

The Mayfair Mirror

Voice of Mayfair Neighbors

Summer 2022

Inside this issue

Egg Hunt	1
Calendar	2
Letter from the President	4
Art Gym	5



page

7

Yappy Hour

Grey Whiskers	8
Poetry Corner	10



page

11

Tiger Kim's Taekwondo

George Washington Update	12
Ups and Downs of Gardening	13
Spring Shred-A-Thon	19
Real Estate Market	20



page

21

Waste Service Proposal

How to Buy a Hail-Damaged Vehicle	22
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Photo by Jim Medford

Mayfair Egg Hunt came back!

Photos courtesy of Jim Medford and Jim Brothers, Mayfair Neighbors

The annual Egg Hunt in Mayfair Park came back for 2022. After cancellations in 2020 and 2021 due to Covid-19, the 2022 Egg Hunt happened Saturday, April 16, in our wonderful Mayfair Park. Hunting began at 10 a.m. sharp, but the actual hunt didn't last long, so it paid to be a little early! Details of the event can be found in other articles in this issue of the Mayfair Mirror and in board President Patricia Mulligan's President's Letter. The photos tell the story!

Sponsored by your Mayfair Neighbors Board and by businesses that value our neighborhood (listed below), the Egg Hunt is one of Mayfair's largest

events. Volunteers hid 5,000 eggs (in plain sight for the littlest ones) around the park ready to be picked up by lots and lots of neighborhood children and grandchildren! Areas were divided by age so everyone had a fair chance at an egg. It went incredibly fast; the actual hunt was over in about five minutes! All 5,000 eggs were in the baskets, bags and hands almost before you could blink. Most people lingered afterwards, so it was a good time for everyone to catch up with neighbors and for the kids to play together.

We had a pre-Egg Hunt egg stuffing pizza party the night before the event. Candy needed to get into those 5,000 eggs somehow. With lots of helpers, they all got loaded quickly, and the

Egg Hunt Continued on page 3

CALENDAR

save the date

Monthly Board Meeting

The Mayfair Neighbors board meeting takes place the first Monday of the month from 7-8:30 p.m. All Mayfair residents are welcome. If you would like to make a presentation to the Board, please contact Patricia Mulligan and Leslie Reingold at mayfairneighbors@gmail.com. Meetings may be held virtually until further notice. Please email to confirm meeting venue.

- Monday, June 6
- Monday, July 11
- Monday, Aug. 1
- Monday, Sept. 12
- No October meeting
- Monday, Nov. 7
- No December Meeting

AUGUST

Concert in Mayfair Park

Saturday, Aug. 27

Food Trucks arrive at 5 p.m.,
music begins at 6:30 p.m.

Mayfair Park

Mark your calendars now for our most popular Mayfair event. The Denver Municipal Band plays an eclectic set of great music into the night. Bring a picnic or take advantage of the food trucks.

SEPTEMBER

2nd Annual Taste of Mayfair

Saturday, Sept. 17

All day event

Jersey Shoppette, 900 Jersey St.

The 2nd Annual Taste of Mayfair will follow up on 2021's great initial success. The 2021 taste was well supported by sponsors, vendors, musicians, and attendees alike. This year's event promises to be bigger, better and more fun than ever.

OCTOBER

Fall Shred-a-Thon

Saturday, Oct. 1

9 a.m. to noon

Mayfair Plaza, 14th Avenue and Krameria Street

Sort through those piles and files and then bring your unwanted documents for shredding and recycling to the parking lot in front of 7-Eleven. Shredding is done onsite. Mayfair Neighbors' members get three bags shredded for free. Those with more and non-members pay \$15 - or pay \$20 to join and support the neighborhood.

Fall Annual General Meeting

Tuesday, Oct. 11

Look for details of time and place and program to come in future Mayfair Mirror issues.

Submit your Letter to the Editor and/or Photos

Mayfair Neighbors welcomes comments and feedback for possible publication as a "Letter to the Editor" in The Mayfair Mirror as well as photos of Mayfair, Denver and Colorado. Please send submissions to Mayfair Neighbors, Inc., PO Box 200306, Denver 80220-0306 or mayfairneighbors@gmail.com.

Content will be reviewed and/or edited for clarity and space. Only those submissions that foster a sense of community and respect will be considered for inclusion.



Molly Brand joins MNI board

Molly Brand joined the board in April.

Molly moved to the neighborhood last year when she bought her first home and is enjoying getting to know her neighbors through Mayfair Neighbors! She grew up in Maryland and moved out to Denver to escape the humidity and the mosquitoes. These days you can find her exploring local bike trails or trying out all of the coffee shops in the city.



www.facebook.com/MayfairNeighborsInc



A message from the Bunny

Hello there! Thank you so much for joining me at the Egg Hunt in Mayfair Park. I was so happy to hop along with you! This is the Hop Tart's favorite time of year - bright sunshine, fresh flowers, chirping birds...and ice cream. Oh, did you find all of the eggs I hid for you? I hope so. Me and my helpers found a lot of good hiding places this year.

I missed seeing you the last couple of years. I was egg-cited to be back! If you enjoyed the hunt at Mayfair Park, come back next year! It was so fun and I can't wait to see you again! Off I go, carrots and ice cream wait for no bunny.

Your friend,
Hop Tart

Egg Hunt continued from page 1

stuffing party is a great time to meet some new neighbors. Think about helping next year, details will be in the Winter 2022 and Spring 2023 Mayfair Mirror.

Many, many thanks for the sponsors who helped put on the 2022 Egg Hunt. It couldn't go on without you:

- Steadyhand Barbershop Co.
- Jersey Street Liquors
- Bertha's Baja Bistro
- Denver Pizza Co.
- Jimmy's Jersey Street Cafe
- Councilwoman Amanda Sawyer



MISSION:

Mayfair Neighbors, Inc.

"To advance the common interests of the neighborhood by initiating and coordinating actions for the physical, economic, civic, and cultural improvement of Mayfair."

2022 OFFICERS

- Patricia Mulligan, President
- Frazer Humes, Vice President
- Leslie Reingold, Secretary
- Jeanne Surbrugg, Treasurer

2022 BOARD MEMBERS

- Sarah Bates
- Molly Brand
- Jim Brothers
- Dave Emick
- Kelsey Ganno
- Melissa Kostic
- Jackie Medford
- Dan Percefull
- Patti Shyne

The Mayfair Mirror Staff

- Paula Aven Gladych, Editor
- Melissa Kostic, Graphic Designer

For advertising or story ideas, contact:

mayfairneighbors@gmail.com.

Mayfair Neighbors, Inc.

PO Box 200306

Denver, CO 80220-0306

The Mayfair Mirror is a free publication that comes out four times a year in the spring, summer, fall and winter. Circulation is 4,500. To see archived issues and for more information about MNI, please visit

www.MayfairDenver.org



Letter from the President

Patricia Mulligan

Mayfair Neighbors, Inc. is jumping into action now that we're enjoying warm weather and we feel safer being together outdoors. I hope you attended the Egg Hunt in Mayfair Park in April, the Spring Shred-a-Thon in early May, and the Mayfair Garage Sale in late May. These events are not only fun and useful to our residents, but also bring us closer together and help us become better acquainted with each other.

Another benefit of participating in neighborhood events comes from joining in as a volunteer to help stage these events. If you are pleased with living in this area of Denver, you may decide to pitch in to help create an even better, friendlier, and safer neighborhood. Just contact us anytime at mayfairneighbors@gmail.com

For example, for the Egg Hunt in April, we organized three different get-togethers to prepare. First came the egg cleaning and counting afternoon, where we had more than 10 folks cleaning, matching, and counting thousands of plastic eggs in order to determine how many more we needed to purchase. Within a couple hours, the job was done, and just as importantly, we all enjoyed chatting and laughing with some new acquaintances.

Next was the evening before the Hunt when 30 people of all ages met at the community room in the Park Mayfair condo building to stuff the 5,000 eggs with candy and treats. It's always an enormous job, but with so many volunteers it was finished in just over one hour! And that includes time for eating a delicious dinner of pizza and drinks. Of course, there was lots of visiting and chatting as we all got to know new neighbors.



The next morning, we were grateful again that so many folks arrived at Mayfair Park plenty early to set up the tent, tables, chairs, and age area dividers, and scatter all the eggs. As was true the previous evening, many hands made light work. And then how fun to watch hundreds of children dash around the entire park collecting eggs!

Without the efforts of many neighbors and volunteers, these events would not be possible. Many thanks to all our helpers, and especially to Seeley Golden, our talented face painter, and to clean-up crew Jesse Bolling and his mom Jean. We are also indebted to the businesses and individuals who contributed financial support: Bertha's Baja Bistro, Denver Pizza Co., Jimmy's Jersey Street Café and Osteria, Jersey Street Liquors, Steadyhand Barber Co., Park Mayfair Condominiums, and Councilwoman Amanda Sawyer.

As I've written before, my favorite part of the Egg Hunt is what happens afterward when the kids are playing on the playground and adults are hanging around visiting with each other. All our board members noticed how appreciative the family members were, as well as how many new neighbors have moved in during the last couple of years. When COVID was especially rampant, new folks locating here often didn't have opportunities to meet other people on their block. Mayfair Neighbors events like the Egg Hunt give us a perfect occasion to get to know each other. This is the best kind of community building, I believe.



Art Gym: an alternative to private studio spaces

By Leslie Reingold, MNI Board Member



Art Gym hosts exhibitions, workshops and classes at its location on Leyden. It also serves scratch-made food in its café, which is open to the public.

Recently, I had a fascinating, wide ranging and very informative visit with Tyler Campbell, the operations director of Art Gym. Though Art Gym is well known in Denver's artistic world, other folks might not be cognizant of this innovative resource.

Founded in 2015, this renovated grocery store is now an exceedingly spacious, clean, peaceful and well-developed center devoted to facilitating artists and their creative endeavors. Art Gym provides a stable environment in a shared workspace with a creative community of other artists. In essence, it removes the constant financial challenges of acquiring a private studio, working at home, committing to a lease, or gathering materials and equipment. The majority of the diverse staff are also artists.

Art Gym is a membership organization whose fees facilitate the institution's operation. The flexible monthly membership fees, which can be paused at any time, are between \$60-\$130 per month, depending on type, amount and quantity of studio usage. Prospective members tour the facility, apply and meet staff to determine the right mix of goals and needs.

Art Gym has the following well-supplied work spaces: 2D painting/drawing, digital arts, metal smith/lapidary, mixed media, performance arts, and printmaking (intaglio, relief, lithography). In addition, a culinary incubator or maker kitchen exists for small and medium business development. Currently, Wong Way Veg makes food from scratch for its Food Truck. The public, members and staff enjoy a well curated cafe with reasonable prices featuring a rotating seasonal menu of paninis, salads, sandwiches and soups house-made at Art Gym.

The monthly Art Gym Newsletter publicizes a myriad of events, including exhibitions, workshops, and art critiques. Not only do members show their work at the Art Gym, but they also present at other venues in Denver and elsewhere. Artists can sell their work at exhibitions and also through the organization's online portal. There is a Create Award Residency targeted to recent arts graduates that offers a six-month membership and a final exhibition or performance. The new Eric L. Porter Scholarship, honoring the memory of a long time member, provides a materials stipend of up to \$500 and a six-month full access membership to Art Gym. Small and large group member meetings enhance communication within the community.

With specific planning and foresight, Art Gym merges with non-members and the general public. Not only can non-members rent space for a one time activity, but the organization also fosters outreach to nonprofit organizations, including Colorado Artists in Recovery. Some of you might remember that a large community meeting and presentation regarding flood control and water usage was held at Art Gym in the pre-covid days. That was when I became aware of the site. That meeting stimulated my curiosity about Art Gym's focus and purpose.

The Art Gym is a vital and relevant artistic community that provides an alternative to studio space and a variety of flexible supports for working artists. Plus, it is a cultural resource for Denver residents. Its website provides an extensive description of all facets of the organization. Visit it and learn more.

The Art Gym

1460 Leyden St. • 303-320-8347
artgymdenver.com

Strange things happening in my park

By: The Mayfair Park Squirrel, A Mayfair Neighbor



As I observed from my favorite tree on the east side of the park, strange things went on in my Mayfair Park home on a chilly Saturday morning back in mid-April. First, early, a small group of humans arrived and proceeded to scatter thousands of things all over the park. Those objects looked like the eggs that some of my bird friends have in their nests, but these eggs were all different shiny colors. As the humans continued to cover my park with eggs, other humans lined up tall, orange, cone-looking towers in one area of the park. Then they stretched colored ribbons between some of the cones, making lines maybe to guide other humans. I couldn't figure it out, but after watching all morning, now I know.

As the first group of humans continued with their work, more and more other humans come to the park. Lots and lots of these newcomers were those little ones that humans call children. The park was getting crowded, so I decided to check out one of those egg things for myself before it was too late. I came down from my tree and ran to the nearest one, it was blue, and I took it back up into my tree with me. It was hard to open and tasted bad, but I did chew a hole in it. Inside was a promising smelling and looking goodie wrapped in colors. It fell to the ground when it came out of the egg, so I had to scurry down, and haul it back to my perch in the tree. It tasted so good that I went down and grabbed another egg, purple this time.

Egg stuffing party before the 2022 Egg Hunt

An egg stuffing party was held on Friday, April 15, to fill 5,000 plastic eggs with candy for the Egg Hunt at Mayfair Park. Pizza was provided by Denver Pizza Co. and with many volunteers of all ages from the neighborhood and from the Mayfair Board, those eggs got stuffed in a little over an hour! Stuffing started in earnest at 5 p.m. and all of the eggs were filled by 6:15 p.m. The egg stuffing was also a great way to meet some new people and visit with neighbors. Thanks again to all of our Mayfair neighbors who helped.

Safely back in my tree, I knew what to do – I carefully opened the egg so I didn't drop the treat inside this time. After eating it, I decided to watch the, by now, large crowd of humans. I could always get another egg if I wanted another treat.

I was wrong about another treat! Those crazy humans let all those children loose, and they rushed to pick up all of those eggs scattered all over the park. In no time, all the eggs on the ground were in the baskets, bags and hands of human children. None left for me! I'll know to get all I want early if this ever happens in my park again.



Letter: Yappy Hour of Mayfair Park

By Andrew Sanders, a Mayfair Neighbor

Dear members of Yappy Hour of Mayfair Park,
I want to take this opportunity to say thank you. You have enriched our neighborhood no end with your twice daily gatherings in the non-dog park of Mayfair Park.

I cannot tell you how pleasurable it is to go on a walk with my leashed dog in the morning before work and see your large group not watching your dogs run around all over the park. Hearing your dogs' names screamed at the top of your lungs as you eventually try to have them come back to you is a delight. I enjoy hearing '[REDACTED] COME BACK HERE! [REDACTED] HEY' over and over again that I've stopped listening to podcasts.

It's also such a pleasure to meet all your dogs as they swarm in a pack around leashed dogs on a walk. Having your uncontrolled dogs crowd me has really shown me the importance of investing in a good leash so I can safely pull my dog away.

And thank you for showing me that signs alerting the community to laws like leash laws are merely suggestions. I am going to apply this logic to speed limit signs posted around the neighborhood. My food from Bertha's will be warmer when I get home by driving 70 mph now!

So, thank you Yappy Hour. Thank you for giving the neighborhood stories about how their dogs have been injured by your unleashed dogs resulting in expensive vet bills. Thank you for being so disrespectful when asked to put your dogs on a leash and swearing at them, you're real classy. And thank you for introducing me to the lovely people on the end of 311. I'm nearly on first name terms with them.

So let me return the favors. There's dog parks in Central Park, Aurora and East High School. Try enriching them instead.

Cheers,
Andrew

ARTICLE II. - DOGS AND CATS

DIVISION 1. - GENERALLY

Sec. 8-16. - Leash law.

(a) It shall be unlawful for any owner or keeper of any dog to fail to prevent the same to run at large.

(b) It shall be the duty of the chief of police, and all other police officers and all animal protection officers, to see that a dog found running at large is taken up and impounded in the Denver Animal Shelter, and such dog may be so taken up without the necessity of filing a complaint and shall be impounded and disposed of in accordance with provisions of article VII of this chapter.

(c) Subsection (a) of this section shall not apply if the dog is within a designated off-leash enclosure and is being supervised by an owner or keeper who is at least eighteen (18) years of age.

(d) The executive director may, with the concurrence and consent of the chief agency executive with control responsibility for the property involved, designate specific areas for dog off-leash enclosures. The executive director shall, pursuant to article VI of [chapter 2](#) of this Code, propose to the board rules and regulations for the construction and use of dog off-leash enclosures.

(Ord. No. 672-18, § 1, 7-16-18)

Run at large shall mean any dog (1) not on the premises of the owner or keeper thereof and not controlled through use of a leash, cord or chain held by the dog's owner or keeper; or (2) on the premises of the owner or keeper, but confined in such a way as to allow the dog to have access to the public right-of-way.

Leash shall mean a physical restraint held by, or attached from, a person to an animal.

Keeper shall mean any person who exercises care, custody or control over an animal, but is not an owner. A keeper must be eighteen (18) years of age or older.

Owner shall mean any person who possesses, exercises control over, or who has a right in property over an animal. An owner must be eighteen (18) years of age or older. If a person under the age of eighteen (18) possesses, exercises control over, or has a property right in an animal, the minor's parent(s), guardian(s), or legal custodian(s) shall be deemed to be the owner(s) of such animal. If an animal has more than one (1) owner, all owners eighteen (18) years of age or older shall be jointly and severally liable under this chapter.

Grey Whiskers Senior Dog Grooming offers in-home grooming for older dogs

By Angela Dinsmoor, Owner, Grey Whiskers Senior Dog Grooming



I have an unusual job title. I own a geriatric, in-home dog grooming business! How cool is that? As I walk around Mayfair with my husband and our three elderly pups, I love to see so many of you doing the same with your older dogs. Dogs are living so much longer these days than they did decades ago, but one thing that's lacking for them is specialized senior grooming. It's a desperately needed service!

Who am I? I have worked with pets for over 20 years. I apprenticed to learn grooming. I went to school to earn pet massage certifications, and I've owned businesses providing various grooming and pet massage services ever since. I'm CPR- and first aid-certified, I have a geriatric dog grooming certification and many years of experience between my work and our family's choice to adopt super-senior dogs as much as we can.

Why did I start grooming seniors? I transitioned to grooming higher risk senior dogs in 2018 after a conversation with a friend. Her dog Ruby, who was 16 and had heart disease, had fainted at a grooming salon. My friend was worried about how to have her safely groomed next time. I offered to groom Ruby at home and made some changes to the process. I was able to groom her for another two years with no fainting episodes, even as her heart disease worsened.

What's the normal process at the salon? When your dog goes to a grooming salon, he either stays the day or gets picked up as soon as he's done, usually after a few hours. Groomers give him a bath, dry him in one of a few different ways, brush him and then do his haircut and nail

trim. During the process, he is standing up on a table or in the tub. That makes for a gorgeous haircut and a dog that smells as fresh as a daisy! But as dogs get older, sometimes they can't tolerate standing very long due to pain or illness. And some dogs are simply too confused or anxious to tolerate the hustle and bustle of the grooming salon.

How is my process different? When I see a dog in his home, I have the ability to personalize the groom to make the dog more comfortable. I can eliminate the bath or, in some cases, do it after the haircut and let the dog air dry. Smaller dogs who are safe on a table (with constant supervision) don't get grooming loops around their necks. I can even give a large dog a haircut while he's lying down on a comfy bed! My human clients are there to help me safely hold the dog, bribe the dog with yummy treats, and keep him calm. I move more slowly and deliberately if the dog is blind, deaf, confused, anxious, or all of the above. He'll do better with a soft touch and no sudden movements. We can give the dog a break if he needs it, I can monitor vital signs, and I can change my approach on a dime if I see a way to make the dog more comfortable.

Who is qualified? I work with any dog that is too ill, old, confused, anxious, in pain, or sick to go to a traditional grooming salon. I see senior dogs who end up sore for days after grooming, dogs who are uncomfortable riding or getting in and out of the car, and dogs who are anxious or confused when they have to leave their own homes. If your groomer has fired you because they can't finish your dog's groom safely, or if he's been diagnosed with many different conditions as he ages, I can see him in the comfort of his own home. If you want to learn more about my services,

visit my website at www.greywhiskers.dog or contact me at angela@greywhiskers.dog. Call or text 808-457-2169. I can't wait to meet all the senior dogs of Mayfair!

Grey Whiskers Senior Dog Grooming
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angela@greywhiskers.dog
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*What will
you find?*

A photograph of various vintage and art items. On the left, there is a large green plant in a blue and white patterned pot. Next to it is a stack of books. In the center, there is a lamp with a white cylindrical shade and a colorful, patterned base. To the right of the lamp is a small, open, ornate metal box containing a white ceramic object. The background is a plain, light-colored wall.

808.457.2169
greywhiskers.dog

**got old dogs?
need grooming?**

there's a better
option for
elderly dogs

A photograph of a fluffy, light-colored dog, possibly a Shetland Sheepdog, looking directly at the camera. The dog has white fur with some tan markings on its face and ears. It is wearing a pink collar. The background is a solid light blue color. There are several black paw print graphics scattered around the dog and the text. The Grey Whiskers Senior Dog Grooming logo is in the bottom left corner.

The Mayfair Liquors logo is a blue diamond shape. Inside the diamond, the words "Mayfair Liquors" are written in a white script font. Below this, "Denver, CO" is written in a smaller white font. Around the inner border of the diamond, the words "Wine • Beer • Spirits" are written in white. At the bottom of the diamond, "Since 1959" is written in white. To the right of the logo are social media icons for Facebook and Instagram.

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A square QR code that, when scanned, likely leads to the Mayfair Liquors website.

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Poetry Corner

Send your poetic masterpiece to us at mayfairneighbors@gmail.com. Please include the words Poetry Submission in the subject line. Whether you're an established poet or just curious to try something new, this is an opportunity to

see your own poem published in print for our thousands of readers to enjoy!

Blue Haiku

By Ruth Burnham

above us the sky –
a child's escaped balloon drifts
silently upward

Spirit of Colorado

By Sofiya Sharova, age 12

How to describe that
Which sings between the peaks gigantic?
How to describe that
Which with the caress of a mother
Stirs purple columbines from their slumber?
It leaps and swims in streams of crystal
Racing upstream with the fish
The sunset it paints in burning whispers
Before the bowed green heads of pine.
It wraps the forest in its embrace,
All the animals it treasures
What is this?
What is that loves without question
The wild nature of the peaks
Long I thought, and got an answer
The spirit of the mountain!
It loves without asking
Sings without knowing'
Lives for life's sake,
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Tiger Kim's Taekwondo Academy hosts grand opening at new location on East Colfax



Tiger Kim's Taekwondo Academy is opening a new location at 7000 E. Colfax Ave. on June 4. Celebrating its 46th year in Colorado, Tiger Kim's is the oldest Korean Taekwondo academy in the state, teaching the three major Korean martial arts of Taekwondo, Tang Soo Do and Hapkido.

The Academy emphasizes physical skills and the development of character to provide life-long benefits. It provides a family environment that allows every age and skill level to participate together and fosters a comfortable supporting atmosphere that is both challenging and empowering through martial arts.

Many of the long-standing traditions are still upheld at Tiger Kim's Academy. Students learn various forms (Poom Sae) from the arts of Taekwondo and Tang Soo Do. They also learn self-defense and sparring techniques, which are practiced with a partner. During Taekwondo class, each student wears a white uniform (Do Bok) with the belt of their rank. Beyond the physical techniques, students also learn the traditions of respect and discipline.

Tiger Kim's Academy strives to inspire each and every member to strengthen their mind and body through Taekwondo, Tang Soo Do, and Hapkido, and strive for Black Belt excellence. Teachers work together with each student providing individualized attention through understanding student needs and encouraging them to attain their best. Students will become more focused, stronger, better coordinated, and grow in confidence and self-discipline.

What: Tiger Kim's Taekwondo Academy Grand Opening & 46th Anniversary Party

When: Saturday, June 4, 2022, from 1-4 p.m., Ribbon

Cutting at 1:30 p.m.

Where: 7000 E. Colfax Ave.

Cost: Free!

Contact: Grandmaster Tiger Kim, 303-388-1408, info@tigerkim.com

Info: Celebrate Tiger Kim's 46th Anniversary at its new location on East Colfax! Rank testing will start at 9 a.m. There will be a ribbon cutting at 1:30 p.m. followed by live music and a Summer Potluck Party with the Academy's martial arts instructors and students.

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George Washington High School update



The 2021-2022 school year has been a huge success for George Washington High School! Students have been learning, growing and engaging in so many ways:

- Students have been busy taking exams for college-level courses! From April through May, 319 students sat for 519 AP exams across 10 subjects, and 244 students sat for 717 IB exams across 24 subjects.
- The Pulse, a Denver Health School-Based Health Center (a part of Denver Health Pediatrics), opened in January 2022 to provide DPS students with access to well care, sports physicals, vaccinations, therapy services, and chronic condition management. Service will be provided regardless of insurance status.
- Our winter sports season saw five sports competing at district, regional and state championships. Two GWHS students joined Denver East's hockey team as they won the national championship!
- Some spring sports have completed their season, with the Boys Swim team sweeping the Denver Prep League and breaking two pool records before moving on to the state meet, and one of our Girls Tennis players advancing to the state competition.
- Two seniors are Boettcher Scholars, one senior is a Coca-Cola Scholar, and one senior is a United States Presidential Scholar finalist.
- Thirteen seniors are National Merit finalists.
- GWHS competed at Rocky Mountain JROTC National Drill Competition and sent students to DECA nationals.
- At Metro State Math Day, GWHS students swept all three competitions (Algebra, Geometry and Engineering), against high schools from across the state and beyond!
- GWHS hosted the inaugural league championship for the newly-formed Colorado High School Chess League.

- Seventeen GWHS students have qualified for the National Speech and Debate Tournament and will compete in Louisville, Kentucky, in early June.
- Our 14th Annual Go Green Day on April 30 saw our community come together to plant new trees, revive our planter boxes and freshen mulch around our grounds.
- Student Leadership broadcasts a newscast to keep students up-to-date on school events, including a weather and sports report!
- Welcome Fest, an annual event showcasing academic, athletic and extracurricular opportunities for incoming freshmen, saw hundreds of new Patriots excitedly learning about all our high school has to offer.

Please visit the GWHS website to learn more about GWHS's diverse programs and opportunities. Go Patriots!

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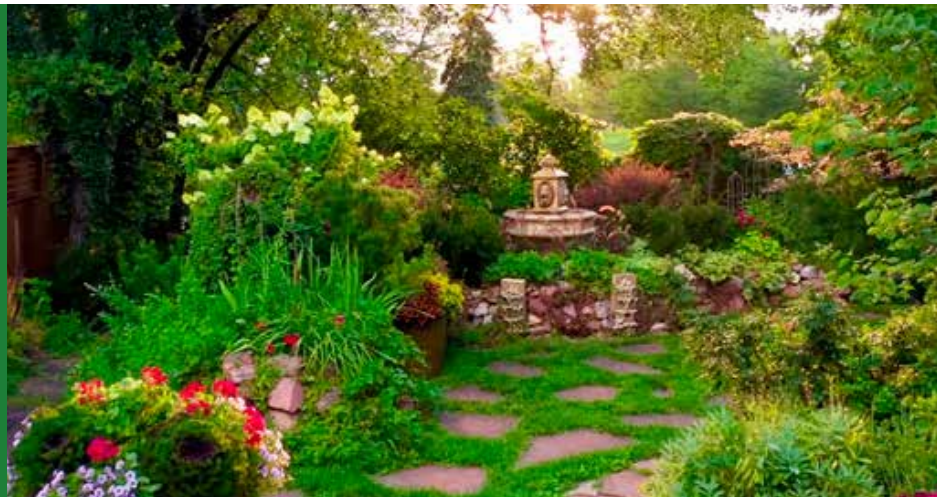
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The ups, downs and splendor of gardening

By Jean Ercolani



The 2022 Park Hill Garden Walk features eight uniquely different and stunningly beautiful gardens. This 22-year tradition takes place June 12 from 9 a.m. to 3 p.m. Tickets are available now at www.parkhillgardenwalk.org for only \$15, seniors (age 65+) are \$12 and children under 12 are free. Tickets are also available at these retail locations.

City Floral, 1440 Kearney St.

Spinelli's Market, 4621 E. 23rd Ave.

Cake Crumbs, 2216 Kearney St.

Park Hill Library, 4705 Montview Blvd.

Park Hill Art Festival, June 4-5, 4958 Montview Blvd.

Tickets will be available the day of the event for \$20 at any Garden Walk location.

Over the past few weeks, I've had the distinct pleasure of meeting three of the eight gardeners participating in this year's Park Hill Garden Walk. We discussed their love, challenges, frustrations, joy and knowledge of gardening. A special treat associated with these interviews was seeing the personality of each gardener clearly reflected in their garden creations.

The pride these gardeners have about their outdoor creations is inspiring. All of them started with a bit of a mess and have created pure magic. Each garden is as unique as their individual personalities and are filled with interesting features, charm and a clear love of the outdoors and for entertaining. For example, Cheri and Joe have flanked their home with two distinctly different entertaining spaces. One features a full kitchen with a large dining table and a fireplace. The other has been named the "Secret Garden" and is more of a casual lounge space complete with plenty of seating, a water fountain and fire pit. The plants that surround this garden space add to the overall peace and tranquility of the Secret Garden. They made

certain to maintain the historic architectural features of their home when planning these outdoor spaces. A huge front porch that stretches across the front of the entire house, an herb garden, beautiful flowering plants and an interesting mix of trees, bushes and potted plants complete this lovely outdoor sanctuary.

Garth and Debbie have created an outdoor space that reflects their love of nature and the beauty of native Colorado plants. Their journey in creating their outdoor oasis was quite the undertaking. Their yard was comprised of pink decorative rock, bad soil, clay and mulch, all of which they had to remove. They started by removing several tons of rock, dirt and mulch and replaced it all with several tons of good topsoil and compost with a small amount of things like Miracle Gro mixed in to create a healthy soil base. This process took years, but as a result, they have beautiful outdoor space on all four sides of their home that include an urban forest, wild flowers and about 40 trees of various varieties. They are constantly experimenting with different plants and design ideas and the results are simply spectacular.

Terry and Rick encircled their home with an array of splendor. Multiple water features, including a Koi pond, numerous seating areas, and an expansive selection of plants to draw you from one area of the yard to the next. Delightful little walkways direct you to various areas of the yard creating a sense of different rooms in every corner. Large pots are scattered throughout the yard featuring plants and trees. Their love of dogs was taken into account when designing their garden spaces. They made sure their dogs could run around and play without wreaking havoc on the landscaping. Even their kennel is part of the landscape design. Terry and Rick love watching people explore their yard and seeing their smiles as they roam through the garden.

I asked each gardener where their love of gardening originated. Everyone's gardening beginnings started with their parents and sometimes their grandparents. Everything from vegetable gardens, fruit trees, flowers and, specifically, roses were mentioned. They remember it being a lot of work, but also a lot of satisfaction. One gardener talked about his father being a tree hugger who was constantly planting trees. This particular gardener is following in his father's footsteps. Another gardener had a special memory of his mother's Queen Elizabeth roses. Each had special memories with their families and their gardening experiences.

I asked each of them a few other questions regarding their passion for gardening and here's what they shared.

Q: What do you enjoy most about gardening?

Cheri finds it therapeutic, peaceful and satisfying. During Covid she struggled a bit with the isolation and kind of fought depression and sadness. Someone asked her what made her happy and brings her joy. The answer was simple, gardening and bird watching. Being outside with her plants and watching them bloom and come to life is extremely therapeutic. Watching the birds flutter around her garden also brings her a true sense of joy and happiness. It is all very comforting to her.

Garth had a laundry list of the joy he gets from gardening. He said he treats it like a contact sport. He loves getting dirty and sweaty, and figuring out what he does NOT need to do and what Mother Nature will take care of with just a little help from him. He loves making his garden look completely natural and not planned. He also loves the impact plants make to the diversity of insects and birds. He makes extra efforts to support pollinators.

Terry loves being outside and enjoying fresh air and the overall tranquility of it all. He compares gardening to working on a painting with all the various colors and textures you play with. Rick loves working his magic with pruning. He makes plants grow around things like bird baths. They both love entertaining in their outdoor space and watching their visitors light up as they walk around the garden.

Q: Do you have a favorite area and what makes it special to you?

For Cheri it is definitely the "Secret Garden" on the east side of the house. It brings peace and tranquility to even the craziest of days. In winter the fire pit makes this space an inviting and relaxing sanctuary.

This question was hard for Garth to answer. There are aspects of each part of the yard that bring him great joy. An area out front has been a bit of an experiment. He threw a bag of wildflower seeds out there and the results were amazing. The success and development of the urban forest has been very fun for him. He also loves all the new insects their garden has attracted. He described a large spider with a huge web between two lavender bushes as being "simply beautiful." The web captured several insects, and the spider had a feeding frenzy. He grew to a size between a golf ball and a baseball. Just intriguing. He also has a hawk that hangs around the yard.

Rick is quite fond of the space they created for the dogs and his "Mother's Garden." He transplanted a lot of plants from his mother's garden and, for obvious reasons, it holds a special place in his heart. Terry's favorite area is "Teddie's Garden," named after his first dog. This area features a weeping red bud planted in Teddie's honor, a water feature and two huge pots of begonias.

Q: What are your biggest gardening challenges and how do you get past them?

Cheri's immediate response was Japanese beetles. The good news is that she has found certain types of rose bushes that they like more than others. Unfortunately, two of her oldest roses got destroyed by these beetles. The other big challenge is staying ahead of the weeds. She is constantly weeding. She has used pre-emergent products but is careful to find ones that are not bad for the planet. Also, a pre-emergent won't work if you don't use them at exactly the right time. It's best to just pull the weeds by hand.

For Garth the biggest challenge by far has been the soil. He started with a mess of rock, mulch and clay. The previous owners had planted pots in the ground with various plants and flowers in them and just covered them with rock and mulch. The soil around these pots was clay. Garth prefers doing everything himself and does not hire it out. Therefore, the removal of all rock, mulch and clay and the rebuilding of good, healthy soil took years. The movie *The Biggest Little Farm* was an inspiration for him. Lastly "patience is key."

Japanese beetles are also a big challenge for Terry and Rick. They also find Colorado weather to be a challenge and went on to say that sometimes "you just don't get past it." They hold their breath each Spring to see what survived.

Q: What tips do you have for someone wanting to start a garden or improve their yard/outdoor space?

Cheri suggested you walk the neighborhood and look at other people's yards for ideas. You want to consider several factors when thinking about and planning your garden. The big picture needs to include the height, depth, colors, textures, etc. When thinking about the height, make sure you are thinking about the mature height. Also, go to the Botanic Gardens for ideas. She also suggested getting the app on your phone that identifies plant types. When you see a plant you like, you can quickly identify it.

For Garth "it's all about the soil." Once you get the soil done, don't be afraid to play and experiment. Don't get frustrated when things die. That's just Mother Nature. Just try again. Keep experimenting and enjoy! And, when in doubt, plant a tree.

For Terry and Rick, it comes down to three key factors. Soil is key. Pay attention to the light. Make sure you have proper water to your garden.

As we wrapped up our conversations, each gardener had great closing comments. Here's a snippet of those comments.

Cheri: Gardening...it's good for your soul and the environment. Just love it.

Garth: His garden has brought a lot of joy to the neighborhood. People constantly stop to chat and thank him for the beauty they get to experience as they walk past his yard. One day after his wife watched three different women stop to chat about the yard, she told him "I know I'll never have to worry about you when I'm gone; I know how you'll find your next wife!"

Terry and Rick: The limelight of our garden (pun intended) are the limelight hydrangea topiaries. We have 10 in the yard and it is just a joy to watch them grow and bloom year after year.

The Park Hill Garden Walk committee is a group of volunteers working to raise funds to support the Greater Park Hill Community mission. Greater Park Hill Community, Inc., is a volunteer-based registered neighborhood organization that promotes the character and vibrancy of Park Hill through its resources, information and advocacy, all while preserving the quality of life and the history of the neighborhood through community participation. Learn more and get involved in the Greater Park Hill Community at www.greaterparkhill.org.

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City Council Corner

By Councilwoman Amanda Sawyer

Denver summer is gearing up and we couldn't be more excited for smiles and laughter at community gatherings. Isn't it wonderful that we can be together again? As we embark on our summer adventures, I want to take a moment to reflect on the inspiring accomplishments of our community in just the first half of 2022.

Traffic studies

Road and infrastructure are critical elements for public safety, which is one of District 5's top priorities. To address these issues and build upon the work done in 2021 on Eighth Avenue, our office has once again partnered with the Denver Department of Transportation & Infrastructure (DOTI), and local traffic engineering firm Fehr & Peers, to conduct a traffic study of Sixth Avenue in East Denver. Thank you to hundreds of survey respondents and meeting attendees who provided valuable feedback. Join us this summer for two virtual meetings to review the data collected and recommendations. Details can be found online at www.denvergov.org/district5.

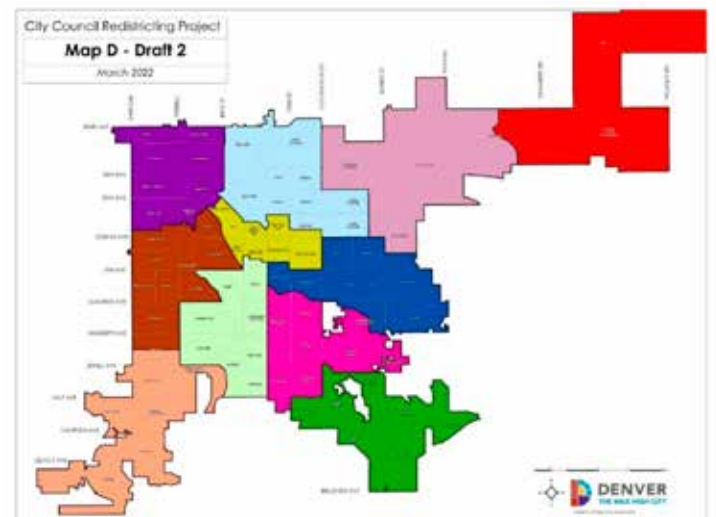
Gun buyback program

To support public safety improvements being implemented by the Denver Police Department, the District 5 team created a gun buyback program in partnership with Colorado Springs-based nonprofit, RAWtools, the City of Aurora, and the Denver Broncos. We have seen an uptick in weapons being stolen from vehicles and homes being used in other crimes. The purpose of the program is to help reduce incidents of gun violence across the cities of Denver and Aurora by providing monthly opportunities for residents to anonymously turn in their unwanted firearms in exchange for gift cards. We're taking a harm reduction approach by offering these voluntary events, and have heard some incredibly moving stories from attendees. To date, over 300 weapons have been turned in – including 15 assault-style weapons – and RAWtools has used the metal to turn them into over 500 garden tools. Buyback events are held monthly, and we're always in need of volunteers. Please join us! Details can be found online at www.denvergov.org/district5.



Redistricting

In March, Denver City Council approved a new council map outlining the city's 11 City Council district boundaries. The new council district map will take effect for the April 2023 election. It achieved the desired outcomes of our District 5 neighborhoods, feedback from neighborhoods across the entire city and fulfilled all the Charter and Resolution requirements that direct the process. I believe the 2023 map does an excellent job of balancing the varying interests. Thanks to you, District 5 had the most participation of any Council district! To view the new district boundaries, which go into effect for the April 2023 election, see the approved map at tinyurl.com/2023map.



Sidewalk improvements around local schools

To address traffic safety around our schools, DOTI completed an assessment and evaluation of missing sidewalks in our neighborhoods. They prioritized sidewalk gaps with connected access to transit stops and nearby schools. We expect to have several sidewalks installed to enhance safety around Hill Campus of Arts & Sciences, Steck Elementary, and Montclair Elementary School this year. DOTI will reach out to adjacent property owners that may be affected directly, as needed. Additionally, a rapid

flashing beacon, crosswalk, and ADA improvements will be installed this year at Sixth Avenue and Claremont Street.

Looking ahead to the second half of the year, our team will continue our work to serve District 5 residents and advocate for the issues you care about. Stay tuned for updates on the following projects:

Hosting Fall Parks Clean Up Day on Sunday, Oct. 15, at 8:30 a.m.

Updating Denver's ballot and Blue Book in partnership with the Clerk & Recorder's Office to make voting easier and more clear for residents

Implementing recommendations from the East Area Plan via a legislative rezoning to require active ground floor uses on properties that front East Colfax Avenue.

Working with DPD and the Denver Dept. of Safety to install security upgrades that were recommended to our local businesses through the DPD's Crime Prevention Through Environmental Design (CPTED) studies.

2023 budget season begins in September

To learn about all the things we're doing to support the District 5 community, visit tinyurl.com/denver-d5projects.



Reinvesting in our local District 5 parks

By Councilwoman Amanda Sawyer


Enjoying the outdoors is an essential part of living in Denver and, luckily, we have an extensive park and trail network right outside our doorstep just waiting to be explored. As a park-proud community, Denver is known across the nation as being the place for outdoor enthusiasts. This characteristic helps shape Denver's identity and leads to a healthier, happier, and more sustainable community.

As you're out and about this summer, you'll notice that the Denver Parks & Recreation (DPR) team is hard at work upgrading and improving an array of public parks in District 5. Park maintenance is a year-round effort that culminates each spring with an analysis of important capital projects. Denver planners prioritize projects and target capital investment based on several factors including Denver's equity index, conditions assessment data, partnerships and grants, and feedback from the community. Hopefully you've had a chance to enjoy the completed renovations at Robinson and Montclair Parks as well! See a snapshot of active projects coming to District 5 below:

Four Mile House parking lot: This year Four Mile Park's parking lot will be getting much needed upgrades. The City will resurface the existing parking lot, making it much easier to access and enjoy all of the wonderful and historic things Four Mile Park has to offer. Construction documents are undergoing an internal review process now and project construction is anticipated to begin in 2022.

Verbena Park playground, basketball court, and grading: After extensive community conversations, the City will renovate the playground and add a futsal court to the new basketball court in 2023. The construction team will also resolve grading issues that cause the baseball field to flood in the summer. DPR is finalizing construction documents and releasing a bid for contractors this spring. Community groups are working to donate funding for additional park www.MayfairDenver.org

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improvements like BBQ pits and picnic tables, and to add memorial plaques on benches in the park to honor East Colfax community members who lost their lives to violence. Councilwoman Sawyer's office has donated \$5,000 to help fund this memorial.

Lindsley Park picnic area and sidewalk: DPR has set aside funding to renovate picnic areas within the park. The Denver Department of Transportation and Infrastructure (DOTI) will also address sidewalk gaps surrounding the park. The Council Office has been advocating for DPR to create a master plan for Lindsley Park given the number of upgrades needed and in light of potential future changes to Hale Parkway resulting from storm drainage improvements in the area. The Hale Parkway storm drainage project remains unfunded, with an anticipated construction start date more than four years out. Stay tuned for more information on both initiatives as it becomes available.

Lowry Sports Park tennis court: Exciting news, D5 will finally be getting pickleball courts! This year DPR plans to convert an existing tennis court into four pickleball courts. In addition to the pickleball court conversion, DPR will also replace pavers in the park and create a new, permissible, picnic site.

Burns Park sidewalk: A much needed upgrade! DOTI will add sidewalk connections from Colorado Boulevard to Alameda Avenue along Burns Park as part of the Sidewalk Gaps program.

Highline Canal Trail: Our partners at the Highline Canal Conservancy are working with DPR to improve the existing trail, which will create a much nicer and more natural experience for those using it.

In addition to these active projects, DPR has a list of high-priority future projects, many of which will be funded through the RISE Denver Bond program that was approved by voters in November 2021. Renovations will be coming soon at the following parks:

Crestmoor Park playground

Ben Bezoff Park basketball courts

Denison Park basketball courts

Garland Park green space conversion

To learn more about DPR projects, visit www.denvergov.org/parkprojects.

As always, please don't hesitate to reach out to our office if there's anything we can do to support you. Find the District Five team at:

Email: denvercouncil5@denvergov.org

Phone: 720-337-5555

Website: bit.ly/D5Website

Social media:



[instagram.com/denvercouncil5](https://www.instagram.com/denvercouncil5)



twitter.com/denvercouncil5



facebook.com/DenverCouncil5



Access D5 website by scanning the code

Taste of Mayfair scheduled for Sept. 17

Spring has sprung and fall won't be far behind. And with fall, the Taste of Mayfair isn't far behind. The Taste of Mayfair is Saturday, Sept. 17, from 12-7 p.m. in the parking lot at Jersey Shoppette, Ninth Avenue and Jersey Street.

If you or anyone you know would like to participate as a vendor, or if you would like to become a sponsor, please visit our new website at TasteofMayfair.com. We are also, looking for volunteers. You can sign up on our website.

There will be more updates on all social media platforms in the weeks and months to come.

The Taste of Mayfair has also incorporated many of the suggestions offered by many of our neighbors. Please visit our website if you have any questions.

We look forward to seeing you, your family, and friends on Sept. 17.



Mayfair's Spring Shred-a-Thon pulls in \$2,700

Mayfair was sunny and warm on May 14, but the Shred-a-Thon was one of our greatest successes ever! People were lined up before 8:30 a.m. and it was steady until noon. We filled 280 Pro-Shred trash cans. Thanks to Rodell and Bob of Pro-Shred for manning the truck. They are busy with shred events from April through October and our event is one of their favorites. They say that we're all so friendly and enthusiastic, plus at many events they don't get any help handling all that paper!

We raised enough money from donations, new memberships and renewing members to help finance other Mayfair Neighbors activities such as the Egg Hunt and publishing a paper copy of the Mayfair Mirror, so thanks to all the shredders and the volunteers! A quick count shows we made almost \$2,700 this time, compared to a little over \$1,300 from the Fall 2021 Shred.

But more importantly were the new members who signed up for Mayfair Neighbors and the renewing members! We'd like to continue growing the membership as much as we can. We also got people who expressed interest in volunteering and joining the Mayfair Neighbors board (oh happy day)!

But none of this could have happened without the sponsorship of Dan Percefull of RE/MAX Professionals, Taste of Mayfair and Kathy Pappas of the Ninth and Jersey Shoppette, and Emick's Auto Service, neighbors interested in our lovely neighborhood and willing to help anyone who needs help. Thanks guys!

And last, but never least, our board members and others who volunteered to make the Spring 2022 Shred a success, with added help from Collin, Todd and Holly. We couldn't have done it without you.

Fall Shred-a-Thon scheduled for Saturday, Oct. 1

Keep cleaning out your files, drawers and closets since our Fall Shred-a-Thon is set for Saturday, Oct. 1, 2022, from 9 a.m. to noon in the Mayfair Plaza parking lot at 14th Avenue and Krameria Street, in front of 7-Eleven. The Shred-a-Thon is a fun event that is often our neighborhood organization's largest single fundraiser. It is also a time when we get an influx of new members joining the organization. Big thanks to Jackie Medford, Mayfair Neighbors board member, who is again organizing the event.



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The Real Estate Market (No.53)

By David Bromberg, a Mayfair Neighbor

Attached Homes

2021 was a banner year for attached properties (condos, townhomes, duplexes, slot homes...). The table below shows 14 years of MLS activity for Mayfair area attached homes (Sixth Avenue to Colfax Avenue, Colorado Boulevard to Monaco Parkway).

Year over year (2021 vs 2020) numbers were up largely due to the completion of the new luxury townhomes at Eighth Avenue and Ash Street, which greatly skewed the averages (the devil is always in the details). The 32 units accounted for the entire 23% increase in attached sold properties. Their larger size, averaging 2,425 square feet above ground with three beds and five baths, pushed the average square footage up to 1,257 for all properties (without these, the average was 1,000 square feet, down 6% from 2020). The average days on market in the MLS, excluding these townhomes, was 19, 58% less than 2020.

Along Hale Parkway at Birch Street are 17 slot homes that have approximately 1,780 square feet with three beds and four baths. Twelve sold in 2020 for \$565,000 to \$595,000. The final five units are now complete and on the market from \$885,000 to \$975,000.

The first third of 2022 (January through April) is off to a robust start. The numbers below are distorted by the 12 new luxury townhomes sold in 2021 – at work is the (f) law of small numbers or small population. Notable is the average days on market in 2022, just eight.

(Un)Affordability

In recent times I've been cautious about affordability. In the past I provided the Freddie Mac forecast of increasing interest rates. That did not materialize in 2020 or 2021 – rates declined to the point that payments were flat despite rising prices. So far 2022 has been brutal for buyers. Limited inventory combined with rising interest rates has

<u>Year</u>	<u># Sold</u>	<u>Average Sold \$</u>	<u>Median Sold \$</u>	<u>Average Square Feet</u>	<u>Average Price per Sq. Ft. \$</u>	<u>Average Days on Market</u>
2008	90	148,622	151,250	920	159	115
2009	77	133,625	118,000	890	149	89
2010	54	131,788	102,475	947	133	94
2011	54	106,733	80,595	898	116	163
2012	64	123,859	124,250	875	141	80
2013	112	149,529	127,000	875	166	57
2014	133	182,061	169,000	861	210	29
2015	166	232,389	217,000	894	259	13
2016	126	250,493	215,000	862	294	22
2017	162	317,351	257,250	1,040	305	22
2018	135	303,992	257,000	921	328	25
2019	133	307,821	263,000	924	335	38
2020	145	381,908	290,000	1,067	356	45
2021	178	540,165	362,500	1,257	412	25
2021 vs 2020	23%	41%	25%	18%	16%	-44%
<u>Jan → Apr</u>						
2021	54	583,439	393,750	1,326	419	24
2022	44	381,434	325,000	854	434	8
2022 vs 2021	-19%	-35%	-17%	-36%	4%	-67%

Based on Information from REColorado, Inc. for the period May-02-2022 through May-02-2022 NOTE: This representation is based in whole or in part on data supplied by REColorado, Inc. REColorado, Inc. does not guarantee nor is in any way responsible for its accuracy. Data maintained by REColorado, Inc. may not reflect all real estate activity in the market.

created an out of balance market where buyers pay above market for their home just to get into one. It's great for sellers until they have to find a replacement home. Fear of not being able to find a replacement home has kept many from entering the market, keeping supply down. New construction has its labor and supply chain challenges and it is not likely that we can build ourselves out of our under-supplied housing market anytime soon.

A lender partner provided me the following information. A \$3,500 monthly payment based on the April 22, 2022, rate of 5.11% would support a \$643,898 loan. That same payment based on the Jan. 6, 2022, rate of 3.22% would support an \$807,267 loan. In under four months, the buyer lost over \$163,000 of purchasing power.

I'm still a believer in home ownership. Rents keep going up. The fundamentals of our market are still strong so I don't see prices going down – the rate of appreciation

may decrease but housing is a necessity. The Fed is trying to control inflation by raising the short-term interest rates. In the future, when interest rates do go down, it will be an opportunity to refinance.

David Bromberg is a licensed REALTOR® with RE/MAX of Cherry Creek, 720-233-0711



What you need to know about Denver's expanded Waste Service proposal

Proposal overview

The City and County of Denver is exploring an expansion to residential waste services that would provide weekly recycling and composting for all customers. To cover the costs of these services, including labor and regular equipment replacement, Denver is proposing a fee based on the trash cart size that residents would select.

Where we are now

The City and County of Denver services about 180,000 households — specifically, single-family homes and multifamily buildings with seven or fewer units — approximately two-thirds of Denver residences. Large multifamily buildings and all other buildings in Denver contract with private providers for their waste hauling.

The city currently provides recycling every two weeks, and residents have been requesting weekly recycling for several years. Denver also currently charges for composting, which discourages many from adopting the practice of composting their food scraps and yard waste rather than sending it to the landfill.

With an expansion of recycling and compost collection

services, the City and County of Denver is looking to increase our recycling and composting rate, sending less of our waste to the landfill. Denver's current rate is 26%, well below the national average of 34%. The more waste that ends up in the landfill, the more methane that is produced as that material decays over decades. The production of methane, a powerful greenhouse gas, hampers Denver from reaching its climate action goals, which residents have asked the city to rapidly advance.

Where we want to go

Offer customers weekly recycling and composting.

Cover the cost of expanded collection services by charging a fee based on trash cart size.

Offer customers a choice in the size of their trash cart and monthly payment.

Encourage customers to put more waste in their recycling and compost carts and reduce what they put in their trash cart.

Increase Denver's waste diversion rate to 50% or more. Reduce methane emissions and act on climate change.

Waste Service continued on page 23



Hail season is just around the corner and that means you can expect car dealerships in the Denver metro area to be having big sales. When a hail storm damages a large portion of the inventory at a dealership, they often sell the vehicles at a lower rate with the damage. There are pros and cons to buying a hail-damaged vehicle. Here's a quick overview of what you need to know when considering this type of purchase.

Dealerships choose to sell the vehicles damaged at a lower rate because ultimately the profit margin will be higher than if they repaired the vehicle before selling it. Hail damage is superficial damage, meaning that it does not affect how the engine or mechanics of the vehicle work. Repairing hail damage is considered a cosmetic repair. Therefore, they're selling you a running vehicle that may not look as beautiful.

Before you head to the dealership straight away, check with your auto insurance provider to ensure they will insure a damaged vehicle. Each company has a different policy regarding hail-damaged vehicles. Also, talk with your preferred lender to ensure they will still finance the vehicle. Once you arrive at the dealership, ask a lot of questions! They should be comfortable telling you what the estimated repair cost of the damage is for the vehicle you have your eye on. Knowing the estimated cost of repair can give you an idea of how bad the damage really is, as hail damage can be hard to see.

Should you decide to purchase a hail-damaged vehicle, make sure it comes with a warranty. Withholding a money-back guarantee or warranty is a sign that the damage is worse than you have been led to believe. Also be sure to ask if a salvage title was assigned to the vehicle, and the reason behind it. The CarFax report should not be affected if the hail damage is repaired with paintless dent repair.

Paintless dent repair restores the vehicle to its original condition prior to the damage. It is also considered a cosmetic repair, as it does not deal with the mechanics of the vehicle.

It is always recommended to have a paintless dent repair specialist review any hail-damaged vehicle prior to purchasing it. There is training needed to see the depth of hail damage on a vehicle outside. Any debris on the car such as pollen can easily minimize the visibility of the hail damage. As your local auto body shop specializing in paintless dent repair, our team at Capital Dent Masters are happy to speak with you about any vehicle you are thinking about buying.

Keep in mind that purchasing a vehicle with hail damage can be a great deal, but hail damage is not without its cons. Hail damage greatly affects the value of your vehicle. If you are driving with undocumented hail damage and are in a small accident, your insurance company could choose to only insure you for the difference in repair costs. Starting at an average of \$30 per dent, paintless dent repair can be costly. However it is the preferred method of repair by any auto insurance agency because of the value it gives your vehicle. This eco-friendly repair method restores your vehicle to its original condition before the damage,




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Capital Dent Masters is here for you and can help navigate the hail damage world. Our claim specialists will work directly with your insurance agency and are the backbone of our unparalleled customer service. The pristine repair quality shows the amount of passion we have for restoring vehicles with paintless dent repair, the artistry behind the industry, and the love for our Denver family. Capital Dent Masters is an auto repair experience unlike any other, a stress-free repair that works for you. Reach out for your free estimate today!



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Waste Service continued from page 21

How to get there

In looking at other major cities across the nation, it's clear that charging a fee for trash based on volume, and providing recycling and composting at no additional charge, works to meet the goals of reducing our landfill waste, addressing climate change, and creating better waste habits.

Many cities have recycling and composting participation rates that are two or three times higher than Denver's, and each charge a fee. The proposed fee structure is lower than any other municipality in the Denver metro area: \$9 for a small trash cart, \$13 for a medium trash cart, and \$21 for a large trash cart. An affordability index, a sliding scale based on income and household size, would instantly rebate up to 100% of the cost for residents who may be disproportionately burdened by a fee. Denver would be the only city in the nation to offer such a robust discount program for waste services.

Here's what we've learned so far

Residents want weekly recycling.

The city has heard residents loud and clear for years and is eager to expand recycling.

Residents are optimistic about composting, but would like education.

Composting is much more than just eggshells and coffee grounds, it also includes meat, bones, and yard debris. Denver is looking at the best ways to deliver education and outreach so residents are successful with composting.

Many residents see the value in the fee for the expanded services, but some are concerned about it.

The city is prohibited by state law from making a profit from waste collection fees. The fee can only cover the cost of service. The amount of money that would be freed from the General Fund has yet to be determined, as program start-up costs (trucks, carts, labor) and the affordability rebates will be covered by the General Fund. However, once the program has been implemented and is stable, the city will have a public conversation about how to reallocate this funding.

Many residents are eager to advance climate action

In looking at other cities that are charging a fee, we are confident we can reach 50% diversion or more – reducing methane emissions and creating a better, safer city.

Mayfair Neighbors, Inc.
P.O. Box 200306
Denver, CO 80220

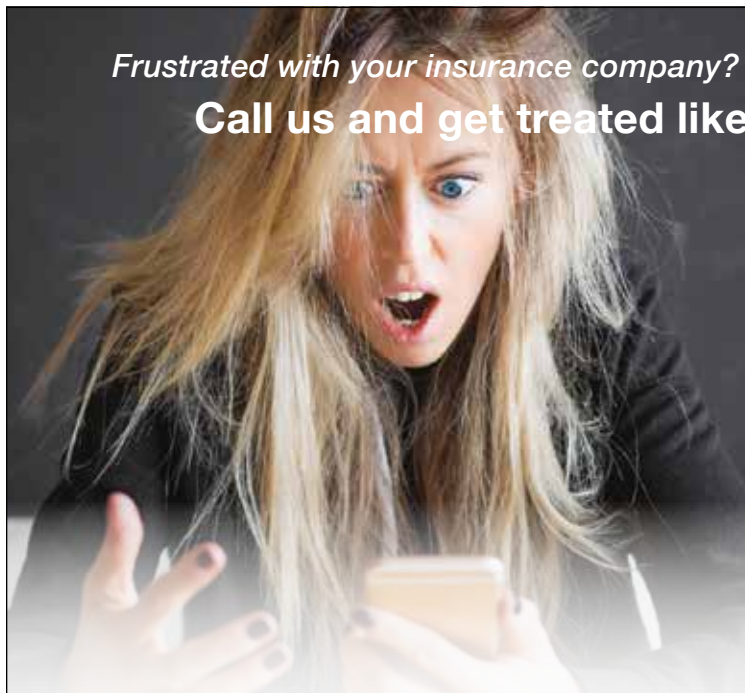
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