

Foothills Townhouses IV

November, 2019

THOUGHTS FROM THE PRESIDENT

We are happy to welcome our newest Townhouses IV members as well as our returning winter residents. As you can see, Marilyn Kern and the Landscaping Committee have been working hard with Gabriel Felix and Felix Landscaping staff to keep our maturing open space beautiful. And stop by the Manny Felix Park on the corner of Alegria and del Monte and look at the beautiful landscaping and sit under the ramada. A lot of hard work and volunteer hours created that enjoyable area.



An Interim Roads Committee has been created with Dick Dickerson and Paul Richard as co-chairs. They are working with Western Technologies, whom we have hired to do an independent roads study. Please see Dick Dickerson's article for the latest update.

Our Member Services Committee has already begun the planning for our winter social events. They have lots planned for this winter.

The operation of Townhouses IV is all done by volunteers. As we enter this busy season, we will be looking for help. Please consider volunteering your time to help. Some of the areas are Landscaping, Documents Committee, Maintenance, and especially Members Services (our wonderful party planners and new member outreach). Sue Schlaepfer and her Nominating Committee will be looking for new Board members, too. Consider lending a hand to keep Townhouses IV a beautiful place to live.

Julie Reppenhagen, President

SAVE THE DATES!

December 13: Ladies' Luncheon

January 23: Neighborhood Potluck

February 27: Annual Meeting

LANDSCAPE COMMITTEE NEWS and UPDATES

The THIV Landscape Committee (please see the newly published and handed out THIV Directory for a complete listing of their names and contacts) is working diligently to stabilize our long term goal to keep our HOA landscape costs reasonable while managing to care for the native and natural environment of our 33+ acres of common ground.

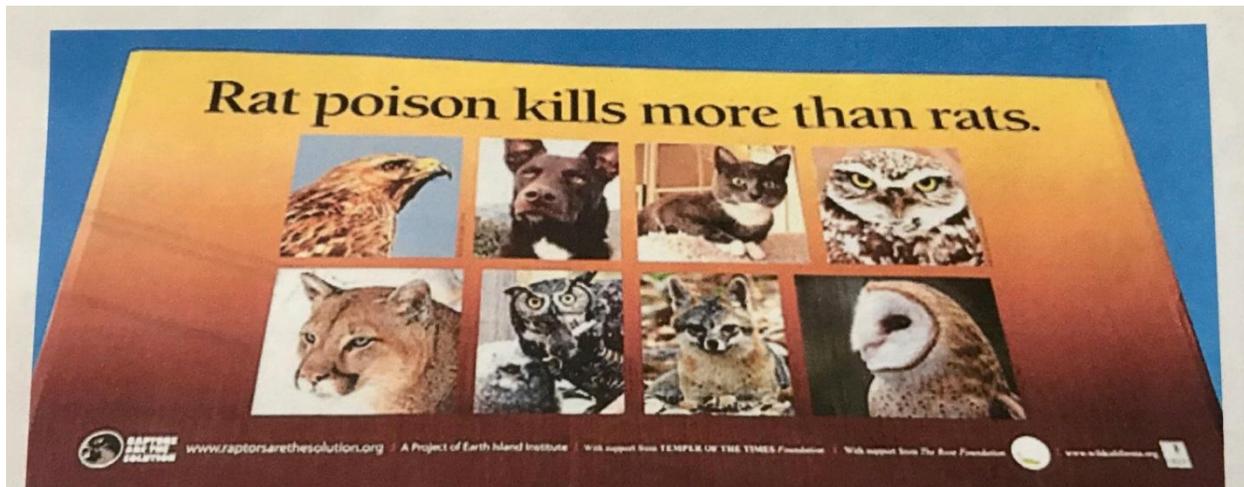
To that end we wish to pass along a couple of friendly exhortations:

PRIVATE YARD WASTE

1. Please continue the wonderful clean-up you do on your own property. (Generally, this means front yard and within your back walls.)
2. Landscape waste from your own property needs to be bagged and placed out with your garbage on Tuesday for **Titan Trash to pick up. They do not charge extra for private property landscape waste.** Cactus waste must be in taped boxes and sticks must be bundled.
3. If we put our own private property yard waste out with our Tuesday trash, it will save us money on extra dump runs on the days we pick up common ground yard waste piles. (see below)

COMMON GROUND YARD WASTE

1. Our landscape contract with Felix Landscaping, Inc. includes picking up common ground yard waste from at least 17 pick-up points around our area that we residents generate out of our **private care for our public common grounds** behind each of our residences. (The 17 points are marked on the map in the THIV Directory.)
2. **Common ground yard waste** that we residents have generated is designated to be picked up on the **first and third Mondays of each month** - (separate day, different crew from the regular Friday work days.) **If possible** — to avoid the “junky” look - try to put out your common ground yard waste close to the pick up days.
3. If you are not able to get the yard waste to a designated point nearby, please call Marilyn Kern, Chair of the THIV Landscape Committee so the landscape crew can be alerted to look elsewhere for the common ground yard waste piles.
4. We are trying to develop a coordinated effort with the landscape contractor crew about the care for the common ground land behind our houses. Currently, we have settled on their full responsibility being up 15+ feet or so from each roadway. For some residences, this is very obvious—like up to the crest of a little drop off in the yard. For others, this will not be so obvious and we just have to keep talking to each other to make it all work. Please observe. Have an opinion. Get in touch with any of us on the THIV Landscape Committee. We are still engaged in the process of change regarding common ground landscape care.



#1 IMPORTANT MESSAGE ABOUT UNINTENDED CONSEQUENCES

AND, ALSO KILLS the snakes that eat the pack rats and mice,
 the raptors that feast on the rodents,
 the lizards and geckos and gila monsters that get eaten
 the other birds that eat the “things” the rats have touched,
 the coyotes that love to eat more than bunnies
you get the picture !?!

Pack rats and mice are just part of the desert we live in. None of us want them around “eating up” our cars and plants. BUT, there are ways to dispense them without killing the other living things that we DO love about our desert life.

Please use methods other than poison.

PARTNERING WITH MOTHER NATURE — RODENT CONTROL TECHNIQUES

OWL BOXES

In the spirit of addressing one of Mother Nature’s more “natural” techniques of rodent control, Barb Gallagher and Bob Cooke (both members of the THIV Landscape Committee) have spent several months researching how we could make THIV more welcoming for owls — barn owls in particular. Reluctantly, we all resisted their first idea: build a barn with hay. But, excitedly we took up the challenge when they started looking for an appropriate OWL BOX arrangement.

The colder days and nights of November and December are reported to be the ideal time to first install a box. So, beware. Be on the alert. Somewhere along your daily walks, hanging from one of our classic mesquite trees, you shall be able to observe our first OWL BOX — created for nesting. It is a kit — kind of big — hope it works.

SNAKES

Another example of Mother Nature's creative genius is how she arranged to have some of her critters loving to gorge on others of her critters. **SNAKES LOVE RODENTS**. Maybe with courage, when the snake patrol comes to remove the slinky serpentines from our nearby premises, we could ask them — now and then — to take it away from our house, but, maybe, let it go in one of our 3 arroyos. ??? They'll find their way to some cluster of rodents and we will all continue to profit from Mother Nature's genius.

OF COURSE, THIS DOES NOT APPLY TO RATTLESNAKES.

Mother Nature meant well, for sure! She just messed up a bit when she put rattlesnakes in the same place near humans.

NEVER HESITATE TO CALL A MEMBER OF THE LANDSCAPE COMMITTEE WITH A PROBLEM, COMPLAINT OR COMMENT. WE MAY NOT BE ABLE TO SOLVE ALL THINGS. BUT, FOR SURE, WE CAN SOLVE NOTHING IF WE DON'T KNOW ABOUT IT.

MAINTENANCE COMMITTEE REPORT

Dick Dickerson

I have been asked to chair an interim committee regarding our roads and their need for maintenance and repair. What follows is a bullet point summary of information I would like to share with members of our community.

- I will co-chair an interim roads committee with Paul Richard. We have committed to preparing a report upon which the association will have basis for repairing, replacing and maintaining our roads.
- Committee co-chairs will also collaborate with Jack Burks and Jim Matthes. Jack primarily for his financial skills and Jim for his TH4 roads history and analytical skills.
- I have asked Julianne Reppenhagen, Board President to be our board 'point-of-contact' person that committee members will interact with while information is being gathered and the report is being produced.
- During the month of November I will make myself available to listen to thoughts and concerns that other members of our community would like to discuss about our roads.
- With information gained from the Western Technologies road evaluation and any other analysis provided by other entities deemed credible, a report with recommendations will be presented to the board, hopefully at the December board meeting, but no later than the January meeting.

- With Jack Burks' assistance, financial concepts will also be included on how to finance actions called for in the report as well as a proposed timeline.
- If the board accepts the report, the committee will be prepared to make a presentation on the report's findings, conclusions and recommendations to association members at the February annual meeting.

Please keep in mind that the above may be amended as circumstance require. Finally I look forward to receiving input from the community at large, working with the board and bringing this process to a successful and timely conclusion.

LIGHTING

Just wanted you to know I'm back from my summer in New Mexico and will resume duties of keeping our lamp posts lit. Here's what you can expect from me. If you see that your lamp post light is not on and give me a call I will try to replace it within a week's time or trouble shoot what else might be causing it to not light up. Sometimes the sensors that turn the light on at dusk and off at dawn fail and have to be replaced. I will also replace lamp post glass panes with new glass. To conform with Arizona 'Dark Sky' ordinances all replacement bulbs will be 40 watt.

And as an added feature, if your lamp post is in need of refurbishing (a new paint job) I will gladly take on that task in return for your tax deductible contribution to the ***David Westphall Veterans Foundation***. The Foundation came about when David, a United States Marine 1st Lieutenant lost his life in Vietnam in 1969. The Westphall family then dedicated their personal financial resources and the remainder of their lives honoring all who serve in our military. Your contribution will be used to keep America's first memorial in the country to honor those who served in Vietnam in pristine condition. More information about the Memorial which is located in Angel Fire New Mexico can be obtained at:



<https://www.vietnamveteransmemorial.org/>

With Veterans Day just around the corner your support will be greatly appreciated.



Michael Bottino, 641 W Camino del Poso, passed away on September 28 in New York state

Alan Cairns, 681 W Camino del Poso, passed away on November 3 in Green Valley

Our deepest sympathy to their families.

REMINDERS

ARIZONA LEASH LAW:

Your dog must be on a leash at all times. Each dog must be in an enclosure on the owner's property if unleashed. When not on this property, it must be on a leash not to exceed 6 feet in length, directly under the owner's control.

WANTED: Creative person to design a new letterhead for Townhouses IV. Please contact Julie Reppenhagen if interested.



PLEASE USE THE PEDESTRIAN PATH WHEN WALKING ALONG THE EASTERN CURVE OF DEL MONTE TO AVOID ONCOMING CARS.