

The Ripples

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Lake View Estates Venture Homeowners Association

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JULY 2025

ASSOCIATION NEWS

LEVHA

The board has approved new patio furniture at the pool, playground equipment for the area between the lakes, and a new stone sign near the entrance to Lakeside by the Horizon Drive entrance. We have completed projects on the island, the SE corner of the lake along the walking path, and keeping the grounds looking good. Still getting bids on pool bathroom stalls, and venting in the pool area. We continue to work on plans for the gazebo structure near the tennis court/dog park and we'll keep you posted on progress.

3rd Annual HAWK Aviators peach sale is taking orders. 19# boxes are \$25 (checks or cash only) and are presold....sign up sheet is at the LEVHA Office. Please come and support our young aviators. This is the best deal on peaches in Western Colorado...thank you C & R Farms (Talbot Family).

* The next LEVHA meeting is July 1st at 6:30 PM

APPLERIDGE

Grounds projects are still ongoing and will throughout the summer. We have taken out some old dying trees and bushes, and will continue to clean up the trees, rose bushes, Rose of Sharons, and lilacs, along with many other varieties of foliage. It has taken most of the 2nd quarter to get this far and more needs to be done. This is ongoing and will continue throughout the summer. The irrigation lines has been working well, but if you have any area that you see that isn't getting enough water, please let the Office know and we'll get it taken care of.

Volunteers are always welcome, so please contact the office if you want to get your hands dirty.

* The next meeting July 15th at 5:30 PM

CHRISTIANNA

If your swamp cooler is working, but not blowing good cold air, you might want to think about replacing your cooler pads. If they haven't been replaced in 4-5 years, the build up of calcium from our water could be blocking airflow. Diversity Mechanical (970) 201-5702 will be putting a list together so they can get better deals if they buy more in bulk. Costs vary depending on how many they can buy, but owners are looking at a cost around \$250 per cooler.

* The board has approved a new ground project and new lighting in Glenbrook and Willowwood. will be

reviewing and updating the fine schedule for Christianna

* The next regular Christianna meeting is July 28th

LAKEVIEW TERRACE

Beginning September 1, propane tanks on balconies will be limited to 2.5 lbs. or smaller for safety reasons. Your Board of Directors should have 3-6 members. One must be an owner and current on all fees to serve. At this time, we only have two members. If anyone is interested, please let Brent know in the office.

Granada will be getting a new roof caused by the June 6th hail we had in the Grand Valley. Our insurance company came out and said the Granada roof got hit the worst and will pay for most of the replacement costs. Next the Board will look at the cost of new carpet in all the buildings. Keep you posted.

* The next meeting will be on August 21st at 5:30 PM in the Community Room

**NO FIREWORKS
AT LAKESIDE...POLICE
WILL BE CALLED AND
OWNERS WILL BE
FINED!! FIRE BAN IN
PLACE IN MESA
COUNTY**

July 4th

Independence Day

July 1th

**LEVHA Board Meeting
6:30p Community Room**

July 15th

**ACOA Board Meeting 5:30
Community Room**

July 28th

**CCOA Board Meeting
5:30p Community Room**



GROUNDS

Volunteers needed to pull weeds or dead head flowers. We have a few volunteers (Thanks Nancy H. for working so hard with the roses in the courtyard and tree branches near the lake), but can always use some more.

If you see something that you believe should be done – please contact the office and have it put on their “to