

# South Glenn Living

SOUTHGLENN CIVIC ASSOCIATION – SERVING THE SOUTHGLENN COMMUNITY SINCE 1963.

## LINDA'S TID BITS

*Linda Nixon, Southglenn Civic Association Chairperson*

Happy St. Patrick's Day! We are having winter like weather finally! All this moisture is wonderful for our mountains and down here. Hopefully it will prevent a lot of fires this summer. Look for your lucky rainbow and have a fun St Patrick's!

The Southglenn Civic Association membership drive is only \$20. Please support SGCA by paying your dues now! You can pay online ([www.southglenncivicassociation.com/forms](http://www.southglenncivicassociation.com/forms)), by mail (renewal form inside back cover, self-addressed, stamped envelope included in this issue) or better yet bring them to the next SGCA meeting on March 20th 7 p.m. at St Timothy's Church 1401 E. Dry Creek Rd (enter through the lower west doors). Pay now and make this the best year yet, for dues paying memberships.

The first SGCA sponsored event of the year is the Easter Egg Hunt at Clarkson Park on April 7th from 1-3 p.m. We will have our wonderful Giant Easter Bunny to take pictures with from 1:15-2:30 p.m. We will have a Huge Egg Hunt with at least 3000 eggs to find and several games! Come and find your golden egg and have some fun!

I would like to thank all the newsletter carriers - we have a lot of new people that have started delivering new routes for us. We could not do it without you! If you would like to be a fill-in for someone on vacation or illness, please let me know so I can add you to our list! [LANDSnixon@gmail.com](mailto:LANDSnixon@gmail.com) or 303-795-8083.

We have room on our SGCA board and we are looking for some energetic people that have great ideas to keep us moving forward and can help to make them happen. If being on the board isn't your cup of tea and you want to volunteer, we also have a lot of different committees and jobs that need bodies. You can choose your level of commitment. Call or email me 303-795-8083 or [Landsnixon@gmail.com](mailto:Landsnixon@gmail.com).



## 2019 EVENTS

**April 7:** Easter Egg Hunt

**June 2:** Splash Dash 5k

**June 22:** Dumpster Day

**July 4th:** Bike & Dog Parade

**July 12&13:** Garage Sale Days

**August 6:** Fun Fest for National Night Out

**October 16:** Open Forum

**October:** Trunk or Treat

**November 13:** Volunteer Appreciation Dinner

**December:** Cookies and Crafts with Santa

## EASTER EGG HUNT VOLUNTEERS

*Linda Nixon*

We are looking for some young helpers 12 and up to help "hide" the eggs at the park in the different age groups. It doesn't take long with enough help. This could be the perfect opportunity for a troop of scouts; we would love to have you! High school age as well. Anyone that would love to help spread eggs, run games or take care of the guess how many candies are in the Giant Egg that will be awarded to the person with the closest guess, hand out prizes to winners of the golden coins in each age group, help serve cookies, and lemonade is welcome. Please give me a call. We have several things we can use help on. Linda Nixon [LANDSnixon@gmail.com](mailto:LANDSnixon@gmail.com) or call me at 303-795-8083.

## NEXT MEETING

**March 20th, 2019**

**7 p.m. at St Tim's, 1401 E Dry Creek,**

**West Lower Level Entrance**

**Monthly on 3rd Wednesday**

Everyone is welcome.

## SOUTHGLENN CIVIC ASSOCIATION

WHEN YOU BUY A HOME, YOU BUY A NEIGHBORHOOD

Chairperson: LINDA NIXON (TERM ENDS 2020),  
303-795-8083, landsnixon@gmail.com

Vice-Chairperson: SUSIE ELMER (2020),  
720-629-4179, SusieOhle@yahoo.com

Secretary: DORA CASH (2019),  
720-209-1947, jim\_dora\_cash@yahoo.com

Treasurer: DALE ROTTSCHAFFER (2019),  
303-761-4539, DaleLRottschafer@hotmail.com

Historian: SUE SEITZ (2020),  
303-798-1487, Susan.Seitz@du.edu

Newsletter Editor: DALE ROTTSCHAFFER

BOARD MEMBERS:  
ALIA ANDREWS (2019),  
303-512-3561, AAndrews2884@gmail.com

HARRIET LORENCE (2020), 303-794-7054

DOROTHY MAURO (2020),  
303-798-2823, damauro@comcast.net

STEPHANIE MAXEY (2020), stephmaxey407@gmail.com

CenCON: DOROTHY MAURO

Membership/Volunteers: LINDA NIXON

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PO Box 2024 Centennial CO 80161-2024

### PLEASE SHARE

If you have news, practical advice, or time- or money-saving tips, why not share it with your neighbors in a future issue of Southglenn Living? Send your article (and photos, too, if you have them) by the 15th of the month, to: attn: Editor Southglenn Living, PO Box 2024, Centennial CO 80161-2024. Or email to SGCivicAssoc@gmail.com.

Note: This newsletter is not an appropriate forum for political issues. No endorsement of any product or service is implied or stated by its inclusion in the newsletter. Previous Southglenn Living issues can be found online at SouthglennCivicAssociation.org.

## CLARKSON AND DRY CREEK INTERSECTION...AARRGGHH!

### *Pat Benhmida, Resident*

At our District 1 meeting, at Southglenn Library, January 31st, I lodged a complaint to Councilwomen, Kathy Turley and Candace Moon, about making that chancy left turn at the intersection of Clarkson and Dry Creek. Left turns at this intersection are tricky because the north-south through traffic use the same lane as the left turns. I'm never sure if the car coming toward me is on-coming or left-turning.

Ms. Turley called the next morning to say that she and Ms. Moon assigned the city manager to address this and followed up with the city manager's response in a couple days. In brief, here it is:

They studied the history and found there is no pattern suggesting increased accident potential from southbound Clarkson to eastbound Dry Creek turning movement. In fact, over the past five years (2014 – 2019), there has

been only two accidents at this intersection. Both accidents were caused by a driver running a red light, and both occurred at night. They determined that there are relatively few through movements at the intersection and having the through and left-turns in the same lane actually improves the intersection operations. If, conversely, the through movement was in the same lane as the right turn lane, it would obstruct right turn movements as the through traffic would have to wait for a green light. Bottom line: This intersection stays the way it is. Unless more people speak up, we live with it.

Thanks to both our councilwomen and city manager for their service. It's nice to know they are responsive when things are brought to their attention.

But I'm still plugging for a dedicated left-turn signal.

## ADVERTISING

The deadline for advertisements is the 15th of the month for the next month's issue.

To place an ad, call **Colorado Lasertype, 303-979-7499**. Email: [getinfo@coloradolasertype.com](mailto:getinfo@coloradolasertype.com)

To find ad rates and discounts, go to [www.ColoradoLasertype.com](http://www.ColoradoLasertype.com)  
and click on the "Advertising Rates" link.

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

## SEARS CLOSED, WHAT'S NEXT?

*Anne Phelps, Resident*

On January 31, our city council members, Candace Moon and Kathy Turley, hosted their regular District 1 meeting at the Southglenn Library. There was a short talk about The Streets of Southglenn and the closing of the Sears store. The developer did a presentation to the full city council on January 7th. The presentation is on the Centennial web page – look for the media file at item 13a of the meeting agenda.

This is a summary of the presentation. Alberta Development Partners, the original developer and owner of The Streets at SouthGlenn, recently bought the Macy's department store property and parking areas. Northwood Investors bought the Sears department store property and parking areas. Since big box stores are not working anymore, the plan is to tear down both Macy's and Sears. It appears that they plan to tear down the other buildings along Easter too. On the Sears end, they are considering building 3 buildings; one office building, and 2 apartment buildings. As designed now, the buildings will be built

right to the street along Easter. They have not decided exactly how many apartments, but they have 200 at The Streets of SouthGlenn now (which are 97% leased). They plan to build at least that many more apartments with underground parking. From the plans, the apartments look about 6 stories tall. To the north, on the Macy's end, the developers also plan to build apartments, but not right up to Arapahoe Road. They are considering putting in another park area on the north end to complement the center park (by the movie theatre).

The city's economic development team will be doing community outreach about the redevelopment. City Council will need to amend the zoning documents that regulate The Streets at SouthGlenn. The project may be considered an urban renewal project. You can email Stewart Meek (smeek@centennialco.gov) of the Centennial economic development team and ask that your email be added to the community outreach group if you want to be kept informed.



### Join the Cherry Knolls Swim Club

[www.cherryknollsswimclub.swimtopia.com](http://www.cherryknollsswimclub.swimtopia.com)

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- Thursday Night Family Dinners
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- Reasonable Membership Fees
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- Volleyball on the Cherry Field
- \$3 Guest Fees

Join the Cherry Knolls Swim Club beginning March 1st  
 Questions? Please Contact Missy Crew or Danyelle Wall  
 at [cherryknollspool@gmail.com](mailto:cherryknollspool@gmail.com)

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- Meghan Sloan, class of 2019

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## RIGHT IN OUR COMMUNITY

*Jeanne Davies, Communications*

*Chair for Grandview Grange*

Right in the Southglenn community is an organization called The Grandview Grange. It has existed here since this area was very young and has been a vital community center for many years. The Grange hall is located at 2280 Noble Place right across the street from the South Suburban Ice Arena and just north of The Streets at SouthGlenn. The Grange hall is available for rent for community activities and family gatherings.

A lot of activities happen at The Grange hall. Coming up The Grange is holding a community book sale fundraiser in April. You can participate by bringing by some books with life left in them that you would like to remove from your book shelves and share with others. The Grange is accepting book donations until March 15th. Please drop them in a bin on the porch.

The book sale is being combined with a Chili Cook-Off and will be held April 7, 1-4 pm. You and your neighbors are welcome to peruse the offerings, pick up some new and different books for your summer reading, and enjoy some chili.

Contact Teresa at 303-408-7389 for information about the book sale or about The Grange Hall.

## THANK YOU, NEIGHBORS!

*Dale Rottschafner, Treasurer*

Below are those residents that paid their dues this past month. Through February 15th, we have 100 households current with their SGCA dues! This is fantastic! With the self-addressed stamped envelope included in this newsletter, let's see if we can smash last year's total of 405!

I'd like to give a special shout out to the **Alperns** – winners of the February drawing for a \$25 gift certificate. In April we will have another drawing for a certificate from Peet's coffee. We plan to do prize drawings every other month from ALL dues payers. The earlier you pay, the more drawings you will enter, the better your chances of winning!

Alleman	Fuqua, R&C	Oelsner/Smalley
Alpern	Garb, J&P	Poturalski
Anderson	Hebbert	Ramlet
Bancroft	Hughes, K&A	Russell
Beasely	Jones, A&N	Rynearson
Beenck	Kisch	Schrock
Benhmida	Kittelson	Sheahan
Boothroyd	Kokias	Smart, B
Bueltel	Lohringel	Snow, K&S
Conley	Mack, P&J	Snyder, M
Dindinger	McCuan	Stowell
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# SOUTHGLENN COUNTRY CLUB

*Erick Hartzell, Secretary of SGCC*

The summer season is right around the corner and now's the time to start thinking about a membership at Southglenn Country Club. As the club gears up for another summer you can expect to see not only more community events but also more social activities for members this year. It is exciting to see the large number of families already energized for the 2019 season. For any neighbors who have never been to Southglenn Country Club or are new to the area, now is the perfect time to join. Not only do new members receive a 35% discount on their dues, residents and senior discounts are also available and can be combined with the new member discount. The 35% discount is available until March 15th.

Did you also know that Southglenn Country Club has a room for rent that can accommodate many of your special occasions? The recently upgraded McCabe room can accommodate large or small groups for any event you would like to celebrate such as birthday parties, pool parties, weddings, receptions or baby showers. Consider letting SGCC host your next event for you.

On Saturday April 6th SGCC is hosting an open house and would like to invite all members of the community to stop by between 3-6 p.m. You will have the opportunity to tour the club, meet current board members as well as get information on the various amenities, activities and leagues. There will also be games

for the kids so bring them along! If you cannot attend feel free to stop by SGCC at your convenience and the staff will be happy to show you around and answer any questions. You can also go to the SGCC website, [www.southglenncc.com](http://www.southglenncc.com) or visit the Southglenn Country Club Facebook page.

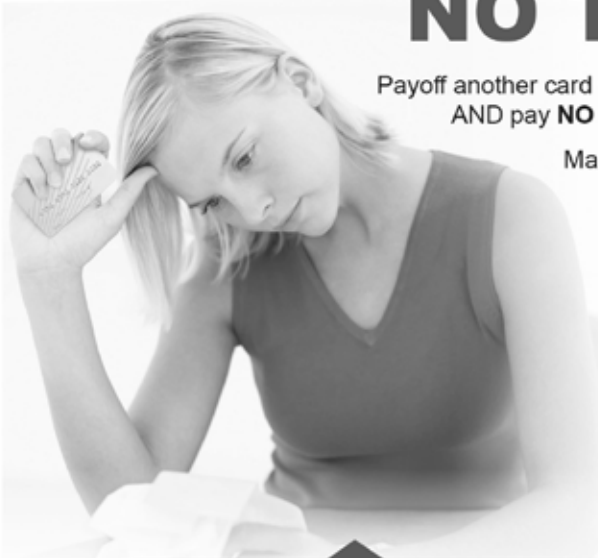
SGCC will have an Annual Easter Egg Hunt on Sat. April 20th from 10-11:00 a.m.. This is a fantastic, fun event for members, neighbors and the public. Look for more information on Nextdoor & Facebook.

## CALLING ALL REPORTERS AND EDITORS!

*Dale Rottschaefer, Editor*

We received numerous contributions from neighbors this month providing a variety of topics and voices making for a much more engaging newsletter. Thank you to all! We are looking for contributors and someone to help with monthly editing. If you would like to send in a 200-400 word story, please send to [SGCivicAssoc@gmail.com](mailto:SGCivicAssoc@gmail.com) by the 15th of the month for consideration in the next issue. If you are interested in helping with editing, let's chat! I'd be happy to discuss what is entailed. You can reach me at 303-895-7139.

# Get a GREAT RATE and Pay NO Transfer Fee!



Payoff another card with a MCCU VISA® and receive **3.99% APR for all of 2019** AND pay **NO balance transfer fee!**

Many providers offer 0%, which is a great rate, but watch out for the balance transfer fees! The average fee is the higher of \$5.00 or 3% of the amount transferred. Transfer a \$3,000 balance to the 0% rate and **you still end up paying \$90!**

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\* APR=Annual Percentage Rate. Balance transfer must be paid directly to another lender/card and must be completed by a MCCU employee. 3.99% balance transfer rate will expire on December 31, 2019 and upon the expiration date, any outstanding balance will transfer to your cards prevailing rate. If account becomes 30 days or more delinquent, the full balance will automatically convert to the prevailing credit card rate.

# SOUTHGLENN Last Month's Stats!

## Homes FOR SALE in Southglenn January 15, 2019– February 18, 2019

Style	Lowest	Highest	SqFt	How Many?
Ranch	\$530,000	\$530,000	1715	1
2 Story				0
Bi-level	\$570,000	\$570,000	2625	1
Tri-Level/Multi Level	\$434,900	\$434,900	2008	1

## Homes UNDER CONTRACT in Southglenn January 15, 2019– February 18, 2019

Style	Lowest	Highest	SqFt	How Many?
Ranch	\$419,000	\$520,000	1256-1272	2
2 Story	\$529,900	\$529,900	2484	1
Bi-Level				0
Tri-Level/Multi Level	\$459,900	\$459,900	2222	1

## Homes SOLD in Southglenn January 15, 2019– February 18, 2019

Style	Lowest	Highest	SqFt	How Many?
Ranch	\$515,000	\$515,000	1539	1
2 Story				0
Bi-Level				0
Tri-Level/Multi Level				0

*It continues to be a strong Southglenn market! Call me with any questions!*

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# KRISTI BRINGLE

Based on information from Metrolist, Inc. for the period of 01/15/2019 through 02/18/2019. This representation is based in whole or in part on data supplied by Metrolist, Inc. Metrolist does not guarantee nor is in any way responsible for its accuracy. Data maintained by Metrolist may not reflect all real estate activity in the market.

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# PARKING RESTRICTIONS ARE COMING

*Andrew Spaulding and Pat Benhmida, Residents*

We all know what a treasure Southglenn is as a community to live in and how many others want to live here. It seems homes never stay on the market long once they become available for sale. Southglenn is especially attractive to freedom-loving homebuyers who don't want to live under strict HOA covenants.

Every year, we see an increase in the number of vehicles parked in driveways and overflowing to our streets — vehicles for commuting, for moving things, for storage, for getting us through the snow, classic collector vehicles, boats, trailers, RV's, plus vehicles for our driver-aged children that reside in our homes.

On February 4, 2019, City Council reintroduced consideration for additional ordinances for residential parking in response to an increasing number of complaints to the city regarding the visual and aesthetic impact of excessive parking of vehicles within the neighborhood. These included:

- Limiting the time for vehicles parked on the street.
- Limiting the number of vehicles homeowners would be allowed to park on the street.
- Prohibiting vehicle parking on soft surfaces (such as on dirt or lawns.)

Yet, consensus on the draft regulations could not be reached by the Council. One councilman summarized that, "You just can't legislate good behavior." They agreed to revisit the issue at an undetermined future date.

Make no mistake. More laws are coming.

At present, the City has regulations restricting the on-street parking of recreational vehicles and trailers and the parking of commercial vehicles. Here are a few others about our cars already in force that you should know:

- Allow 5 feet from a driveway, (unless it's yours).
- Allow 15 feet from fire hydrant.
- Allow 20 feet from crosswalk.
- Allow 20 feet from fire station.
- Allow 30 feet from stop sign or other traffic control sign.
- Also, Federal law requires parked vehicles to allow sufficient space for postal carriers to deliver mail. Many homes in Southglenn have mailboxes at the street.

No one wants more laws. So, let's do our best to comply with the laws already in place to maintain the lifestyle Southglenn offers. Happy Parking!



**PRO DISPOSAL & RECYCLING**  
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## Southglenn Residents go with Pro Disposal & Recycling!

A new program has been established for Southglenn residents. The greater number of residents signed up with Pro Disposal & Recycling the less Southglenn residents will be paying, plus one FREE month service with yearly sign up.

### **We are pleased to offer the following to the Southglenn Civic Association: Percentage Basis Subscription Service (all containers returned to garage area)**

27% To 34%	\$21.25 per month or \$233.75 per year for trash only
	\$24.50 per month or \$269.50 per year for trash and recycling
35% To 50%	\$19.75 per month or \$217.25 per year for trash only
	\$22.75 per month or \$250.25 per year for trash and recycling
51% To 75%	\$18.50 per month or \$203.50 per year for trash only
	\$21.75 per month or \$239.25 per year for trash and recycling
76% To 100%	\$16.50 per month or \$181.50 per year for trash only
	\$19.50 per month or \$214.50 per year for trash and recycling

**All yearly rates receive 1 month free (included in pricing on left)!**  
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**No Environmental Surcharges!**  
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Classified ads are \$4.00/line (about 40 characters/line). Contact Colorado Lasertype at 303-979-7499 or [getinfo@ColoradoLasertype.com](mailto:getinfo@ColoradoLasertype.com) to place an ad. To view our display ad prices, visit our website at [www.ColoradoLasertype.com](http://www.ColoradoLasertype.com). The deadline for placing a classified or display ad is the 15th of the month for the next month's issue (i.e., 15th of Sept. for Oct. issue), except the January issue, which has a deadline of December 6th. Residents placing ads to sell household items are not charged a fee.

## SPIRITUAL WELLNESS MONTH

Shift the focus to yourself to keep your spirit nurtured, and encourage others to do the same. It can be as simple as pushing back from your desk each day at 3 p.m. to observe a minute of quiet reflection and deep breathing, or creating a meditation station in an unused cubicle where you can retreat to enjoy a few minutes of quiet and space.

# Buying or Selling? Call Me.



*Many real estate agents will say they love your neighborhood, but not many can say they actually live in it. I have been residing and selling homes in Southglenn for over 30 years!*

**I am not just a Realtor...  
I am your Neighbor.**

Neighborhood Expertise \* Honesty \* Integrity

*It is my privilege to be of service to you. Your business and referrals are greatly appreciated. Please call me for a competitive analysis of your home.*

*Mary Lou McGurran*, Broker Owner

Mary Lou McGurran Properties | (303) 886-0880 | [mlmlargo@aol.com](mailto:mlmlargo@aol.com)





# SCAMS ON THE ELDERLY

*Dale Rottschafner*

A resident recently posted this information on Nextdoor. "A dear friend of mine was scammed out of \$16,000 when a man called and tricked her into thinking it was her nephew in legal trouble. He called back 5 times for very

short periods of time. Please beware - if someone calls you asking if you are grandma or grandpa, be careful! Call your grandkids before you do anything."

Another neighbor responded with some very helpful information. AARP has a free program called Fraud Watch that is designed to help older people avoid fraud and scams. They hold free telephone town halls and people who join can ask questions of the wide variety of experts featured from the comfort of their own homes, without fear of embarrassment.

One of the most popular experts is Frank Abagnale, the con man whose story was made into the movie "Catch Me If You Can" starring Leonardo DiCaprio and who now spends his time helping others avoid being conned. Other experts are state attorneys general, tax accountants, and police detectives.

You can sign up for Free "Watchdog Alerts" at <https://www.aarp.org/money/scams-fraud/>. You can also look up and report scams in your area on that site. AARP periodically holds telephone town halls. If you go to <https://vekeo.com> and type in the word "fraud" or the word "scam" in the search box you will see the dozens of previous events and can listen to or watch any of them for free.

## This Space Intentionally Left Blank For Teen Services

### PLEASE JOIN US

Southglenn Civic Association is an all-volunteer non-profit organization that was formed when the first homes were built in 1964. **Our mission is to protect the quality of life and improve our community, participate in civic activities affecting Southglenn and encourage participation in government.** While our annual dues are voluntary, we strongly encourage you to pay this small \$20 contribution each year, so that we may continue to provide these services. And yes, we mean you, whether you own or rent your property! To pay your dues, you may either mail them using the form below or bring them to a monthly SGCA meeting, every 3rd Wednesday at 7 p.m. SGCA meeting, every 3rd Wednesday at 7 pm, or online at [www.southglenncivicassociation.org](http://www.southglenncivicassociation.org)



Name(s): \_\_\_\_\_ Street Address: \_\_\_\_\_

Email Address: \_\_\_\_\_ Phone: \_\_\_\_\_

Household members: No. Adults \_\_\_\_\_ No. Children \_\_\_\_\_ No. of years living in Southglenn: \_\_\_\_\_ Today's Date: \_\_\_\_\_

Would you like to receive this newsletter electronically? Yes \_\_\_ No \_\_\_

Would you volunteer or become a board member with SGCA? (We'll call you) Yes \_\_\_ No \_\_\_

#### For Your Teen Service Directory Listing

As a dues-paying member, you have the opportunity to add your teen's name to our Teen Services listing in the newsletter. This listing gets the word out to the whole neighborhood that your teen is available to make some spending cash in exchange for lawn care, snow shoveling, babysitting, or maybe some random chores.

First Name	Last Name Initial Only	Age	Babysitting	Red Cross Certification	Pet Sitting	Lawn Care	Snow Removal	Misc Chores	Phone No
_____	_____	_____	_____	_____	_____	_____	_____	_____	_____

Make \$20 check payable to Southglenn Civic Association (or SGCA). Your canceled check will be your receipt for dues through 12/31/2019  
Send your check with this form to: Southglenn Civic Association, PO Box 2024, Centennial CO 80161.

## THE DENVER BUSINESS JOURNAL'S TOP 5 MILE HIGH LEADERS 2018



-  Home Rehab Strategy & Execution
-  Trusted Contractor Referrals
-  Free Professional Home Staging
-  Cutting-Edge Marketing System
-  Certified to Represent Seniors
-  Downsizing Services



### *Meet The Team: Beth Walden*

Beth Walden lives in Cherry Knolls with her husband Andy and their two boys. A homegrown Sandburg, Newton and Arapahoe graduate, Beth grew up in Centennial. After earning a bachelor's degree in marketing and finance at the University of Denver, Beth worked in retail design and brand management for 12 years before pursuing her career in real estate as The Steller Group's showing specialist.

A sixth-generation Colorado native, Beth knows the Metro Denver area intimately. Her expertise provides valuable insight to homebuyers and allows her to effectively navigate them through the exciting journey of finding their new home. Throughout her career, Beth has learned how to guide her clients through emotional and impactful decisions.

*“ We love Centennial. The people are so welcoming and caring. We spend A LOT of time at our neighborhood pool in the summers! You will find us at Cherry Knolls Park year-round. We also spend a ton of time with my parents, who are awesome and within walking distance. We can't imagine living anywhere else! ”*

**720.593.9355**

**StellerRealEstate.com**