

SEPTEMBER 2022

# MERIDIAN RANCH NEWSLETTER

ISSUE NO. 19



Meridian Service Metro District  
Recreation Center Mission:

To offer a healthy lifestyle for the residents of Meridian Ranch through facilities and programs for personal fitness, group exercise, organized sports, aquatics, and special community events.

# SPORTS

Meridian Ranch Rec Center



**VOLUNTEER  
COACHES  
NEEDED!**  
CONTACT:  
[SPORTS@MERIDIANSERVICE.ORG](mailto:SPORTS@MERIDIANSERVICE.ORG)

## YOUTH FLAG FOOTBALL LEAGUE

- September 5-October 22
- 7 Practices | 6 Games
- Ages 5-12
- \$60 per resident
- \$80 per non-resident

Fairway Heights Park

COMING SOON

## YOUTH BASKETBALL



REGISTRATION WILL  
OPEN IN OCTOBER FOR  
OUR NOVEMBER SEASON!

**FRIDAY Sep. 2**  
**9am to 11am**

Ages: 7-12

Skills, Games, and Fun!!!

[sports@meridianservice.org](mailto:sports@meridianservice.org)



MERIDIAN  
RANCH  
REC  
CENTER

## YOUTH BASKETBALL CLINIC



# PARENT'S NIGHT OUT

FRIDAY SEPTEMBER  
16TH & 30TH  
5:30 - 10PM  
AGES 5 - 12

RESIDENTS \$20  
ADDITIONAL CHILDREN \$15  
NON-RESIDENTS \$25  
ADDITIONAL CHILDREN \$20



- PIZZA
- CRAFTS
- SNACKS
- MOVIE

SOME PAPERWORK NEEDED  
COME SEE US IN  
CHILD WATCH!



# FREE Meridian Ranch Military Appreciation Golf Tournament

Sunday, September 11, 2022

Saluting those who serve!



On September 11<sup>th</sup>, one hundred twenty active duty and retired military residents of Meridian Ranch will participate in the 4th Annual Military Appreciation Golf Tournament. The event is free to all participants as a way of saying "thank you" for your service. Sponsors, including Meridian Ranch builders and local businesses, make the event possible.

We will once again be honoring Craig Hospital's Operation TBI Freedom which provides support for veterans and active duty military personnel with traumatic brain injuries (TBI). It is located in Colorado Springs and serves the entire state of Colorado. TBI is a serious yet often invisible injury. For those with TBI, the return to a military career or transition into civilian life can be especially difficult. Operation TBI Freedom tailors a unique life plan for each client that promotes optimum independence and productivity. OTF walks the journey with the veteran through recovery, rehabilitation and reintegration.

Meridian Ranch is proud to partner with Craig Hospital, its builders and local businesses to honor our local military families. If you have not signed up yet for this FREE event, call today to reserve your spot. We have sponsorship opportunities available during the event so call to see how you be a part of this event.



For more information call Antler Creek Golf Course



(719) 494-1900



# Trivia night

Madera's Grill and Cantina

Monday Nights

6:00 - 8:00 pm

## PRIVATE LESSONS

SAY  
BYE-BYE  
TO  
HOOKS,  
SHANKS,  
WHIFFS  
& YIPS.



45 Minute Session  
\$40-\$50

Series of 5 Lessons  
\$160-\$260

Call 719-494-1900

ext. 1 to schedule a lesson.

# Flick N' Float

DWAYNE 'THE ROCK' JOHNSON

Disney

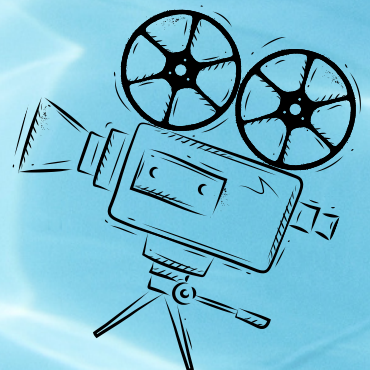
## THE GAMEPLAN



September 17th

6-8PM

AT THE  
pool





Let your pups make a splash  
at the pool!

# Dog-a-Pool-ooza



**When: Saturday, Sept. 17th**

**Where: Meridian Ranch  
Outdoor Pool**



You are responsible for  
your pet(s) and their  
actions. Please be  
courteous of others



**Times:**


**40lbs & under  
10:00AM-11:30AM**

**Over 40lbs  
12:00pm- 1:30pm**



**\*Must sign waiver upon arrival**





*Join us for an evening*

# *Under the Sea*

## **Daddy Daughter Dance**

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*Saturday September 24th*

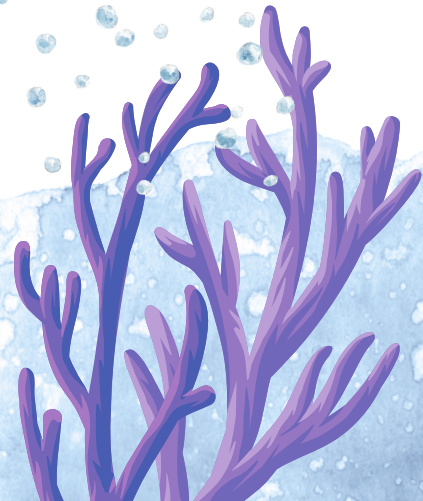
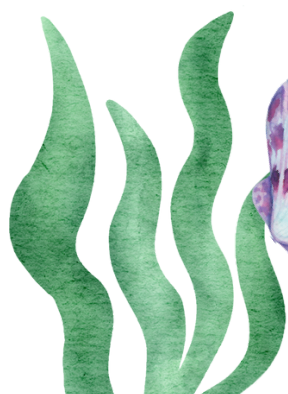
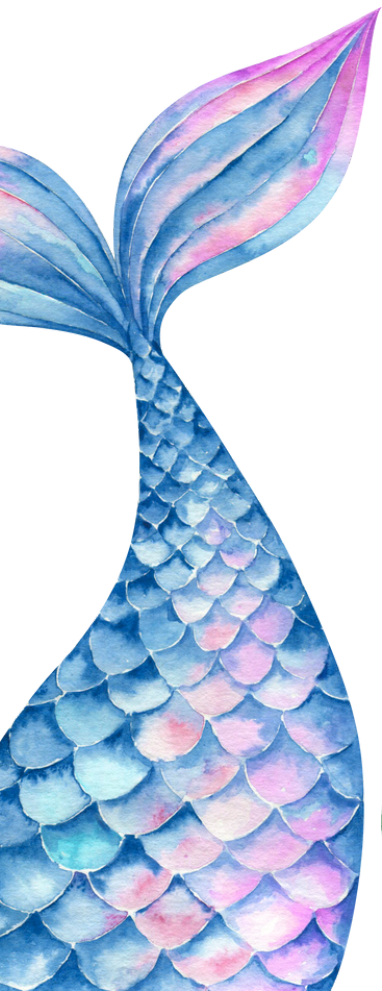
*Dinner starts at 5:00pm*

*Dancing from 6:00pm-8:00pm*

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*Tickets are \$20 per pair*

*\$7 for each additional Daughter*





# ATTENTION

## Reward for Information on Vandalism to District Property

**\$1,000 REWARD**

**Report the vandals.  
Stop the vandalism.**



When District-owned property is vandalized, all residents of the community pay the price. We are finding that repair, replacement, and repainting is taking a major toll on our budget and as a reminder, it is our residents that fund our operations. District-owned property that can be damaged by vandalism includes playground equipment, monument signs, the Recreation Center building and grounds, retaining walls and concrete trails, streetlights, and fences.

To assist in putting an end to acts of vandalism, Meridian Service Metropolitan District (MSMD) offers a \$1,000 reward for information leading to the arrest and conviction of anyone graffitiing, vandalizing, destroying, or stealing MSMD property.

We strongly encourage you to notify the El Paso County Sheriff's Office to file a report when you witness acts of vandalism. Call the Sheriff's Office using their non-emergency phone number at (719) 390-5555.

Because the District is the owner of the community's public property, the District must also submit a police report. To notify the District of damage and report any relevant information, please complete the brief online form at the "Contact Us" link on the District's website, [www.meridianservice.org](http://www.meridianservice.org), or call the District at (719)495-6567. If possible, please include photos of the damage, and the names and home addresses of suspected perpetrators and their accomplices. Our staff will work with the Sheriff's Office from there.



**MERIDIAN RANCH**  
A GOLF & RECREATIONAL COMMUNITY



# 4th Annual Military Appreciation Golf Tournament

September 11th, 2022  
8:00 am Start  
4-Person Scramble Format

**Sign up now and enjoy  
a fun filled day of golf  
with your neighbors!**

**FREE Entry Fee, Cart Usage,  
Coffee, Donuts, Lunch,  
Beverages and so much more!**

**Saluting those who serve!**



Open to the  
First 120  
Who Sign Up!

Limited  
Sponsorship  
Opportunities  
Available!



Open to Meridian Ranch residents who are active  
duty or retired military & their spouses.

Call (719) 494-1900 ext. 1 for more information and to sign up.



**Get Your Utility Bill  
Electronically!**

**Sign up to receive your  
monthly utility bill via  
email**

**Help your District save  
money and receive your  
bill on time every month!**

**Use the form on the  
District's website,  
[meridianservice.org](http://meridianservice.org), under  
the "Contact Us" tab, to  
request your utility bill via  
email. You'll save the  
District printing costs and  
postage, and ensure you  
receive your bill timely  
wherever you are.**

**Sign up today to play or sponsor!  
Spaces are going fast.**





# STONEBRIDGE

We will be wrapping up voting on the Amendment to the Declaration regarding Section 3.35 Toys, Sports and Recreational Equipment, allowing Filing 3 (Filing 4 already allows) to have play equipment in the backyard. If you have not submitted your vote, please do so by Sept. 5th. The Amendment proposes the following working:

"Children's play toys and similar equipment shall not be allowed to remain overnight within the front, rear or side yard of any Lot; provided, however that filing 3 and 4 may keep play equipment in their backyard with the prior written approval by the Board."

Results of the vote will be announced at the regularly scheduled Board meeting on September 20th. The meeting starts at 7:30a.m at the Stonebridge Lodge.

The Board of Directors of Stonebridge will be transitioning to a homeowner-controlled Board. Please be on the lookout for a flyer requesting volunteers to fill out the Call for Candidates Form and procedures for voting for new Board members.

The annual meeting of Stonebridge members will be on November 14th.

## **September, there will be NO Food Truck Friday or Bingo Night on the Third Thursday!**

We look forward to seeing everyone in October! If you would like to suggest an event, please reach out to Stonebridge@warrenmgmt.com. This can be a great way to meet your neighbors and make new friends!



Portal updates:

<https://portal.warrenmgmt.com/?c=95> ; visit the Amenity Calendar if you would like to have an event at the lodge.



**STONEBRIDGE**  
AT MERIDIAN RANCH

Estelle is onsite Tuesdays, Thursdays and Fridays from 10-5- pick up key cards, review the calendar for reservations, or have any questions.

Estelle - [estelle@warrenmgmt.com](mailto:estelle@warrenmgmt.com) - p: 719-694-9563

Questions about improvements, governance, or selling? We are here to help you!  
Jamie or Josh at Warren Management Group; Email: [stonebridge@warrenmgmt.com](mailto:stonebridge@warrenmgmt.com)

p: 719-685-8743

# Manager's Message

Fall is coming.

And with the changing of the seasons, our outdoor maintenance activities will be changing as well.

Our Parks and Open Space crew (a crew of 3) have spent the spring and summer keeping the irrigation systems running and restoring nice green grass to many of our parks and common areas along Londonderry and Meridian. With the change in seasons, the focus will now change to winterizing the irrigation system, getting ready for snow removal and again, we will be spending time removing dead trees from District maintained areas.

Many have asked about the dead tree issue, and we continue to fight to remove the trees that were hit by an unseasonal cold snap back in 2020. It will take time and lots of dollars, but we will continue to make progress on this project.

The frustrating part of all of this is we know residents are wondering, asking, and concerned about when the tree issue will be addressed. Our frustration comes from having limited resources (employees and budget) and then having to address items like this damage, caused by someone with a hammer, to the decorative wall at Longview Park.



When this type of vandalism happens, we use staff time, to keep costs down, and budgeted dollars to purchase repair materials. Those are resources that are then not available to help address the tree issue or other needed maintenance items within our parks and open space. As always, you can help your community. If you see this type of vandalism occurring, please report it to the Sheriff's Office using their non-emergency phone number at (719) 390-5555.

**Jim Nikkel, General Manager**





# Meridian Ranch

## DRC 1 & 2

The September community CLEAN UP is scheduled for September 21st through the 23rd. We had a wonderful turnout in June! Collecting 100 thousand pounds of trash during the three days from SOCO Trash Company! The DRC Team gave out breakfast burritos and cinnamon rolls from Nana's Kitchen plus hot coffee from Bad Ass Coffee! We will be onsite again for the first day handing out breakfast burritos and coffee, please join us! We appreciate teaming with our local business partners to make this event a success!



### **Making Changes to your landscaping or adding improvements**

If you are unsure if you need to submit, please email [DRC@meridianranchdrc.com](mailto:DRC@meridianranchdrc.com) to check BEFORE you begin your project. This will help prevent mistakes and costly corrections as the resident is responsible for the costs of the removal or revisions of anything that is installed without approval.

Governing Documents can be found on the websites:

<http://portal.warrenmgmt.com/?c=16> (DRC no 1)

<http://portal.warrenmgmt.com/?c=99> (DRC no 2)

Questions? Please contact your Meridian Ranch DRC Management Team:

Jamie Adams, CMCA, AMS, PCAM – Managing Agent – [Jamie@warrenmgmt.com](mailto:Jamie@warrenmgmt.com)

Julie Sampson, Governance Coordinator – [GovernanceDRC1@meridianranchdrc.org](mailto:GovernanceDRC1@meridianranchdrc.org)

Hannah Shea, Governance Coordinator – [GovernanceDRC2@meridianranchdrc.org](mailto:GovernanceDRC2@meridianranchdrc.org)

Chaylyn Petrik, DRC Administrator- [DRC@meridianranchdrc.org](mailto:DRC@meridianranchdrc.org)



**MERIDIAN RANCH**

DESIGN REVIEW COUNCIL NO. 1



**MERIDIAN RANCH**

DESIGN REVIEW COUNCIL NO. 2

### Blue Star Recyclers Offers:

- ✓ Certified electronics recycling
- ✓ Certified data device destruction
- ✓ e-Stewards® certified to highest environmental standards
- ✓ Our operation ensures that electronics will never end up in landfills or developing countries

Blue Star Recycling employs talented people with autism and other disAbilities. Recycling with us brings new jobs to your community.



Recycling That Creates Local Jobs for People with disAbilities

### Items We Accept

#### All Computers (No Fees)

Desktop towers, laptops, Microsoft Surface, servers, all cellphones, and power cords

#### General Electronics (Fees Apply)

Flat screen TVs, cathode ray tube displays, tablets, house hold electronics, microwaves, vacuum cleaners, printers, keyboards, media players, stereos / home theater systems, video game consoles

#### Mixed Media (Fees Apply)

All VHS, CD, DVD, blue ray, back up tapes, and cassettes

#### Alkaline Batteries (Fees Apply)

All alkaline battery types, AA, AAA, C, 9V

#### Lithium Batteries and All Others (Will be quoted separately.)

### Items We Cannot Accept

Refrigerators (large or small), large appliances, A/C units, thermostats, smoke/CO2 Detectors, or any items with hazardous chemicals, even if emptied and mitigated prior.

*We've served Colorado for over 10 years.*



**BlueStarRecyclers**

A 501(c)(3) Nonprofit  
**September 22nd Starting**  
at 9:00 a.m. to 1:00 p.m.  
Stonebridge Parking Lot

# Madera's Grill and Cantina

# HAPPY HOUR

**Mon  
thru  
Thurs**

**3-6  
pm**

**\$1 Off Drafts • Wells • House Margarita**

**Inside the Antler Creek Golf Course Clubhouse**

9650 Antler Creek Dr., Peyton, CO 80831  
For more information call (719) 494-1900 ext. 2



## Junior Golfers Age 17 and Under Play **FREE\***

**Monday - Thursday**  
**3:00 pm till dark**



One Player, 17 years old or younger per paying adult.  
Expires 10/31/2022



719.494.1900 ext. 1 | [www.AntlerCreekGolf.com](http://www.AntlerCreekGolf.com) | 9650 Antler Creek Dr, Peyton, CO 80831

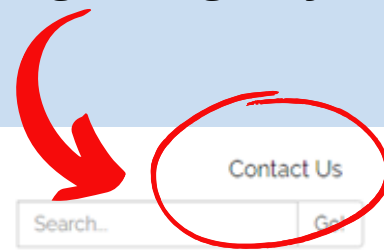




**If you have something to report to Meridian Service Metro District, you can use our website any time – just click the “Contact Us” link on the top right of our homepage at [www.meridianservice.org](http://www.meridianservice.org). District staff do not regularly monitor social media accounts, and they can provide better service if residents report directly to them via the website. And always remember, if it’s a life-threatening emergency, call 911.**




Meridian Service Metropolitan District



[Home](#) [Water](#) [Wastewater](#) [Parks & Recreation](#) [Governance](#) [News & Info](#) [About the District](#)



QUICKLINKS

 [PAY YOUR BILL](#)

## **Still need to set up your Meridian Ranch Recreation Center online portal?**

Stop by the Meridian Ranch Recreation Center front desk to make sure your account is up to date and your email is on file.

THEN, go to [meridianranch.clubautomation.com](http://meridianranch.clubautomation.com)

Scroll down to the section labeled "First time here?" and click on the "Access My Account" icon.

This will then prompt you to fill out your first name, last name, and email. Once this is done and Club Automation was able to locate you in the system, an email will be sent to you to prompt you to complete your online portal set up.

Questions or issues? Call 719-495-7119 or stop by MRRC front desk.

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# Meridian Ranch Community Directory

MSMD Board of Directors:

President:

Butch Gabrielski

Meridian Ranch Recreation Center

Phone: 719-495-7119

[mrrc@meridianservice.org](mailto:mrrc@meridianservice.org)

Secretary/Treasurer:

Wayne Reorda

MSMD Office:

Phone 719-495-6567

Assistant Secretary/Treasurer

Bill Gessner

Mike Fenton

Tom Sauer

[www.meridianservice.org](http://www.meridianservice.org)

[www.meridianranch.com](http://www.meridianranch.com)

[www.stonebridgecoloradosprings.com](http://www.stonebridgecoloradosprings.com)

## Meridian Ranch DRC Management Team:

Jamie Adams, CMCA, AMS, PCAM – Managing Agent – [Jamie@warrenmgmt.com](mailto:Jamie@warrenmgmt.com)

Julie Sampson, Governance Director – [meridianranch@warrenmgmt.com](mailto:meridianranch@warrenmgmt.com)

Chaylyn Petrik, DRC Administrator- [meridianranch2@warrenmgmt.com](mailto:meridianranch2@warrenmgmt.com)

Governing Documents can be found on the website:

DRC No. 1 & DRC No. 2 - [portal.warrenmgmt.com/](http://portal.warrenmgmt.com/) ; **Resources;**  
**Governing Documents**

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**Follow us on**



## Hours of Operation

Meridian Ranch Recreation Center

Mon-Fri 5:30 AM - 8:30 PM

Saturday: 8 AM - 6 PM

Sunday: 9 AM - 5 PM

MSMD Office

Mon-Fri 8 AM - 4:30 PM