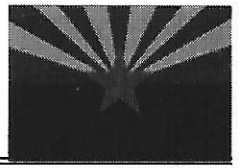


# The Clip Board



March 2020

The Villages of Green Valley Homeowners' Association, Inc.

Villages Business Information from your Board of Directors

**GENERAL INFORMATION**  
**2020 BOARD OF DIRECTORS**

**President**

Deborah Kenyon  
585-507-7076

**Vice President/GVC**

Chris Christensen  
503-890-3679

**Treasurer**

Lynn Ehmann  
682-365-8063

**Secretary**

Judy Squires  
520-591-7593

**Architectural**

Chris Christensen  
503-890-3679

**Compliance**

Linda Keller  
907-2834

**Landscaping**

Jim Riechers  
417-252-0466

**Maintenance**

Bob Durbin  
815-210-2575

**Paving**

Gary Kidd  
480-822-9531

**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:**

[vgvoffice@gmail.com](mailto:vgvoffice@gmail.com)

**From the President:**

**Here we are in the New Year with a  
New Board.**

**I would like to welcome our new Board  
Members**

**Welcome to the Board**

**Judy Squires - Secretary**

**Bob Durbin - Maintenance**

**Gary Kidd - Paving**

**I have been in Hawaii for the last 2 weeks  
so I do not have much to report for  
this month. Hawaii was beautiful!**

**I understand all went well in my ab-  
sence here at the Villages.**

**Deborah Kenyon**

**President**

**Member Meeting - March 25, 1:00 pm**

# Treasurer's Report

January 2020

## **Account Balances as of 1/31/20**

<b>Checking Account 1851</b>	<b>\$170,973.30</b>
<b>Money Market Reserve Account 0725</b>	<b>\$74,223.11</b>
<b>Replacement Reserve Account 0717</b>	<b>\$263,522.42</b>
<b>Petty Cash</b>	<b>\$50.00</b>
<b>Total Cash Assets</b>	<b>\$508,768.83</b>
<b>Fixed Assets</b>	<b>\$59,404.39</b>
<b>Accumulated Depreciation</b>	<b>\$(37,141.85)</b>
<b>Net Assets</b>	<b>\$22,262.54</b>
<b>Total Liabilities (Payroll Taxes)</b>	<b>\$1,628.06</b>
<b>Past Due:</b>	<b>\$37,970.65</b>

**Lynn Ehmann**

**Treasurer**

# **Vice President's Report**

**February 2020**

## **Green Valley Council Report**

Updates around Green Valley

### **US Census 2020**

Presented By

**Maria Cardenas & Tammy Parise**

**March 10, 2020 2:00-3:00PM**

**Q & A 3:00-3:30 PM**

at the Anza Room

Santa Rita Springs Social Center

Remember that the Green Valley Council is a wonderful source of information about Green Valley. They have on their website a Preferred Vendors List. By signing into that feature you can see all the vendors in our area that are good at their services and honest. Keep up on what's happening around Green Valley by visiting their website.

[infor@gvcouncil.org](mailto:infor@gvcouncil.org)

**Chris Christensen**

**Vice President/GVC**

# Maintenance Report

February 2020

1) Proposal for replacement A/C unit for the back section of Rec Center

Presently there is a 5 ton A/C unit there and to replace it with a equal size will be \$5800.00 Since it cools such a small area, I am recommending we go to a 3.5 ton A/C which will be \$4900.00. With the age of the unit and the R-22 issue and all other parts that are getting near the point of needing replacing I think we go to the new and smaller unit at this time. THE NEW UNIT IS BEING INSTALLED ON TUESDAY.

2) Repaired Men's bathroom with new drywall, flex line and paint

3) Pump seal was changed in the Spa pump

4) Pump seal was replaced in the Pool pump

5) Painting of the wrought Iron railing is ongoing and looks great.

6) Repaired a leak at the Solar field

7) Replaced a support post near the rec room. Many have been already replaced, but most are looking good at this time

8) Patching holes in Pool side court yard as needed.

9) Would like to get estimates on repainting the pool side/courtyard concrete if we wont be replacing the pool anytime in the next year.

10) Recommending replacing pool safety life donuts as needed. Presently Linda is getting prices.

11) Recommending getting a chemical storage sign for storage bin of chemicals

12) We need to check into how much chemicals we have on hand and also get a RQ sign for storage if exceeds or meets RQ. (Presently checking into it)

Thanks,

**Bob Durbin**  
**Rec Center Maintenance Director**

# **Landscape Report**

**February 2020**

We are still in talks with Springpointe, and our license agreement our license agreement with them on the shared up keep of the wash between our property and theirs.

The volunteer work crew has been staying very busy clearing some of the low hanging limbs and cacti in the common areas to improve foot access to our clubhouse. The crew turnout has been very good this month.

Bert continues to come in twice a month to take care of the concerns reported to the office. Please contact the office if you see something that needs to be cleared or weeded in the common areas and Linda will add it to Bert's list.

AAA will be do spraying Tuesday and Wednesday this week. Please put out a sign if you do not want them to spray next to your wall.

**THANKS,**

**JIM RIECHERS**

**LANDSCAPE DIRECTOR**

# COMPLIANCE

## February 2020

**January & Feb Complaints:** 2 complaints. Resolved

**Mail Boxes & Lamp Posts:** Please check your lamp post to make sure it is in good working order. They are the only source of light for our night walkers. Also many mail boxes and lamp posts are in need of painting. This is a good time of year to do a face lift. Rules have changed, so if you prefer to replace your mail box with a standard oval or square shape no permission is needed. The color must be black, white or gray. Same colors apply to the lamp post. You may also use the same color as the trim or color of your home.

**Clutter:** Take a look around your carport and yard. If it could use some clean-up this is a good time of year to address some ignored and long over-due projects. Pack Rats love undisturbed piles of trash, over grown bushes and rubble. Your neighbors, not so much. I receive many complaints regarding clutter in yards and carports. With the cooler temps, please take this opportunity to address these issues if they apply to you.

**Reminder:** The area between sidewalks and streets is the homeowner's responsibility. The alley way behind free standing homes is also the homeowner's responsibility. If you have a home that backs up to the alley, you are responsible for half. The alleys that are used for utility vehicle access need to be kept clear enough for vehicles to drive through. Also, weeds and shrubs should be controlled enough so that people walking the alleys can do safely with enough visibility to see holes and critters like snakes. If you have a utility box in the alley behind your home you have extra responsibility. Several feet around the box needs to be kept clear for workers access. Please take a look behind your home and see if there is work that needs to be done.

**Weeds:** I get many complaints regarding weeds during the summer months. This request is directed at the snowbirds or those with rental properties. Please line up someone to maintain your yard while you are away. I prefer not to wait until someone complains and then send a notice. It is your responsibility to keep your yard looking nice. Even when you are not here. It would be much appreciated by those of us that live here year round.

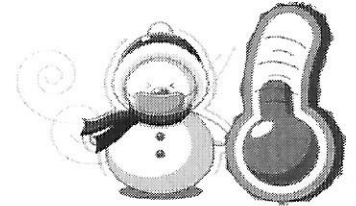
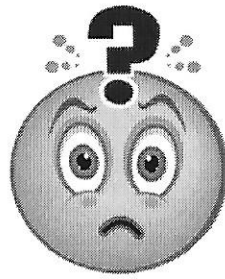
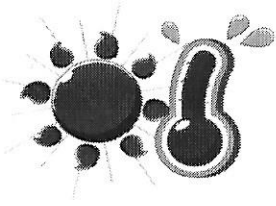
**A Big Thank You** to all the volunteers that helped with clean up after the garage fire. It was much appreciated by the home owner and community. People like you are what makes living in The Villages a wonderful place to live.

**PROCEDURE FOR COMPLAINTS:** Residences with compliance questions or complaints need to email me. Phone calls sometimes come at bad times or I do not document all information correctly.

I prefer an email with the complaint and address. Also any action you have attempted to take resolving the issue on your own with the party in question. This will allow me to have a record and a good starting point to find a solution. If you do not have email, you may submit a written complaint to the office. The office will forward to me.

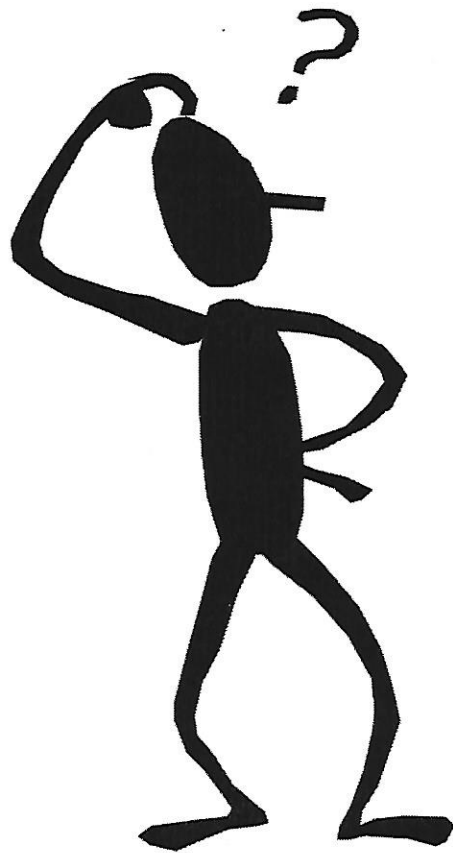
Linda Keller  
HOA Board Compliance Officer  
linda@wavenetworks.com





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.

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.



## 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	0.87
APRIL	82.4	51.1	0.04
MAY	83	53	0.45
JUNE	98	64	0.01
JULY	100.9	74	0.61
AUGUST	99.9	72	2.40
SEPTEMBER	94	67	1.32
OCTOBER	86.3	53	0.00
NOVEMBER	75.2	47.3	3.06
DECEMBER	64.8	37.4	1.58

## 2020

MONTH	Avg High Temp	Avg Low Temp	Total Rain-fall
JANUARY	67.3	36.1	1.58
FEBRUARY	68.1	37.4	0.89
MARCH			
APRIL			
MAY			
JUNE			
JULY			
AUGUST			
SEPTEMBER			
OCTOBER			
NOVEMBER			
DECEMBER			

# Linda's Corner

## Painting Lamp Post and Mailbox Stand

**Chris has been repainting all the wrought iron around the Rec Center. You may have noticed how nice it looks.**

**Anyway the product he used only comes in gallons so Bob (Maintenance Director) has agreed to let our staff measure out two cups / 16 ounces of this special paint to sell to our Members so they can freshen up their wrought iron and not have a gallon of product drying up in your garage.**

**The cost for the paint will be \$10.00 for the 16 ounces.**

**Please remember that the guys leave around 10:30 so you will need to come by before that time to be able to get some.**



**By the way, if you have lost glasses, keys, key fobs, earrings or any others various items in the last couple of years, please check in with me. I have a drawer of these items that will be pitched if not claimed by the end of this month. Thank You**