

CASAS ADOBES TERRACE

HOMEOWNERS ASSOCIATION

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JUNE 2012

It's that time of year again: hot weather, kids out of school, and of course this bulletin and the accompanying semi-annual dues invoice. Please read this bulletin, and if you have questions, concerns, or suggestions please address them to Heather, who will forward them to your BOD.

Dues – Thanks to all of the homeowners who pay in advance and on time! Remember, the discounted Waste Management trash and recycling service you receive is included in the dues and has to be paid by CATHOA monthly. If you have a question or concerns about your account balance, again please contact Heather. Dues must be paid by **July 15th** to avoid a late fee.

Celebrate July 4th with your neighbors at an ice cream social in the park. The first 25 cones will be free. Every cone afterwards will be charged \$0.25. Proceeds will go to next year's event. The first cone will be served at exactly 5:00 p.m., and the gathering will last as long as the ice cream and fellowship hold out. This event is hosted by your CATHOA Board of Directors and your Neighborhood Watch #1122. Meet the folks who keep our community neat, clean, safe, and managed. See you there.

Salute to the troops - On behalf of CATHOA, your Board of Directors would like to acknowledge the retired and active duty Service Members and their families who live in our community. A yellow ribbon and best wishes for a safe return to any serving in combat areas. **Your service, support, and sacrifice is recognized and greatly appreciated!**

The Park – **New tables and benches** have been added. Thank you to Wilbur Beemer and Mike Yoquette who saved CATHOA the cost of delivery and installation! Also, infinite hours and effort working on our landscaping has been spent by your President, Rich Baumann. **The park has been re-seeded, trees trimmed, and walls repaired** all with his oversight. **Sprinkler heads have also been repaired** with the help of homeowners Steve Hupp, Gene Thompson, and Wilbur Beemer (who recycles and rebuilds). Unfortunately, extra costs have been incurred due to destroyed or damaged sprinkler heads that couldn't be fixed. Please remember to be proactive and remind your children who love to run through sprinklers to avoid the heads. Also, if you see non-appropriate behavior please ask that it be stopped or inform Heather. The costs associated with repairs are ultimately borne by all of us.

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The **Doggie bag post** in the park was also provided and installed by John Burley, a homeowner, so please give a woof of appreciation and **pick up after your pet!** This includes the entrance planters and the path along Shannon. No one wants to step in your pets mess, or have it go into our groundwater; it doesn't magically disappear, not to mention it presents health risks to adults, children and other pets. Pet waste carries bacteria, viruses, and parasites that can make people, especially children and other pets sick. The fine charged by Pima County is a non-negotiable \$100.00. Take a bag with you and provide a positive message for pet ownership.

On Street Parking – Only TEMPORARY guests and service vehicles are allowed to park on the street for up to 24 hours. Thank you to all the homeowners who are parking in their garages and driveways. CATHOA streets were not designed wide enough to permit on street parking, and your Board of Directors is required to enforce this. The option to widen your driveway is available by submitting an application to the Architectural Control Committee (ACC).

Entrance Planters - The old cacti were removed due to age and rodent control, and new native plants were added. The trees were trimmed and a cactus moved to improve viewing of our sign. The no soliciting sign and Dictograph patrol sign were also relocated. Continued renewal will be planned in 2013.

Monthly Meeting Attendance – The BOD encourages homeowners to attend and participate in our monthly meetings. Because of the low homeowner attendance it is assumed that the community as a whole is content with our direction. If that isn't the case please attend and we will be happy to address your concerns. Some of the BOD members' terms are over soon....are you interested? Please come to a meeting and see what's involved.

Foreclosures – There have been foreclosures in CATHOA just as in other associations. The housing market does seem to be reviving very slowly. Our neighborhood is fortunate to have homeowners who care for their homes appearance, making us a desirable neighborhood in which to purchase.

Trash and recycling containers – When a container needs replacement please call Waste Management at 1-800-796-9696 and specify your address and account # **892-360281**.

Please visit your website at: www.casasadobesterrace.com for additional information.

Wishing you a bright summer season.

Your neighbors and Board of Directors,

Rich Baumann - President
Victor Lim – Vice President
Gene Thompson – Secretary
Janice Trainor – Treasurer

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THE FOLLOWING 'ADDENDUM' WAS INCLUDED IN THE 'IMPORTANT INFORMATION' LEFT HAND COLUMN OF THE ACTUAL JUNE BILLING STATEMENT AND IS REPRODUCED HERE FOR COMPLETENESS OF THE JUNE 2012 NEWSLETTER.

VOLUNTEERS NEEDED

BOD elections are just around the corner. There are currently **2 Board positions open**, with 3 positions opening due to term expirations in October.

The **Architectural Control Committee** also has 3 openings. At monthly meetings they review and make decisions on homeowner improvements.

Contact Heather at LMRI (742-5674) or join us at a Board meeting and take a 'look see'.

Have you looked at your website recently?

Visit: www.casasadobesterrace.com

Your site is 'interactive'. Just look for the 'add' button under the page header and fill out easy submission form. Check out the Neighborhood Watch page for many helpful tips.

On the main HOA page you can review, print, and download our newsletters, meeting minutes, and all of our official documents (3rd drop down box toward bottom of page).

It is definitely a Community asset as many realtors and prospective buyers use it as a resource.