



Fountain Park Splash

May 2018

Fountain Park Homeowners Association

Assisted by Pinehurst Properties, Inc. – <http://pinehurstproperties.net>

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Message from the President:

On April 28, 2018 the votes were counted for a Special Assessment to create our Sport Court. Of 180 homeowners 110 votes were cast (61%). CCRs Article IX, Section 9.4 requires a two-thirds (2/3) vote for a Special Assessment to pass, 73 votes. Fifty-nine (59) voted for a Special Assessment. The measure did not pass. There will be discussion about this at the June 13 meeting.

The pool work is coming along, albeit slower than expected. The pool was drained Monday, May 14th and should be refilled on Tuesday. Stay tuned to the weekly Community E-mails for updates.

Beau Alexander

Treasurer's Report for April:

Revenue \$12,185.22 Expenses \$6,965.27 Net \$5,219.95

Operating Account: \$24,743.59

Reserve Account \$147,011.40

Total Assets: \$171,754.99

Landscape: The squirrel holes compared to this time last have been drastically reduced. The lawn has shown some large brown spots recently. They have been dethatched and new sprinklers have been installed to cover a larger watering area (cost of materials only). The crape myrtles at the pool have lots of buds on them.

Graffiti: Reporting guidelines are on the City of Tucson's website at <https://www.tucsonaz.gov/graffiti>. Or, you can Google - graffiti reporting in Tucson there you will find "submit a request for assistance". It is an on-line reporting form. FPHOA has updated the guidelines and they are posted on the bulletin board in the pool area. Procedures for reporting cover when you see it happening and when you see it in and around FPHOA.

Management: Compliance letters: 4 new issues (2%) 12 in varying stages of resolution (7%)

2018 Brush & Bulky pick-up is June 3

Snakes: Did you know snakes can climb? A homeowner found a rattlesnake on the door stoop leading into the garage and immediately closed the door. Later that evening it was found atop the work bench in the garage and removed by an animal control company

Fountain Park Street Repair Campaign: The April 30 Arizona Daily Star had an article about the next step after the April 24 meeting of the Board Oversight Committee. \$100 million is slated for road repairs. \$40 million of that is dedicated to local streets.

Option 1] 10% off the top (\$4 million) for priority bike boulevard segments in wards 1, 3, and 6. The remainder would be divided amongst the areas with "worst-first" roads.

Option 2] No funds off the top. Prioritizes areas for "worst-first" repair that do have priority bike boulevards.

Option 3] 10% off the top, 5.5 percent goes towards priority bike boulevard segments and 6.5 percent goes towards preservation of roads in better condition as these are less-costly interventions that can substantially lengthen the life of a roadway.

All three (3) options share the goal of dividing the funds roughly equally between the six City Council wards (detailed in the second link below).

The final decision is expected on May 15. This link will take you to the actual scenarios with pictures. Click on Download PDF under "Prop 101 local road repair scenarios". http://tucson.com/prop-local-road-repair-scenarios/pdf_0a464a11-396f-5d48-a917-4eeb6f587a12.html

Pool: The ladies restroom door has been repaired so young ladies will no longer struggle opening and closing the door.

Pool Parties: <https://www.fountainparkhoa.org/pool> is now functional and is ready for you to book your pool parties. See **Pool Parties** always on the last page.

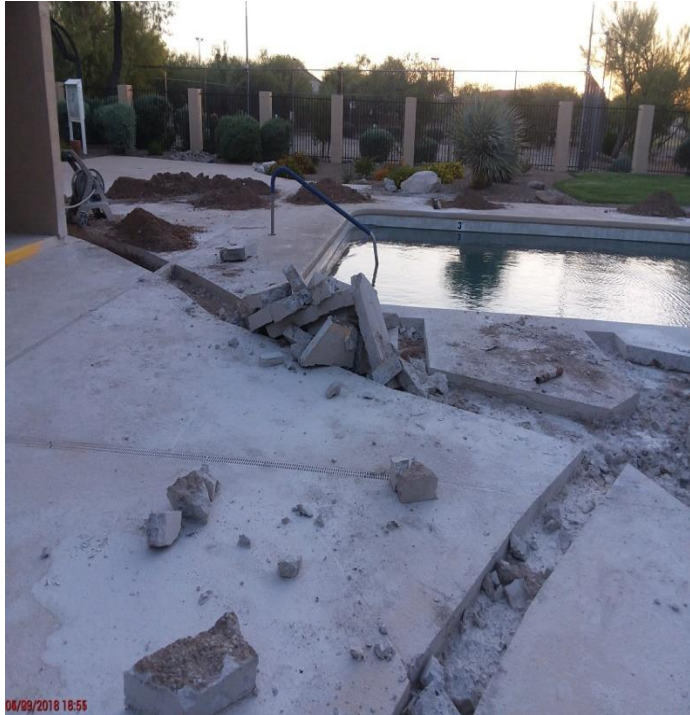
Pool Repairs: After American Leak Detection discovered our leaks March 20 we signed with a contractor who had an accident and was unable to perform the contract. We went with a fourth contractor, Imperial Pools & Design, who put us at the top of their list was confident he could get our pool open within a reasonable time but when the NW corner of the pool was opened the leak was more than could have been imagined and it changed the project and the opening day of our pool. There was rusty, crumbling rebar and access to the suction line leak would have compromised the integrity of the 12” bond beam (the beam that goes around the perimeter edge of the pool). To repair only the leaks would have compromised the integrity of the entire pool. To keep our pool as a priority he worked some of his other jobs for awhile and focused on us again. Due to the unpredictability of our temperatures rising to 100° we opted for him to replace all the lines (suction, pressure, skimmers, jets, vacuum and equipment room), drain and refill the pool to drill the new jet holes and patch the decking so it would be ready for you to swim. Early November he will come back, the pool will be drained again, the crack will be fixed, the PebbleTec will be acid washed to remove the calcium build-up and the waterline tiles will be replaced. The monies saved by stopping the water leaks (NW & NE corners) and not heating the pool April and May will help offset some of the costs although these are minor compared to the cost of the overall project.

This is what started it. Opening the NW corner suction leak revealed rusty rebar, a broken pipe and water.

The first day of concrete cutting.



Debris



Trench to the equipment room,



Layout for the concrete cuts



Trenchlines for pipe to the skimmers, jets & vacuum.



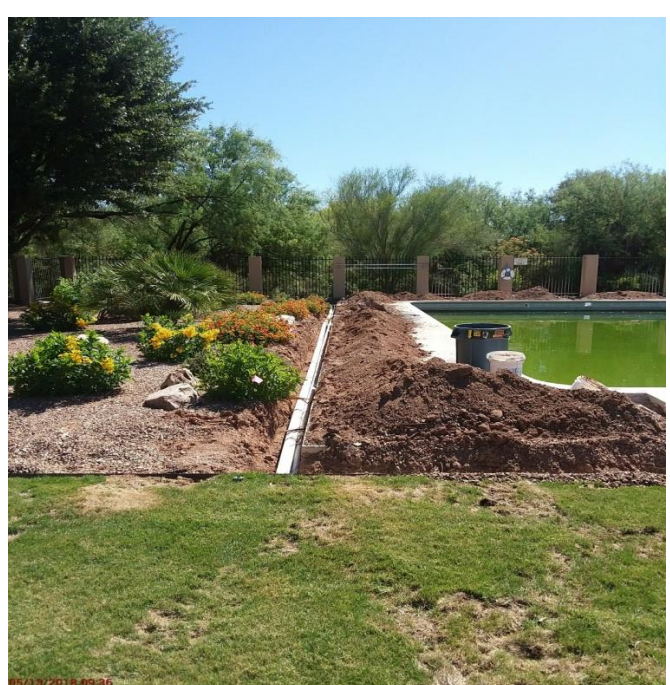
The new suction and pressure pipes.



Laying out the pipes



North pool edge



West edge looking into the Ramada



OLEANDERS are hard to kill. You can burn them down and they'll grow back. Dispose of cuttings and debris carefully. They are very poisonous to humans and animals, do not let pets or horses or children chew on the leaves.

FPHOA Board Members

President	Beau Alexander	885-1711
Vice President	Paul Earls	885-3086
Secretary	Barbara Lehmann	237-2140
Treasurer	Kate Avery	612-5707
Director at Large	Alicia Navia	614-507-4067
To contact the Board by e-mail use		

bod@fountainparkhoa.org

Next Board Meeting

Fountain Park board meetings are held on the second Wednesday of each month at the Ward 2 office, 7575 E. Speedway. All FPHOA homeowners are welcome to attend. **June 13, 2018 at 6:30 PM**

2018 Committees

Architecture

Liaison: Kate Avery
Members: Erin Callaghan, Judy Dalton, Kay LaPlante

Hospitality

Liaison: Barbara Lehmann
Members: Lynn Ramsey, Carolee Capp

Landscaping

Liaison: Beau Alexander Members: Anita Dingee
Dianna Alexander and Paul & Darlene Earls

Newsletter

Liaison: Beau Alexander Member: Dianna Alexander

Pool

Liaison: Alicia Navia

Security

Liaison: Paul Earls Member: Beau Alexander

Sports Court

Liaison: The Board Member: Dario Navia

Website

Liaison: Beau Alexander Member: Kate Avery

Pool Parties

It is preferred that you give at least a one week notice and book your pool party on-line at <https://www.fountainparkhoa.org/pool>
Carol West @ 298-2447 CCW4tucson@comcast.net
Please review the Pool Rules and Rules & Regulations posted on-line and follow the pool rules posted inside the pool area at the Ramada. We request no water balloons, bikes, skateboards or animals in the pool area.

Fountain Park Official Documents

There are three official documents all Fountain Park homeowners received when they purchased their home. They are the *Declaration of Covenants, Conditions and Restrictions* (CC&Rs/29-pages), *Bylaws*/21-pages, and *Rules and Regulations* (R&R adopted August 9, 2017/7-pages). Every so often we hear people say they didn't know something about the FPHOA rules. Our suggestion to avoid potential misunderstandings is to reread the documents every so often.

Fountain Park Website

<https://www.fountainparkhoa.org/>
You will find our CC&Rs, Bylaws, Rules and Regulations, the Architectural Request and Procedure form, the Solar Installation form, past issues of the Splash, Minutes and other useful information there.

Message from Management: If you have questions or need assistance with setting up your payments for dues, call or e-mail Carrie Bezosky, Accounting Manager at 298-2146 or carrie@pinehurstproperties.net

Paint

The only approved exterior paint colors for Fountain Park are - **Weathered Coral, Cienega Brown & Fountain Park Beige**. They are available at any Dunn-Edwards location. Our nearest location is Broadway & Prudence @ 296-3875. To get our very competitive 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 **Fountain Park Beige** or **Weathered Coral** cap. Reference FPHOA Rules and Regulations. Changes to the color patterns on your home must be approved by the board using an Architectural Request form.

Gravel

We can now purchase gravel and our landscape rock from D & D Materials LLC, at 7777 E. 22nd St. Ask for Dustin and show a copy of the 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 will need to take 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.

Construction and Finish Garage and front porch lights must be made of glass and a brass/bronze tone. See R&R pg 2, 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 Service Contact Numbers
All residents should report all vandalism, including graffiti, to Tucson Police and to the board.
City Code Enforcement, (Property, Housing, Zoning, Signs, Debris, Illegal dumping and other Code Violations) 791-5843
Graffiti Hotline 792-2489
Illegal Parking, Park Tucson, 791-5071
Pima County Animal Control 243-5900
Police (business hrs. non-emergency) 791-5700
Potholes 791-3154
Tucson Wildlife Center 290-9453
To unlock the gate at the end of Fountain Park Drive contact M. Oretega at 791-3191 or Beau Alexander at 885-1711.

Jan 2018

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