



In this newsletter you can expect:

Firework Guidelines	2
Garage Sale Sign Return	2
ARC Election Results	3
Picnic & Fishing Derby Schedule of Events	4
Movie Night 2026!	5
Slash-Mulch	6
Emergency Numbers	6
Picnic Volunteer Sign-up Form	7
Picnic & Fishing Derby Registration Form	8
Covenant Corner	9
DougCO Household Hazardous Waste	10
DougCO Alert	11
Directory Pages	26
Community Calendar	30

2026 Pinery Picnic

July 18th | 10 am - 2 pm

The annual Pinery Picnic is here! Join us at Lakeshore Park for food, games, and fun! Enjoy carnival games, a bouncy house, face painting, carriage rides, music, and more. Catering by Hickory House! PHA residents can save \$5 on their meal by registering by July 13 using the form on page 8.

Kid's Fishing Derby

July 18th | 8 am - 10 am

The Kids' Fishing Derby gives children a chance to enjoy a fun morning of fishing at Bingham Lake, starting at 8:00 a.m. Douglas County Park Rangers and Colorado Parks & Wildlife staff will be on-site to help. Day-of registration is limited! Sign up early with the registration form on page 8.

Volunteers Needed!

Please consider giving an hour or two of your time to help make this community event a success! If you're interested in volunteering at the Picnic, complete the Volunteer Form on page 7 and return it to the PHA office.

If you are a high schooler needing community service hours, this is the event for you!

PHA MOVIE NIGHT!

Our annual movie night is approaching! Flip to page 5 for more details!

See you there!

Pinery Garage Sale 2026

Thank you!

The Pinery HOA would like to extend a BIG thank you to the community for another successful Garage Sale this year. Thank you to all who signed up and participated, and to our CSC Members for their support. We couldn't do it without you!

DON'T FORGET!

If you used one of our garage sale signs this year, please remember to turn it in to the PHA Office! Thank you!



FIREWORK GUIDELINES

As Independence Day nears, we want to remind you to celebrate safely and legally! Please remember that any personal fireworks in unincorporated Douglas County:

- ✓ MUST NOT EXPLODE
- ✓ MUST NOT LEAVE THE GROUND
- ✓ MUST NOT PRODUCE A LOUD BANG

HAPPY

4TH

of **JULY**

POST-GARAGE SALE KONA ICE + SHRED EVENT 2026



Thank you to **Redstone Bank** and **Rebecca Jones-Egloff at LIV Sotheby's** for sponsoring the after garage sale shred event and Kona Ice!

C O N G R A T U L A T I O N S

2026 ARC Election Results

Robert Porello (Incumbent)

Whitney Humphrey

Francisco Muniz

Marc Feldman

Thank you to all who voted and to our new committee members for your willingness to serve our community in this important role!

Pinery Picnic + Kid's Fishing Derby

SCHEDULE OF EVENTS | SATURDAY, JULY 18

KIDS FISHING DERBY

at Bingham Lake
(for ages 4-17)
8 am - 10 am

Sign up with the form on page 8 and sign in at the shelter at Bingham Lake. Awards will be given!

BARBECUE PICNIC

at Lakeshore Park
11 am - 1:30 pm

Reserve your lunch by completing the order form on page 8 or on the PHA Website. **Reduced price for early sign-ups.**

CARNIVAL GAMES + ACTIVITIES

at Lakeshore Park
10 am - 2 pm
Games & Fun!



Mark your calendars for
PHA FAMILY MOVIE NIGHT
Saturday, August 15th



Bring your family and friends, and join your neighbors for a fun-filled evening at Lakeshore Park at 7:30 pm. Enjoy popcorn, hot dogs, beverages, Kona Ice, trivia, and more!



Douglas County Slash-Mulch NOW OPEN

NEW LOCATION 📍 5675 Delva Way, Sedalia, CO

Please note: The previous location in Castle Rock is no longer in operation

Removing tree limbs, shrubs, and brush from your property is one of the most effective ways to reduce wildfire risk. Douglas County makes that work a little easier by offering a dedicated place to dispose of unwanted slash!

The County's Slash-Mulch and Green Yard Waste site, located at **5675 Delva Way in Sedalia**, opened for the season on **April 11** and will operate **Monday-Saturday**, from **8 a.m. to 5 p.m., through October 31**, excluding Holidays. Residents can drop off limbs, shrubs, brush, and other green waste — and even pick up fresh mulch to take home



ACCEPTABLE ITEMS FOR SLASH SITE: tree limbs, pine needles, shrubs and brush, grass or hay, sod, leaves, sawdust, weeds and pinecones. *All loads must be covered upon arrival to the site.*



UNACCEPTABLE ITEMS FOR SLASH SITE: Appliances, fencing, dirt, household trash, lumber, pallets, railroad ties, tree or bush roots, and stumps

Green Yard Waste Program Acceptable Items: Grass/hay, sod, leaves, sawdust, weeds, pine cones

During open season, a County-operated loader will be available to load free wood chips for homeowners to use as mulch. Material can be picked up anytime during the season that the site is open to accept slash. In the event of inclement weather, please call 303.663.6274 to ensure that the site will be open as scheduled.

Monday = Saturday: 8 a.m. - 5 p.m.

Visit <https://www.douglas.co.us/public-works/slash-mulch-program/> for more info!



Emergency Telephone Numbers

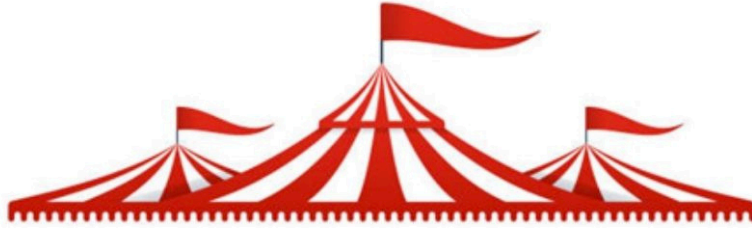
UTILITIES

CORE (IREA) (Electricity)	24 Hour Line	303.688.3100
XCEL Energy (Gas) (North Pinery Area)	24 Hour Line	800.895.4999
Black Hills Energy (Gas) (South Pinery Area)	24 Hour Line	800.694.8989
Pinery Water Dist. (Water and Sewer)	24 Hour Line	303.841.2797
Utility Locator	Call before you dig!	811

Ambulance	24 Hour Line	911
Sheriff	Emergency Line	911
	Administration	303.660.7505
South Metro	Emergency Line	911
Fire Dept.	Administration	720.989.2000

ANIMALS + WILDLIFE

Douglas County Animal Welfare	303.660.7529
Colorado Division of Wildlife	303.291.7227



PINERY PICNIC VOLUNTEER SIGN UP SHEET

SATURDAY, JULY 18 | 10 AM - 2 PM

Students - Here is an AWESOME opportunity to get those Community Service Hours!

Youth (Age 12) to Adults Needed to Help with the Pinery Picnic and Carnival

PLEASE RETURN THIS FORM TO THE PHA OFFICE BY · 8170 Hillcrest Way, Parker CO 80134

Lunch Provided FREE for All Volunteers Who Work at Least 2 Hours and Return This Form to the PHA Office by July 13, 2026

Name: _____ Phone: _____

Address: _____ Age if Under 18: _____

Email: _____

PLEASE PRINT EMAIL CLEARLY

Name: _____ Phone: _____

Address: _____ Age if Under 18: _____

Email: _____

PLEASE PRINT EMAIL CLEARLY

Name: _____ Phone: _____

Address: _____ Age if Under 18: _____

Email: _____

PLEASE PRINT EMAIL CLEARLY

of Volunteer Meals

Adult Signature (Age 18 or Over) Required on ALL Forms

Release: I (we) agree to the following conditions of participation in the Pinery Community Picnic and Kid's Fishing Derby. I (we) fully and forever release and discharge the Pinery Homeowners' Association, its directors, employees, volunteers, sponsors, advisors and the Pinery Picnic Committee of any and all legal and equitable claims, demands, causes of action, liabilities or obligations based upon, arising out of or in any way connected with the Pinery Picnic, including, but not limited to, any loss of property or personal injury suffered in connection with my (our) participation in the Pinery Community Picnic and/or the Kids' Fishing Derby activities.

Signature of Responsible Adult: _____

PINERY PICNIC & FISHING DERBY REGISTRATION FORM

SATURDAY, JULY 18 | 10 AM - 2 PM

Carnival Games, Food, and Fun! | Registration Form Due July 13, 2026

Name: _____ Phone: _____

Address: _____ Email: _____

PLEASE PRINT EMAIL CLEARLY

To make a lunch reservation, please fill out the box below. Sign up and pay by **July 13th** to save **\$5** on your picnic meal! (Please do not include volunteer meals on this form)

Lunch catered by
HICKORY HOUSE

- BBQ Chicken
- Beef Brisket
- BBQ Pulled Pork
- Potato Salad
- Cole Slaw

Category	Price	Qty	Total (\$)
Adults	\$10	_____	_____
Children Under 10	Free	_____	_____

All meals on the day of the picnic will be \$15.00 for adults and \$5.00 for children (under 10) and may be limited in number. Meals will be served from 11:30 am to 1:30 pm.

KIDS FISHING DERBY • 8am to 10am | Open to Kids Aged 4-17

Day-of registration is available, but spots are limited, so early sign-ups are encouraged!

Fishing Derby Entrant Names

Adult Signature (Age 18 or Over) Required on ALL Forms

Release: I (we) agree to the following conditions of participation in the Pinery Community Picnic and Kid's Fishing Derby. I (we) fully and forever release and discharge the Pinery Homeowners' Association, its directors, employees, volunteers, sponsors, advisors and the Pinery Picnic Committee of any and all legal and equitable claims, demands, causes of action, liabilities or obligations based upon, arising out of or in any way connected with the Pinery Picnic, including, but not limited to, any loss of property or personal injury suffered in connection with my (our) participation in the Pinery Community Picnic and/or the Kids' Fishing Derby activities.

Signature of Responsible Adult: _____

Children's Name/Ages: _____

Unattended Children Will Not Be Allowed - Children must be accompanied by an Adult at all Times

PLEASE MAKE CHECK PAYABLE TO: PHA

MAIL, DROP OFF, OR EMAIL TO: PHA, 8170 HILLCREST WAY, PARKER CO 80134 or pha@pinery.org

COVENANT — Corner —



THE PINERY
ARCHITECTURAL
REVIEW COMMITTEE

SUMMER LIVING IN THE PINERY: BEING A GOOD NEIGHBOR

Summer is one of the best times to enjoy everything The Pinery has to offer with longer days, warmer evenings, and outdoor gatherings. Unfortunately, spending more time outside can sometimes lead to neighborly disputes about how each of us chooses to enjoy that time. As we all enjoy the outdoors, a little courtesy and awareness goes a long way in maintaining the peaceful atmosphere that makes The Pinery such a great place to live.



LIGHTS AT NIGHT

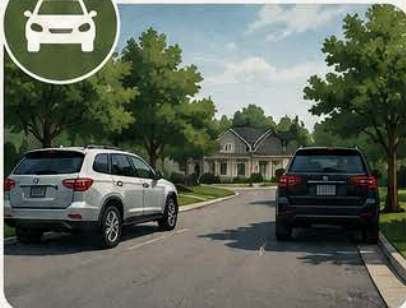
If your lights are on at night and they shine past your property into neighboring yards, they may be too bright. Please consider using lower-voltage bulbs, directing lights downward when possible, adjusting motion-sensor sensitivity, or maybe consider only using lights when needed. Excessive lighting can contribute to light pollution and may be frustrating for nearby neighbors. Living in The Pinery allows us to be away from city lights.



NOISE ORDINANCES

Please be aware that Douglas County has a noise ordinance that restricts loud noise between 7:00 p.m. and 7:00 a.m. Home improvements, loud music, and loud vehicles are common examples of activities that can lead to complaints or push the limits of this ordinance.

Loud music in particular can have an unpleasant impact on neighbors who may not be expecting it. Being mindful of noise levels helps everyone enjoy their time outdoors. A quick conversation with neighbors about planned outdoor projects or events can help prevent misunderstandings and neighbor disputes.



STREET PARKING

Though the Association may not restrict parking along the street, we ask that you please leave enough room for emergency vehicles to pass. We have received an increasing number of calls about street parking becoming so crowded that only one car can fit through at a time. If you have multiple vehicles and are parking excessively on the street on a regular basis, please reach out to us. We do have a storage lot available that may help alleviate congestion.



QUESTIONS REGARDING COVENANTS OR ARCHITECTURAL GUIDELINES?



303-841-8572



pha@pinery.org

Douglas County Health Department Household Hazardous Waste Disposal Program

If you have paint from a recent project, old oil from your car's maintenance, or other hazardous waste from your recent DIY project, Douglas County Health Department can help you safely dispose of it.

In place of a one-time annual event, the Douglas County Health Department is partnering with Waste Management to provide Douglas County residents with a low-cost service for household hazardous waste removal year-round. This direct service is available to Douglas County residents for \$30. Get details by calling 1-800-449-7587 or visiting www.wmatyourdoor.com.

Waste Management's At Your Door Special Collection® Service can safely collect many types of unwanted potentially hazardous and hard-to-recycle items from your home. Scheduling a home collection is as easy as 1-2-3 see website: www.wmatyourdoor.com



ACCEPTABLE ITEMS

- **Household Chemicals:** Ammonia, cleaning compounds, bleach, floor stripper, drain cleaner, rust remover, carpet/upholstery cleaner, tile/shower cleaner, and more
- **Automotive Products:** Antifreeze, motor oil, oil filters, fluids, polish, waxes, vehicle batteries, upholstery cleaners, and more
- **Consumer Electronics:** Computers, laptops, keyboards, monitors, microwaves, DVD/CD players, CD ROM, fax machines, cell phones, VCRs, desktop printers, scanners, gaming systems, related cords, and more
- **Paint Products:** Oil-based paint, latex paint, spray paint, artist paint, wood preservative, stain, caulk, sealer and more
- **Batteries:** Batteries of various sizes: AA, AAA, C, D and rechargeable.
- **Garden Chemicals:** Herbicide, insect spray/ insecticide, fertilizer, pesticide, and more
- **Fluorescent Light Bulbs:** Compact fluorescent lamps (CFL) and straight fluorescent tubes
- **Thermometers and thermostats:** Numerous items that contain mercury
- **Flammable Items:** Kerosene, gasoline, solvents and more
- **Syringes and Lancets:** Sharps, syringes, needles and lancets
- **Swimming Pool Chemicals:** Pool acid, stabilizer, chlorine



UNACCEPTABLE ITEMS

Asbestos, ammunition and explosives, biological waste, medicines and prescriptions, commercial or business supplies, unknown or unlabeled materials, trash, including bulky items and furniture, incandescent light bulbs, appliances: washing machines, vacuums, tools, or refrigerators, tires, containers over 5 gallons, lamp fixtures, liquid mercury, leaking or empty containers, construction related materials, radioactive items, smoke detectors, items improperly packaged for transportation

Stay Informed. Stay Safe. Sign up for



DougCoAlert

DougCo Alert is our new emergency notification system—your direct connection to critical, real-time information during emergencies in your area. This system allows first responders to quickly notify you when it matters most.

Alerts may include shelter-in-place or evacuation orders, missing endangered persons, suspect searches, and nearby police or emergency activity

DougCo Alert is the primary way first responders communicate with the public during emergencies. Signing up ensures you receive timely, accurate information that can help protect you, your family, and your neighbors. Scan the QR code to sign up today—don't wait until an emergency happens.



- General Contractor
- Roofing
- Insurance Specialist
- Remodeling

Hi Neighbors...I am a Pinery Resident & a General Contractor who specializes in roofing. Don't get fooled and sign up with these companies who are knocking on your door. There is absolutely no service work from them because they will leave town. Go with a local company! Also, I don't take a cent until your roof is completed.

Clyde Schall
Owner

Direct: 303.204.6139
Fax: 720.505.8400

clyde@schallconstruction.com
www.schallconstruction.com

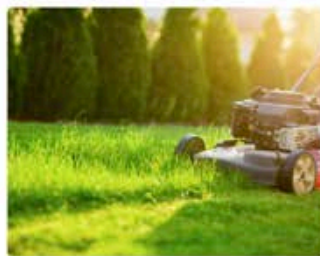
Pinery Resident

RESIDENTIAL + COMMERCIAL PROPERTY MAINTENANCE

- ✓ Mowing + Trimming
- ✓ Aeration, Fertilization + Weed Control
- ✓ Irrigation
- ✓ Fire Mitigation
- ✓ Tree + Bush Trimming
- ✓ Snow Removal



PONDEROSA
PROPERTY MAINTENANCE



Contact Us!

720.779.5937

www.pondomainenance.com



Still Renting Your Business Space? Your Business Deserves More.

Purchase or Refinance with our
Commercial Real Estate Loan
5.99% APR* Special.

Parker | (720) 880 - 5010

Braxton Johnson,
Market President
NMLS#1085508



*APR (Annual Percentage Rate) will be fixed at 5.99% for the first three (3) years. After the initial fixed-rate period, the rate will adjust every three (3) years based on the Wall Street Journal Prime Rate. The current Wall Street Journal Prime Rate is 6.75%. Loans may be amortized for up to twenty-five (25) years. A primary operating account with Redstone Bank is required for this rate; if not maintained, Redstone Bank reserves the right to increase the interest rate by 0.50%. The maximum APR that may be imposed is 21%. Terms and conditions apply. All loans are subject to credit approval. Not all applicants will qualify. Promotional rate expires July 31, 2026. Member FDIC



PINERY PEDIATRICS

Where families come first.

Hannah Anding, CPNP, IBCLC

Board Certified Pediatric Nurse Practitioner
International Board Certified Lactation Consultant

 18801 E Mainstreet, Suite 290
Parker, Colorado 80134

now accepting new patients - www.pinerypediatrics.com





Llama Lisa Etc. LLC
 Pet Care, Dog Walking, House Sitting, Etc.

Lisa Blidar
 ☎ 330.701.6950 ✉ 1cvllama@gmail.com
 Member of Pet Sitters Int'l (PSI) Licensed/Insured




Need Help Around the House?

From quick fixes to detailed projects, I bring the tools, the experience, and the care your home deserves.

- General home repairs and maintenance
- Installations & small to large renovations
- Dependable professional service you can trust
- Quality workmanship for a fair price

Call or Text at 720-505-6532



*Installation of: Rock, Mulch, Sod, Plants
 *Mowing- Weekly/bi-weekly
 *Artificial Turf
 *Power Raking
 *Spring & Fall Clean-up
 *Dead Tree Removal
 *Aeration
 *Edging
 *Sprinkler Repair
 *Junk Removal

ALL THINGS
 LAWN & LANDSCAPE
 LLC

720-329-2088




HOME SMART
 REALTY

Tania Martinez 

Resale | Investment Properties | New Construction
 Pinery Resident
Cell: (720)675-1310
 Email: taniasellshomesco@gmail.com

GUTH
PIANO STUDIO

Award-winning students, all ages
 Beginning to advanced
 Preparation for music major



720-883-2161
 BeverlyGuth@comcast.net

PARKER
DUMP + HAULING



LANDSCAPE MATERIAL DELIVERY **DUMPSTER RENTAL** **EQUIPMENT DELIVERY**

Serving Parker, Elizabeth, Sedalia + Franktown

BOOK NOW

720-295-6447 dumphaul23@gmail.com

Parker | Colorado

Douglas County Pest Control

No endless contracts
 No sales pitches for products and services you don't want or need
 You will get excellent service at a price you can afford

Kevin Kellar

Over 10 years experience in the pest control business
 Locally Owned and Operated
 Licensed and insured



Call or Text
Dead Animal Removal 303-718-6133



A COLORADO ACREAGE SETTING WITH SCALE AND CHARACTER

Set within Misty Pines on 2.3 acres between The Pinery and The Timbers, this 5-bedroom, 6-bath home offers more than 6,100 finished square feet, mountain views from several indoor and outdoor areas, mature trees, covered decks, an outdoor fireplace, and nearly 35 years of thoughtful owner care.

Established, Substantial, And Distinctly Colorado

Phillip Booghier
Fine Homes & Luxury Properties

5588 PONDEROSA DR. PARKER, CO 80134 | \$1.395M

VIEW VIDEO

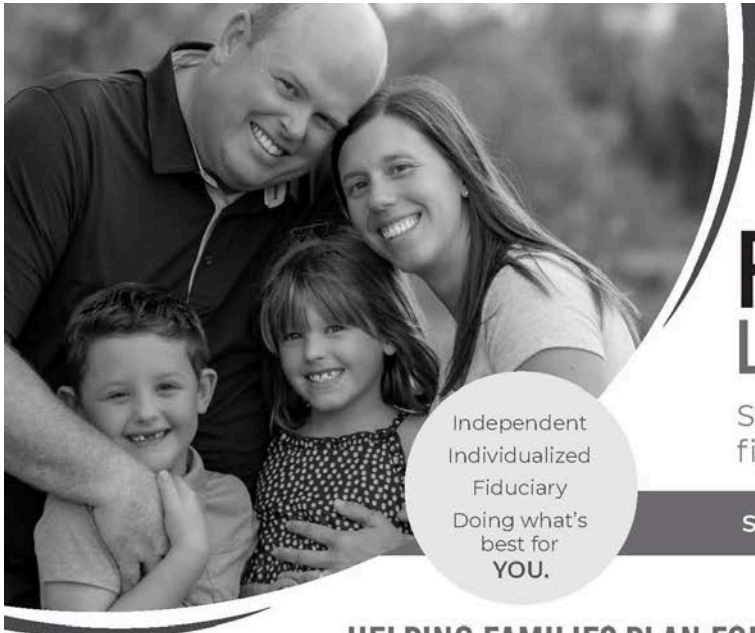


VIEW LISTING



LIV | Sotheby's
INTERNATIONAL REALTY

303.961.6956



READY TO RETIRE? LET'S MAKE A PLAN.

Stop wondering what if and let's figure out how.

Independent
Individualized
Fiduciary
Doing what's
best for
YOU.

Schedule a Time with Ryan Today!

HELPING FAMILIES PLAN FOR RETIREMENT SINCE 2009

RYAN MCNERNEY, CERTIFIED FINANCIAL PLANNER™

WWW.MCNFIN.COM

RYAN@MCNFIN.COM

(303) 537-7948 (OFFICE)

(720) 770-5278 (TEXT)

REPRESENTATIVE IS REGISTERED WITH AND OFFERS ONLY SECURITIES AND ADVISORY SERVICES THROUGH PLANMEMBER SECURITIES CORPORATION, A REGISTERED BROKER/DEALER, INVESTMENT ADVISOR AND MEMBER FINRA/SIPC, 8107 CARPINTERIA AVE., CARPINTERIA, CA. 93073. (800) 874-8910. MCNERNEY FINANCIAL AND PLANMEMBER SECURITIES CORPORATION ARE INDEPENDENTLY OWNED AND OPERATED.



HEATING & AIR CONDITIONING, INC.

We make the Pinery our priority!

All your Heating & Cooling needs!

humidifiers too!



Installation
303.547.6003

* Sales * Service

www.5280heatingandair.com



**What made these homes stand out and get sold quickly for top dollar?
Customized marketing plans for each home!**

In 2025, my team successfully closed over 30 million dollars in real estate sales, helping homeowners achieve exceptional outcomes. The median days on the market in Parker is 32. The Parker market is favorable for sellers, but today's buyers are selective. Homes need to be properly to go under contract in this time frame need to be prepared, strategically priced, and aggressively marketed. Buyers have more choices but desirable homes continue to move quickly.

Reach out today to find out how strategic staging, professional photography, video and expert negotiation can make your home stand out. I don't just list homes... I position them to stand out!



NICOLE FAULK
REALTOR®, The Jackson Group Partner
RENE, ABR
(303) 915-6938
Nicole@MadisonProps.com



© Madison and Company Properties, LLC. Madison and Company Properties is a registered trademark licensed to Madison and Company Properties, LLC. Locally owned and operated. An equal opportunity company. Madison & Company is committed to compliance with all federal, state, and local fair housing laws. All information is deemed reliable but not guaranteed. If you have a brokerage relationship with another agency, this is not intended as a solicitation. www.madisonprops.com



Road Home Exteriors | The Pinery, Colorado

James Hardie Siding

Wildfire Resilience & Home Hardening

Road Home Exteriors helps homeowners in The Pinery, Colorado improve wildfire resilience through James Hardie fiber cement siding, home hardening strategies, and our Harden Your Home™ Program.

James Hardie Alliance
Preferred Contractor





HARDEN YOUR HOME™ PROGRAM

Complimentary 28-point home hardening assessment focused on wildfire resilience and exterior protection.

Serving The Pinery and Douglas County, Colorado
RoadHomeExteriors.com/The-Pinery



- Lifetime Workmanship Warranty
- No Change Order Guarantee
- No-Pressure Sales

Specialized Tree Services
Advancing Trees in your Landscape

Jason Kruegel
ISA Certified Arborist
 720 841 6309
kruegel.jason@gmail.com
 Parker, CO 80134
www.specializedtreeservices.com

Corrective/Structure Pruning
 Tree Establishment
 Disease Consultation



Licensed and Insured within the State of Colorado



I love
this town.

Steve Hall Ins Agcy Inc
 Steve Hall, Agent
 16526 Keystone Blvd, Unit E
 Parker, CO 80134
 Bus: 720-842-1310
steve@theparkeragent.com

Thanks, Pinery.
 I love being here to help in a community where people are making a difference every day. Thank you for all you do.



2007004

State Farm, Bloomington, IL

Parker Roofing & Solar

- The owners live in Parker!
- Trust in our 33 years of industry experience
- FREE ROOF INSPECTIONS
- Preferred roofer for many insurance companies
- Specialists in insurance claims
- We can handle just the roof, or your entire claim
- Roofing, gutters, painting, windows, siding
- A+ rating with the BBB of Denver

Call, email, or text:

303-944-8322

www.ParkerCORoofingCompany.com

Kevin@ParkerCORoofingCompany.com



FRESH FLOWERS


BOUQUETS + ARRANGEMENTS
SUBSCRIPTIONS
BLOOM BAR RENTAL

colorado grown fresh flowers

AVAILABLE SEASONALLY

✉ COWILDPEONY@GMAIL.COM
📷 WILD.PEONY.CO
☎ 720.432.7798





Twin Aspen Dental Center

Dentistry for Life

(303) 841-7466

Email: Twinaspentalcenter@yahoo.com
Website: www.twinaspentalcenter.com



Nicole
Neuschaefer

Realtor

HomeSmart Elite Group
8300 E. Maplewood Ave. Suite
Greenwood Village, Co 80111
call/text 720-233-4590
NicoleColoradoHomes@gmail.com



HELLO, NEIGHBOR!

ARE YOU THINKING ABOUT UPDATING YOUR HOME?

Work with a Pinery resident who understands our homes, styles, and standards.



KITCHEN



BATHROOM



STAIRS



MEDIA ROOM

OUR VALUES:

- FAMILY OWNED & OPERATED
- CLIENT FOCUSED
- LOCALLY TRUSTED
- BUILT ON INTEGRITY

☎ (720) 216-5186
✉ Sales@mtnwestrc.com
📱 @MtnWestRemodelingLLC
📷 @mtnwest_Remodeling

SCAN ME!



MountainWestRemodeling.com

Burning Tree Self Storage

SECURE, SMART & CONVENIENT

burningtreeselfstorage.com

Easy online rentals - Scan the QR Code



Open Unit w/ Your Phone App



Motion Detection on Every Unit

1st Month Free + 15% Off for Pinery Residents | Use Promo Code: PINERY
Exterior Drive-ups | Interior Units | 5x10, 10x8 10x10, 10x15, 10x20

Family Owned & Operated | Pinery Member Since 1989 | Rated 5 Stars on Google

(303) 414-2982
7664 Burning Tree Dr,
Franktown, CO 80116

Located on Burning Tree Drive,
Just east of Highway 83, directly
Behind Franktown Animal Clinic



303-578-2348



THE PINERY FENCE EXPERTS

You know what would look great in your yard this spring? A new fence.

Get a new cedar, vinyl, or aluminum fence with our quick fence installations.

WHY CHOOSE ASPEN ?

- Pinery Residents Save **\$250.**
- Deer Fence Solutions
- Fire Resistant Fence
- HOA Approved Fence Styles
- We work directly with the Pinery HOA

Visit www.AspenFence.com



Kotzamanis Injury Law



**THE PINERY'S OWN
PERSONAL INJURY
TRIAL ATTORNEY**

“MAKING INSURANCE COMPANIES PAY”

**A Seasoned Personal Injury Trial Attorney With Over
40 years of Experience and the Multi-Million Dollar Verdicts
And Settlements to Prove It**

**\$6 MILLION SETTLEMENT
CAR CRASH**

**\$3.9 MILLION SETTLEMENT
TRUCK ACCIDENT**

**\$3.6 MILLION SETTLEMENT
TRUCK ACCIDENT**

**\$2.8 MILLION VERDICT
PEDESTRIAN ACCIDENT**

**\$2.5 MILLION SETTLEMENT
FORKLIFT ACCIDENT**

**\$2.2 MILLION VERDICT
FORKLIFT ACCIDENT**

**\$1.8 MILLION VERDICT
TRAIN ACCIDENT**

**\$1.4 MILLION SETTLEMENT
MOTORCYCLE ACCIDENT**

**\$850,000 SETTLEMENT
BUS ACCIDENT**



Phone: (720) 471-9050 Email: info@trialgiants.com ΜΟΛΩΝ ΛΑΒΕ “Come and Take It”

www.trialgiants.com

COMFORT PEST CONTROL

Our goal is the comfort of our customer. After hours appointment available.

Parker, Colorado

720-226-1299

CAROL WESTIN
Qualified Supervisor

MATT'S MAINTENANCE TREE SERVICE

REMOVALS
TRIMMING
PRUNING
BUSHES
SPRAYING
CRANE SERVICE
STUMP GRINDING



OVER 20 YEARS IN BUSINESS

MATTSMANTENANCETREESERVICE.COM W: (303) 332 - 5747
MATT@MATTSMANTENANCETREESERVICE.COM LICENSED & INSURED



Debbie Fergione

Pinery Resident for 30+ years

HomeSmart Realty
240 Wilcox St. Castle Rock, CO, 80104

(720)-635-2298

DebbieSellsColorado@gmail.com

www.bit.ly/38YNqdQ



Franktown Self Storage

7543 E. Inga Way Franktown, CO 80116
303-814-3890

Located 1 Block East of St. Hwy. 83 at St. Hwy 86
and Burning Tree Drive Franktown, Colorado

For Current Availability and Pricing Please Visit

www.franktownselfstorage.com

All Units are Outside Drive-Up Units
5x10 10x10 10x15 10x20 10x 25

Mention This Ad For a 10% Monthly Discount
Family Owned Since 1998 and Pinery Resident Since 1987



2026-2027

OPEN ENROLLMENT



Trinity Lutheran School provides a Preschool–8th Grade education where students are known, challenged, and nurtured in a Christ-centered community. With small class sizes, dedicated teachers, and hands-on learning, we help children grow academically, spiritually, and socially.

JOIN THE TRINITY TEAM!

Trinity Lutheran School is seeking a full-time intermediate or middle school teacher for the 2026–27 school year as well as qualified substitute teachers who are passionate about Christian education. If you are committed to academic excellence and desire to help students grow in faith, character, and learning, we'd love to hear from you!



Schedule Your Tour Today!


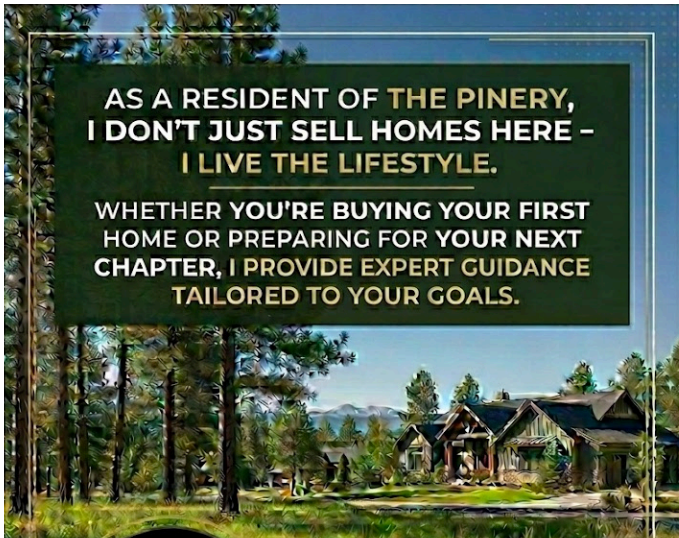
Apply Now:
trinityschoolfranktown.org

303-841-4660
admissions@tlcas.org




**AS A RESIDENT OF THE PINERY,
I DON'T JUST SELL HOMES HERE -
I LIVE THE LIFESTYLE.**

**WHETHER YOU'RE BUYING YOUR FIRST
HOME OR PREPARING FOR YOUR NEXT
CHAPTER, I PROVIDE EXPERT GUIDANCE
TAILORED TO YOUR GOALS.**



AUDREY SCHOEPNER
REALTOR®
Direct: 720.539.1220
Email: aschoepner@kw.com
Website: www.realhomesco.com

kw DTC
KELLERWILLIAMS REALTY
Each office is independently owned and operated.



Curtis & Sons
• PLUMBING SERVICE •
(720)422-3646
CURTISANDSONSPLUMBING.COM
Pinery Resident serving Douglas County and
South Metro Denver Areas
Water Heaters, Water Softeners, Fixtures,
Repairs, Heating & A/C



MOORE HEATING & A/C, INC.
Honesty, Integrity, and Pride... Just The Basics™

Pinery based, neighbor trusted .

HVAC Experts

24/7 Service

Call (720) 851-8612

We Install and Service Boilers Now!



THE PINERY COMMUNITY DIRECTORY

Category	Business	Address	Phone	Email/Website
Attorney - Personal Injury	Kotzamanis Injury Law	Pinery Resident	720-471-9050	www.trialgiants.com Dimitri@trialgiants.com
Bathroom Remodeling	Discount Bath, LLC	Pinery Resident	720-979-2322	discountbath.com hello@discountbath.com
Bookkeeping & Tax Preparation	Colorado Accounting Solutions	19753 Pikes Peak Ave. Ste. 202, Parker 80134	720-260-4785	Holly@coloradoaccounting solutions.com
Chimney	Midtown Chimney Sweeps	Pinery Resident	720-556-0386 303-357-4909	www.midtownsweeps.com alice.baer@midtownsweeps.com
Construction	Mountview Builders, Inc.	Pinery Resident	720-327-4468	edwardbuilds@aol.com
Deck Builder	The Next Level Replacement Decks	Douglas County	720-629-7947	alliance_exteriors@hotmail.com www.nextlevel/deck.com
Dental Care	Twin Aspen Dental Center	19572 Stroh Rd.	303-841-7466	twinaspendentalcenter@yahoo.com www.twinaspendentalcenter.com
Dumpster Rental	Parker Dump and Haul	Pinery Resident	720-295-6447	dumphaul23@gmail.com
Electrical	Top Shelf Electric, Heating & Plumbing	Pinery Resident	720-899-2633	TopShelfHomeService.com
Fencing	Aspen Fence Company	Pinery Resident	303-578-2348	aspenfencecompany@gmail.com www.aspenfence.com
Financial	McNerney Financial Ryan McNerney	385 Inverness Pkwy, Ste. 340, Englewood, 80112	303-537-7948	ryan@mcnfin.com
Fire Mitigation	Ponderosa Property Maint. Mowing & Snow Removal	Pinery Resident	720-779-5937	ponderosapropertymaintenance @gmail.com
Forester/Arborist	Jim McGannon Forestry/Landscape Consultant	Pinery Resident	303-526-1118	forestermcgannon@gmail.com www.coloradotreearborist.com
Fresh Flowers	Wild Peony Colorado	Pinery Resident	720-432-7798	cowildpeony@gmail.com
Handyman	Property Fix Renovation-Remodeling-Repair	Pinery Resident (Free Estimates)	303-668-7638 Call or Text	joecasanova@comcast.net www.yourpropertyfix.com
Heating & Air Conditioning	Moore Heating & Air Conditioning, Inc.	10212 S. Progress Ln	303-680-5300	mooreheatingac.com
Heating & Air Conditioning	5280 Heating & Air Conditioning	6868 Hillridge Pl, Parker, CO 80134	303-547-6003	www.5280heatingandair.com
Heating & Air Conditioning	Top Shelf Electric, Heating	Pinery Resident	720-899-2633	TopShelfHomeService.com
Housekeeping	Cleaning With A Caring Touch		303-803-2036	wendyalimas@gmail.com
Housekeeping	Flowers Home Cleaning Services	Serving Pinery Residents	720-434-0532 Ivonne	flowerscsco@gmail.com
Housekeeping	Laura's House Cleaning	Serving Pinery Residents	720-341-3804	
Landscaping	All Things Lawn & Landscaping, LLC	Serving Pinery Residents	Call or Text: 720-329-2088	Contact@allthingsllc.net

Mowing, Yard Cleanup, & Maintenance	All Things Lawn & Landscaping, LLC	Serving Pinery Residents	Call or Text: 720-329-2088	Contact@allthingsllc.net
Music Lessons	Sherry Boyer Piano, Strings, Woodwinds	Pinery Resident	719-648-3358	sdboyer0714@gmail.com
Myofunctional Therapy	Ali Tsvetkov, AOMT-C Snoring, Mouthbreathing, Jaw Pain, etc	Pinery Resident	720-413-8443	breathoflifemyo@gmail.com
Notary Public	Roberta E. Chincholl		720-955-3072	bchincholl@aol.com
Insurance	Steve Hall State Farm Insurance	16526 Keystone Blvd., Unit E	720-842-1310	www.theparkeragent.com
Pediatric Care	Pinery Pediatrics	18801 E Mainstreet, 290 Parker, CO 80134	303-353-4440	www.pinerypediatrics.com
Pest Control	Comfort Pest Control	Pinery Resident	720-226-1299	
Pest Control	Douglas County Pest Control	Pinery Resident	303-718-6133	
Pet Care & Dog Walking	Llama Llisa Etc. LLC Pet Care, Dog Walking, House Sitting, ETC	Pinery Resident	330-701-6950	1cvllama@gmail.com
Piano Lessons	Beverly Guth Great music, fun, & inspiration!	Pinery Resident	Please Text: 720-883-2161	BeverlyGuth@comcast.net
Plumbing	Vince - your neighborhood plumber Repairs, Remodeling/Basement Finishing	Pinery Resident	720-266-9845	
Plumbing	Top Shelf Electric, Heating & Plumbing	Pinery Resident	720-899-2633	TopShelfHomeService.com
Plumbing	Small, family-owned, all plumbing needs for residential or commercial	Pinery Resident	720-692-9874	office@proinplumbing.com
Real Estate	Andrea Wright LIV Sotheby's International Realty	Serving Pinery Residents	303-500-8862	andrea@wrighttosell.com
Real Estate	Audrey Schoeppner	Pinery Resident	720-539-1220	aschoeppner@kw.com
Real Estate	Debbie Fergione Homesmart Realty	Pinery Resident	720-635-2298	debbiesellscolorado@gmail.com Bit.ly/38YNqdQ
Real Estate	Rebecca Jones-Egloff LIV Sotheby's International Realty	Pinery Resident	720-434-6415	rjonesegloff@livsothebysrealty.com
Real Estate	Nicole Faulk	Pinery Resident	303-915-6938	Nicole@madisonprops.com
Real Estate	Tania Martinez HomeSmart Realty Group of CO	Pinery Resident	720-675-1310	taniasellshomesco@gmail.com
Real Estate	Julie Maxwell	Pinery Resident	720-253-4954	Julie@8Z.com
Real Estate	Nicole Neuschaefer HomeSmart Elite Group	Pinery Resident	720-233-4590	NicoleColoradoHomes@gmail.com
Real Estate	Michelle Orlandino	Pinery Resident	303-908-1871	michelle.orlandino@cbrealty.com michelleorlandino.therowleygroup.com
Self Storage	Franktown Self Storage	7543 E Inga Way	303-814-3890	www.franktownselfstorage.com fsstorage@outlook.com
Tree Service	Matt's Maintenance		303-332-5747	matt@mattsmaintenancetreeservice.com
Tree Service	Specialized Tree Services	Pinery Resident	720-841-6309	kruegeljason@gmail.com
Tutoring & Pediatric OT	Multisensory Reading, Handwriting & Fine Motor	Pinery Resident	Please Text: 407-687-5241	ColoradoOTReading@gmail.com



LIV | Sotheby's
INTERNATIONAL REALTY
**PARKER & DENVER'S TOP RATED
FULL-SERVICE REALTOR®**

Global Real Estate Advisor | REALTOR®
AWright@Livsothebysrealty.com
303-500-8862
www.wrighttosell.com

482 West Happy Canyon Road
Castle Pines, Colorado 80108



Raising the *Bar*
For *Realtor®*'s
Everywhere.

SOLD!
LISTING TAKEOVER!
REPRESENTED BUYER | LISTING BY COLLETT BANKER REALTY
\$4,100,000

**334 RED LILY PLACE
EVERGREEN, CO 80439**

SOLD!
LISTING TAKEOVER!
IN 3 WEEKS!
\$1,575,000

**9298 SPIRIT COURT
PARKER, CO 80138**

PENDING!
\$1,175,000

**5932 LOS OLIVAS POINT
PARKER, CO 80138**

PENDING!
LISTING TAKEOVER!
IN 3 WEEKS!
\$950,000

**3637 OSAGE STREET
DENVER, CO 80211**

SOLD!
IN 48 HOURS!
\$25,000 OVER ASKING!
\$690,000

**9566 CORONADO CT
PARKER, CO 80134**

SOLD!
MULTIPLE OFFERS!
OVER ASKING!
\$681,000

**6110 N. BECKWOURTH CT
PARKER, CO 80134**



DOES YOUR
REALTOR®
DO THIS?

LIV | Sotheby's
INTERNATIONAL REALTY

LET'S CONNECT!

**Full Service.
Done Wright.™**



WRIGHTOSELL



ANDREAWRIGHTREALTOR



ANDREA WRIGHT



ANDREAWRIGHTREALTOR



WWW.WRIGHTOSELL.COM

Trusted Throughout The Pinery & Beyond, We're Your Pinery Neighbor

Same Day
Service
Available



Call Today For
Fast, Local Help







720-340-7558








TopShelfHomeService.com

SPRADLIN






July 2026

Sun	Mon	Tue	Wed	Thu	Fri	Sat
			1  Pinery Trash & Recycle B Week	2	3	4
5	6	7	8  Pinery Trash & Recycle A Week	9 <i>CSC Meeting 6:00 p.m.</i>	10 <i>Noon deadline for ARC Meeting</i>	11
12	13	14  <i>ARC Meeting 6:30 p.m.</i>	15  Pinery Trash & Recycle B Week	16	17	18 PINERY PICNIC AND KIDS' FISHING DERBY!
19	20	21	22  Pinery Trash & Recycle A Week <i>PHA EB Meeting</i>	23	24	25
26	27	28	29  Pinery Trash & Recycle B Week	30	31	

August 2026

Sun	Mon	Tue	Wed	Thu	Fri	Sat
						1
2	3	4	5  Pinery Trash & Recycle A Week	6	7 <i>Noon deadline for ARC meeting</i>	8
9	10 Newsletter Deadline	11  ARC Meeting 6:30 p.m.	12  Pinery Trash & Recycle B week	13 CSC Meeting 6:00 p.m.	14	15 MOVIE NIGHT!
16	17	18	19  Pinery Trash & Recycle A Week	20	21	22
23	24	25	26  Pinery Trash & Recycle B Week	27	28	29
30	31					

September 2026

Sun	Mon	Tue	Wed	Thu	Fri	Sat
		1	2  Pinery Trash & Recycle A Week	3	4 <i>Noon deadline for ARC meeting</i>	5
6	7 LABOR DAY OFFICE CLOSED	8 ARC Meeting 6:30 p.m.	9	10  Pinery Trash & Recycle B Week CSC Meeting 6:00 p.m.	11	12
13	14	15	16  Pinery Trash & recycle A week	17	18	19
20	21	22	23  Pinery Trash & Recycle B Week PHA EB Meeting 6:30 p.m.	24	25	26
27	28	29	30  Pinery Trash & Recycle A Week			

Your Pinery Real Estate Experts

#1 LISTING AGENTS IN THE PINERY



Sold 2025–2026

- | | |
|--|---|
| 7532 Lakecliff Way - \$1,250,000 | 5825 Irish Pat Murphy Dr - \$750,000 |
| 7457 Gooseberry Court - \$1,175,000 | 7307 Pine Forest - \$750,000 |
| 7570 Windford - \$1,050,000 | 8150 Tempest Ridge - \$740,000 |
| 6017 Thunder Hill Rd - \$940,000 | 5506 Irish Pat Murphy - \$685,000 |
| 5567 Irish Pat Murphy - \$875,000 | 6627 Northwoods Glen Dr - \$675,000 |
| 7612 Windford - \$835,000 | 6598 Pinewood Dr #74 - \$550,000 |
| 6641 Hillside - \$790,000 | 6680 Pinewood - \$525,000 |
| 6154 N Beckwourth Court - \$775,000 | 8074 Tempest Ridge - \$165,000 |
| 6524 Surry Place - \$775,000 | 8100 Tempest Ridge - \$165,000 |
| 6279 Cheyenne Court - \$760,000 | |

Pending

6122 N Beckwourth Court - **\$850,000**

Active

5996 Villard Ct - **\$725,000**

Julie Maxwell & Lynsey Adragna
The Pinery Real Estate Team | REALTOR®

Julie: 720.253.4954
Lynsey: 303.669.3838



HOMEOWNER

PRSR STD
US Postage
Paid
Parker, CO
Permit #1

The Pinery Homeowners' Association, Inc.

A Non-Profit Corporation
8170 Hillcrest Way
Parker, CO 80134

Postal Patron