

## The Annual Prairie Hawk HOA Neighborhood Garage Sale is Back August 13, 2022!

Hip, Hip, Hooray! Clean out your basements - empty your garage - tell all your friends and neighbors. **The Neighborhood Garage Sale will start at 8:00am and run until 2:00pm.** To be followed by an old fashioned, catered, BBQ picnic (at the Barn) starting at 3:00pm to approximately 6:00pm. Always lots of fun, good food and a great chance to meet your neighbors. The HOA will provide the food and advertise the event. Call Vic McLachlan @ (303) 772-3458 if you have any questions or ideas. See you there!

### Flagstaff Management News

**HOA Community Update Emails:** To receive emailed updates/notifications from the HOA in the future, you will be required to subscribe on Flagstaff Management's updated website. Please visit [www.flagstaffmanagement.com](http://www.flagstaffmanagement.com) and choose Prairie Hawk HOA. From there you can Subscribe to Community Updates to receive future emails from the HOA. **You must subscribe to receive these updates. All future updates/notifications (Newsletters, etc.) will be via email, so please make sure to subscribe.** Thank you, Flagstaff Management, Inc.

### Parks and Recreation

✓ **Fox Meadows Neighborhood**

**Park:** Design in 2021/2022

Construction in 2023



✓ **Rose Garden:** The master HOA, Fox Meadow, is investigating creating an

outdoor reactional experience with a horseshoe pit, for this under-used asset of our neighborhood.

✓ **Union Reservoir Expansion:**

Implementation of the Union Reservoir Recreational Master Plan and Trail project is partially funded in the 5-year Capital Improvement Program. *For more information please visit:*

<https://bit.ly/3dB5r2S>

✓ **Spring Gulch Greenway**

**Phase 2: Stephen Day Park to Union Reservoir:** (Completed Summer 2021).

**Phase 3: Union Reservoir to Highway 119:**

Phase 3 will connect the greenway trail segments of Phase 1 and Phase 2 between Union Reservoir and SH-119. It will also include drainage improvements through this area and installation of a pedestrian underpass under the Great Western Railroad. Phase 3 is currently anticipated for construction in 2023.

### HB22-1151 Turf Replacement Program

Concerning measures to incentivize water-wise landscapes, and, in connection therewith, creating a state program to finance the voluntary replacement of irrigated turf and making an appropriation. The bill requires the Colorado water conservation board (board) to develop a statewide program to provide financial incentives for the voluntary replacement of irrigated turf with water-wise landscaping (turf replacement program). The bill defines water-wise landscaping as a water- and plant-management practice that emphasizes using plants with lower water needs. Local governments, certain districts, Native American tribes, and nonprofit organizations with their own turf replacement programs may apply to the board for money to help finance their turf replacement programs. The board will contract with one or more third



parties to administer one or more turf replacement programs in areas where local turf replacement programs do not exist.

For more information, see:

<https://bit.ly/3G9TnET>

**For full text of the bill: <https://bit.ly/3yXwCCR>**

## ***Xeriscape tips and Tricks***

Xeriscaping (zer-i-skaping) is a word originally coined by a special task force of the Denver Water Department, Associated Landscape Contractors of Colorado, and Colorado State University, to describe landscaping with water conservation as a major objective.

Unfortunately, many homeowners have cut back on turfgrass areas by substituting vast “seas of gravel and plastic” as their answer to water conservation. This practice is not only self-defeating- as far as water conservation is concerned, it also produces damaging effects to trees and shrubs. This is not xeriscaping.

As many homeowners in our community are considering implementing Xeriscape for a variety of reasons, please take the time to research what works and what does not work for our unique climate. A good place to start is located at the CSU Extension page:

<https://bit.ly/2zTg6HV>

Proper planning is the first step in landscaping to reduce water use:

- Steep slopes with south and west exposures require more frequent irrigating to maintain the same plant cover as east or north slopes;
- Terracing slopes reduces runoff;
- Limit irrigated bluegrass turf to small or heavily used areas;
- Soil amendment is a key to water conservation;

- Proper irrigation practices, system design and audits can lead to 30 to 80 percent water savings;
- Organic mulches can keep the soil moist and improve the soil overtime.

## ***Writing a ‘Good’ Design Review***

### ***Request***

#### **Landscaping DRR Tips**

- A written detailed, description of the overall project is most helpful to illustrate the end goals.
- Many details are best shared in a top-down view drawing. This drawing is best when it includes a full view of the entire yard, is drawn to scale as best as possible, includes labels for as much as possible, includes mature (3/4) size plants in specific locations, includes plant species names, really detailed on the most aggressive changes such as complete reworks that require watering system changes, or slope changes.
- Drawing skills are not required and drawings are mostly looked at for information.
- Those looking to remove large amounts of grass should still try to maintain the space in a visually appealing way with plants and shrubs to avoid a sea of rock or mulch.

#### **House paint**

- DRR description should include manufacturer’s name, paint-color name and number for each color chosen. If we have that info, we do not need a paint chip.
- A sample paint strip painted on the home 24 x 12 inches minimum.
- Body color choice is not the same as or very similar to the two homes to either side, the home directly in front of, or the two homes diagonally across from the house to be painted.

