

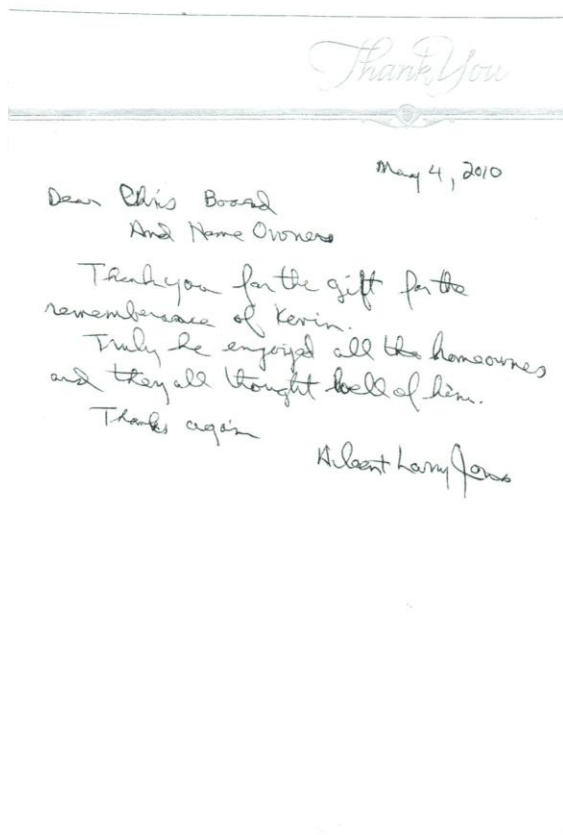
Colonia Chit Chat

June, 2010

www.coloniaencantada.net

Summer is here! It's heating up here in Scottsdale, and for those of you who are fortunate (or smart) enough to escape the heat, have a great summer wherever you are.

For those who do not know, the lovely white crape myrtle tree that stands so elegantly at the entry in front of the guard house. is placed there in Kevin Joiner's memory.





May 17, 2010 Mr. & Mrs. Joiner & Kevin's Farewell



A parent's farewell.



Concerns

- With all of the new homeowners we are currently experiencing, we thought a helpful reminder about the Scottsdale Recycling program might be in order, especially since the rules vary from place to place. The main item which Scottsdale prohibits is plastic bags of any sort. These are not recyclable and prevent the entire load from being recycled. Other items to avoid putting into the "pink" container are packing

materials, tissue rolls, food containers, light bulbs, and hardbound books. For a complete list, go to www.ScottsdaleAZ.gov/recycle. Let's all try to do our part in keeping things green.

"I'm ready for my walk, please!"



- We need to be aware that there is a city ordinance regarding leash laws. Even though we live in a gated community, we still have to abide by the city regulations, which state that all dogs must be on a leash when outside EXCEPT for the dog park property, and owner's own property. Otherwise the dogs have to be under control of the leash keeper. We all think our dogs could cause no harm, but they are animals, and one never knows when confronted, for sure what will happen. It's for everyone's safety.
- For those of you who are using contractors, please be sure that you relay to them the hours they are permitted to be in Colonia Encantada. It has become a problem of late. Fines are going to be issued in the future.
- Lastly, there is to be NO OVERNIGHT PARKING in the overflow spaces WITHOUT a temporary parking tag, which is obtained at the gate.



Villa 2 Sold

Villa 6 Sold

Villa 10 Pending

Villa 12 \$ 1,450,000

Villa 51 \$ Sold

Villa 66 \$ 1,300,000

Villa 67 \$ 515,000

Villa 75 \$ 795,000

By the way, it is the responsibility of the seller (you) to inform your agent of the Policies and Procedures in regards to signage and open houses. The information is posted on our website:

www.coloniaencantada.net. Sellers, please do not remove the White Binder containing the Rules & Regulations for Colonia Encantada. This binder is intended to convey with the property. Thank you!



Nature keeps blessing Colonia with little gifts.....we have hatched hummingbirds & now there are 13 eggs in a planter near the West Park. Mother Gamble Quail is very patient!

PLEASE NOTE!



CC&R's Article IV, Section F Painting of Exterior Walls (P.31)

“The Association shall have the right to enter onto any Lot to paint the exterior of any Unit. No Owner shall have the right to paint any exterior walls. This includes, but is not limited to, trim, windows, window casings, doors, fences, gates, eaves, and/or driveways. Owners shall be assessed for such painting on a proportional basis considering exterior square footage.”

As some of you may recall, the 2005 painting cycle was riddled with issues and there still remain a small number of units that did not participate in the program. Unfortunately, the contractor chosen to do the project had personal problems, but privately contracted painters also compounded the problem by not using the HOA recommended brand of paint which did not give a uniform result. Because of those complications, the five year cycle was pushed to 2011.

Since the Board is going to adhere to the CC&R's referenced above, Larry Heywood's office will provide the specs for the project and the Association will accept contractor recommendations providing the contractors are licensed and bonded. Since seasonal owners might prefer to be on property when their units are painted, they will have special consideration. A Committee assigned to oversee the project would also serve to insure that both owners and their property get the best job possible. This is not a small undertaking. Certain models present structural challenges for contractors, but all paintable surfaces must be prepped and painted in order to protect your investment. Each owner will be invoiced based on square footage, but the Association will be financially responsible for work done to common area structures and perimeter walls. The contractor selected by the Association will be based on fairness of pricing and references. More information will follow. If there is a group that would like to form an oversight committee, contact Larry 480.820.1519 or larry@heywoodrealty.com



Three things you can count on.....taxes, death, and palm tree trimming! The **Tree Doctors** will be here about June 23, and if you wish to have them do any of the palms in your back yards, **please call them ASAP** so they can do this while they are on site. IT WILL SAVE YOU MONEY! Here are a few numbers of other trimmers, if you want to shop around.

Tree Doctors North, Inc: 480-854-2699

ICS: 480-951-6061 Robert Damico

Arizona Tree Service: 602-841-3773 Scott Krouse

Mike Gore, Landscape CO-Chairman, cautions against trimming too soon as the palms can shoot up another flowering seed pod. It has been recommended to trim no earlier than mid to late June. Mike tells us that Tree Doctors will begin in back yards and move to the front yards, and common areas after that. It would be nice if we could get these all done in one fell swoop.




We hope that by now, everyone has sent Heywood their remittance for the annual Blanket Insurance invoice that was due on June 10th. We have two units in severe arrears, but all else appears quite stable.

**The next regularly scheduled Board meeting will be July 19, at 3:00 p.m. in the clubhouse.
CIAO!**



We are again saddened to report the passing of Suzie VanSickle who resided in Unit 41 for over three years. This accomplished woman will certainly be missed, but we are hoping her family is finding comfort in all the wonderful contributions she made to our world!

Van Sickle, Suzanne



68, of Scottsdale, AZ passed away peacefully in her sleep on June 3, 2010. Suzanne, called Suzy, Mom, and Oma by those who knew and loved her, had battled breast cancer for more than nine years, while at the same time living her life, traveling around the world, loving her family, caring for her friends, and serving as an inspirational college counselor to countless Arcadia High School students. Mom was a proud member of the old Arcadia community, which she made her home more than 30 years ago, when citrus orchards and ranch-style houses lined the streets. She loved her community and was a long-time member of the Phoenix Junior League and National Charity League and volunteered at many local nonprofits, including UMOM. She was passionately involved in her four children's activities, from soccer and t-ball to Odyssey of the Mind and swim team, which inspired her to start the Arizona Marlins Swim Club in the early 1980's. She was always active at her children's schools, and later became a college and career counselor at Arcadia High School where, for the last 12 years, she helped thousands of students get accepted, find scholarships, and attend colleges. Mom had also worked for the Barry Goldwater Presidential campaign and held her private pilot's license. Our mom was one of a kind, embodying grace, beauty, love, and compassion. Mom is survived by her four children, David, Robert, Rebecca, and Matthew; their spouses and fiancée, Lolly, Liz, Mark, and Anna; her beloved grandchildren, Henry and Charlie; and her two siblings, John and Joanne. The family will hold a celebration of mom's life on Saturday, August 28th, 2010 at 6:00pm at the Desert Botanical Gardens in Phoenix. For more information, please contact the family. In lieu of flowers, tax-deductible contributions are requested to the Arcadia PTO/Titan Teacher Fund (sent to Arcadia High School, c/o College and Career Center, 4703 E. Indian School Road, Phoenix, AZ, 85018). Please include "Suzy Van Sickle Scholarship" in the memo. The family has established a scholarship fund to allow mom to continue to inspire students to attend college and achieve their dreams

Wilcox, William E