

# The Clip Board



April 2019

The Villages of Green Valley Homeowners' Association, Inc.

Villages Business Information from your Board of Directors

**GENERAL INFORMATION**  
**2019 BOARD OF DIRECTORS**

**President**

Georganne Rodgers-Garn  
399-2828

**Vice President/GVC**

Deborah Kenyon  
585-507-7076

**Treasurer**

Margaret Heide  
360-742-6235

**Secretary / Compliance**

Cindy Doty  
515-577-4054

**Architectoral**

Chris Christensen  
503-890-3679

**Paving/Compliance**

Linda Keller  
907-2834

**Landscaping**

Jim Riechers  
417-252-0466

**Rec Center Maintenance**

Chris Christensen  
503-890-3679

**NORMAL OFFICE HOURS**

9:00 AM—2:00 PM

Monday — Thursday

Closed Fridays

Phone: 625-9851

Fax: 399-3436

**Villages Website:**

[www.villagesofgreenvalley.org](http://www.villagesofgreenvalley.org)

**Office Email:**

[mainoffice@thevillages.](mailto:mainoffice@thevillages.tuccoxmail.com)

[tuccoxmail.com](mailto:tuccoxmail.com)

**From the President:**

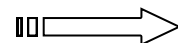
**Happy Summer**

**We are looking at several things to make our lives easier.**

**We decided at our last meeting to revoke the clubhouse privilege's of those accounts that are in collection, until their dues, assessments and overdue amounts are paid. (We have some who have make payment arrangements and those individuals will retain their privilege's).**

**Deb Kenyon is exploring the possibility of Electronic Balloting – while we don't have details as yet, it could potentially save us hundreds of dollars.**

**The board will be working hard on a review of our C C & Rs so if you do have suggestions, ideas or comments, let the office know and we will review. This will be our summer project.**



**Member Meeting - April 24th 1:00 pm**

**We are still working on the service line coverage for our townhomes. That seems to be a struggle to get an acceptable group rates – we will keep you informed.**

**Keep in mind that we have an outstanding compliance team that will be ensuring that the weeds in our HOA do not overtake us. So help us out, if you see excessive weeds, let the office know and we'll take care of it.**

**Thank you for being the great neighbors that you are. See you soon!**

**Georganne**

## Treasurer's Report

### Account Balances as of March 31, 2019

<b>Checking Account</b>	<b>\$140,042</b>
<b>Money Market Reserve Account</b>	<b>\$ 74,186</b>
<b>Replacement Reserve Account</b>	<b>\$237,931</b>
<b>Petty Cash</b>	<b>\$ 50</b>
<b>Total Cash Assets</b>	<b>\$452,208</b>
<b>Fixed Assets</b>	<b>\$ 21,747</b>
<b>Total Assets</b>	<b>\$473,480</b>
<b>Total Liabilities (Payroll Taxes)</b>	<b>\$ 1,994</b>

**Past due accounts:** One account, in the amount of \$1265.15, remains past due. This is an empty lot with the owner claiming to be a real estate developer and exempt from the lot assessment. The balance is for the four years we have been assessing empty lots.

**Margaret Heide**  
**Treasurer**

# **Vice President's Report**

## **Green Valley Council Report**

**Welcome to the new Pima County Sheriff station commander:  
Lt. Derek Ogden**

### **Supervisor Steve Christy's Report**

**There is another vote pending for the Stone Garden grant  
HB 2019 has passed the house. This would enable the RTA to levy sales  
tax for transportation. If it passes in the Senate we're unlikely to see any-  
thing until 2023.**

**I-19 repairs are incomplete because ADOT is installing "quiet surfaces"  
which requires specific weather conditions.**

### **Park Updates**

**All trails will be for walking only at this time.**

**A 20 minute presentation om "Know Your Water" was given by Suzanna  
Eden, Ph.D Assistant Director of Uof A's Water Resource Center. A public  
access website of their survey results is: [wrrc.arizona.edu](http://wrrc.arizona.edu)**

**Shredding event on May 11th from 9:00 am - noon at Green Valley Village  
Mall**

**Deborah Kenyon**

## **Maintenance Report**

1. Thank you to the last minute volunteers that signed up to cover the pool for the rest of the season. Thanks to all that covered it throughout the winter.

2. Speaking of the pool.... A Reminder that children need to be closely supervised when using the pool or the spa. No unattended children please.

3. The carpet in Lounge 2 has recently been shampooed. The floor in Lounge 1 also was waxed.

4. If you find something broken or something breaks while you are using it please report it so we can get it fixed.

5. Please treat equipment like you bought it. It will last longer and besides you did buy it.

6. Notices posted by residents need to be dated and posted on the Ramada bulletin board. If you have one that goes behind glass on that bulletin board it needs to be taken to the office to have it placed in case.

**Please remember if you are the last person leaving a function in either of the Lounges or the Artist Alcove to turn off the Lights and Fans!**

**Thanks,**

**Chris Christensen  
Rec Center Maintenance Director**

# Landscape Report

We sprayed post-emergent at the end of March, so please be patient as it takes 10 - 14 days for optimum killing of the weeds. The slower the post-emergent works the better the kill. Watch the weeds shrivel up and die.

Any concerns or reports pertaining to the common areas call Linda in the office to report it. Trees next to townhomes call Linda and let her know.

We use no products using chemicals that cause cancer.

## THURSDAY MORNING WORK CREW

The Thursday Morning Work Crew did a wonderful job for us this last season. We wrapped up our season with a burrito breakfast from Rigaberto's. Muchas Gracias to the work crew for all of their labors.

Be sure to come on down and join them next season. Watch for the posting of it starting up again. They don't work terribly hard and enjoy coffee and treats after about an hour, hour & 1/2 actual work.

Call Ken Benz at 399-0757 for further information.

## HIKING TRAILS

Please remember when walking these trails that you pass by the *backyards* of other Villagers. **BE RESPECTFUL OF THEIR PRIVACY**

THANKS,

JIM RIECHERS

## COMPLIANCE

I received 6 compliance issue reports in March. One is resolved. One resolved pending further complaints. One was a civil matter. Homeowner has been notified. Two are in the process of complying as is one from last month. One is pending further investigation.

### THINGS TO REMEMBER

#### Special Notice to Free Standing Home Owners:

*\*1/2 of the alleyway behind free standing homes is the home owners' responsibility. We realize that some vegetation is needed to help prevent erosion. If your alleyway has utility service boxes, than it needs to be kept clear enough for service vehicles to access. This includes vegetation around the box as well as on the ally road. Please do an inspection of your alley and see if this applies to you. If you see some obstruction, than the utility company may ask that you clear the area to allow for better access.*

Wild life is not to be fed. This is a violation of law as well as our HOA policy. Maintained bird feeders are the exception.

Front & side yards are to be kept free of weeds, debris & overgrown bushes & trees.

Carports, front entrances areas & side yards need to be kept clear of unsightly articles. Pack rats love hiding places but your neighbors may not.

Mailboxes & Lamp Posts are to be painted black. Lamp Post lights are to remain in working order. So please check your Lamp Post from time to time and make sure the "light is still on".

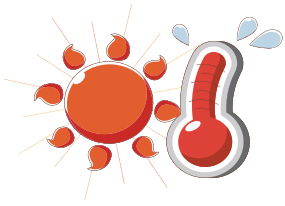
Parking on the gravel in front of or next to your house is prohibited by the CC&R's.

**Please let us know if you have any questions or concerns**

### PAVING

Cul de Sacs 7 thru 13 & direct access driveways were done March 20, 21 & 22. The homeowners were notified by flyer. The response was amazing. As far as I know there was 100% cooperation with our requests. We had neighbors helping neighbor when needed. There were a few hardships but we manage to find solutions that worked for paver and homeowner. Everyone was understanding and supportive. My door to door experience confirmed what I suspected. The Villages of Green Valley is a wonderful community as is their residences. Thank you for help, but most of all for your patience.

Linda Keller

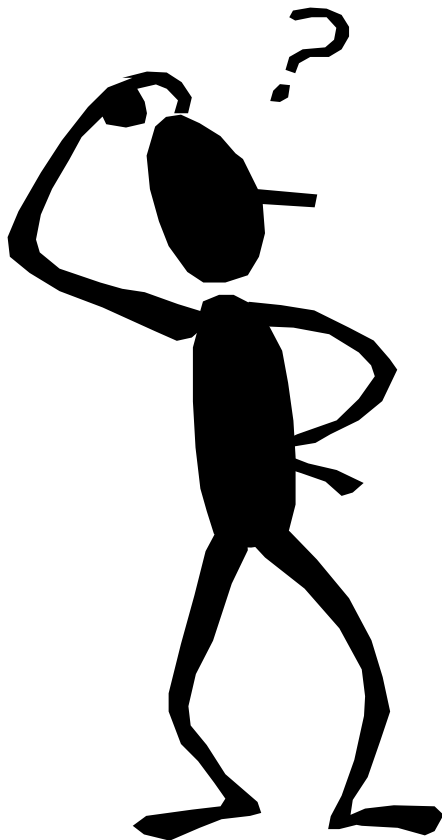


The following information is brought to you by the weather reporting station located here in the Villages of Green Valley. We thought this might prove to be interesting both for those who stay year round and for those who only come to enjoy our beautiful winters.

## 2018

Keep in mind these Monthly Averaged High and Low Temperatures are recorded here at the Villages and do not reflect temperatures found elsewhere in the Green Valley areas.

MONTH	Avg High Temp	Avg Low Temp	Total Rain-fall
JANUARY	73.2	39.5	none
FEBRUARY	69.4	40.4	2.56
MARCH	75.3	46.0	0.03
APRIL	86.9	53.4	none
MAY	93.4	57.9	None
JUNE	100.8	68.2	1.10
JULY	98.5	73.3	3.16
AUGUST	95.8	72.4	2.64
SEPTEMBER	95.2	68.4	6.14
OCTOBER	80.0	54.8	3.09
NOVEMBER	73.7	41.6	None
DECEMBER	64.9	38.5	1.57



## 2019

MONTH	Avg High Temp	Avg Low Temp	Total Rain-fall
JANUARY	64.9	36.8	1.12
FEBRUARY	63.2	37.8	2.78
MARCH	75.5	48.5	.87
APRIL			
MAY			
JUNE			
JULY			
AUGUST			
SEPTEMBER			
OCTOBER			
NOVEMBER			
DECEMBER			