

# Fountain Greens Patio Homes 1<sup>st</sup> Qtr. 2026 Newsletter

# JANUARY FEBRUARY MARCH

Fountain Greens Patio Homes welcomes any new neighbors!

**Remember:** Fountain Greens HOA is managed by HERITAGE PROPERTY MANAGEMENT and all correspondence – including dues payments made out to Fountain Greens HOA – need to be mailed to:

2650 North Ave, Ste 116  
Grand Junction, CO 81501  
970-243-3186

[info@hpmqj.com](mailto:info@hpmqj.com)

\*\*CC&Rs, Bylaws, Rules & Regulations, Policies, and announcements can be found on the Fountain Greens Patio Homes page of Heritage's website, [www.hpmqj.com](http://www.hpmqj.com).



Fountain Greens next Board Meetings will be held on  
**Tuesday Jan. 6<sup>th</sup>, 2026**  
**Tuesday Feb. 3<sup>rd</sup>, 2026**  
**Tuesday Mar. 3<sup>rd</sup>, 2026**

These meetings will be held via ZOOM.  
Please contact Heritage for invitation link to the meeting.

## Board of Directors

John Manfro  
David Klemm  
Debra Fitzgerald  
Faith Welsh

**Thank you for your support.**



**Your HOA Board has been working to ensure our neighborhood is looking good, being fiscally responsible, and giving us a great place to live.**



**Newsletters will go out quarterly – January, April, July, & October.**



**Let us know how you like the newsletter.**

**Let's keep our community safe and clean for everyone.**

## ~2026 Reminders~

Please join us for the **Annual Meeting: Saturday, February 14, 2026 at 10 am at HPM Office!** (Please be on the look out for your annual meeting packet) There is a **Zoom Meeting** that will be available if you cannot attend in person. 2026 proposals include a rental cap amendment, updated policies and rules & regulations.

**Communication is key! Let's work together!**



If you would like to receive your monthly statement and newsletter by email, please provide your email address to Heritage Property Management at [info@hpmqj.com](mailto:info@hpmqj.com)

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## Snow Removal Clarification

Snow will be removed after 1.5 inches have fallen & it is no longer snowing. An HOA Board Member will contact our vendor for snow removal.

## Contact Information

In order to ensure that Heritage Property Management has accurate information, please reach out and provide updated information to receive:

- Statements & Newsletters
- Annual Meeting Notices/Ballots
- Board Meeting Information
- Any returned checks
- Any courtesy letters/payment plan offers/
- CCIOA information about changes in your HOA operations

- You can volunteer for any future committees or Board positions!

## Resident Responsibilities

- The HOA would like you to please be aware of the City Ordinance that requires you to place your trash bins out the night before pick up.
- Trash bins need to be put out at the curb on the street, not on the sidewalks.
- Trash bins need to be moved out of sight by the end of the day of trash pickup.

## Rental Occupants

- You are welcome to attend meetings and stay informed on our CC&Rs (Covenants, Conditions, and Restrictions).

**The Board of Directors  
thanks you for your  
participation and support!**



## **City of Grand Junction Colorado Police Department**

- Grand Junction Animal Services at 970-549-5000 or report the incident online, for barking dog complaints, concerns, and any off-leash situations you might notice as you enjoy walking around our community.
- Grand Junction Police Department (NON-EMERGENCY DISPATCH) at 970-242-6707 or report the incident online.

## **Did You Know**

There is a \$25 fine for failing to pick up your dog waste. There are waste bag stations around our community for your convenience.