

# The West Lochwood Newsletter



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## Everyone Is Welcome To Join Our Monthly Board Meetings:

### LOCATION & TIME:

St Joseph Episcopal Church  
7:00 PM

Monday, March 3rd  
Monday, April 7th  
Monday, May 5th

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## A New And Exciting Year | WELCA Thrives With Full Board For The First Time In Over 5 Years

By: The Communications Committee

Excitement is in the air for residents of West Lochwood, as the West Lochwood Civic Association (WELCA) announces that it now has a full board of directors for the first time in over 5 years. This milestone marks a fresh chapter for WELCA, bringing renewed energy, ideas, and a stronger commitment to community building. "Having a full board allows us to better serve our neighborhood and pursue more ambitious goals," said a WELCA spokesperson. "We're excited to enhance community engagement and create opportunities for everyone to connect and contribute." This year, WELCA is planning an exciting lineup of community events, including several new ones to be unveiled soon. Building on past successes, residents can look forward to popular favorites such as an Easter Egg Hunt, Clean Up Days (2 opportunities for residents to bring and dump full loads of debris or furniture. These events are a significant perk of membership, as a single trip to the landfill typically costs around \$100), and the Santa Visit. The board is committed to expanding these offerings and providing activities that cater to residents of all ages and interests. One of the board's primary goals is to foster a more connected neighborhood. This includes increasing opportunities for residents to engage with one another through events, social gatherings, and other initiatives. "We want WELCA to be a vibrant part of our residents' lives," a board member shared. "By creating spaces for connection, we're helping to build a stronger, more supportive community." For more information about WELCA and how to get involved, visit our website [Welca-hoa.com](http://Welca-hoa.com), or find us on Facebook @Lochwood Residents WELCA.

# Special Events



## Easter Egg Hunt

April 19th @ 10:00 AM | Jim Hoida Park

Have your kids bring an Easter Basket and be ready to hunt! We have over 1,000 eggs that will be hidden!



## Spring Clean-Up

June 14th @ 7:00 AM | S. Pierson St

Dumpsters will be provided for members who have paid dues (dues can be paid day of).

Volunteers needed to stuff eggs for the egg hunt. We also need volunteers to unload cars and trucks on the clean-up day, please EMAIL: [info@welca-hoa.com](mailto:info@welca-hoa.com)

## What Is A Filing? What Is Your Filing?

Whether you are new to WELCA or have lived here for some time you may be asking, what is a filing and what does that mean for me and my home? A filing as we refer to it is a designated boundary that includes a subsection of homes within the entire jurisdiction of the WELCA boundary. Each filing then contains its specific covenants, which generally are similar to all the filings and their covenants,

but do have minor differences. It is important you are familiar with what filing you are in so you can be aware of the correct covenants for your home. Below you will find a detailed map of the entire WELCA boundary including all the filing boundaries. To find a larger map and the covenants that correspond with each filing please check out [Welca-hoa.com](http://Welca-hoa.com) and select the Covenants & Map tab.

## Holiday Light Winners

Congratulations to the 2024 winners!

### South WELCA

1742 S. Routt Way

1665 S. Routt Way

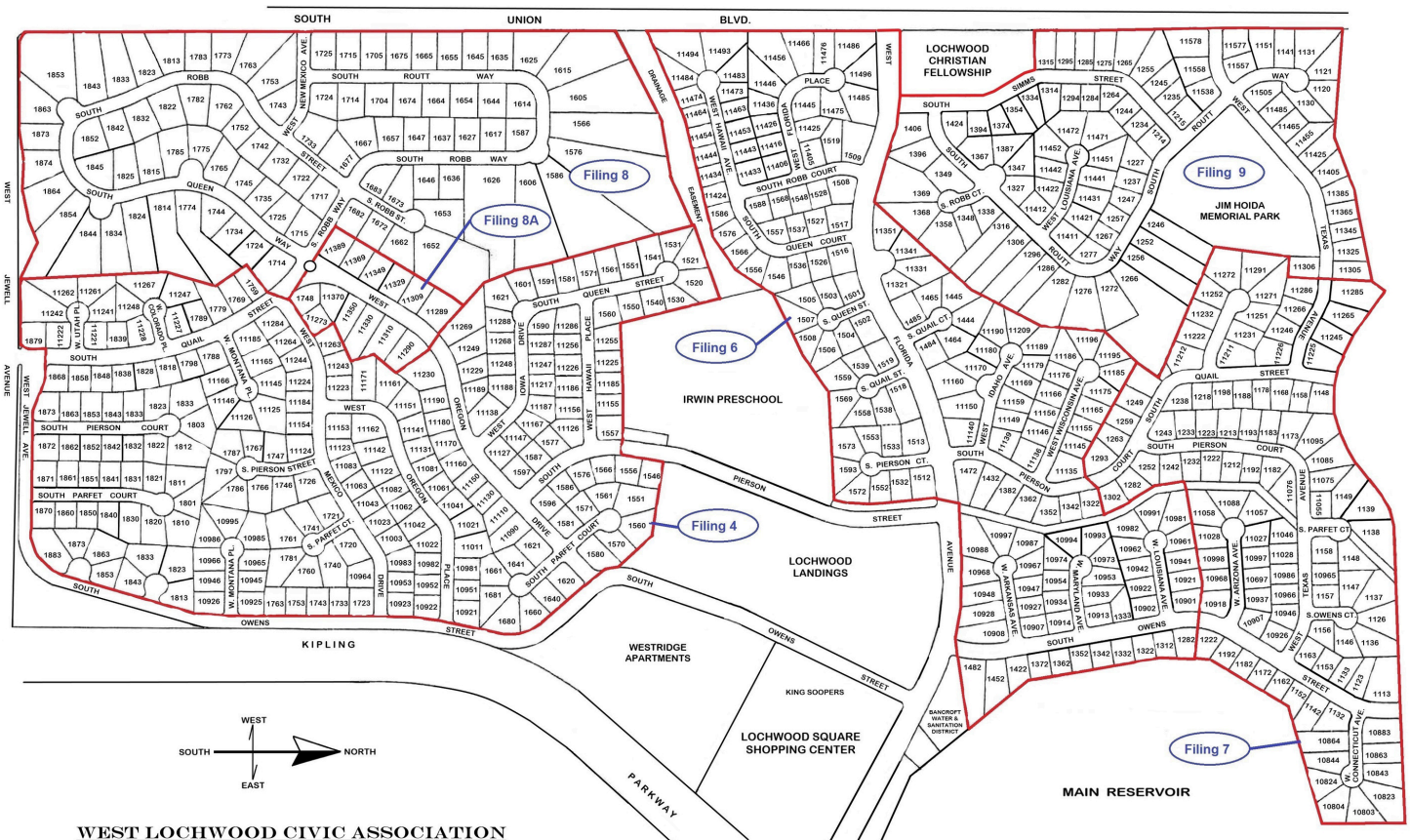
11349 W. Oregon Dr.

### North WELCA

1406 S. Routt Way

1374 S. Simms St.

1334 S. Simms St.





## **This is a reminder to you to pay your WELCA annual dues of \$40.00 for 2025.**

Using the enclosed, pre-addressed envelope, make your check payable to WELCA. To ensure our records are accurate, please include your WELCA street address if it is different than what is printed on your check. Also, if you would like Newsletters and announcements emailed please include your email address on your check.

**You can also pay  
your dues with  
Venmo. Be sure to  
include your  
street address.**

@Jim-Foster-47



**venmo**

The Association dues help to support, maintain, and protect the quality of our community, and in turn, support the value of your investment in your home. **Your dues are a charitable tax deduction as we are a non-profit organization, please feel free to add additional monies to your dues to directly help your community.** WELCA dues are directly responsible for accomplishing the following:

- Landscape care and maintenance of the various Lochwood common areas which include weed mitigation, sign and plant upkeep, beautification projects, and trash and graffiti removal within our neighborhood.
- WELCA Neighborhood Clean-Up Day events held in late spring and fall resulted in approximately 200 cubic yards of trash being removed from our community last year.
- Quarterly Lochwood Newsletters that keeps our community informed of covenant updates, and dates for events are sent to you by mail, email, and posted on WELCA's website. [www.welca-hoa.com](http://www.welca-hoa.com)
- Payment of general operating expenses, including printing and mailing newsletters, legal correspondence, and maintaining our website [www.welca-hoa.com](http://www.welca-hoa.com) The WELCA Board members are unpaid volunteers.
- WELCA's annual holiday lighting contest encourages our residents to get out, meet each other, and celebrate the season. Cash prizes are given to the 6 best outdoor light displays. To win you must have paid your 2025 dues.
- A WELCA Neighborhood Garage Sale weekend is advertised through signs and local neighborhood means to increase the number of potential buyers who attend your garage sales. 2025 Dates are June 5th – 8th.

WELCA needs your participation and support. The activities the WELCA board plans during the year are all dependent on volunteer help. When there are more of us helping the burden on any one person is small. Please consider volunteering by helping at one of the Clean-up days, Easter Egg Hunt, Santa Visit, or other WELCA activities. You will get to meet your great neighbors. More information and our meeting dates are listed below, in the newsletters, and posted on our website, [www.welca-hoa.com](http://www.welca-hoa.com) Please submit your 2025 Dues of \$40 and help make West Lochwood a better place to live.

**Paying your homeowner dues is voluntary. Abiding by and following covenants is mandatory by law!**

# Website Update

If you have tried to visit the WELCA website recently you may think something is wrong with your internet or computer. Do not be alarmed everything is OK on your end and the website is fully functional. The Communications Committee is in the process of updating the website as our web host has updated their platform.

We are looking forward to updating the website to make your experience of finding out information and everything WELCA more exciting very soon. As we do this we would also like to reach out to the community to see if there is anyone or anyone's kids, with website or graphic design experience that would like to volunteer their



time to help with the new website design? Please email [info@welca-hoa.com](mailto:info@welca-hoa.com).

## Special Thanks to Our Sponsors

**LOOKING FOR AN AGENT?**

I'm your West Lochwood neighbor and real estate expert, armed with insider info that outshines all other agents in town!

**JAKE RAPPLEAN | Realtor**  
 ☎ 720.694.0771  
 ✉ [jake.rapplean@cbrealty.com](mailto:jake.rapplean@cbrealty.com)

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**Ad Space For Sale**

[Info@welca-hoa.com](mailto:Info@welca-hoa.com)  
 for all inquiries

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*These are paid advertising spots, The WELCA Board of Directors does not in any way support, hold any responsibility or liability for these business and their operations*