

April



2003

#### **PRESIDENT'S MESSAGE**

As President of The Preserve Homeowners' Association, along with the rest of your Board Members, I am dedicated to working on your behalf for the next 12 months. With your input and support, we can do a good job.

Speaking of your input, enclosed is a questionnaire for your review & response. We not only want your help, but also your thoughts & ideas. Please take time to provide a response to Sam Strizich by e-mail - jaockst@msn.com or phone - 480.515.3516.

Also enclosed are:

1. An update to our HOA By-Laws as amended at the March Annual Meeting
2. A revised Architectural/Landscape Committee Request Form for your use
3. A Synopsis of February Board Minutes
4. A Community Calendar of Events

I am looking forward to serving as your President and welcome the opportunity to meet each of you.

Vince Esparza

#### **CHANGE OF BY-LAWS**

At the Annual Homeowners' Meeting on March 11, 2003 the members voted to pass an amendment to the By-Laws, Article IV, Section 4.1. This revision increased the number of directors from five to seven and established staggered terms of office. A copy of the By-Law revision is attached for your records and should be filed with your copy of the By-Laws.

The proposed revision to the By-Laws Article III, Section 3.8 - Nomination of Directors, was withdrawn by consensus of the members.

#### **BOARD MEMBERS, OFFICERS, TERMS**

At their organizational meeting, the Board determined the following director terms of office. (Officer positions are for one year only according to our By-Laws Article V, Section 5.2.):

President -	Vince Esparza (2 years)
Telephone # -	480.563.7773
E-Mail -	ve@vincentesparza.com
Vice President -	Jessica Turner (2 years)
Telephone # -	480.513.2387
E-Mail -	zturner@aol.com
Treasurer -	Mike Krueger (1 year)
Telephone # -	480.513.2648
E-Mail -	ironmikeaz@aol.com
Secretary -	Sam Strizich (1 year)
Telephone # -	480.515.3516
E-Mail -	jaockst@msn.com
Director -	Baron Abboud (2years)
Telephone # -	480.513.9928
E-Mail -	Baron@cvcorp.net
Director -	Dan McMenomy (1 year)
Telephone # -	480.502.8484
E-Mail -	dmcmenomy@tkinet.com
Director -	Debbie Shipley (2years)
Telephone # -	480.502.8159
E-Mail -	forewoody@aol.com

#### **BOARD MEETINGS**

The location of the monthly Board of Directors' Meetings is:

North Ridge Community Church  
6363 E Dynamite Blvd  
Scottsdale, Arizona 85262

All board meetings will be held at 6:30 pm on Tuesday evenings and homeowners are encouraged to attend. 2003 meeting dates are:

Tuesday, April 22nd  
Tuesday, May 27th  
Tuesday, June 24th  
Tuesday, July 22nd  
Tuesday, August 26th  
Tuesday, September 23rd  
Tuesday, October 28th  
Tuesday, November 25th  
No meeting in December

#### **APRIL HOA AGENDA**

##### Reports:

Property Manager  
Treasurer  
Secretary  
Committee Reports

##### Old Business:

Mailboxes  
Home Security Monitoring Conversion  
No Trespassing Signs

##### New Business:

Landscape Contract  
Property Management Contract  
Nominating Committee

#### **APRIL HOA GUEST SPEAKER**

Beth Mulchay, Esq. will speak at the April 22nd HOA Board Meeting on the subject of community associations. This is a chance for the homeowners & Board of Directors to learn about the protections & responsibilities of living in a community governed by an association. Ms Mulchay will take questions following her talk.

Ms Mulchay is founding attorney and partner of the Mulchay Law Firm, P.C. in Phoenix. Her legal practice focuses exclusively on the representation of over four hundred community associations throughout the state. She is also the editor/author of a weekly question and answer column in the Arizona Republic regarding community associations.

Please plan to attend as this promises to be a very interesting and informative session.

#### **NO TRESPASSING SIGNS**

We have had several instances of trespassing in the past year within The Preserve. Two homeowners along 56th Street & Dynamite had attempted break-ins. At another home along 56th Street, a vagrant came into the yard and used a hose to clean himself up.

We have ongoing problems with kids riding ATVs and motorcycles across the Association Common Area and onto private NAOS property at the back of the subdivision.

Decima Server, Citizen Liaison-NAOS with the City of Scottsdale, was enlisted to help in resolving these problems. She provided the requirements that the city requires to post the property.

According to the Scottsdale City Prosecutor, property needs to display NO TRESPASSING signs before an officer can arrest trespassers.

Metal signs, of a certain size, printed in both English & Spanish, along with the City of Scottsdale Ordinance number, must be posted around the property in order for the City to be able to respond to problems in our community.

Four sets of signs were obtained by the Association in January. They were installed by our landscaping company in mid-March in the four trouble areas identified to-date.

The property was subsequently reviewed for additional signs. Twelve more sets were ordered on March 28th and they should be ready for installation by mid-April.

In the meantime, the Scottsdale Police Department should be called with any trespassing complaint:

**480.312.5000**

They have been very cooperative and have sent officers out to patrol the area whenever calls have been made.

#### **REMINDER**

Tuesday, April 22-6:30pm-HOA Meeting

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