

Camelot Park Villas

March, 2022



"Springtime is the land awakening. The March winds are the morning yawn."

- Lewis Grizzard

March First Friday!

Come join your neighbors on **Friday, March 4th at 5:30 p.m.** as we gather at the community pool. Things should be a little warmer that day. Bring your own beverage (but no glass containers). Bring an appetizer to share if you like — not required. You may need to bring your own chair since we have limited seating. Hope to see you there!



Great News about Traffic Calming on Bell de Mar!

Thanks to the patient and persistent work of Janie and John Schell, who communicated regularly with the City of Tempe, served on a City committee, and went door to door over the course of many months, we are getting speed humps installed on Bell de Mar. These will most likely be put in this month and should improve both safety and noise levels in the area. We are so grateful! Thank you, Janie and John!



Spa Reminders

The spa is currently functional and open for your use. Please follow the posted instructions to heat the spa, and please remember to replace the spa cover when you are done. Thank you and enjoy!



Neighborhood Watch brought to you by Baz Winsor:



Hi all---

Again, thankfully, this last month has been quiet. I learned something over the Christmas holiday that I will pass on. It had to do with recycling. We need to be careful when recycling cardboard boxes that expensive items come in (TV's, computers, for example). If these boxes cannot be cut up and put into the recycling bin, they can be taken to a community recycling location. The closest one to us is located at the Pyle Center on the Tempe Library campus— Rural Rd and Southern Ave. Other locations are posted on the City of Tempe website. Boxes may also be taken to Zero Waste Day. Next date is April 30th. This good advice applies all year-round. Don't give thieves any ideas! :-)

Anticipated Future Special Assessment for Street Maintenance

The proposed slurry seal on our private streets has been delayed because we are currently getting estimates and other professional opinions on the best kind of repairs at this time. Stay tuned for updates on the Special Assessment that will be needed to maintain our private CPV streets (Taylor and Bendix). Once we have more specific information, we will inform homeowners. Thank you for your patience.



Do you have news to share?

Please let us know if you would like to add information to the monthly CPV newsletter! Ideas can be emailed to Lisa Merrin at Lmerrin3@gmail.com

Any problems with your front yard sprinklers/irrigation?

Please call or email our Property Manager, Debbie Tribioli: (480) 820-3451 x 201; Debbie@kinneymanagement.com

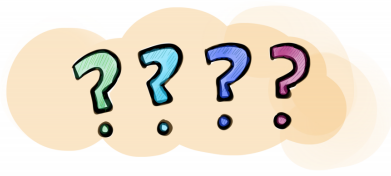


HOA Board Meetings and Minutes

Our next CPV HOA Board Meeting will be held on Wednesday, March 16th at 6:00 p.m. at Janie Schell's home, 6722 S. Taylor Drive. All residents are welcome to attend HOA Board meetings. We also email copies of the meeting minutes to all residents to ensure that you are kept apprised of HOA business.



Questions about HOA requirements?



All residents receive a Welcome Packet with information about rules and regulations for living in our community. Please refer to this packet when you have questions.

You may also call or email our Property Manager, Debbie Tribioli, from Kinney Management Services if you need clarification, and she can direct your questions to the Board as needed: (480) 820-3451 x 201; Debbie@kinneymanagement.com.

Please DO NOT reply to the HOA emails since this in-box is not checked consistently, and we want you to have a timely response!

Information and needed forms can also be found here: <http://www.camelotparkvillas.org>

A few ongoing reminders:

- If you want to paint the exterior of your home, or to do any modification of your exterior that is visible to others, you DO need to submit an Architectural or Landscape Change Request form (found here: <http://www.camelotparkvillas.org/documents.html>).
- When using the pool, please remember: keep an eye on children at all times, no glass containers, no pets, and please move pool chairs to the shade before you leave.
- Parking in the cul de sac spots is for guests only, and may only be used by residents for short times if needed.

- Parking on Taylor and Bendix is not allowed at all with the exception of temporary parking for vendors if needed such as landscapers, repair companies, etc. This is a City of Tempe requirement since our streets are narrower and we must ensure that emergency vehicles can access homes as needed. The City of Tempe can fine vehicles. Please remind family and friends not to park on the street when they visit.
- The parking Rules and Regulations were revised in June of 2021. Please see the updated information here: <http://www.camelotparkvillas.org/CPVRulesRegsJun2021.pdf>

Thank you all!