

Fountain Park Splash



November 2017

Fountain Park Homeowners Association

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

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

Phone: 298-2146 Fax: 298-6334

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Carrie Bezosky, Accounting Manager carrie@pinehurstproperties.net

Message from the President:

Pothole Repair: If you have potholes in the street "like most do" please call (520) 791-3154 and provide address, with cross streets. The more calls received, the better. We have seen that "The Squeaky Wheel gets the Grease", i.e. clean-out of washes. **Fire Hazard:** The Tanque Verde Wash has a lot of chance to have a brush fire. So it would be a good idea to remove plants north of walls / fences along Seneca and other areas of concern. Unfortunately, this is a Homeowner responsibility and Fountain Park cannot do anything. **Safety:** As always security is a high priority and petty crime is on the rise. Please report all incidents to TPD, online or by 911. <https://www.tucsonaz.gov/apps/crime-reporting/> **Park Projects:** Three new companies are providing bids for tennis / Sports court and volleyball area.

V/R Jeff Brown

Treasurer's Report for October: Revenue \$12,675.17 Expenses \$9,728.64 Net \$2,946.53
Reserve Account (RA) \$134,052.47 RA spending year to date totals \$48,233.54

We've spent a little over \$13,000 on irrigation and landscape improvements, and replaced the original pool skimmers and other pool repairs for \$8,302. Another big project has been a rehab of the pool Ramada. We replaced an east-west support dry rot beam, recoated the roof to include a 25-year polymembrane between two layers of sealing, replacing substrate rotten plywood near the men's room, and repairing a vandalism punched hole in the ladies room. The painting is scheduled for later this month and includes prep work of clearing vegetation on the east side to allow access to the columns, stucco repair and paint, painting the Ramada and putting on a new coat of slip free paint on the Ramada deck.

Nominations for the 2018 Board: Two – 2-year terms are open for the upcoming election. As a homeowner you have a vested interest in the safety and beauty of your neighborhood. By becoming involved you can take an active role in ensuring the maintenance of and improving our community's property values, our park, the pool, our future Sport Court and the community as a whole. It's also a way to give back to the community that you chose to live in. Choose to be a member of our Board. The nomination form is due at Pinehurst Properties no later than November 30. Fax, phone or e-mail to Donna Wood's attention.

Annual Meeting Change: Our annual meeting will held be at the Ward 2 / East Side City Hall - Room C on Saturday, January 13, 2018 from 10am – Noon with coffee and doughnuts at 9:30am.

Landscaping: October 24 our turf was dethatched, leveled and winter rye was seeded. Horne will be able to take care of the gophers in the turf now that the seed has germinated. November 13 our semi-annual pre-emergent was applied. There is termite frass (excrement) on the desert spoons in front of the pool house and on some of the plants in the small planted area west of the parking lot, two trees, Texas Rangers and Bird of Paradise. Horne tells us that the termites are no longer present and the frass can be hosed off. Clearing out the pyracantha for the painters exposed a water leak east of the pool fence that has now been repaired

Pool: The heater was turned off November 1. It will be turned back on and ready for your first swim on April 1, 2018. Bees were reported in the shower area. Horne treated them that day, followed-up and found them eradicated.

Paint: We rescheduled the painter from November 6 to 27. This allows our newly germinated winter rye an uninterrupted watering schedule to establish its root system before the painters need the water turned off to do their column repair and painting. The painter will also repair and epoxy the Ramada floor and paint a yellow stripe to denote the raised edge. Did you know water/moisture is the primary cause of stucco failure?

Neighborhood Watch: Do you want one on your street? Contact Terry Hayward at 837-7160 or send an email to: teresa.hayward@tucsonaz.gov Barabara Lehmann has done this for her street. Each street needs its own captain.

WALKERS AND DOG OWNERS!! Our evenings are turning darker sooner. When you are out walking our streets please wear reflective clothing or carry a flashlight to help motorists see you and keep your dog near you too. Be aware of the quiet hybrid cars you can't always hear and walk closer to the edge of the roadway. Close calls are alarming for both parties involved and we each need to do our part to avoid them.

FPHOA Board Members

President	Jeff Brown	751-9704
Vice President	Paul Earls	885-3086
Secretary	Barbara Lehmann	237-2140
Treasurer	Kate Avery	612-5707
Member at Large	Beau Alexander	885-1711

To contact the Board by e-mail use

bod@fountainparkhoa.org

Next Board Meeting

The next regular Fountain Park board meeting is on Wednesday, **December 13, 2017** at 6:30 PM at the Ward 2 office, 7575 E. Speedway. All FPHOA homeowners are welcome to attend.

2017 Committees

Architecture

Liaison: Kate Avery

Members: Erin Callaghan, Judy Dalton, Kay LaPlante

Compliance

Liaison: Barbara Lehmann

Hospitality

Liaison: Barbara Lehmann

Landscaping

Liaison: Beau Alexander Member: Dianna Alexander
Member: Paul Earls

Newsletter

Liaison: Beau Alexander Member: Dianna Alexander

Pool

Liaison: Jeff Brown Member: Diann Brown

Security

Liaison: Paul Earl Member: Beau Alexander

Website

Liaison: Beau Alexander Member: Kate Avery

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)*, *Bylaws*, and *Rules and Regulations (R&R)*. 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

www.fountainparkhoa.org No password required. You can find our CC&Rs, Bylaws, Rules and Regulations (adopted August 9, 2017), the Architectural Request and Procedure form, the Solar Installation form, past issues of the Splash, Minutes and other useful information.

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

Pool

Please contact the pool committee to arrange for pool parties. At least one week's notice is requested. E-mail Diann Brown, diannwbrown@icloud.com or call 751-9704.

FOLLOW POSTED POOL RULES and **NO** water balloons, bikes, skateboards, or animals in the pool area. For safety's sake, please keep the gate closed.

Paint

The only approved exterior paint colors for Fountain Park are: **Weathered Coral**, **Cienega Brown** and **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 at a discount from D & D Materials LLC, Landscape Rock, 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 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.

Construction and Finish Garage and front porch lights must be made of glass and a **brass/bronze tone** (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

Tucson Wildlife Center 290-9453

Graffiti Hotline 792-2489

Illegal Parking, Park Tucson, 791-5071

City Code Enforcement, (Property, Housing, Zoning, Signs, Debris, Illegal dumping and other Code Violations) 791-5843

To unlock the gate at the end of Fountain Park Drive contact M. Oretaga at 791-3191 or Beau Alexander at 885-1711.

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