

WOODMAR SQUARE

RESIDENT'S NEWSLETTER

Community that cares

Facebook Group: Woodmar Square Community • Nextdoor.com: Woodmar Square/Columbine Knolls N
Website: www.WoodmarSquare.org • WOODMAR SQUARE EMAIL: woodmarsquarehoa@gmail.com

2025 Neighborhood Maintenance Fees

Make your dues payment of \$25-40 to support your community, plus an extra \$15 to the improvements cost and help us reach our goal of \$40 per family. This payment is only made once per year – and it is very little to ask for all that we get from our beautiful neighborhood. All funds support Woodmar Community Projects and activities. Let's continue our success in 2025 by implementing your recommendations for projects and activities that would benefit our community.

www.woodmarsquare.org
Squareup:

Use the link below on the PAY page to easily submit your annual payment electronically using your debit or credit card. Remember to leave your address in the notes.
<https://woodmar-square-hoa.square.site/>

Via check:

You can mail a check to our organization:
WSHOA, PO Box 620231
Littleton, CO 80162-0231
Please include your name, address, phone and email with your payment.

Black History Month

February is Black History Month, a four-week-long celebration during which we shine a light on—and seek to learn more about—the people, events, experiences, and contributions of Black America throughout the past 400-plus years.

Teen Services

Does your teen want to help out neighbors this summer and earn some extra cash? Send their contact info, age and job inquiry to our newsletter email and we will publish it. Babysitting, lawn care, pet care, etc.

February 2025

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Share The Love All Year In Woodmar

Our team would love to know what social activities you have liked, want to change or new events to bring to our neighborhood. Some of the continuing plans for this year are: Dumpster Day, Movie Night in the Park, Summer BBQ, Fall

Festival and Pumpkin Patch and Halloween Parade, November Food or Coat Drive. Maybe we bring back Food Trucks, Woodmar Square Clean Park Initiative, April Volunteer Day? New events this year are dependent on families paying dues so that we can host a Spring Carnival with Games and Fun,

Secret Santa Porch Drop Gift Exchange. Please participate in the special functions that our team works hard to bring to you. We would love help if one of these events sounds like something you can contribute to. Signing up to help run a special event means so much to all of the neighbors in Woodmar Square. Giving back to the community is the best way to help make this a great place to live.



February is the bridge that connects the promises of the past year with the hopes of the year ahead.

—David LaMotte

Our Voluntary Homeowners Association

If you are curious about why our neighborhood has an HOA, here is the history. When Woodmar Square was new, there was a conglomerate that wanted to build a high-rise office building at the location that is currently Swedish ER on Wadsworth. When the issue was before the Jefferson County Commissioners, residents were allowed to speak for 3 minutes each to explain their concerns about the construction. As an HOA, the JCC gave us 10 minutes to explain our concerns and with that came the weight of concern for our whole neighborhood, over that of a few residents. This was around 1975 and the building construction was turned down based partly on the concerns of our residents. Our HOA team did put together some covenants when the organization was created. Many of those covenants or rules have become Jefferson County Ordinances and Laws.

While our HOA was never created to put demands on our neighbors, we do have the weight of those Jeffco ordinances and rules that we all have to follow. Our website has the original covenants posted, as well as Jeffco rules posted at www.WoodmarSquare.org

Because we are a volunteer organization, we can make the HOA what we want! Our team is responsible for the front entrance property and for hosting and planning events that bring our neighbors together. We love that we live in a safe and social area and that everyone takes advantage of the parks and paths to wave and smile at each other.

National Wear Red Day

National Wear Red Day, Friday February 7, is an annual campaign to raise awareness about heart disease in women. The national campaign urges women to learn their risk for heart disease and to take steps to lower their risk. What increases a woman’s chances of heart disease? Smoking, sedentary lifestyle, family history, diabetes, stress, inflammatory diseases like rheumatoid arthritis and Crohn’s complications during pregnancy menopause. We can prevent or reverse many of these risks by taking action. Speaking with our physician also helps to further lower our risk of heart attack and stroke by making and following a plan.

Quit smoking/vaping. Ask for help if you need it. Your physician has many tools at her side to make quitting a success.

Change your lifestyle. Become more active and improve your eating habits. This will help with many risk factors including stress, family history, and other health conditions.

Get routine physical exams. Heart disease and stroke kill one in three women. These diseases are 80 percent preventable according to Go Red for Women’s official website.

–www.goredforwomen.org

Museum Free Days

- Denver Art Museum: Feb. 14th
 - Denver Museum of Nature and Science: Feb. 6th & Feb. 26th
 - MCA Denver: Feb. 4th
 - Museo de Los Americas: Feb. 3rd
 - Denver Botanic Gardens: Feb. 16th (through lottery only)
 - Denver Zoo: Feb. 5th
- <https://secretdenver.com/things-to-do-february-denver/>

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Woodmar HOA Board Members

OFFICERS

- President – Christi Bontempo
- Vice President – John Eiler
- Treasurer – John Pagliarini
- Secretary – OPEN. Provides welcome to new residents
- Newsletter Editor – OPEN. Gathers articles and local information for monthly publication
- Activities – Amy Ascencio
- Website – Lauren Blake
- Newsletter Coordinators – Dick & Mary Palmer and Kyle Barrackman

Our Voluntary HOA is looking for residents to support our community by volunteering to manage an event, or hold a board position. for more information email WoodmarSquareHOA@gmail.com.

NEWSLETTER CARRIERS

- Craig Matthies; Susan Paglarini; Marge Maness; Olivia Gonzales; Jane Morris; Paige Hopkins; Judy Dulac and Fred Lowe; Rich Rombach; Jen Magri; Sue Kreutzer; John Eiler; Kevin Stuer; Noemi Mejia; Linda Sanders; Kyle Barrackman

News Articles

The deadline for news articles is the 12th of the month before the next month’s issue. Please email news articles to the editor at woodmarsquarehoa@gmail.com. No endorsement of any product or service is implied or stated by its inclusion in the newsletter.

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

Advertise in this Newsletter!

The deadline for advertisements is the 15th of the month for the next month’s issue, except for the Jan. issue which is Dec. 6th.

Newsletter Connections: 303-979-7499 or info@newsletterconnections.com

To find ad rates and discounts, go to NewsletterConnections.com or scan QR code.



This Space Intentionally Left Blank for Teen Services

CLASSIFIEDS: The perfect way to find local professionals to work on your house! You can also find activities, sale items and more!

Find more professionals to suit your needs on our [Service Provider Directory at NewsletterConnections.com](http://NewsletterConnections.com).

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Grass or Corn fed beef for sale - farm fresh, straight from our Colorado ranch to your table. All natural and perfect for high protein diets. Sold by quarter, half or whole. Call 719-349-0679. KSayles@plainstel.com

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Tutoring - provides homework help, strengthens skills, and/or enrichment. Call/text Nancy, licensed teacher K-6, 303-932-9745 for availability.

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Furnace inspection w/ CO detection - \$49.99. Emporia Home Services, your local HVAC specialist. 303-909-2018. (parts/addit. labor not incl.)

OB PAINTING. \$350 off exterior/ \$150 off interior. Free Estimates. Rob: 303-908-9063.

Aminals Petsitting Service - Pet sitting (in your home). Bonded & ins. Refs. avail. Call Nancy & Rick (Owner/Operator) at 303-335-6237.

Mike the Plumber - Your reliable neighborhood plumber for 14 yrs. Competitive rates. Free estimate. 720-422-8139

Classified ads are \$4.00/line (about 40 characters/line). Contact Newsletter Connections at **303-979-7499** or info@NewsletterConnections.com to place an ad. To view our display ad prices, visit our website at NewsletterConnections.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.

National Love Your Pet Day

February 20th: National Love Your Pet Day is a day to show extra love and appreciation for your pets. It's a reminder to take some time to play with them, show affection, and do something special for them.

Denver Botanic Gardens Orchid Show

Visit the Denver Botanic Gardens for their annual orchid show and see beautiful displays of delicate orchids. The orchid show takes place indoors at the York Street location, so this makes a great option for a cold day activity.

When: January 10, 2025 – February 17, 2025



SPRING IS IN THE AIR!

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March ad deadline is February 14th

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Woodmar Square Statistics for January 2025

Current Homes FOR SALE in Woodmar Square

	Lowest	Highest	How Many?
Ranch Style	None	None	0
2-story	\$715,000	\$750,000	2
Tri/Multi-level	\$630,000	\$639,999	2
Bi-level	None	None	0

Current Homes UNDER CONTRACT in Woodmar Square

	Lowest	Highest	How Many?
Ranch Style	None	None	0
2-story	\$800,000	\$800,000	1
Tri/Multi-level	\$700,000	\$734,900	2
Bi-level	None	None	0

Homes SOLD in Woodmar Square (June 1, 2024–Jan. 15, 2025)

	Lowest	Highest	How Many?
Ranch Style	None	None	0
2-story	\$550,000	\$899,000	5
Tri/Multi-level	\$500,000	\$720,000	10
Bi-level	None	None	0

The statistical information is based on MLS data Jan. 15, 2025. Not all of the properties were listed and/or sold by Duffy & Associates, LLC.

What Clients are Saying About Duane...

The experience of working with Duane was phenomenal! He will tell you the truth, not just what you want to hear. He is methodical and calming—excellent personality traits that carry you through a trying time. The fact that Duane is an expert in the Columbine area is an added bonus. I would wholeheartedly recommend Duane to sell your home. Don't hesitate—he will take excellent care of you! J. S.

We would not hire any realtor, other than Duane, to find us the right home and to sell our existing property. During the process Duane became our lifelong realtor and, even more importantly, a true friend. C. & M. E.

Duane was the perfect realtor to sell the home our parents owned. He has extensive real estate knowledge and knows the neighborhood very well. Duane was attentive and his guidance was invaluable. He is easy and pleasant to work with and we are grateful for his guidance, friendship, and very hard work on our behalf. We recommend him highly to anyone seeking the finest real estate agent. K. & R. C.



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