 725-6868 or send a short write-up to 2255 Quartz Mountain Drive.



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Dependable and trustworthy 14 year old looking to pet sit and babysit. CPR and first aid training completed. Please call or text Jacqueline Meeks at (832)600-8014.

Hey! I'm Chance Cotham, I'm 15 years old and a sophomore at castle view high school. I can take care of plants, dogs, yard work, and any other thing you'd need! Please contact me @ 720-775-8345 or chancecotham17@gmail.com

A trust worthy sixth grader looking for hire for pet sitting. Anywhere in the Larkspur/ Perry park area. To contact Kylie email kateandkylie910@gmail.com or call 720- 877-1998.

My name is Trace. I am 16, PP Res, and am homeschooled so available frequently. I cut grass, clean gutters, house sit for plants and pets, help with fire mitigation, etc. For local ref contact Sandy Divan at 303-681-0132. Please call me at 720-420-9767. He has a brother to help with the bigger jobs and is available during the day.

An experienced and trustworthy 12 year old looking for hire to pet sit in the Perry Park area. I am qualified for all your pet sitting needs. To contact Kylie email kateandkylie910@gmail.com or call 720-412-1567.

I am available for babysitting! I am twelve years old (almost 13), CPR/AED First Aid certified. I enjoy spending time with little kids. Please contact me Carissa O'Donnell 303-578-2323 or obevy@aol.com.

My name is Clayton Saunders I am a hard worker, boy scout, and high school athlete. I will work for all jobs and services you would need. Contact me at (720)-369-6941 or clayton.saunders19@gmail.com

THE PERRY PARK SENTINEL

DEADLINES: All articles are due the 20th of each month.

Display Ads - the 15th of each month with art and payment due by the 20th.

Classified Ads - due the 20th of the month.

Editor: Karen Dale 303-681-2504
email - [sentinel10@msn.com](mailto:sentineleditor10@msn.com)

Advertising/ Diane Jauch 303-663-1867

Business Mgr.: email - ppsntinel@comcast.net

Proofreaders: Michael Stone, Ginny Sanders and John Cochran

The Perry Park Sentinel staff reserves the right to refuse any article or advertising submission.

The *Sentinel* invites your letters, comments and ideas for columns. Deadline for advertising is the 15th of each month, and editorial copy is the 20th of each month. Letters should be limited to 300 words. Because of space limitation and legal ramifications, we reserve the right to edit any submitted material and cannot assure that submissions will be printed verbatim or unedited.

The *Sentinel* will correct all errors occurring in the paper. If you find a problem with a story - an error of fact, or a point requiring clarification, please call a member of the Editorial Staff. The opinions expressed in the *Sentinel* are not necessarily the opinions of the staff or its advertisers.