

Volume 27. Number 10. October 2020.

Splash

Fountain Park Community newspaper



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Fountain Park Homeowners Association

bod@fountainparkhoa.org

Assisted by Pinehurst Properties, Inc.

Alicia Navia, President

Mina Reeder, Vice President

Melissa Lovelady, Secretary

Treasurer

John Steffens, Director at Large

President's Message

The monthly Board meeting took place on two different days in October. On October 14, Council member and Vice Mayor Paul Cunningham addressed those present on the topic of the condition of our city streets and possible remedies. Mr. Cunningham also invited Tucson Director of Transportation and Mobility, Diana Alarcon and TDOT Public Information Officer Michael Graham. Project Engineer Fred Felix also was in attendance. *A summary of the comments follows.* Full details will be included in the October meeting minutes, available on the FPHOA website. A sincere thank you goes to Carol West for her thorough note-taking.

Although the City has four sources of revenue for road and mobility projects, first priority is given to the corridors around the City. There have been Propositions 401 and 409, bonds paid by half cent sales tax increases, as well as Prop 101, passed in 2017, which raises sales taxes for 5 years by another half cent. Part of Prop 101's revenue goes to public safety equipment and part for roads: 60% for arterial and 40% for neighborhood streets.

There is a neighborhood roads assessment committee which considers conditions of neighborhood streets every 2 years. Fountain Park streets although admittedly in disrepair, do not qualify for the priority list for Prop 101 funds. One reason is that our streets are considered low traffic. There are areas in worse condition than Fountain Park. According to Mr. Cunningham in Ward 2 alone, with 15 square miles of streets, about half have received some sort of treatment. Even so, 70% of city neighborhood streets are in failed conditions. The cost to fix them all is estimated at \$700 million and there is a 20 year back log.

Mr. Cunningham and the City staff explained the Municipal Investment District (MID) financing option for street repair, which essentially allows neighborhoods to self-finance their own street repairs and rebuilds. The estimate to reconstruct FP streets is just under \$1 million. It was stated that such an option would require a vote by homeowners with a majority of at least 50% plus 1 in favor. The assessment with financing per household in the subdivision (of 180 homes) would be about \$647.77/year (about \$54/month) over 10 years or \$392.23/year (about \$33/month) over 20 years. This would be in addition to the monthly dues amount. It would be necessary for the Mayor and City Council to approve the project. In the case of the resale of a home, the assessment would remain with the property.

Additional questions and revenue source possibilities were mentioned for further research. The FPHOA Board is gathering information and has not taken the MDI or any other option for street reconstruction into consideration at this time.

As the October 14th meeting had to be adjourned after the first item of business due to an insufficient number of Board members in attendance, the remainder of the meeting's agenda was addressed on October 26. Please read the committee reports elsewhere in the newsletter for details.

Splash

In addition, the Board met on Wednesday, October 21 to discuss the budget for 2021. It will be presented, reviewed and voted on at the November meeting.

One item of new business discussed and approved on October 26, was the reinstatement of the Sports Amenities committee, under the revised name of Recreational Amenities. The committee and the topic had been tabled in November of 2018. FPHOA's financial position has recovered sufficiently to once again consider a plan to restore the areas of the former tennis and basketball courts. The project would be completed in stages over a period of two or three years. Also discussed is the need to assess what the current homeowners' interests are with respect to recreational amenities, especially given the number of new neighbors who have moved into the community since the last surveys were done. Several homeowners have expressed an interest in creating and presenting a preferences questionnaire for the Board's consideration.

The second item of new business was the recommendations of legal firms specializing in HOA law, regarding issues which HOA's are currently facing due to the COVID pandemic and the requirement to have an annual meeting. The expectation based on these recommendations is that meetings, including the Annual will continue to take place using the Zoom platform. The Board is exploring various electronic voting options, without discarding the mail-in ballot alternative, which has been traditionally used. More details about the upcoming Board elections in January will be available at the November meeting.

The next scheduled meeting of the Board will be on Wednesday, November 11 at 6:30pm via Zoom.

We continue to welcome and encourage you to volunteer in your neighborhood. Email the Board at bod@fountainparkhoa.org to let us know how you'd like to participate.

Alicia Navia





Committee Reports

For the complete details of all business discussed at the monthly meetings, be sure to refer to the Fountain Park HOA website, fountainparkhoa.org Once on the homepage, click on Agendas/Minutes.

Landscaping Committee

Weekly clean up and pruning is ongoing, with some additional irrigation repairs due to rodent damage since thirsty ground squirrels will eat through anything to get a drink.

An arborist has been called, although has yet to come out to inspect the large older mesquite at the northeast corner of the pool area, just outside of the fence, which appears unhealthy with several branches having lost their leaves. The hope is that it is possible to save the tree.

Membership in the committee is up by 2 neighbors, thanks to Claire Callahan, who has taken on the position of chairperson.

Recently Claire along with eight other neighbors completed tagging of the park trees with metal discs, a project that had been postponed due to hot weather and pandemic concerns. They have divided the park into six zones, with a certain group of numbered trees to be found within each zone.

In addition Claire along with Kara and Andy Scott seeded a few low areas around the park with flower seeds which propagate easily from season to season. The intent is not only to add color and beauty but also to naturalize areas of the park and conserve moisture, some of the recommendations of the Watershed Management Group that the committee presented to the Board and were approved last year.

A special thank you to Claire Callahan for all of her planning and effort and powers of persuasion in getting those helping hands to get the job done!

Finally an electrician was called recently to check the electrical panel at the west entrance island. Fortunately the panel is fine, but the photo cell for the fountain lights had to be replaced. Several light bulbs for the fixtures on those islands have been changed as well.

Alicia Navia



Pool committee

The water heater has been keeping the temperature comfortable for swimmers since mid-September. The heater will be turned off on Monday 11/2 as swim season concludes for 2020. Pool maintenance will take place twice a week, rather than the three times per week summer schedule.

The restroom and pool area will remain accessible with your keycard.

The valve on top of one of the filters in the pump room cracked recently, but being under warranty, contractor Imperial Pools replaced it at no cost to Fountain Park.

Imperial Pools will be contacted again once pool season ends, as the deck repair required per the Registrar of Contractors complaint directive of April of this year has failed. Many cracks on the repaired surface have reappeared. It is also under warranty.

A sincere thanks once again to all the volunteers, Liz Burcin, Carolee Capp, Phyllis Cornell, Kay LaPlante, Carol and Neil West, who have tested the pool water faithfully throughout the season.

Alicia Navia



Getting to know our neighbors

Roger Pritzke was born in Chicago in 1948 and grew up in the near-by suburb of Western Springs. He attended Indiana University majoring in history and Spanish. He came to Tucson to complete his Master's Degree in Spanish, and he later earned his Masters in the field of reading. He subsequently taught at various schools in TUSD for thirty-five years. Roger married Wendy in 1989, and they have been living in Fountain Park since the early 1990's. Roger and Wendy enjoy reading, watching historical dramas, and traveling to Europe.

Roger James Pritzke

Wendy Pritzke was born in 1951 in the town of West Union, Iowa, and grew up in the towns of Montour and Toledo, Iowa. Wendy attended the University of Iowa where she studied French, English, Spanish, and secondary education. She later earned a Master's Degree in ESL/ bilingual education from Northern Arizona University. Wendy came to Southern Arizona to teach at Nogales High School and has also taught at various schools in Tucson, including Sunnyside High School. Wendy married Roger in 1989, and they have been living in Fountain Park since the early 1990's. Wendy and Roger enjoy animal caretaking, reading, watching historical dramas, and traveling to Europe.

Wendy Rae Pritzke

Book Club

Our October book group consisted of five socially distanced women on a beautiful evening at the pool ramada, discussing Louise Erdrich's The Night Watchman. The book is based on the extraordinary life of the author's grandfather, who worked as a night watchman and carried the fight against Native American dispossession from rural North Dakota all the way to Washington D.C. We read about the Turtle Mountain Indian Reservation, which is the land base for the Turtle Mountain band of Chippewa Indians. The book contained a very interesting cast of characters, and while most of us did not love the book, we still thought it was worth the read. Carol West also gave us a fascinating description of life in North Dakota, where she once lived.

November's book is Red Letter Days by Sarah-Jane Stratford. The group will gather on Tuesday 11/10 at 7pm at the pool ramada. December's book is Sold on a Monday by Kristina McMorris (the November and December books were switched). We would like to discuss some ideas at the November meeting for book choices in 2021.

Liz Burcin





Chicken Enchilada Casserole

Diane Powell

INGREDIENTS:

- 1 can cream of chicken soup (Campbell's is the best)
- 1 can chopped green chilies
- 1 onion finely chopped
- 2 cans boned chunk chicken (white meat)
- Taco Sauce as desired
- Flour Tortillas (as much as desired torn into bite size pieces)
- Lots of grated cheese (save some for topping)

PROCEDURE:

Mix all the ingredients together in a casserole dish. Bake at 350 degrees till bubbly. Top with remaining cheese.

ENJOY!



Little Free Library



Don't forget our Little Free Library, which is for adults and children of all ages. Take a book or leave one. It is located by the children's playground area at Fountain Park. If you have questions please contact the library stewards:
Judi Dalton 520-404-6329,
palton@mac.com
Barbara Lehmann 520-237-2140,
bhlehmannaz@cs.com



August 2020 Financials

Operating account:	\$ 60,494.34
Reserve Account:	\$ 82,534.44
Total Assets:	\$ 143,028.78

Pinehurst Management would like to remind you that you do have the option of paying your monthly dues online. Please follow the steps below.

To pay online go to:

<https://onlinepay.allianceassociationbank.com/home.aspx>

Use the following:

Management Company ID: 6750, Association ID#: FP, Your 10 digit account number: found at the top of your statement.

You can register online to create recurring payments. Login to access your account information on the link above.

Make a one-time eCheck payment from your bank account.

Processing fees may apply for credit/debit cards; electronic check is free.

FPHOA Board Members:

President:	Alicia Navia	614-507-4067
Vice President:	Mina Reeder	520-979-1267
Secretary:	Melissa Mora Lovelady	520-250-6520
Treasurer:		
Director at Large:	John Steffens	520-441-9232

Contact the Board by email: bod@fountainparkhoa.org

Board assisted by Pinehurst Properties, Inc. , Carol Keyser, owner/broker.

7301 E 22nd Street, Tucson, AZ. P.O.Box 17052, Tucson, AZ 85731

Phone: 520-298-2146 - Fax: 520-298-6334

Contact Donna Wood at donna@pinehurstproperties.net

If you have questions or need assistance with setting up your payments for dues, call or email Carrie Bezosky, Accounting Manager at 520-298-2146 or carrie@pinehurstproperties.net (just for accounting matters)

www.pinehurstproperties.net

Next Board Meeting is:

Wednesday November 11, 2020 at 6:30 pm

Residents will receive an email invitation to join via Zoom

All FPHOA residents are welcome to attend.

2020 Committees:

Architecture:

Board Liaison: Mina Reeder

Committee Chairperson: Mina Reeder

Members: Erin Callaghan, Judi Dalton

Hospitality:

Liaison: Melissa Mora Lovelady

Committee chairperson: Melissa Mora Lovelady

Members: Kara and Andy Scott, Judi Dalton, Barbara Lehmann

Landscaping:

Board Liaison: Alicia Navia

Committee Chairperson: Claire Callahan

Members: Patricia Popp, Ann Ochse, Joelle Coffman, Andy Werft, Sherry Meek, Cindy Nierenhausen

Newsletter:

Board Liaison: Alicia Navia

Committee Chairperson: Sorraiyya Beheshti

Members: Carol Decker

Graphic Design: Dario Navia Pohl

Pool:

Board Liaison: Melissa Mora Lovelady

Committee Chairperson: Alicia Navia

Members: Claire Callahan, Joelle Coffman, BJ Cordova, Liz Burcin, Carol West

Security:

Board Liaison: John Steffens

Committee Chairperson:

Member: Joelle Coffman, BJ Cordova, Sherry Meek

Compliance:

Board Liaison: Melissa Mora Lovelady

Committee Chairperson: Melissa Mora Lovelady

Members:

Fountain Park Official Documents

There are three official documents all FP homeowners received when they purchased their home. They are the *Declaration of Covenants, Conditions and Restrictions (CC&Rs)*, *Bylaws*, and *Rules and Regulations (R&R)*.

Fountain Park Website, <https://www.fountainparkhoa.org>

The information on these pages is for Homeowners of Fountain Park only. Documents available for download are CC&Rs, Bylaws, Rules and Regulations, Architectural Request form, and meeting minutes. All meeting times are posted.

Pool Parties

As per the approved Guidelines, no social gatherings or parties are permitted at the pool until further notice.

Paint

The only approved exterior paint colors for Fountain Park are Dunn-Edwards Weathered Coral, Cienega Brown & Fountain Park Beige. They are available at Dunn-Edwards at Speedway & Columbus (327-6011) and at Broadway & Prudence (296-3875). To get the Fountain Park discount use account number 6085276! Our account representative is Isaac Jacques, 909-0425.

All exterior surfaces including front doors must be painted in the approved colors. All wrought iron shall be painted black or one of the approved colors. All slump block walls visible from the street shall be Cienega Brown with a trim color for the cap. Reference FPHOA Rules and Regulations. Changes to the color patterns on your home must be approved by the board.

Gravel

We can purchase gravel at a discount from D & D Materials LLC, Landscape Rock, at 7777 E .22nd St. Ask for Dustin and show a copy of Fountain Park Splash to get \$4.00 off each ton of rock. We can also purchase 5 gallon buckets of any kind of decorative rock for \$2.00. You bring your own bucket and shovel.

Lights

Keep your garage light fixtures in good working order and lit at night. This is a FPHOA requirement. Please check periodically to see if your outside garage light is working. Our garage lights are the only lighting we have to help keep our community safe and give light to our house numbers. This can be lifesaving in case of emergencies. Reference CC&R Art VI Sec. 6.2 and Rules and Regulations, #5.

Construction and Finish

Garage and front porch lights must be made of glass and bronze or antique brass. See R&R pg2, item 5. Wrought iron or other metal and ceramic fixtures are not acceptable.

Size: Should not exceed 24 inches in height and 7 inches in width, including ornamentation.

Light Bulbs

Should cast light in a 180 degree arc with minimal light exiting through the top of the fixture. Bulbs should not exceed 80 watts total for the fixture.

Placement: To fully illuminate the house numbers, fixtures may be moved up to a maximum of 24 inches from the original position...City Ord Ch. 4 Sec 401 states that light sources must be shielded and directed in a limited radius. Remember this when adding any other outside lighting such as security spotlights.

Civic Services Contact Numbers

All residents should report all vandalism, including graffiti, to Tucson Police and to the board.

Police (business hrs. non-emergency) 791-5700

Pima County Animal Control 243-5900

Graffiti Hotline 792-2489

Illegal Parking, Park Tucson, 791-5071

City Code Enforcement, (Property, Housing, Zoning, Signs, Debris, Illegal dumping and other Code Violations) 791-584

Potholes 791-3154

Tucson Wildlife Center 290-9453



Cut out the emergency numbers and place on your refrigerator for quick reference.