



HOA News & Announcements

June 15, 2026

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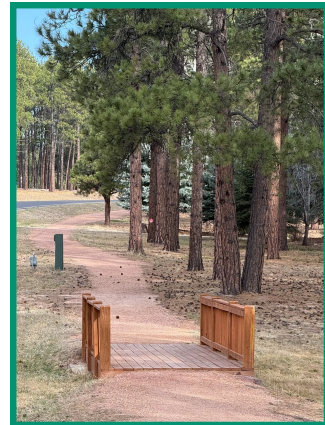
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Trail Spraying - June 16

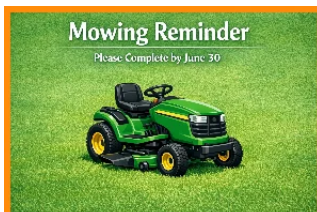
Maintenance has advised us that, weather permitting, they will spray the trails for weed control. If it looks like rain, the crews will delay the application to a day with more favorable weather conditions.

Please keep pets off the trails while crews are spraying, and allow the maintenance crews the time and space they need to complete this task. The spray poses no harm to pets once it dries.

Owners whose properties contain trails are encouraged to help the community by de-weeding the trails throughout the growing season. Also, when mowing, we ask that you refrain from blowing the clippings on the trails (and the streets), as this spreads the seeds and promotes weed and vegetation growth on the trails.



Mowing Reminder - June 30 Deadline



As a friendly reminder, HOA covenants require all properties to be mowed at least once each summer, with the first annual mowing completed by **June 30**. Homeowners are responsible for mowing their full property up to bordering roadways, including any trails that cross through the lot. If your home is currently under construction, please be sure the areas outside the construction zone are still mowed. While you are caring for your property, we also ask that you check for any dead trees or shrubs. HOA policies require dead vegetation

to be removed and properly disposed of. After mowing, please clear any grass clippings from roads and trails, or ask your mowing service to do so. This small step helps keep the neighborhood looking clean and cared for.

We also want to thank the many homeowners who mow more than once a year. Your extra effort helps maintain the beauty of the community and supports important safety goals, including wildfire mitigation.

For full details, please visit the website library and review the [Covenants](#), [Lot Mowing Enforcement Policy](#), and [Covenant Enforcement Policy Fine Schedule](#).

June 16, 2026 - Monthly Board Meeting Agenda

The regular monthly meeting for the HOA Board of Directors is scheduled for **Tuesday, June 16th at 6:00 pm** at the Tri-Lakes United Methodist Church (TLUMC) at 20256 Hunting Downs Way. Community members are welcome to attend. Because the normal meeting room is rather small, please RSVP to admin@kingsdeer.org if you plan to attend so that we can ensure adequate seating. Following the meeting, approved minutes will be posted on the [HOA website > Library](#).

Summary of Key Topics:

- Homeowner Presentations (2 currently scheduled)
- Treasurer's Report (including May financials) – Tom Anderson
- Website & Communications Update - including policy reviews
- Manager's Report – John Highhouse
 - Covenant Enforcement
- Common Areas Report – Mike Sauer
 - Playground update; Common Area maintenance contract
- Executive Session (If needed, Board members Only)

Social Committee Update

SAVE THE DATES!

The committee is currently working on two great summer events for the neighborhood. Grab your planners and save the dates:

July 22 @ 7:00 - 8:30 pm

Meet the Neighbors

August 2nd @ 5:00 - 8:00 pm

Summer Social with live band at Troon Tavern

October 3 - Stay Tuned for Details

Next Social Committee meeting is



KING'S DEER HOA MEET YOUR NEIGHBORS # 2

WEDNESDAY • July 22, 2026 • 7:00 PM - 8:30 PM

King's Deer Golf Club - Troon Tavern

19255 Royal Troon Dr • Monument, CO

Food & beverages available for purchase • All ages welcome - bring the kids!

CONNECT • RELAX • ENJOY

Meet neighbors • Build friendships • Strengthen community

One of the best parts of living in King's Deer is the people. After a successful spring gathering, we're excited to host a summer opportunity to connect with neighbors.

SAVE THE DATE

SATURDAY • AUGUST 2, 2026 • 5:00 PM

SUMMER SOCIAL WITH LIVE BAND

Can you bring something fun to the Summer Social (yard games, cornhole, a bounce house, or other outdoor activities)? Let us know. Email: Barriersford@gmail.com

August 26 @ 5:00 pm at Troon Tavern.

Voluntary Contributions Accepted!

The Committee hopes to host more events that bring neighbors together throughout the year. If you'd like to help support future King's Deer social events and family activities, voluntary contributions are greatly appreciated. **Please mail contributions to Kings Deer HOA, PO Box 3143, Monument, CO 80132 and indicate "social committee".**

Fireworks Prohibition Reminder

As we enjoy the Summer season and July 4th holiday, this is a critical reminder that **all fireworks are strictly prohibited within King's Deer**. Our beautiful region is often at risk of wildfires. A single spark poses an immediate, catastrophic threat to our entire community. To ensure public safety and protect our natural surroundings, King's Deer maintains a [zero-tolerance policy regarding fireworks](#) of any kind.

Violators will face an immediate \$5,000 fine.

Please prioritize the safety of your neighbors, pets, and homes by honoring this ban. If you witness the use of fireworks within the community, please report it immediately on the HOA website and to local authorities.

Thank you for your cooperation in keeping King's Deer safe.



Six Penny Park Safety Report

Playground Temporarily Out-of-Service

****We kindly ask parents to alert their children to avoid the playground****



As part of our ongoing commitment to keeping Six Penny Park safe and enjoyable for families, the KD Board recently had the playground equipment inspected. The inspection showed that several pieces are reaching the end of their useful life and need repair. **Three items were recommended for immediate removal, which has been completed: the slide, the HAGS play set (climber), and the red seat spinner.**

For everyone's safety, all the playground equipment should be avoided until next steps can be determined by the Board.

Motorized Vehicles Not Permitted on KD Trails

We kindly ask parents to familiarize children with KD Trail etiquette and restrictions. Trail bikes and other motorized vehicles are prohibited by our [covenants, the E-Bike policy](#), and posted signage at various trail locations. Fines may be imposed up to \$100 per occurrence. --Thank you.



New & Revised Policies

- **Policy Review Feedback.** The 2025-2026 Board has set a goal to review our HOA Policies, many of which have not been reviewed for several years. We will provide advance notice of which policies are under review and residents are welcome to submit any points of view for the Board's consideration to: Comms@kingsdeer.org with the subject line: **Feedback – [Policy Name]**.

Currently under review or development are the following, which can be found in the [KD website > Library](#):

- Exterior Lighting**, including Permanent Roofline Lighting (Draft under development)
- [Installment Payment Policy \(2010\)](#)
- [Lot Mowing Policy \(2010\)](#)
- [Fireworks Prohibition Policy \(2010\)](#)

- **Policies Recently Published**
 - [Vehicle & Parking Policy \(April, 2026\)](#)
 - [Outdoor Sports Court \(May, 2026\) – Design Standards Section XXV, Recreation Features and Equipment](#)
 - [Website & Resident Privacy Policy \(May 2026\)](#)

In Case You Missed It (ICYMI)

- **Next Monthly HOA Board Meeting** (Public Welcome): **June 16, 2026 6:00 pm** at Tri-Lakes United Methodist Church conference room. [Check the website calendar for all important HOA dates.](#)
- **Next Scheduled HOA office closure - June 25 through July 6**
Administrative work is being handled remotely. During this time, please continue to address any requests online through the [King's Deer HOA website](#) or by email to admin@kingsdeer.org. Urgent matters will be addressed as soon as possible; non-urgent replies may be delayed.
- **New King's Deer Website launched May 15, 2026.** No login required. Searchable document library. Online forms submission. Give it a try!

Previous Editions of the Newsletter are now located on the KD website:
[website > Library > News & Announcements](#) (No login required)



Contact Information. The News & Announcements (and other important mailings) depend on the HOA having a current email address for you. Please keep your email address and phone number updated with the HOA office via email to admin@kingsdeer.org.

Board of Directors

President - Mike Sauer

Vice-President - Kevin Pratt

Secretary - Ron Baumert

Treasurer - Tom Anderson

Director - Joel Dixon

Director - Tim Beichley

Director - Brian Wallace

[More about the Board....](#)

This email is sent from an unattended email address. If you have questions, comments, or concerns about our King's Deer Community, please contact→

You are also invited to follow us on Facebook at
<https://www.facebook.com/KingsDeerHOA>
and join our [Nextdoor](#) community.

John Highhouse

Executive Director

**King's Deer Homeowners
Association, Inc.**

<mailto:admin@kingsdeer.org>

Office cell: 719-679-7146

King's Deer HOA
PO Box 3143, Monument, CO 80132

Thank you for staying informed!



*Want your own copy of our newsletter? Email a request to **admin@kingsdeer.org** with your KD property address and email address.*

[Unsubscribe](#)

