



"peaceful and quiet ... great neighbors"

Keeping our residents informed

Land Lease Update

The Board continues to work with our attorney Sharl Walker on a 34-year land lease extension. The three land owners have decided not to sell the property. This is a very slow process as we are working through our attorney and the landowners' attorney which makes the process very complex. We will continue to keep the homeowner's updated.

Special Assessment

The Board has approved two special assessments to only be used for the land lease attorney fees and all other costs associated with this process. We are assessing \$204 in December 2014 and \$204 again in June 2015. The amount collected will help pay the attorney fees for both the land owners' and for our own attorney. We wish to remind homeowners that we are negotiating on your behalf and these assessments will help to begin to cover the \$45-50,000 this extension could cost. This is a huge savings for homeowners because you do not need to hire your own attorney.

Landscape Committee

The newly formed landscape committee will be meeting monthly and invite residents to join the committee on the first Saturday of each month at 9:00 a.m. in the Community Room. One of the items currently being discussed is desert landscaping. The goal is to remove the existing lawn and replace it with a drip line irrigation system and vegetation that is zone zero. We are also seeking to receive rebates from both the City and the Water District to help cover the costs of removing the grass. A meeting agenda will be posted each month. If no agenda items, the meeting will be cancelled. There are four committee members & every action step and board recommendation will be voted on.

Board of Directors Positions

The Board of Directors will have three 2-year positions open for candidates this December. Elections are held in January at the Annual Meeting. Nomination procedures will be sent out in a future mailing. We invite all interested Homeowners to run for one of the open positions.

Questions For Homeowners – Responses Appreciated

1. Should the HOA continue the April Luau or should we consider changing the theme? Tell us what activities you feel the Board should sponsor. We already pay for the Annual Meeting. Do we need to plan more community-type events or should this be left up to individuals to organize?
2. It has been suggested that the racquetball court be divided into small storage units for residents to use. Is this a good use of this space or should we leave it as a racquetball court? What other uses do you see for this space?

Please e-mail Jon Smith (jonwonka@icloud.com) & he will compile answers to be shared at a later date. Also let Jon know if you wish to receive future newsletters, Board announcements, and agendas electronically.

Board Members

Syd Steinbock, President Dennis Hoff, Vice President Jon Smith, Treasurer/Secretary
Zach Fox, Member -At Large Sheila Bigalke, Member -At Large

Management

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