



Enjoying the Dog Days of Summer in Ken-Caryl!

Community Administrator Brian Yowell hits the hiking trails with dogs Dyson (front) and Newton in tow – just another reason why the dog days of summer are just better in Ken-Caryl Ranch – paws down!

Thank you to all of our talented resident photographers! If you love life behind the lens, consider sharing your photos of the community in Life at Ken-Caryl or across our social media platforms. Email your high-resolution photos to Allison Hefner at AllisonH@kcranch.org.

Be sure to check out Brian’s latest article on page 3.



OUR RISING GENERATION	MINDING OUR BUSINESSES	RANGER FIELD NOTES	COVENANT CLIPS	MANAGER’S COLUMN
Genevie Webster Awarded Scholarship from the Ken-Caryl Ranch Foundation	Try Something New and “Sharpen” Your Ski – or Boarding – Skills this Summer at SNÖBAHN	Bears are Active in Our Community	Summertime. Summertime. Sum-Sum-Summertime	Reaching Our Residents
PAGE 9	PAGES 16-17	PAGE 4	PAGE 3	PAGE 2

Minding Our Businesses - Coronavirus: A Whole New World for Us and Our Pets

PAGE 14

Picture This! Resident Pool Pics Make a Splash!



PAGE 10

Save the Date!

Mark your calendars! The Ken-Caryl Recycling and Cleanup Event, originally scheduled in May, is re-scheduled for Saturday, Sept. 26! Our annual event returns this fall with electronics recycling, paper shredding, trash disposal and much more! Stay tuned for more information!



Reaching Our Residents

By Victoria DeSair, Master Association Executive Director
 Staff is constantly exploring ways to better reach our residents. We have our current communications mediums – this newspaper, the e-News, social media and our website – but how else can we best get in touch with all of you?

Communications Associate and *Life at Ken-Caryl* Editor Allison Hefner has done an amazing job ramping up our social media efforts. She’s increased our followers on Facebook, Instagram and Twitter. She’s also brought fresh content and some great resident photography to this newspaper. Communications Coordinator Kristen Peterka is in the initial stages of revamping our website so that it’s an even better resource for our residents.

To make our board meetings more accessible to residents, we now offer call-in options for public meetings. We recognize that the sound quality from our current teleconference phone is not great, so, thanks to the Master Association Board, staff just placed an order for a new, higher-quality conference phone that we can use for meetings. The new phone will arrive soon, and hopefully residents who call in will have a much better experience.

I would also like to encourage residents to reach out via email. This is the best, and typically fastest, way to reach staff. We have limited staff to cover the front desk and answer the phone, so if you do call, consider following our automated prompts to get you to the right person, or please leave us a voicemail. We will get back to you as soon as we can. Thank you all for your patience.

If you have any recommendations for ways we can improve communications, please let me know! If you have any questions or comments, please reach out to me at victoriad@kcranch.org or 303-979-1876, ext. 122.



July

Sun.	Mon.	Tues.	Wed.	Thurs.	Fri.	Sat.
19	20	21 6 p.m. MA Board Meeting	22 7 p.m. Open Space Committee Dakota Lodge	23 7:30 a.m. Architectural Committee	24	25
26	27	28 6 p.m. MD Board Meeting 7 p.m. Brannon Gearhart Park Task Force Dakota Lodge	29 4:30 p.m. Covenant Committee	30	31	

August

Sun.	Mon.	Tues.	Wed.	Thurs.	Fri.	Sat.
2	3	4	5	6	7	8
9	10	11	12	13 7:30 a.m. Architectural Committee	14	15
16	17	18 6 p.m. MA Board Meeting	19 Covenant Committee 4:30 p.m.	20	21	22
23	24	25 6 p.m. MD Board Meeting	26 7 p.m. Open Space Committee Dakota Lodge	27 7:30 a.m. Architectural Committee	28	29

All meetings and activities are at the Ranch House unless otherwise stated. Information regarding audio and video conferencing options for public meetings will be communicated as it becomes available.



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"Ponies" by Carey Chamberlin

ISSN 0899-6318

Life at Ken-Caryl is a private newspaper published every other week by the Ken-Caryl Ranch Master Association. OUR PURPOSE is to bring timely information to the residents of Ken-Caryl Ranch. Permission to reprint articles is granted, provided that proper credit is given to *Life at Ken-Caryl* and the editor is notified. The editorial direction of this publication comes ultimately from the Ken-Caryl Ranch Master Association Board of Directors.

NOTICE: The views of the authors of the various articles and letters in this newspaper do not necessarily reflect the views of the committees, directors, management, or the community as a whole.

DEADLINE: All articles, advertisements and letters to the editor must be received by 5 p.m. on the published deadline date, which is typically the Monday of the week prior to the edition date. The deadline date is sometimes early due to holiday schedules. Deadline dates are published at www.ken-carylranh.org under Community & News, then Newspaper: Life at Ken-Caryl.

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Community Center 303-979-2233
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ext. 469

Contact information for the Master Association and Metropolitan District Board members is available at www.ken-carylranh.org under the Administration tab.

www.ken-carylranh.org
www.facebook.com/ken-carylranh

Summertime. Summertime. Sum-Sum-Summertime...

By Brian Yowell, Community Administrator

Now that our world is starting to open up again and we ready our campers, boats, RVs and recreational trailers for a weekend of fun with family and friends, please remember to be courteous to your wonderful neighbors.

For both preparation and clean-up we can keep our beloved recreational vehicles in our driveways, or on the street, for no more than two non-consecutive days within a seven-day period. Basically, one day to passionately fill, pack, prep, shine and sparkle and one day to clean out, empty and look one last time for that lost pair of sunglasses.

Don't upset your fellow neighbors by rubbing it in their face that while they spent their entire weekend mowing the lawn and scraping paint you were having fun in the mountains basking in the glory of our great state, or doing whatever floats your boat (Get it? Slick reference to watercraft).

Now go forth and have the time of your life! Just don't do so at the expense of your neighbors.

Thanks Ken-Caryl!
At your service,
Brian Yowell



◆ Employment Opportunities

We're Hiring!

The Metropolitan District is hiring with current openings in both our Parks Department and Ken-Caryl Ranch Preschool!

Parks Maintenance Worker

The Parks Department is accepting applications for a Parks Maintenance Worker. This is a year-round hourly position. Duties include all aspects of parks maintenance work with an emphasis on mowing. Experience using all types of commercial mowing equipment is beneficial. Duties may include, but are not limited to, the following: Maintenance involving the safe use of trimmers, edgers, back pack and hand held blowers, riding and walk behind mowers. Applicants must provide an MVR showing a good driving history before an offer of employment will be made.

Interested in applying? Email a completed application with a resume showing past work experience to patm@kcranch.org or mail to Ken-Caryl Ranch Metropolitan District, Attn. Parks Department, 7676 S. Continental Divide Rd., Littleton, CO 80127.

Lead Preschool Teacher, Substitute Teacher and Teaching Assistant

At Ken-Caryl Ranch Preschool, our goal is to encourage learning and growth through inquiry-based play which offers children ownership over their own education. We see children as capable, competent and sensational people. We are looking for educators who are curious, passionate and dedicated to learning wherever and whenever possible, and who can also create an engaging environment that aids in our children's development.

Our team is currently looking to hire several positions at our preschool. Open positions include a Lead Preschool Teacher, Substitute Teacher and Teaching Assistant.

For position details on all of the aforementioned employment opportunities, including job descriptions and application information, please visit our website at www.ken-carylranh.org and click on the Administration tab/Employment Opportunities.



MA/MD Joint Study Session Summary

On July 7, the Ken-Caryl Ranch Master Association and Metropolitan District Boards held a Joint Study Session and discussed the following topics:

- Staff gave a presentation of the roles and responsibilities of the Master Association and Metropolitan District and how the two entities work together. The presentation included an overview of the joint agreements between the two entities as well as a responsibility matrix. The Board suggested posting the information on the website and in other communication mediums to educate residents.
- Staff provided the Boards with a list of dates for the budget preparation process. The Boards reviewed the timeline and emphasized the importance of keeping open the lines of communication between the two Boards regarding budget requests and concerns.
- Staff expressed concerns about the timeline for completion of the new Ranch House Pool. The contractor is aiming to have the pool operational and ready for swimmers in early August.
- Staff discussed the need for a higher-quality conference phone for Board meetings so that residents can better hear the meeting. The Master Association Board gave Victoria DeSair the go-ahead to purchase a new conference phone.



Sign Up for the e-News!

The Ken-Caryl Ranch e-News is a weekly newsletter distributed every Monday via email to all residents who subscribe. It is a great information source and supplement to the newspaper and other forms of communication on Ken-Caryl Ranch.

To sign up for the e-News, go to www.ken-carylranh.org and fill out the e-News sign-up form on the home page or send an email to allisonh@kcranch.org.



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Bears are Active in Our Community

By Gary Norton, Park Ranger

Colorado Parks and Wildlife (CPW) has received calls about bear activity in our area. We live in prime bear habitat and these intelligent bruins can be lured into communities due to attractants and the prospect of a free and easy meal. If attractants are not removed, bears will continue to linger in Ken-Caryl Ranch. Removing these attractants, and hazing bears when you see them, can help encourage bears to move out of our neighborhood on their own, reduce conflicts, and keep you and the bears safe.

- You can help reduce bear conflicts by adhering to the following:
- Secure your trash in a locked garage or outbuilding & ONLY place your trash outside on the morning of collection.
 - Take down all birdfeeders (hummingbird, suet and seed) until Thanksgiving (including those on upper levels).
 - Keep cars locked and do not leave anything with a scent in your vehicle.
 - Keep garage doors closed and lock all lower level doors & windows, especially at night.
 - Feed pets inside.

If you see a bear, haze it away to help keep it from becoming habituated to people. This can include yelling at it, banging pots and pans together, honking your car horn, activating the alarm on your vehicle, using an air horn, etc.

Teach your children to be **SMART** if they have a close encounter with a bear:

- S** - Stop. Do not run!
- M** - Make yourself look big
- A** - Announce your presence in an authoritative voice “Leave me Alone!”
- R** - Retreat by backing away slowly
- T** - Tell an adult about the encounter

Encourage your neighbors to do the same!

Thank you for your assistance in keeping Colorado’s bears wild and alive!

Learn more about living in bear country: <https://cpw.state.co.us/learn/Pages/LivingwithWildlifeWildBears.aspx> or contact the CPW office at 303-291-7227.



CAUGHT IN THE ACT!

This black bear decided to use resident Mary Long’s street in Wynterbrooke as a buffet, apparently sampling all the trash on the block! While not required, for the safety of your trash bins, all residents are encouraged to place trash out the morning of their scheduled pick-up during periods of high bear activity.

All residents are reminded to maintain a safe distance, like Mary did, when photographing area wildlife.



Photo Op!

Talk about sibling rivalry! Deer Creek resident Peter Wolberg snapped this photo of baby hummingbirds in a nest in his yard. According to Peter, as the birds grew, they both didn’t fit in the nest at the same time and one had to perch on the branch outside the nest.

All residents are reminded to maintain a safe distance, like Peter did, when photographing area wildlife.





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Our Community



Jeffco Trails Plan: Your Opinion Matters

Jefferson County asked: How can we improve connections and provide convenient access to the outdoors and community destinations for every resident and visitor? And, residents responded. As a result, Jeffco Open Space is coordinating the creation of the Jeffco Trails Plan, the first countywide trails plan for Jefferson County. The intent of the plan is to create a comprehensive trail system that unites the people, places and possibilities of Jefferson County. The Plan will assess trail and greenway needs throughout the county and establish priority areas and projects. Implementation of the priority projects will help to improve safety for trail visitors, increase and enhance healthy trail-related recreation opportunities and allow more people to begin their outdoor experience from their homes. The final plan will serve as a guide for constructing trail improvements over time.

Jefferson County Open Space (JCOS) has completed a draft of the county-wide Jeffco Trails Plan envisioning a healthier, engaged community connected by trails. This draft is a result of a collaborative effort among JCOS, local, state and federal agencies, park and recreation districts and non-profit partners to identify trail opportunities and implementation strategies that increase safety, access and connectivity of Jeffco residents to outdoor recreation opportunities.

Residents are encouraged to review the Draft Jeffco Trails Plan and the Draft Jeffco Trails Plan Implementation Resources documents and provide valued feedback. Public comments associated with the draft plan can be sent to JTP@jeffco.us now through July 30.

For more information, please visit their website at <https://www.jeffcotrailsplan.org/>.

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Residents of Heirloom Park to Host Social Justice Discussion: All Are Welcome

An informal discussion of race, inclusion, and social and legal justice will be held on Sunday, July 26 at 4 p.m. in Heirloom Park. Heirloom Park is located on Club Drive, two blocks south of the Ken-Caryl Community Center.

This gathering is the second in which neighbors come together to discuss their concerns following the death of George Floyd. Discussion will be led by Debbie Jackson, a long-time resident of Ken-Caryl Valley. Social distancing will be observed. Please wear a mask and bring a chair and something to drink. For information, contact Gwen Thornton at gwen.thornton42@gmail.com or Debbie Jackson at deborrahjj@aol.com.



Sign Up for the e-News!

The Ken-Caryl Ranch e-News is a weekly newsletter distributed every Monday via email to all residents who subscribe. To sign up for the e-News, go to www.ken-caryl.org and fill out the e-News sign-up form on the home page or send an email to allisonh@kcranch.org.



Follow Ken-Caryl Ranch on Twitter

Check it out at:
<http://twitter.com/kencarylranh>

Wildfire Evacuation Plan for Your Family

By Daniel Hatlestad, Ken-Caryl Firewise Committee

Wildfire events can be swift, intense and life-threatening. They can occur during the day while you are at work or at night while you and your family are sleeping. And there can be very little warning. Wildfires can move at incredible speeds, often generating their own weather. High winds, heat, dense smoke and flying sparks and embers are all common during a wildfire. The noise from a wildfire can be deafening, and may cause panic in many people and pets.

Homeowners living in the Wildland Urban Interface (WUI), which include all of Ken-Caryl, need to be prepared to evacuate themselves, families and their pets in the event of a wildfire. Planning is key to a successful evacuation. Planning also decreases stress and confusion in what is a very frightening situation. Making a plan, rehearsing the plan and reviewing it frequently will help you ready yourself and your family as well as your pets for evacuation.

If you are lucky, you will have ample warning about an approaching wildfire. The key to successful evacuations is that landowners leave early. Do not wait for an official notice – leave if you feel threatened. Local authorities may give you an evacuation notice and say you have a half an hour. Or, you may have no warning at all. Please sign up for emergency notifications from the Jefferson County Sheriff’s Office at: <https://www.jeffco.us/473/Emergency-Notifications>. Early evacuations save lives and allow responding personnel to focus on the emergency at hand. Join your friends and neighbors outside the area of the wildfire.

Make a Plan

As with many natural disasters, wildfires are unpredictable. Evacuation planning should be done well ahead of time and parts of it should be rehearsed. Establish an evacuation plan and practice fire drills with your family. Plan several escape routes from your property in the event that the main access roads become blocked by fire.

Have a meeting location for your family and make arrangements with friends or relatives who live outside the area. If all of your family members are not at home when a wildfire threatens, it is vitally important that you have an arranged for

a place to meet that is in a safe location away from your home. Designate a relative or friend outside the area as a common contact if you cannot reach each other after evacuation. Prepare your emergency kit, label the kit and store it in an easily accessible location. Your kit should include:

- Food and water for three days and/or special dietary foods.
- Baby or pet supplies including special food, sanitary items and play items.
- Toilet articles (soap, toothbrush, toothpaste, shampoo, etc.)
- Prescription medicines, medical equipment and important medical records.
- Clothing for several days. Include socks, boots or close-toed shoes, long-sleeved shirts and long pants. You could add leather gloves, a bandana and a hat as well.
- Blankets, pillows and towels.
- A battery-powered radio.
- Flashlights with extra batteries.
- Phone chargers and extra phone batteries.
- List all of your important documents and valuables and place them where they are easily found and accessible. Documents and items to include:
 - o Identification, driver’s license, cash, debit and credits cards
 - o Wills, living wills, power of attorney, insurance policies, contracts, deeds, stocks, bonds, and tax returns
 - o Passports, social security cards, immunization records
 - o Bank account numbers
 - o Credit card account numbers and companies
 - o An inventory of household goods
 - o Albums, external hard-drives
 - o Jewelry
 - o Important phone numbers/address book
 - o Family records (birth, marriage, death certificates)

Create a Home Inventory with a Video Record

Before a catastrophe strikes and you’re faced with a loss, make a home inventory – lists, pictures or a video of the contents of your home. Having an up-to-date home inventory will help you get your insurance claim settled faster, verify losses for your income tax return and help you purchase the correct amount of insurance.



Ready Your Family for Evacuation

Gather everyone in the household together and let everyone know you are preparing to evacuate. Have everyone dress for safety. Put on socks, closed-toed leather shoes or boots, long pants and a long-sleeved shirt. Grab a pair of leather gloves, a bandanna and a hat if time allows. Park vehicles in the direction you will escape and leave the keys in the ignition. Pack your emergency kit in your vehicle. Put pets in pet carriers and in a safe, accessible place, ready to load into your vehicles when you leave. Check with neighbors to see if they need assistance. Offer to share transportation.

If You are Trapped

Wildfires are notoriously unpredictable and even the best laid plans can sometimes go amiss. Early evacuation is the best and safest choice in the face of an approaching wildfire. If you do find yourself trapped by a wildfire, there are a few things you can do to decrease risk and injury and increase your chances of survival. Remain calm and keep everyone together. The roar of a wildfire can be extremely loud and the house will get very hot and smoky as the fire front passes, so emotionally you must be prepared to deal with the horrific sound and the strong natural urge to flee the house.

Shelter in Place – Inside your Home

To survive, you must stay inside the house until the fire front passes. Although it will be very hot in the house, it can be four to five times hotter outside. Plan for the loss of power and have water stored by filling the sinks and tubs along with buckets inside your house to put out burning embers or small fires after the flame front passes your home.

- Have your fire extinguishers out and in convenient locations.
- Shelter in a room at the opposite end of your home from where the fire is approaching; making sure you have two possible exit routes.
- Close all windows and doors. If your garage door operates on electricity, disconnect the unit and operate the door manually.
- Close metal Venetian blinds.
- Remove light curtains and other easily combustible materials from windows or draw them well past the perimeter of the window. This will prevent radiant heat from catching the window coverings on fire.
- Move furniture away from windows and sliding glass doors to prevent radiant heat from catching the furniture on fire.
- Shut off all attic fans, whole house fans, swamp coolers and interior fans to keep smoke and ash from being drawn into house.
- Bring pets inside and consider placing in pet carriers to control their movement in the house as the roar of the fire comes.
- Leave exterior and interior lights on for as long as you have power. This helps fire fighters to find your house in the dense smoke during a fire.

By leaving early, you will give your family the best chance of surviving a wildfire. You also help firefighters by keeping roads clear of congestion, enabling them to move in and out of your neighborhood and thereby doing their job - saving the lives and property of people affected by the threat of fire.

Stay safe Ken-Caryl.



Don’t Leave Your Family At Risk!

Stop putting it off! Keep your loved ones out of court and out of conflict by getting a current Will or Trust in place.

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Colorado Credit Union Hosts “Love Where You Live” Photo Contest

Love where you live. Love where you bank. Colorado Credit Union is looking for beautiful, good quality images of our amazing state to be featured in their 2021 Calendar. As one of the state’s most vibrant communities, why not showcase the beauty that is Ken-Caryl Ranch?

The credit union is hosting a photography contest for a chance to win \$500 or other prizes and have your photo(s) be featured in next year’s calendar as either the cover, or a featured month, which will be distributed throughout all three of our branch locations.

The deadline for photo submissions is

August 15 at 11:59 p.m. (MDT). Each entry may include up to three photos.

For more info on contest rules, photo requirements, prizes and terms and conditions, please visit their website at <https://www.ccu.org/photo-contest>.

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Genevie Webster Awarded Civil Discourse Scholarship from the Ken-Caryl Ranch Foundation

Each year, the Ken-Caryl Ranch Foundation awards a deserving student a \$1,000 scholarship to help offset the costs of higher education. This year, the Foundation was able to offer two scholarships, the latter courtesy of resident and former Metropolitan District Board member Jeff Esbenshade, who holds education in high regard as a Jeffco Public Schools substitute teacher for the past 17 years.

Plains resident and Chatfield High School graduate, Genevie Webster, 18, was selected as the Foundation’s second scholarship recipient for her essay on civil discourse. She focused her essay, reprinted below, on encouraging empathy and understanding for individual beliefs and personal convictions regardless of a person’s political party affiliation.

“The current state of the world has forced me to grow up fast and expand my empathy and understanding of what drives people,” explained Genevie. “Because of this, I have become increasingly interested in politics and wanted to voice my new observations and beliefs.”

Mr. Esbenshade offered the scholarship to challenge today’s youth to tackle controversial subjects and incite healthy discourse and critical thinking skills in order to find common ground in solving real-world problems. Due to the Foundation’s support of higher education, he felt the organization served as the perfect vehicle to award the scholarship.

Genevie will attend Colorado Mesa College this fall and plans to major in pre-nursing. She will be using her scholarship

to offset the costs of her room and board.

“I am so thankful that a topic that I am so passionate about has helped me on my journey to further my education,” said Genevie. “My goal in life is to help people, and this scholarship brings me one step closer. Thank you so much.”

Ken-Caryl Civil Discourse Essay
One of the greatest struggles in America today is its inability to compromise. Every controversial issue seems to stem from strong and stubborn opinions and the refusal of the other side to have any empathy. We see it constantly in politics, especially Congress, where disagreements can be so strongly rooted they lead to a government shutdown for weeks at a time. I see the impacts all the way down to my high school, where people are harassed for their basic human rights of having an opinion. Before diving in, I would like to make it clear that I am not strongly biased in either direction because I do not associate with a political party. I only wish to make observations and recommendations about what I believe would benefit our society.
After the Parkland High School shooting in 2017, my high school, Chatfield, had a walk-out during the school day with a memorial poster and moment of silence at the flagpole. The purpose was to honor our peers who were tragically killed and to raise awareness for the necessity of gun control. This same day, many people wore shirts depicting guns, signed our poster with words of hate, and drove around the parking lot honking their horns during our moment of silence. On the other hand, wearing a MAGA hat to school can get



you attacked or at the very least, a verbal harassing. I also constantly see posts from my classmates on social media, degrading any conservative opinions and shaming them for their views. This is not right.

My classmates and I are still quite young - not even able to vote, and the fact that this animosity is impacting us so much at this point in our lives is terrifying. We are seeing either conservatives or liberals as the enemy, rather than as fellow human beings. We have lost the art of compromise.

All opinions are formed based on experience. As humans, we all go through life experiencing different things in different ways, leading us to see the world through an altered lens from everyone else. Having a contrasting opinion doesn’t make someone stupid, it just makes them an individual. When someone dies, you feel sorrow. The first thing to cross your mind shouldn’t be, “Thank God, one less Republican”, or “It’s okay, they were a Democrat”. We should

instead think of who they were as a person, what impact they made on the world, and how much they will be missed.

When we look past the political bias and cultural norms, we are able to truly understand and love people for who they are. That is what needs to change today. No one wants to feel stupid or attacked when they share what they believe, only that others are seeking to understand them. If we each consciously made the decision to listen, rather than argue, we could destroy political hatred and grow empathy. Most problems, in relationships and everyday life, stem from the lack of communication and understanding. If we were each given the opportunity to explain why we believe what we do without fear of retribution and then gave the same courtesy in return, we could begin to heal the gaping wound in our society that exists today.
- Reprinted with permission from Genevie Webster.

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Picture This!

Residents enjoy some social distancing fun as those young - and young at heart - frolic at the Community Center pool this month!



The Grant Family enjoys time at the pool! Patrick Grant takes a deep dive while daughter Hannah, 8, opts for the slide and son Jonah, 5, takes time to enjoy the pool all to himself! Talk about responsible social distancing!



Ethan Hefner has fun 'testing the waters' – and his new goggles – at the pool.

Pool patrons and Plains residents Chris and Vicki Calabro may have future summer Olympians in the making! Daughters Shayla, 5, and Savannah, 8, take to the pool!





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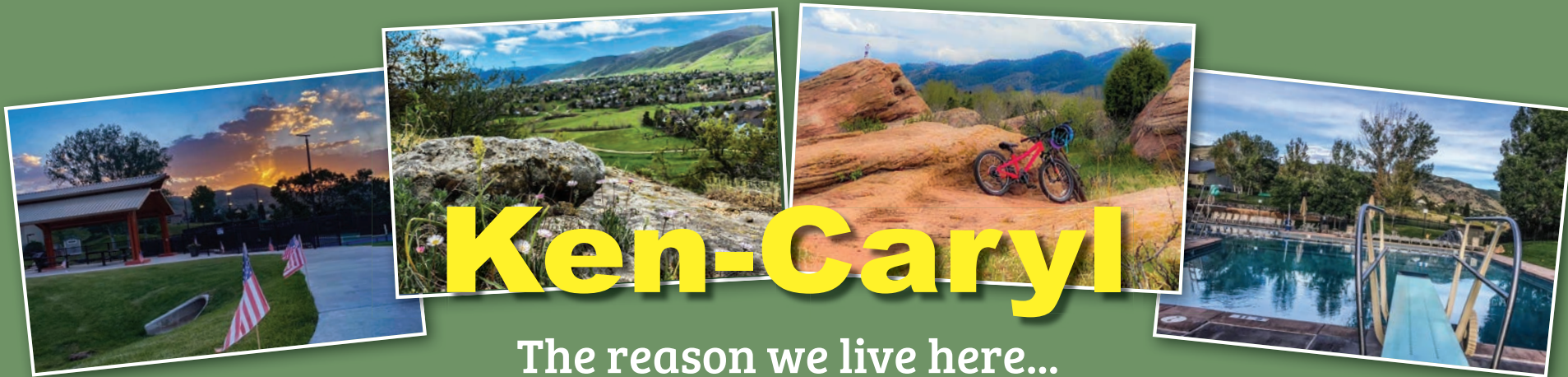
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2020 Mid-Year Review – Sales

Ken-Caryl Valley Residential

Community	# of Homes Sold	Average Sales Price	Average % of List/Sold	Average Square Feet	Average Price per Square Foot	Average Days on Market
Barrington Ridge	0	-	-	-	-	-
Bradford Place	3	\$852,667	100%	2,774	\$307	5
Bridle Gate	0	-	-	-	-	-
Carriage Hill	5	\$995,898	91%	3,471	\$287	59
The Colony	0	-	-	-	-	-
Deer Creek	3	\$604,333	97%	1,966	\$307	51
Deerwood Vista	3	\$1,203,000	98%	3,542	\$340	47
Eagles Pointe	0	-	-	-	-	-
The Enclave	1	\$492,000	98%	1,656	\$297	0
Heirloom	4	\$797,500	101%	2,841	\$281	4
Legacy	4	\$901,250	96%	3,054	\$295	61
Manor Ridge	3	\$1,254,000	93%	3,618	\$347	46
North Ranch	5	\$1,064,096	97%	3,713	\$287	42
Retreat	2	\$770,000	98%	2,484	\$310	11
Shaffer Hill	2	\$691,500	97%	1,868	\$370	11
Shavano	0	-	-	-	-	-
Stallion Pointe	1	\$749,000	100%	2,571	\$291	40
Stratford Farms	4	\$720,800	98%	2,049	\$352	18
Traditions	6	\$639,817	100%	1,941	\$330	22
Wynterbrooke	1	\$899,000	100%	3,023	\$297	1
TOTALS YTD 2020	47	\$864,299	97%	2,787	\$310	32
TOTALS YTD 2019	39	\$883,263	97%	2,959	\$298	21
% Change 2019 vs 2020	+21%	-2%	-1%	-6%	+4%	+49%

36% of closed transactions went for at or over their asking price. 43% of closed transactions went under contract in 7 days or less.

Ken-Caryl Plains Residential

Community	# of Homes Sold	Average Sales Price	Average % of List/Sold	Average Square Feet	Average Price per Square Foot	Average Days on Market
Aspen Meadows	2	\$635,000	99%	2,123	\$299	12
Cimarron	6	\$547,233	100%	2,274	\$241	6
Quail Ridge	5	\$561,800	101%	2,175	\$258	8
Saddlewood	2	\$490,000	100%	1,719	\$285	5
Spread	4	\$742,125	98%	2,663	\$279	17
Territory	3	\$467,000	101%	1,543	\$303	4
Village	9	\$495,894	98%	2,004	\$247	17
TOTALS YTD 2020	31	\$554,031	99%	2,114	\$262	11
TOTALS YTD 2019	20	\$464,745	97%	1,894	\$245	18
% Change 2019 vs 2020	+55%	+19%	+2%	+12%	+7%	-38%

77% of closed transactions went for at or over their asking price. 65% of closed transactions went under contract in 7 days or less.

Ken-Caryl Plains Condos & Townhomes

Community	# of Homes Sold	Average Sales Price	Average % of List/Sold	Average Square Feet	Average Price per Square Foot	Average Days on Market
Mountain Gate	19	\$273,368	99%	1,094	\$250	23
Settlement	7	\$332,357	96%	1,633	\$203	21
Sunset Ridge	6	\$376,200	98%	1,388	\$271	31
TOTALS YTD 2020	32	\$305,553	98%	1,267	\$241	24
TOTALS YTD 2019	35	\$308,958	97%	1,301	\$237	18
% Change 2019 vs 2020	-9%	-1%	+1%	-3%	+2%	+34%

38% of closed transactions went for at or over their asking price. 47% of closed transactions went under contract in 7 days or less.





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RECREATION PROGRAMS & ACTIVITIES

◆ For Your Information

Due to the rapidly changing nature of programming during the pandemic, please visit www.ken-carylranh.org for up-to-date Recreation Program information.

◆ Special Events

Save the Date! Ken-Caryl Recycling and Cleanup Event, Sept. 26



Mark your calendars! The Ken-Caryl Recycling and Cleanup Event, originally scheduled in May, is re-scheduled for Saturday, Sept. 26! Our annual event returns this fall with electronics recycling, paper shredding, trash disposal and much more! Stay tuned for more information!

◆ Aquatics

The Community Center Pool is OPEN! Pre-registration is REQUIRED this summer to maintain reduced pool occupancy restrictions. A daily fee will be charged for each person in attendance, \$4 for residents and \$7 for non-residents. Registration opens on Wednesdays at 12 p.m. for the following week (Sun. – Sat.). Register to swim at www.ken-carylranh.org.

Water Aerobics

Exercise in the pool from 8-8:50 a.m. on Mondays, Wednesdays and Fridays. Deep water aerobics will be on Wednesdays. Pre-registration is required. More information and registration are available on our website.

◆ Tennis & Pickleball

Tennis Lessons

Tennis lessons are running now! Check out the website at www.ken-carylranh.org for updated schedules and registration.

◆ Tennis & Pickleball

Cardio Tennis

Cardio Tennis is back on Friday and Saturday mornings at the Community Center! Pre-registration required. You can sign up 48 hours in advance at www.ken-carylranh.org.

Tennis Court Reservations

Outdoor tennis court reservations are now being taken online three days in advance. Reservations are limited to two hours, per court, per day, and can be completed at www.ken-carylranh.org. Type “tennis court reservations” in the search box.

◆ KC Fitness

Fitness Classes & Personal Training

Small group fitness sessions are now available and the gym is open for members with pre-registration! Visit www.ken-carylranh.org for schedules and registration

Junior Fitness Facility Certification

Youth 12-18 years of age must be certified by our personal trainers to use the exercise/weight equipment at the Community Center. Participants must pre-register by Friday before the scheduled class. No walk-ins can be accepted.

Ages: 12-18
Date: Monday, Aug. 3
Time: 12-1 p.m.
Location: Community Center
Fee: \$20 Resident, \$23 Non-Resident
Course # 48261

Deep Water Aerobics

Take a deep dive into this heart-pumping class that takes place in the deep end of the pool! It provides a refreshing workout that incorporates cardio and resistance training to help tone and sculpt without impact to the joints. Resistance tools may include buoyant water weights and noodles. Flotation devices (belt or noodle) are recommended to help stay vertical in the water.

Ages: 18+
Dates: Wednesdays through Aug. 12
Times: 8-8:50 a.m.
Location: Community Center Pool
Fee: \$8 Resident, \$10.50 Non-Resident

◆ Sports & Athletics

Soccer Shots

Ken-Caryl is partnering with Soccer Shots, an engaging children’s soccer program with a focus on character development, for young soccer players. Saturday morning and Thursday afternoon classes are 45-minutes long and keep your little one moving. For more information and to enroll, visit their website at <http://soccershots.org/den>.

Ages: 2-8
Dates: June 11 – Aug. 22
Times: Thursday evenings or Saturday mornings. Times vary by age.
Location: Ranch House Soccer Fields
Fee: \$166 for Saturdays, \$182 for Thursdays

Skyhawks Soccer Camp

Learn the fundamentals of soccer! Using our progressive curriculum, campers will gain the technical skills & sport knowledge required for the next step into soccer. Register at www.skyhawks.com.

Ages: 6-12
Dates: July 27 - 31
Time: 9 a.m. - 12 p.m.
Location: Ranch House Soccer Fields
Fee: \$134

Challenger British Soccer Camp

Ken-Caryl Ranch Metro District is bringing the all British Soccer Camp program to our community again this summer. Challenger British Soccer Camps are a huge nationwide organization that will coach 122,000 players around the U.S. this summer at their camps and here is your chance to experience their unique program! Sign up at www.challengersports.com.

Ages: 5-14
Dates: August 10 - 14
Time: 9 a.m. - 12 p.m. with extended day options
Location: Ranch House Soccer Fields
Fee: \$172
Ages: 3-5
Dates: August 10 - 14
Time: 1 - 2 p.m.
Location: Ranch House Soccer Fields
Fee: \$120

◆ Sports & Athletics

Skyhawks Virtual Sports Classes

Things may look a little different right now, but that doesn’t mean that your kids have to miss out on summer sports. We are excited to announce that our partner Skyhawks Sports is launching new, live video classes featuring their top instructors! Offerings include multiple sports, STEM, PhysEd, SuperTots and all new partner programs featuring Chess, LEGO and Esports. Visit <http://Skyhawks.com/Virtual-Classes> to learn more!

◆ Virtual Summer Camps

Going virtual is the new thing, and when it comes to camps for your kids this summer, there’s no exception! Whether you’ve got a LEGO architect or aspiring sportscaster, there’s something for every child to stay active and engaged this summer - from the safety of your own home! Be sure to check out the latest programs and offerings including art, science, LEGOs and movie-making available through Ken-Caryl Ranch! For more information and to register, check out our website at <https://bit.ly/VirtualEnrichmentCamps2020>.

◆ Environmental Education

Art Ventures

This art and nature enrichment program is ideal for preschoolers, part-time kindergarteners or students attending home school. Each day, there are new discoveries and adventures with curriculum and activities varying each month.

Ages: 4-6 years
Dates: Fridays during the school year, beginning Sept. 4
Time: 12:10-3 p.m.
Location: Dakota Lodge



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Cute Campers Convene in Ken-Caryl

With soaring July temps, who doesn't "want to build a snowman"? As part of "Disney Week" at the Ranch House, campers work to "build a snowman", make "monster donuts", engage in hiking adventures – and have lots of fun in the process!

The giddy laughter that permeates the walls of the Ranch House is a welcome sound following the building's closure in light of the COVID-19 pandemic, as operations and camps begin to resume on a more normal schedule.

As of the printing of this paper, there are still a few spots open for campers! For more information, please visit our website at www.ken-carylranh.org, or contact Lizz Brock at lizzb@kcranch.org.

** These photos were taken prior to Jefferson County's current mask order. Camp sizes are limited and staff adhere to proper sanitizing and safety protocols.*



Coronavirus: A Whole New World for Us and Our Pets

By Dawn Olson, CMPTI, Vet Tech, Ken Caryl Pet Spa

A silver lining to the coronavirus pandemic? More pets have found their furr-ever homes as a result of the mandated quarantine, with record pet adoption rates across the country in March and April. However, what happens when “life” regains more normalcy and we go back to leaving our dogs and other pets home alone for extended periods of time during the day?



Photo by Donny Fuego from Pexels.

Isolation Distress vs Separation Anxiety

As life eventually returns to some form of normalcy, will our pets take notice? Yes, it will be tough for dogs who, by nature, are social creatures and thrive with the closeness of their “pack” for comfort and security.

Give some thought now about helping your beloved canine companion transition without falling victim to separation anxiety or isolation distress, both unwanted and negative canine behaviors from stress and anxiety.

- Here is a quick definition of each:
- Canine isolation distress shows the first signs of discomfort at being left alone.
 - If left unaddressed, isolation distress can become more intense and extreme as it transitions into canine separation anxiety, an exaggerated fear experienced by the dog about being alone. It is like a full-blown panic attack for a human. In many cases, this can be difficult and challenging to overcome, even with professional assistance. If you start to see symptoms of isolation distress, don’t wait!

As we move from one extreme to the other – during the coronavirus and the eventual recovery – our canines will need our help in effectively readjusting.

Life After Coronavirus

Remember, just because you can leave your dog home alone for long periods, it does not mean it is good for them emotionally or physically. Few dogs



should be regularly left alone for 10- to 12-hour days. (Most dog professionals will advise against leaving dogs alone for more than 4 hours without a break. Senior dogs or young puppies should not even be left alone for that amount of time.)

Your dog is relying upon you to make the best decisions for his best quality of life and overall well-being. So, consider these dog-friendly options when you return to work:

- Some options can be:
- Mid-day dog walks, puppy playtime and potty breaks, pet visits and pet sitting.
 - Doggy Daycare can be an option for a social, confident pet that plays well with others.
 - Spending time intentionally with your dog building a positive leadership-based relationship can help with loneliness by creating a more confident pet. Ways to do this might include games, tricks, new skills, agility and fitness, scent and clicker work, canine massage, join a fun class for you and your dog, etc. Keeping that dog brain tired is imperative!

If your dog starts to show signs of loneliness, boredom, or stress being left alone, there are a few tips you can try.

- 1) Make sure you are giving them adequate physical and mental exercise. Puzzle games, activity toys (we love Premier Busy Buddy Twist N’ Treat) and simple scent games at home.
- 2) Do not make leaving and returning home an event. Leave quietly, starting with shorter trips, come back and keep it low-key! “Come back, get settled for a minute or two before greeting your dog,” recommends Fran Menley from Creating Forever Dogs, who has more than 30 years of experience training and



- working with dogs.
- 3) Consider using video cameras to keep an eye on your pet while you are away.
 - 4) There are many calming products on the market including CBD to help the process of adjustment. If you have questions or need additional direction, reach out to a local, experienced pet trainer!



The article was written by Dawn Olson who recently opened the Colorado Pet Education Alliance, offering many different canine classes for your pooch! Our vision is to bring in many different pet professionals to offer different services & educational opportunities for our Littleton residents! Dawn also has offered pet sitting & dog walking through Distinctive Pet Care since 1995 and owns the Ken Caryl Pet Spa. We are all about your pet living better, longer.

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Try Something New and “Sharpen” Your Ski – or Boarding – Skills this Summer at SNÖBAHN

Can’t wait for winter? If you are longing for the days of perfect peaks and powder to combat the oppressive triple digit heat, then we’ve got the place for you! SNÖBAHN, conveniently located in Centennial’s Streets of SouthGlenn, offers participants year-round skiing and boarding, and so much more!

Ken-Caryl residents, and partners in business and in life, Sadler and Gina Merrill, are bringing the experience of the mountains closer to home in addition to offering a wide variety of services and fun activities that rival only the expanse of the Rockies themselves. The facility also features five high performance trampolines, a one-of-a-kind mega ramp into an air bag, a skateboard mini ramp, season rentals, a tuning center and a lounge/bar area for parents to enjoy a latte or an adult beverage while their kids are enjoying all of the fun activities. SNÖBAHN, which first opened in 2016, is now back in business following a temporary closure due to COVID-19. The facility re-opened its doors in early July to adventure seekers of all ages, abilities and interests, offering ski and snowboarding training camps, freestyles sessions, and more. The company most recently added a custom, skateboard mini ramp for those who would rather carve bowls instead of corduroy.

Sadler, Co-founder and CEO, has enjoyed a passion for skiing beginning in high school and into college, where he was a member of the University of Colorado’s freestyle ski team. When the opportunity to turn his passion into a career presented



The Merrill Family are Ken-Caryl residents and the owners of SNÖBAHN, a year-round skiing and snowboarding recreation center in Centennial. Photo courtesy of Matthew McEwan Photography

itself, he jumped – no pun intended - at the chance!

“After college, Sadler followed his passion to Vail and spent four winters working at the Red Lion and Vail Golf Club, to support his skiing habit,” said Gina. “Twenty years later, one of his closest friends from college sent him an email outlining what would eventually become the SNÖBAHN business model. The email described the need for a more accessible, efficient and affordable way for people to learn to ski and snowboard. With Sadler’s combined passions for skiing and building businesses, he recognized this as an opportunity of a lifetime and went all in on the concept. SNÖBAHN opened its doors two years later.”

At its inception, SNÖBAHN was primarily a learning and training center for ski and snowboard enthusiasts who either wanted to learn the sport(s) or hone their craft. For many Coloradans, SNÖBAHN is the steppingstone to the on-snow experience.

Various ski teams, including the National Championship-winning DU Ski Team, utilize the endless slopes at SNÖBAHN to train in the offseason. Even alpine ski racer and Olympic and World Champion gold medalist Bode Miller is a fan!

According to the company’s website, one half hour lesson of skiing or snowboarding on their slopes is equivalent to 11,500 vertical feet - that’s like skiing Vail top to bottom four times! Plus, with no lift lines and chairlift rides, you make the most of your time on the “slopes”. The mirrors at the base provide instant feedback on posture, positioning, timing and alignment. Whether you’re learning the basics or mastering your technique, our innovative slopes and professional instructors will help you conquer any mountain.

When not at work, the Merrills enjoy family time at home in Ken-Caryl, and find joy in other forms of recreation and activities that our unique to our community.

“We moved to Ken Caryl three years ago,” said Sadler. “We were searching for a home

in the Denver area, preferably somewhere within in a 20-minute drive to SNÖBAHN. Our family loves spending time outdoors so we were looking for a place with quick access to trails, pools and open space. Of equal importance was good neighborhood schools. Gina’s childhood friend from Houston, Katy Flynn, happened to have moved to the Ken-Caryl Valley a few years prior and she invited us to come visit. It was love at first sight. The neighborhood has everything we were seeking!”

Since re-opening their doors in early July, participants can expect a few changes to the facility and operations. In addition to new services, SNÖBAHN will adhere to strict safety protocols and procedures to keep all participants safe, which includes all staff be required to wear masks at all times within the facility except during participation in activities (lessons, trampolines, ramp and skate) and more rigorous and frequent cleaning protocols. The team respectfully requests that attendees use their discretion to limit the number of people watching lessons



“Ramp it up”! SNÖBAHN also offers participants a one-of-a-kind mega ramp into an air bag.



SNÖBAHN brings mountains to the metro, as well as Olympians! Olympic alpine ski racer and gold medalist Bode Miller hits the ‘slopes’ at SNÖBAHN.



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Ⓢ Life at Ken-Caryl

July 22, 2020

and that those who make be sick or may have been exposed to COVID please stay home. SNÖBAHN will provide full refunds due to cancellations as a result of these unique circumstances and the team will enforce capacity restrictions in each area of the facility to allow for social distancing.

SNÖBAHN is currently offering camps during the summer to keep kids active and ready to hit the slopes this winter. Camps are currently running Mondays – Fridays from 9 a.m. – 4 p.m. with lessons open to the public and freestyle sessions during the week and on Saturdays. As of the printing of this paper, camps spots were still available. For more information, please contact the SNÖBAHN team at 303-872-8494 or via email at team@snoban.com.

“We will be doing everything in our power to keep our team, our clients and the community safe and healthy by limiting capacity and reducing lesson group sizes and enforcing social distancing,” said Sadler. “Our goal is to keep all of our staff, customers and community safe while providing a fun place for people to improve on their skills and promote an active lifestyle. With the size of our center, we feel strongly that we can socially distance while promoting fun and progression.”

So, if you’re looking for fun, new ways to engage the entire family, and beat the summer’s oppressive heat, check out SNÖBAHN’s many offerings that are sure to appeal to all ages and interests.

“The last few months have been isolating for all of us,” exclaimed the Merrills. “We can’t wait to open our doors and see our amazing team and customers again.”

To book your next adventure, visit SNÖBAHN online at www.snobahn.com. You can also call 303-872-8494 or email the team at team@snobahn.com.



The ‘slopes’ at SNÖBAHN.



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In response to COVID 19 there have been many changes in the way the business of real estate is conducted. The goal is to keep our clients and ourselves safe and healthy, while keeping those who need to, moving. We have introduced new virtual ways of both listing and buying homes, closing transactions, and all contact throughout the process is in line with social distancing. If you have any questions about the market, or the current buying/selling process, it would be my pleasure to inform, advise and support you during this time. My best to you and your family!



Jeffco Sheriff Issues Stage 2 Fire Ban Restrictions

Jefferson County Sheriff Jeff Shrader has enacted a Stage 2 Fire Ban for Jefferson County. This temporary Stage 2 Fire Ban supersedes all previous fire restrictions and bans and applies to all lands in Jefferson County.

This ban is being enacted due to the continuing high fire danger condition within Jefferson County. As a result, the following activities are prohibited pursuant to a Stage 2 Fire Ban:

- Smoking, except within an enclosed vehicle or building, a developed recreation site, or while stopped in an area of at least six feet in diameter that is barren or cleared of all combustible material.
- Building, maintaining, attending or using any fire.
- Recreational fires, including recreational campfires.
- Open burning including “bon fires” that require a permit from the fire authority having jurisdiction.
- The use of all fireworks.
- Chain saws shall only be operated with a USDA or SAE approved spark arresting device properly installed and in proper working order, and having an extinguishing source, water, pressurized water extinguisher, or a proper chemical pressurized extinguisher large enough to handle nearby hazards and possessing at least one large size pointed shovel with an overall length of at least thirty-six inches. All must be readily available for quick use.
- Welding and cutting torch appliances shall only be operated within an area that is barren or cleared of all combustible material at least 30 feet in all directions from the operating equipment. This operation may only be done during a declared “Fire Ban” upon receiving a permit from the Fire Authority having jurisdiction over the operating location.
- Use of an explosive initiation system requiring a burning fuse line.

For more information, restriction details and a list of exemptions, please visit our website at www.ken-carylranh.org.

LETTERS TO THE EDITOR ARE WELCOME AND ENCOURAGED from any Ken-Caryl resident in good standing or from any elected official or political candidate. Letters should be concise — no letters over 350 words—and must be received by 5 p.m. on the published deadline date, which is typically the Monday of the week prior to the edition date, but the day can vary due to holidays. Deadline dates can be found at www.ken-carylranh.org.

At present, the method for submitting letters to the editor is by email to Allison Hefner at Allisonh@kcranch.org. A response will be sent via email when a letter or article is received. If you do not receive a response, call 303-979-1876, ext. 108, to confirm receipt.

We do not print anonymous letters. Letters must include name, address and phone number (daytime), but only the author’s name and “Ken-Caryl Resident” or applicable government office will be printed in the paper. Residents may submit up to eight letters to the editor per calendar year. More than one letter per resident may be published in a single issue of the paper provided that the letters are not about the same subject. Letters will be printed on a space available basis and may be edited. Editor retains right to appropriateness and content. Letters will be published with plain text; use of all caps, italics, bold or excessive exclamation points will not be allowed.

Published letters to the editor do not necessarily reflect the views or opinions of the Master Association, its directors, officers, employees, agents, staff, *Life at Ken-Caryl* or its editor. Neither the editor nor the Master Association accepts any responsibility for the content of these letters. Writers accept full responsibility for their written word.

Email to allisonh@kcranch.org.
Deadline for August 5 Issue: July 27 at 5 p.m.

Dear Editor:

April 4, 1917 the USA declared war on Germany; 116,00 American military personnel lost their lives. Dec. 11,1941 the U.S.A. declared war on Germany again; 418,00 American personnel gave their lives for the defense of Europe. After World War II, the American taxpayer rebuilt western Europe with the Marshall Plan. On April 1949, NATO was formed with our European allies, as a mutual defense pact. We won the cold war, as the Soviet Union collapsed.

The U.S.A. spends \$7 billion dollars per year on NATO. The current American administration has asked the NATO members to honor their pledge to spend two percent of their National Income on defense. The Germans refuse. After asking for three years, our president said that 9,500 U.S. military personnel will be moved out of Germany. The NATO nations all say this is a bad idea - please don't do this. Germans have said nothing. Angela Merkel, chancellor of Germany, is thinking there will be a U.S. administration change in November. How much blood and treasure do Americans have to give Europeans? No matter who the commander-in-chief is in November, if the Germans cannot contribute more resources to NATO, it's time to defund America's share of NATO's expenses.

Jeff Esbenshade, Resident

Dear Editor:

What a joy it is to open each issue of Life at Ken-Caryl and see interesting community photos both on the front page and on the “Community: Picture This!” pages. These photos remind us of the many reasons we live here, what is important to us and the pride we take in our surroundings. Some of these amateur photographers are teenagers ... how great is that? I love it!

Catherine Packard, Resident

LIFE AT KEN-CARYL CLASSIFIED ADVERTISING is provided as a service to residents and businesses. All ads will be reviewed by the editor. Any person placing an ad deemed unsuitable or which may not be in the best interest of residents will be contacted and money refunded.

You can download a contract and view deadline dates at www.ken-carylranh.org under Community & News, then Newspaper: Life at Ken-Caryl. The deadline for placement of classified advertising is 5 p.m. on the published deadline date, which is typically the Monday of the week prior to the edition date. The deadline date is sometimes early due to holiday schedules. Cost is \$.25 per word for residents or \$.75 per word for non-residents. Payment for ALL classified advertisements **MUST** be made in full for the duration of the ad at placement. No refunds will be made for cancellations. No custom services are available for classifieds. A maximum of 80 words will be accepted. Please call 303-979-1876 ext. 109 or email kristenp@kcranch.org for more information.

LOST & FOUND

KEYS – Found on Deer Creek Canyon Road on July 1 next to bike gloves. Call the Ranch House at 303-979-1876 to identify and pick up.

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Ⓢ Life at Ken-Caryl

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Services: (B) Babysitting; (L) Lawn care; (P) Pet or house sitting; (S) Snow shoveling

Name	Phone	Services	Age	Neighborhood
Olivia Anderson	303-902-5026	B, P, S	15	Aspen Meadows
Jade Atkinson	720-616-0063	P	15	Aspen Meadows
Katelyn Atkinson	303-916-7666	B, P	18	Aspen Meadows
Sierra Baliko	303-809-1117	B, P	18	Traditions
Charlie Beelaert	720-688-1597	L, P, S	14	Colony
Colette Bennett	303-520-4411	B, P	15	North Ranch
Piper Blarr	720-255-6877	B, P	15	Colony
Aliza Bochner	319-338-4414	B, P	16	North Ranch
Eva Bochner	319-338-4414	B, P	14	North Ranch
Adam Brandland	720-376-1987	L, S	14	Settlement
Abby Burton	720-616-1333	B, P	13	Aspen Meadows
Bridget Cassidy	720-244-1359	B, P	16	Stratford Farms
Hope Cuttitta	303-517-8864	B, P	15	Deer Creek
Ella Daugherty	303-591-2004	B, P	14	Village
Quinn Daugherty	303-591-2004	B, P	13	Village
Brooke Ellis	720-988-9162	B, P	16	Heirloom
Megan Ellis	720-290-2033	B, L, P, S	14	Heirloom
Ella Famariss	303-588-4130	B, P	17	North Ranch
Kyla Fouts	303-668-0581	B, L, P, S	13	Mountain Gate
Abbie Gallant	303-517-8864	B,P	15	Deer Creek
Lila Garcia	303-475-0888	B, P	14	Legacy
Marcus Garcia	303-704-9796	L, P, S	16	Legacy
A.J. Giles	303-883-6303	L	16	Colony
Kyra Goudzwaard	720-552-0175	B, P	15	Barrington Ridge
Karmin Groom	720-980-9088	B, P	14	Sunset Ridge
Nicole Guarino	303-720-3036	B	17	Bradford Place
Cameron Guider	303-868-7198	B,P	12	Aspen Meadows
Will Guider	303-868-7198	L,P,S	12	Aspen Meadows
Kara Hammond	720-979-4069	B, P	13	Carriage Hill
Keegan Hardesty	720-484-9557	B, L, P, S	14	Cimarron
Michael Hefner	303-359-9052	P	10	The Spread
Trisha Henderson	732-915-1214	P	17	North Ranch
JJ Heupel	720-372-9476	B, L, P, S	16	Enclave/Traditions
Kellen Hodges	720-496-6113	B, L, P, S	17	Saddlewood
Maddox Hodges	720-472-2003	B, L, P, S	14	Saddlewood
Reece Hodges	303-667-2606	L, P, S	12	Saddlewood
Gunnar Holmes	720-505-6764	L, S	15	Carriage Hill
Amelia Hopping	720-626-7750	B, P, S, L	14	North Ranch
Hannah Johnson	720-879-1445	B, P	19	Bradford Place
Aubrey Jones	720-971-6680	B	16	Manor Ridge
Austin Karchut	970-217-7240	B, P	15	Bradford Place
Tyler Karchut	605-641-5672	P, L	12	Bradford Place
Salome Kekelia	801-201-1183	B	13	Territory
Eva Kiebler	303-478-6050	B, P	11	Cimarron
Sierra King	720-582-3334	L	14	Heirloom
Cadence Leal	303-725-9042	B, P, S,	12	Sunset Ridge
Ethan Lehrke	720-295-2156	L, S	17	Cimarron
Andrew Lerudis	303-523-0765	L, P, S	13	Village
Daniel Lobelo	720-203-2912	L, P, S	14	Deerwood Vista
Payton Lott	720-415-3486	B, L, P, S	15	The Spread
Rachael Lott	720-415-3486	B, L, P, S	15	The Spread
Hadley Marx	720-380-4671	B, P	18	Shaffer Hill
Hannah Marx	720-380-4670	B, P	16	Shaffer Hill
Hayden Marx	720-588-7486	L, P, S	15	Shaffer Hill
Bethany McCollough	720-749-0298	B, P, S	16	Stallion Pointe
Holly McCollough	720-492-0288	B, P, S	17	Stallion Pointe
Rileigh Rose McMahon	720-375-3352	B, P	13	Stallion Pointe
Janey Millstone	720-668-1029	B, P	12	North Ranch
Hannah Mote	720-305-8757	B, P	14	Stallion Pointe
Kaya Musgrave	303-667-3068	B, L, P, S	13	Deerwood Vista
Hayden Nash	303-895-8117	B, P	12	Cimarron
Catherine Newsom	303-325-5232	B, P	15	Legacy
William Newsom	303-325-5232	L, S	18	Legacy
Ethan Pankow	720-217-8175	P	14	Heirloom
Samara Pirozzi	720-818-2203	B, P	16	Traditions
Lillian Pool	720-985-1667	B, P	14	Bradford Place
Alec Prinzi	303-810-3221	B, L, P, S	12	Shaffer Hill
Nathan Rector	720-506-5616	S, L	12	Sunset Ridge
Joshua Reisinger	303-973-2469	L, P, S	14	Eagles Pointe
Seth Reisinger	720-525-0078	B, L, P, S	17	Eagles Pointe
Max Ruszkowski	720-517-9066	L, P, S	17	Stallion Pointe
Sebastian Ruszkowski	303-960-9883	L, P, S	13	Stallion Pointe
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Megan Schuster	720-587-7265	B, P	17	Heirloom
Nicholas Schuster	720-990-7465	B, P	15	Heirloom
Ava Secondo	303-883-2592	B, P	13	Cimarron
Jacob Seybert	303-668-5987	L, P, S	16	Saddlewood
John Seybert	303-668-5987	L, P, S	16	Saddlewood
Maria Seybert	303-668-5987	B, P	15	Saddlewood
Austin Skeffington	720-308-8704	L	17	Wynterbrooke
Ian Soukup	303-482-6465	B, P, S	16	Eagles Pointe
Cameron Sternberg	303-949-3691	P	12	Aspen Meadows
Wesley Sternberg	303-949-3691	P	14	Aspen Meadows
Seumas Stevens	720-210-6065	B, L, P, S	14	Bradford Place
Abby Szabo	303-915-3730	B, P	13	Aspen Meadows
Ben Szabo	720-413-3072	L, P	15	Aspen Meadows
Maddy Szabo	303-915-3730	B, P	13	Aspen Meadows
Cole Torgerson	720-291-9022	B, L, P	18	Legacy
Jack Torgerson	303-981-7617	B, P	14	Legacy
Zane Tweedie	720-688-9440	L, P, S	15	Deerwood Vista
Aiden Tyler	720-448-7638	P, S	15	Cimarron
Olivia Vangels	720-292-6727	B, P	13	Village
Catie Watkins	720-705-1656	B, P	12	Manor Ridge
Charlotte Webster	703-655-4428	B,P	15	The Spread
Genevie Webster	703-655-4428	B,P	17	The Spread
Judah Webster	703-655-4428	B,L,P,S	12	The Spread
Ella Widmann	720-318-7927	B, P	17	Territory
Ava Yaley	970-946-8955	B, P	13	Carriage Hill

The Ken-Caryl Ranch Master Association has not screened or run background checks on these teens and makes no representations, guarantees or warranties on their appropriateness, fitness or ability to perform the work for which they are advertising. In addition, the Master Association has not examined any of the tools or machinery they may use to perform the work for which they are advertising and makes no representations, guarantees or warranties on the safety or soundness of the equipment or the ability of the teens to utilize the equipment in a safe and appropriate manner. It is the sole responsibility of the individuals contracting with these teens to make these determinations.

Eva Stadelmaier

www.homesinlittleton.com 303-619-4880

KEN-CARYL RESIDENT SINCE 2005

SAVE THE DATE:
Shred-a-thon
9/26
8:30 am - 2 pm



MANOR RIDGE

23 Tamarade Drive • \$1,200,000

Open space with panoramic mountain views. Incredible floor plan with 5 Bedrooms and 4 Baths. The main floor offers two bedrooms, an Oversized Study, Sunroom, Spacious Family Room and Eat-In Kitchen with a Center Island, Stainless Steel Appliances and Slab Granite. Professionally finished walk-out basement with a workout room, fireplace, new flooring and spacious recreation room. New composite deck. Backyard water feature. Central Air. New HVAC. New 18 foot Cal Spa.



RETREAT

1 Photinia • \$875,000

Situated on a quiet cul-de-sac, this immaculate home boasts 4 Bedrooms plus a spacious loft and a "park-like" backyard with a covered deck and built-in grill. Updated with new Pella windows ~ 3 Car Garage with a heated driveway ~ Fabulous custom master bath with steam shower and heated floors.

RECENTLY SOLD BY EVA

- | | |
|-------------------|------------------|
| 6 Mountain Laurel | 32 Tamarade |
| 12 Sycamore | 3 Black Bear |
| 83 Dawn Heath | 6 Mountain Birch |
| 7 Purple Ash | 27 Penstemon |



NORTH RANCH

12 North Ranch Road • \$950,000

This one-of-a-kind home sits on the most peaceful park-like yard with mature trees and breathtaking views of open space. 4 bedrooms, 4 baths, Sunroom, professionally finished basement, gourmet eat-in kitchen with alder cabinets, slab granite, wood burning stove, center island, breakfast bar.



WYNTERBROKE

2 Shore Pine • \$899,000



NORTH RANCH

34 Red Fox Lane • \$999,000



NORTH RANCH

1 Black Bear • \$1,395,000

Gorgeous updated home situated on open space. 5 bedrooms, 5 baths, an oversized 4 car garage, main floor study, and a professionally finished walk out basement with a guest suite and wet bar. Formal living and dining rooms. Oversized Fenced Yard. New Paint. Storage.



HEIRLOOM

19 Canyon Cedar • \$815,000



LEGACY

8 Desert Willow Lane • \$875,000

GIVING BACK: For each home I sell, I'll donate \$500 to Bradford or your school of choice in your name.

I have buyers looking to buy in Ken-Caryl.
When I bring in the buyer ~ you save on commissions.

#1 AGENT IN JEFFERSON COUNTY RANKED WITHIN THE TOP 1% OF AGENTS IN DENVER
#1 AGENT IN KEN-CARYL RANKED WITHIN THE TOP 100 AGENTS IN RE/MAX US

Certified Distressed Property Expert • Certified Negotiation Expert • Luxury Home Marketing Specialist



EXPERIENCE MATTERS... I hold over 26 years of Corporate and Real Estate Sales background—that's a direct benefit to you in negotiating your biggest investment.