

# CAMELOT PARK VILLAS

## *JUNE 2018*



**Have a sunny summer...**

### **ALERT - NEIGHBORHOOD BLOCK WATCH AND SAFETY - IF YOU SEE SOMETHING, SAY SOMETHING!**

There have been several incidents involving trespassing in CPV lately, one which resulted in the police needing to remove an individual who was loitering, another where a carful of young people in guest parking left willingly when politely informed it was private property. Two used condoms were found at different places on property, and most recently someone dumped a ratty old mattress in the Taylor cul de sac, which cost CPV \$99 to have removed. Baz Winsor has been in touch with the new Crime Prevention Officer assigned to our area and has requested extra patrols through our property during the late night hours. Please be aware that camping in the park is a crime; dumping is also a crime.

The Tempe Police Department wants us to know that they are a 24/7 operation and they would love to hear from us. If you observe a crime in progress, threatening incidents or persons, call 911 immediately. If you see someone or something out of the ordinary for CPV, call the non-emergency number: 480 350-8311. Sometimes this helps TPD identify a suspicious person or prevent a crime from happening. This is especially important now when so many of our homeowners are gone for the summer or on vacation. Thank you!!

### **NOTES FROM MAY BOARD OF DIRECTORS' MEETING**

At its meeting on May 22, the Board of Directors formally tasked the Grants Committee, to be chaired by board member Ann MacEachron, with members Gretchen Hirni and Jimmy Royle. Both Steve Cook and Jerry Tong will serve in an advisory capacity to this committee, who will spend the next few months in concept studies for further sod conversion in the greenbelt area along Los Feliz, as was agreed at the Annual Association Meeting in February. The objective is to reduce water use, which represents such a large part of our budget. Plans are to have some suggested concepts ready for homeowner review and input toward the end of October. The Board will also be seeking homeowner approval regarding how

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much of our capital reserve to invest in this project, if approved for a matching grant by the City. The City's maximum grant is currently \$15K, but we can allocate a lesser amount for a match if that's what the community prefers. Any Grant Application resulting from the committee's work and research will need to be approved by the Board (and Community) and submitted to the City with three qualifying bids no later than April 1, 2019.

### ***POOL GATE DAMAGED***

It is worth reiterating, now that the work is complete, that the Board needed to authorize an unbudgeted \$1,000 to repair and repaint the pool gate and post following damage likely due to someone standing on the gate and swinging. Please treat our common assets like your own valued personal property...because they are!

### ***UPCOMING MEETINGS***

PLEASE NOTE: CPV's Board of Directors has changed their meeting time to the Fourth Tuesday of the month. The next meeting will take place June 26, 6 p.m., at the home of Pam Goronkin. Homeowners are welcome to attend and may take up to 3 minutes each to bring issues of concern to the Board's attention, per our approved Code of Conduct. The Board will likely not act on issues brought forward that are not already on the previously posted Agenda for that meeting; but will take such matters under advisement for future agendas.

### ***LANDSCAPING ISSUES***

Due to a misunderstanding, the summer watering schedule was not properly adjusted by Altius per our instructions; there was also a clock that got turned off somehow. This has resulted in some front lawns looking especially poor, even mostly dead in some places. Once the correct watering has a chance to revive the bermuda, Altius will re-fertilize at no additional cost to CPV for this error.

***PLEASE NOTIFY DEBBIE AT KINNEY MANAGEMENT IMMEDIATELY IF YOU OBSERVE MALFUNCTIONING SPRINKLER HEADS!***

The greenbelt area has been aerated, as per plan and budgeted for up to \$500, and is now beginning to green up nicely. With any luck (cross your fingers), we will get lots of monsoon rain, which will really make a difference in the health of the Bermuda grass this summer.

On Thursday, April 26, Pam Goronkin and Steve Cook walked the greenbelt valve area and the Redfield front yards area up into the south Taylor area (all served by the same valve) with Greg Schneider of Schneider Sprinklers. Mr. Schneider gave us a frank assessment, and offered to attend an upcoming Board or community meeting to discuss his recommendations for the long-term to the community, especially the Grants Committee. Stay tuned for announcements.

### ***ARCHITECTURAL/LANDSCAPING MODIFICATIONS***

Whether you are hoping to do some landscape redesign in your front lawn, replace windows, repaint or reroof...or add shade structures to the front or rear of your property...PLEASE COMPLETE AND SUBMIT AN ARCHITECTURAL REQUEST FORM OR A LANDSCAPE CHANGE REQUEST FORM, ([www.camelotparkvillas.org](http://www.camelotparkvillas.org) under "Documents") to Debbie at Kinney Management for review/approval by the Board of Directors PRIOR TO BEGINNING ANY WORK.

### ***FIRST FRIDAYS***

First Fridays will be taking hiatus until next October. Please give in to your inner "party animal" when Baz calls to put together our calendar of First Friday events for next fall and winter!

***HAPPY FATHERS' DAY!***

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