

## Desert Ridge HOA

### News and Updates – October 2020

Greetings Neighbors and happy Fall! It won't be long till Halloween and we're still flirting with 100 degrees most days. This climate still amazes me. In central MN where I hale from, getting close to Halloween meant digging the kid's snowsuits out to put under their Halloween costume in case of a blizzard. I like this version much better. Hopefully, you're all staying well and away from C-19. I have enjoyed seeing more of our seasonal folks arrive and that number will grow over the next few weeks. Welcome back!

As most or all of you know, these previously mentioned 100-degree days are running parallel with a severe drought. It is one of driest in many years with large areas of Green Valley receiving only an inch or so of rain during the monsoons. Hopefully, we'll get ample winter rains. My reason for mentioning this is, some varieties of cactus within our HOA (and elsewhere) are struggling. Our landscaper told us that many of the **Agave are collapsing from dryness**. Our Maintenance Chair, Michael Hudson is trying to water some of them. If you have cactus that look dry in an adjacent common area or your yard and can run a hose, help the HOA if you would, and give them a drink. We think of them as needing no water, but everything needs moisture.

### Board News

The Desert Ridge Board of Directors met on Monday, October 12<sup>th</sup>, 2020 at the home of Diane Harris. Thank-you Diane for hosting. We had a longer than normal meeting but had many things to discuss. **The following are main topics discussed:**

#### Maintenance

First, I would like to announce that **Michael Hudson** and **Veral Heller** have added a new member to their committee, **Richard Goodsell**. Welcome Richard, to that group. September/October is a busy time for the committee as they request bids and interview contractors. After this process, the committee recommends to the Board who they feel should have the contact for the new year. On Monday, the Board unanimously voted to retain **Valscape for 2021**. Valscape retained the same pricing for 2021 as 2020. **There are many factors within an HOA budget that can raise our annual dues, but this factor remaining constant, prevents our HOA dues, per household,**

**from going up \$60 to \$80 in and of itself.** Part of the new Valscape contract, contained a written **job description or list of expectations** written by the committee and signed by **Valscape**.

### **Speeding**

At our Board meeting, **Speeding** was discussed again. I brought this topic up in the Newsletter last month after our September meeting and received a few comments back, mostly from neighbors weighing in that it's not a problem within the HOA. I have also talked to some folks and a few think it is a problem. Even though a formal survey was taken of all households in 2017, and since it has bubbled to the surface again, the Board voted on Monday to **conduct a written survey** to once again find out how people feel on the issue. The main culprit in all of this appears to be **W. Desert Hills Drive** as a through street. The biggest perceived offenders seem to be delivery trucks and contractors. **Speeding Survey forms will be brought to your house the week of October 19<sup>th</sup>, 2020 by your block captain.** If you're not in Green Valley yet, a list will be made, and a form will be emailed to you. **Please return these completed survey's by December 1<sup>st</sup>, 2020. One survey per household - Jim Philbee, Street Committee co-chair will receive, collect and tally the results. Take this seriously and please return the form!**

### **Beautification**

The **Beautification Committee** works mostly in an **advisory** fashion for the Maintenance Committee, suggesting replacement or new plantings and the correct suggested Desert species. **Carol Claton** told the board of on-going projects and plans, one involving more spruce-up of the common area at the far west end of Desert Hills Drive. The Committee has recently developed **a list of plantings for homeowners** to follow when planting in their front yards. Any plantings that deviate from that list need to have an **Architectural Request form**.

### **Architectural**

The Architectural Committee consisting of **Lynn Potter**, co-chair, **Clayton Messelt**, Board Chair and members **Norman Goetz** and recently added member, **David Ward**. The committee has been very busy since our September meeting looking at several ways to get color guidelines in the neighborhood up to standards, conduct education on the **Rules and Regulations pertaining to Architecture** for homeowners (especially new homeowners) and become a **"help" committee** rather than one thought of as the neighborhood **"Police"**.

Over the years, several homes have fallen out of compliance for color standards, mostly for roofs, parapet walls and HVAC units being white or green or another manufacturer color. This usually happens because the **homeowner is not aware of any HOA standards and the contractor doesn't ask about colors (even though they know there are HOA guidelines)** The result is a non-conforming home that exists out of color compliance.

**Desert Ridge HOA prides itself in being a beautiful community consisting of uniform, consistent color and design throughout.** These color standards are stated in the **Rules and Regulations**. The committee wants to put more emphasis on **education and awareness**. If homeowners are aware and hold contractors to compliance by involvement through the **Architecture Committee**, we can stop this "out of compliance" scenario.

**All of our Board and Committee members are volunteers** and I know for sure that they would rather help a neighbor get it correct in front of a project rather than visit with them about a deficiency notice after the fact.

**If you are planning a construction, roofing or HVAC project, please call the Architectural Committee first.** Currently, there are several deficiency notices being mailed out to homeowners for color standards out of compliance. The Architectural Committee (and the Board) would urge homeowners to please "step up to the plate" and take care of these deficiencies once they are pointed out and work with the committee.

Earlier, I mentioned being a "helping" committee. The other day when an Architectural Committee member was visiting a neighbor, he noticed some siding that was separating and pulling away from the home. The homeowner was not aware of it and was grateful for having it pointed out. **Let's all work together!**

Your Block Captain will soon deliver a manilla envelope containing the **Frequently Asked Questions** & Answers sheet and a **Color Standards** brochure to your door for future reference.

### **Neighborhood watch**

The Board continued some discussion on ideas for a neighborhood watch program, watching out for neighbors who might need assistance or just checked on regularly to be sure they are ok. It was reported that **SAV** (Sheriff Auxiliary Volunteers) has a calling program for Seniors, checking in on them if so desired. The Board will explore these and other options in upcoming meetings.

**Lastly**, I'm wondering how many neighbors have observed the **Bobcats** In our area. A few weeks ago, my wife, Cindy was working in the back yard when I heard her call me.

She said there were two bobcat kittens looking in the gate at her. By the time I arrived, Mom had joined them, and they sauntered away along the back of the common area. Incredibly beautiful and fun to see. I have also had a game camera out in the common area and have gotten video of deer and javelinas at night. Combine this with the coyotes – we are truly living in a wildlife preserve.

See you on the Ridge!