

SEP
2022

AIR FORCE ACADEMY INSIGHTS NEWS & STORIES



Happy Fall Y'all!

Our President & CEO's Message



Dear HMC Resident,

On September 11, 2001, almost 21 years ago, 246 people went to sleep in preparation for their morning flights. 2,606 people went to sleep in preparation for work in the morning. 343 firefighters went to sleep in preparation for their morning shift. 60 police officers went to sleep in preparation for morning patrol. 8 paramedics went to sleep in preparation for the morning shift. They all died heroes. The one thing we can all do is recognize their lives were not lost in vain. I ask you to join me in vowing to "never forget" and to continue living our lives stronger and more unified.

In memory of 9-1-1, Hunt Military Communities and Hunt Heroes Foundation is once again hosting the Patriot Essay Contest. This is open to any child between the ages of 8-18. We are looking to read the personal reflections from children who understand and embrace the importance of patriotism, even though they never experienced the tragedy of 9-1-1. Children wishing to submit their essay can do so at www.huntheroesfoundation.org. Submissions are due no later than September 7th. Winners will be announced on September 9th.

As always, thank you for allowing us to serve you.

Semper Fidelis,

A handwritten signature in black ink, appearing to read "Brian Stann".

Brian Stann, President & Chief Executive Officer
Hunt Military Communities

The logo for Hunt Military Communities, featuring a blue house icon with a white star inside, followed by the text "HUNT MILITARY COMMUNITIES" and "HuntMilitaryCommunities.com".



USAF Wildlfe Safety

Although people working, residing, or visiting the Air Force Academy and Farish Recreation Area can enjoy a diversity and abundance of wildlife, not all encounters with wild animals are safe or welcome. Small mammals like bats, rabbits, squirrels, mice, prairie dogs, and raccoons can carry and transmit wildlife diseases (e.g., rabies, hantavirus, tularemia, plague) and should be left alone. The same guidance applies to non-venomous and venomous snakes. Offending wildlife can normally be trapped and relocated to areas where human contact is less likely, rather than needing to be euthanized. Larger animals such as fox, coyote, bobcat, deer, black bear, and mountain lion present a greater safety hazard when close to people. To minimize this risk, there are many actions you can take to reduce the likelihood of a negative encounter, including:

- maintain situational awareness at all times
- don't use earbuds when exercising or recreating outdoors
- keep pet food indoors
- use outdoor lighting from dusk to dawn
- properly dispose of and secure garbage
- bring bird feeders in at night

On the Air Force Academy, the single greatest attractant of hazardous and nuisance wildlife is garbage in trash cans and dumpsters. Animal-resistant trash containers and dumpsters are highly effective at deterring wildlife, however, a trash container is only secure and effective if all the doors and lids are closed and latched.

The Natural Resources office and Colorado Parks and Wildlife does not routinely destroy, trap, or relocate wildlife that are not posing an immediate threat to public health or safety, or causing significant property damage. Colorado Parks and Wildlife has numerous helpful [Living With Wildlife](#) articles to help you become more animal-aware and informed about the wildlife with whom we share the Academy. If you have any questions or concerns, feel free to contact us at (719)-982-4800.

Office Contact Information

4609 W Bighorn Drive, USAF Academy, CO 80840

Phone: 719.982.4800 • afacontact@huntcompanies.com

Facebook: Air Force Academy Family Housing



If it's Free...it's for Me!

Were you hoping for a way to make minor improvements to your home without waiting for the Work Order to be processed? Self Help is OPEN! Free replacements and free loaner equipment to help you beautify and improve your home are available now.

The following items are supplied at **NO COST** to you, but needs to be picked up at the Self Help Store:

- HVAC filter - as needed
- Microwave filter - one for one
- Touch up paint - as needed
- Light switch covers and outlet covers - one for one
- Sink stopper - one for one
- Fluorescent light bulbs - one for one
- 8 vertical slats per year per home

The following can be checked out for **3 calendar days**, but needs to be picked up at the Self Help Store:

- Hand dolly to move bulky items

Our AFA Office staff are also here happy to help you by delivering any of these items to your front door. Call the office and provide your information. Please do not call in a work order.

Loaner equipment will be issued on a first come first served basis. Please help us by returning the equipment clean, sanitized, and in good working condition for the next family to use.



Mark Your Calendar and Don't Forget! First Day of Fall

Thursday, September 22, 2022

Autumn is a second spring when every leaf is a flower

- Albert Camus

Friendly Reminders

We have noticed an upward trend in preventable work orders, so we would like to send out a community wide Friendly Reminder on a couple things that can help your family and the community:

1. Please do not flush away any disposable wipes, feminine products, or anything that states it is a "flushable" product. Sewer pipes are not managed to take in any types of wipes and this causes major back ups in homes and the outside area. If it is determined to be resident damage and/or neglect, the repair and clean up cost could be responsible for the cost of repair.
2. Garbage disposals can break or backup easily if improper items are being put down the drain. Please only dispose appropriate foods into the garbage disposal. If it is determined to be resident damage and/or neglect, the repair and clean up cost could be responsible for the cost of repair.
3. Clutter and extra debris must be clear from the porch and exterior of the home.
4. Remember to maintain your backyard if it is fenced in. This is to be taken care of daily.

If you have questions or concerns about these Friendly Reminders, please review your Community Handbook that can be located on the AFAMC website.

Bark Park Etiquette

AFAMC wants pet owners to enjoy some quality time with your pet(s) at the fenced-in Douglass Valley and Pine Valley Bark Parks. As a reminder:

- Hours of operation are Monday — Sunday, from dawn to dusk
- Families live in the immediate area, so keep noise to a reasonable level
- Your pet must be leashed at all times walking to and from the dog park
- Pick up after your pet and dispose of the waste



Fall Season is Near!

When the weather turns cold most people spend more time inside their homes using fireplaces, furnaces, and heaters to keep warm. There's nothing quite as cozy as a fire, but it presents some safety hazards. Keep these tips in mind.

Service Your Furnace

Before the cold autumn and winter weather sets in, be sure to call your heating and cooling company to service your furnace. A specialist should inspect the furnace to make sure everything is in working order and that there are no leaks.

Use Fireplaces Safely

Keep that fire in its proper place by using a fireplace screen to keep sparks from flying out of the fireplace. Never leave a burning fire unattended and make sure a fire in a fireplace is completely out before going to bed. As a reminder not all fireplaces in AFAMC can be utilized and is only for decorative purposes.

Use Caution with Space Heaters

A space heater can be an effective way to warm up a chilly room, but it's essential that you read the instructions on the unit before you use it. If your space heater requires venting, make sure you have vented it to the outdoors. Never use your stove or oven to heat your home; only use space heaters that are approved for this purpose. Always allow at least three feet of empty area around space heaters.

Exercise Candle Caution

Candles are a great way to give a room that warm glow, but they can also cause fires. According to the National Candle Association, almost 10,000 home fires start with improper candle use. Never leave candles burning if you go out or go to sleep and keep your candles away from pets and kids.

Moving Out? Here are a Few Tips

Here are some helpful tips you need to know to make your move less stressful and help you and your family pass the move out inspection!

- Trash cans (if applicable) and recyclable bins must be emptied, cleaned, and placed in the garage or carport
- All bulk trash must be disposed of prior to your final inspection
 - As a reminder you need to email afactcontact@huntcompanies.com before 3:00 p.m. on Wednesdays to have your bulk trash disposed of on Thursday
- Appliances must be free of any grime and don't forget the sides
- Remember to have all cabinet drawers and doors open prior to your final inspection as this way you will not leave anything behind and it will speed up your final inspection
- All blinds, verticals, and ceiling fans must be free of dust
- Remove all nails, picture holders, molly bolts, anchor bolts, and any other hardware
- Remove all scuff marks, wallpaper, borders, and decals and restore the paint to the original condition
- Repair front and backyard damage and remove all debris, including the animal waste

If you have any questions about your upcoming move out, contact the Community Management Office at (719) 982-4800 option #2 or email afacontact@huntcompanies.com and a representative will be happy to help you.

Preparing for Winter

It's coming! It's literally right around the corner! Can you believe it?!? Fall is almost here and Winter will be here before you know it. As the mornings and evenings start to feel cooler; here are some tips on preparing for the Fall and Winter season ahead of us.

- Unplug your gardening hose from the outside hose bibs so your inside pipes do not burst and flood your home
- If you like warming up your car, make sure you are present. Puffing is illegal in Colorado
- AFAMC will have Embassy winterize your sprinkler system when it is time (weather permitting). Typically late October or early November
- Make sure to change your air filter before turning on your furnace
 - If your furnace is not working properly, call or submit online a work order



Monthly Maintenance Tip Corner

Summer is ending soon, it's time to start thinking about Fall and Winter. Why now? Why not? Because you live on the side of a mountain in the Colorado Rockies, that's why! While you're busy rolling out the grills and filling the kiddie pools, now is a great time to swap out your furnace filters and set your heater up for success. REMEMBER: Your thermostat should be set to no less than 65 degrees and don't forget to set each feature to HEAT and AUTO so this way you can avoid frozen pipes. As a reminder, AFAMC's Self Help Store is open to our residents every Monday through Friday from 8:00 a.m. to 4:30 p.m.

Reasons to Change Your Air Filter

Have you gone through a cold winter or hot summer lately? Sure, we all have. This means that your furnace has been working in overdrive for months. Have you taken the time to change your furnace air filter? We hope so. With your furnace working hard, your furnace air filter is forced to handle more air than it normally does. This will lead to your filter wearing out in record time.

The first reason you must replace your furnace air filter is because regular maintenance will decrease how much dust is in the air. Many people will never notice that there is more dirt and dust in the air. However, people with allergies, asthma, or other respiratory diseases will notice it in a heartbeat. By installing a new furnace air filter, you will be making it easier to breathe for everyone in your home and also reducing the possibility of exposing them to a major health risk.

The second reason you must always replace your furnace air filter is because dirty filters are excellent breeding grounds for bacteria and fungus. If your filter isn't changed on a regular basis mold and bacteria can get into areas of your furnace that are perfect breeding grounds. When this happens, not only does mold and bacteria multiply and grow, but microscopic pieces will get pushed through the furnace and out into your home. This can be very dangerous, especially since you will have no idea where the mold and bacteria is coming from.

We encourage residents to change their air filter **MONTHLY** if you are utilizing the air circulation feature or heating function on a regular basis. This will ensure that your HVAC system is not working harder than it should and allow the HVAC system to continue to work throughout the fall and winter season with minimal issues.

As a reminder, AFAMC Self Help Office provides air filters at no cost to our residents. Just stop on by the Self Help Office between 8:00 a.m. to 4:30 p.m. Monday through Friday to pick up one today.



HOW OFTEN SHOULD I CHANGE MY AIR FILTER?



September 2022 Events

September 3rd | Popsicle Friday

Come to the Community Management Office ALL DAY every Friday starting August 5th to get a free popsicle while supplies last. What a great way to say hello to your neighbors and friendly AFAMC staff.

September 5th | Labor Day

Our Offices will be closed in observation of the holiday. We will resume normal business hours on Tuesday, September 6, 2022 at 8:00 a.m. If you have a maintenance related emergency, contact our on call dispatch service at (719) 982-4800 option #1 and our on call maintenance technician will be dispatched.

September 9th | Popsicle Friday

Come to the Community Management Office ALL DAY every Friday starting August 5th to get a free popsicle while supplies last. What a great way to say hello to your neighbors and friendly AFAMC staff.

September 16th | Popsicle Friday

Come to the Community Management Office ALL DAY every Friday starting August 5th to get a free popsicle while supplies last. What a great way to say hello to your neighbors and friendly AFAMC staff.

September 23rd | Popsicle Friday

Come to the Community Management Office ALL DAY every Friday starting August 5th to get a free popsicle while supplies last. What a great way to say hello to your neighbors and friendly AFAMC staff.

September 30th | Popsicle Friday

Come to the Community Management Office ALL DAY every Friday starting August 5th to get a free popsicle while supplies last. What a great way to say hello to your neighbors and friendly AFAMC staff.