

Adobe Ranch Villa Newsletter

January 2016

A publication for Adobe Ranch Villas Homeowners and Residents



Adobe Ranch Villas Board of Director's Meetings

The Board of Directors for Adobe Ranch Villas meets on Mondays at 7:00 PM. at the home of Diane Murphy, 11620 N. 114th. Homeowners are welcome to attend.

Upcoming meeting date: January 25, 2016.

Community Rule #7: No Parking on Street

"No owner, family member, guest of the owner, or tenant may have his or her vehicle parked in any of the streets or sidewalks of the community overnight or for a prolonged period of time."

- This rule was adopted as requested by the Scottsdale Fire Department because our community's private streets are 15 feet narrower than the required 40 feet width of regular city streets. Due to the fact that parking may interfere with the functions of emergency vehicles, Adobe Ranch Villas has **banned overnight parking and/or prolonged daytime parking of motor vehicles upon the streets and sidewalks.**
- Noncompliance with this rule may result in a daily monetary penalty ranging from \$10.00 to \$500.00 per day or towing of your vehicle.
- If you are unable to park your vehicle in your garage or driveway, please park on the west side of 114th Street.

Warm Up in Our Spa

We have a wonderful Spa and Pool area! Warm up during these cooler winter months in our spa – enjoy!

Adobe Ranch HOA Board members:

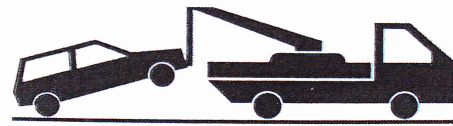
Diane Murphy 661-5941
Blossom Osofsky 657-0888
Sandi Smith 860-6479

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Towing of Vehicles Parked on the Street

A warning notice will be placed on cars which park overnight, for prolonged periods of time during the day/night, or cars which repeatedly park on the street. After receiving a warning on your car, the vehicle will be towed. Since it is an HOA rule and a Scottsdale Fire safety issue to not have cars parked on our streets, the Association has contracted with a towing company: **All Valley Impound.**

- **If your vehicle is towed, please contact All Valley Impound at 602-278-1600.**
- **All expenses related to towing and retrieval of the vehicle will be at the owner's expense.**



Adobe Ranch Villas: Did You Know...

- 45% of the annual HOA budget is spent on landscaping maintenance, and tree trimming?
- 25% of the annual HOA budget is spent on pool services, repair, chemicals, permits, electricity, water and gas?
- our irrigation system is 20 years old and needed replacement and repair? Since it's so costly to repair, the HOA has spent 10% of the annual budget for the past few years (and coming years) repairing sections of it at a time.
- we have a wonderful website for our community that includes important documents and information every homeowner may want to know?
<http://www.adoberanchvillas.com>