

# Southfork Property Owners Association

Southfork Property Owners' Association 11605 Meridian MktVw, Unit 124, PMB 147 Falcon, Colorado 80831 (719) 884-1262

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## Fall 2011 Newsletter

### Southfork Dues

Second round of invoices will be sent within this newsletter. If you receive an invoice along with the newsletter please remit as soon as possible. We will be billing again in March with the 2012 dues. If you have a question, please call the SFPOA at 719-884-1262 and leave a message.

### Neighborhood Clean-Up

This year we hired one of the local Cub Scout troops to clean up the ditches within the Southfork community. They worked extremely hard and also were able to earn their community service badge. We collected over 40 bags of trash from the ditches. Next year we will try to have the Girl Scouts so they also have a chance to earn money and badges for their troop. The Helm family was hired to do the mowing outside of the white fence along Curtis Road and Falcon Highway.

### Violation Letters

We have started compositing a list of residents that are in violation of certain parts within our covenants. I have to admit the violations are few and far between. While driving the other areas, we have one of the best looking, well kept, and least cluttered communities in Eastern Falcon. I am very proud to live within a community that cares that much. We are constantly complimented on the looks of the subdivision when realtors call about vacant properties.

### Riding Lawn Mower

The SFPOA has purchased the riding lawnmower for residential usage. This is a free service to the residents of Southfork and the only cost is the price of gas. You must be the homeowner or renter to sign-out the mower. Once at your home anyone over 16 can use the mower. Driver's License or picture ID is required to sign-out mower.

## Non-Licensed Cars and RV's

The El Paso County Code Enforcement did come out during the months of June and July looking for cars or any licensed vehicle without current plates. They are coming back out next month and they will write citations. Cars cannot be stored in Southfork Subdivision. Help is available through Goodwill Industries. Call Bill Martin at 633-1988

## Horses

If you own horses it is your responsibility to keep your property clean and all waste must be disposed of within a reasonable amount of time. This is a must prior to winter so the waste does not leach into the water supply. **This cannot be piled on your property or stored behind barns.** This is governed by the Division of Water and the Clean Water Act. Don's garden will take some for a fee; they use it in their garden soils etc.

## Vacant Properties

At last count we had under 10 vacant properties within the Southfork Subdivision. This is good news and we should start to see increases in property values as supply goes down and demand is still high. It pays to have a nice looking community.

## August Garage Sale

The August garage sale went very well. This will remain an annual event as long as the residents of Southfork want to continue the event. Many of our residents participated and from what I was told were able to get rid of a good part of their non-needed merchandise. If there are other events you would like to see happen within Southfork, please let us know.