



EL PAJARO PRESS

Canoa Seca Estates II Newsletter

March 2010

CSE II Website: www.cseii.com



President's corner

Dear Neighbors,

The CSEII Annual Meeting on March 5, 2010, is the beginning of a new year for our HOA. We appreciate all those who have volunteered to serve on the Board or on our Committees. We look forward to this new year. If you would like to be involved please contact any Board Member.

If you have not visited our Website yet – please do. We welcome your input. Did you know that if your home is for sale you can list it on our website? Our website is very informational and has several helpful links.

Thank You,

Carl Schuster

Architectural Committee

The Architectural Committee would like to give a big “thank-you” to those homeowners who have so graciously accepted their “HOA” responsibility by correcting the following CSE II architectural concerns on their individual lot. It is very much appreciated by each of us in CSE II.

1. Trimming of those trees on your lot which are above the garage parapet height.
2. Replacing your exterior garage door light so that it is not invasive to your neighbor.
3. Painting your garage door with one of the currently approved CSE II colors.

Please keep in mind the following as well. If you are planning to repaint the exterior of your home, contact the Architectural Committee to make sure that you have chosen one of the current “approved colors”. There are a few homes in our HOA which currently have an “old outdated” color which is not a current approved color. Also, if you are planning on making any additions or changes to the plants (vegetation) on your lot please contact the Architectural Committee to learn what is appropriate and/or not appropriate.

If you are considering an architectural change (building structure), to your home, you need to work with the Architectural Committee from day one in getting approval to do the project. There is a process which needs to be followed, and it is outlined in our CC&Rs for doing this.

Please feel free to contact the Architectural Committee, anytime you may have a question regarding an architectural concern. This way you will definitely know if what you are considering as a project is or is not appropriate.

GO TO OUR CSE II WEBSITE FOR ADDITIONAL INFORMATION!

COMMON GROUNDS

THE YEAR IN REVIEW - Current committee activity started in early February of this year with the trimming and removal of trees on the common grounds. Tree removal is a concern of many homeowners and the grounds committee. Tree removal is determined by three factors. First, root infringement under association streets. The streets are the association's most expensive budget item; therefore tree roots that grow under the street must be removed. Second, some removal occurs when trees are in violation of the CC&R's. Third, on some occasions, trees that cause undue maintenance expense, primarily because of rapid growth, are also removed.

Expenditures and Budget are as follows:

- 2008 actual expenditures were \$30,400
- 2009 forecasted expenditures were \$30,900
- 2009 actual expenditures were \$27,703
- 2010 forecasted expenditures are \$26,900

The 2010 schedule will be similar to last year's schedule:

- Trimming and removal of trees in winter and late spring.
- Grounds cleaning in late winter, late spring, and fall.
- Weed control will occur a total of eight times during the year.

CC&R's: All homeowners are encouraged to familiarize themselves with the CC&R's to have a proper understanding of the committee's responsibilities. All of the committee's work is governed by these rules.



SAVE THE DATE

8th Annual Cul-de-sac Party Wednesday, April 7, 2010

For our new residents, this is a casual outdoor event. Everyone brings an "appetizer" to share, and it is BYOB. The Social Committee provides setups. Please bring folding chairs so that you may sit and visit with the neighbors.

Flyers coming in March with more information.



New to the Block

Rick and Barbara Nelson are new residents at 3901 S. Via del Trogon. Their phone number is 867-6602. They are from Huntley, Illinois.

They arrived in early January. They had visited several times and rented once for a month. They absolutely loved the area; the desert, the scenery and the quiet.

Barbara was a stay at home mom and Rick worked for a grocery chain for 35 years. When he retired they bought a resort in Minnesota and ran it for six years.

Rick's interests are computers, fishing, cribbage, poker, and walking. Barbara loves walking, sewing, reading and gardening.

They have two sons, a daughter, and 10 grandchildren. Rick and Barbara are snowbirds. They'll be here until May and plan to return around the end of October.

The next newsletter will contain the following new neighbor interviews:

Roger and Ann Kolvoord
3891 S Via del Tejedor
822-8764

Patricia & John Danloe
3851 S Via del Urraca



WELCOME COMMITTEE REPORT

The sale of homes in CSE II has been brisk, in spite of the challenging economy. Six changed hands during 2009, with three more closing in the opening weeks of 2010. All of our new neighbors are wonderful, friendly, people! If you haven't met them yet, ring their door bell and introduce yourself; give them a warm welcome. Better yet, invite them over and really get to know them.

Jane & Patrick O'Hare
3790 Reyecuelo

Roma & Ben Ichikawa
3777 Garzota

Angela & Roger Kolvoord
3891 Tejedor

Pat & John Danloe
3851 Urraca

Nancy Puckett & Emanuel Shaham
3791 Tordo

Agnes & Alan Medlow
3811 Tordo

Diane & Tom Jurgens
3811 Trogon

Barbara & Rick Nelson
3901 Trogon

Mary Ellen & Larry Dellwo
3931 Trogon

Bienvenido

New phone Books

New phone books will be issued in March. We will shorten the length of the phonebook considerably by doing away with the listing by streets. If you have made a change in your e-mail address or phone number this year, please email me the changes at prathjen@yahoo.com

Cathy Rathjen

CSE II NEWSLETTER

The newsletter is now available on our website:
www.cseii.com

If you do not have computer access please notify Ginny Lippert at 625-0686 so we can deliver your newsletter.

Website

During the December-January time frame, there were 180 visitors to our website, 85 of the 180 were first time visitors. There are currently 23 active pages on our website. The top three pages that were visited were News Letters, Committees, and Homes for Sale. Committees are a vital part of CSEII. The CSEII website is a great communication tool for these committees, so I encourage all committee chairmen to review their respective website page and feel free to make changes, add current meeting info, pictures etc. Please send your info in word documents or PDF format. If you have any questions or need help in developing the information call or email me. I would also encourage anyone in CSEII that has their home for sale, to send me the website address for the sale information the realtor has posted on their website. This normally would be information much like the flyers the realtor hands out at an open house. If you have any questions give me a call or email me.

Dick Semler

COMMUNITY NEWS

Sahuarita Landfill

When County Administrator, Chuck Huckelberry announced recently that he was going to close the Sahuarita Landfill for one year due to a shortfall in the County Budget, the GVCCC took immediate action in an effort to have him reverse his decision. A letter was sent to Mr. Huckelberry asking him to reconsider his position. We pointed out that as a retirement community, many residents are unable to physically maintain their landscape in compliance with their HOA CC&R's. As a result they employ gardeners to do the work and if the refuse, cuttings, etc. have to be driven to the Los Reales Landfill, that additional time is an expense that is then passed onto the homeowner some of whom are on fixed or limited incomes. There is also the issue of illegal dumping in our deserts that will require increased law enforcement that is already stretched thin due to budget constraints. We have suggested reducing the days that the Landfill is open; consider a reduction in manpower and also a reduction in the fee paid to the Town of Sahuarita. Even an increase in the fee schedule should be considered. The GVCCC is working with the Chamber of Commerce and Supervisor Carroll's office together with our HOA members to submit a letter to Mr. Huckelberry in an effort to convince him to keep the Sahuarita Landfill open.

Office Relocation

The GVCCC will be moving from its present location to larger space just around the corner and adjacent to the China View restaurant. Presently, we are scheduled to make the move on Friday, March 12th. Needless to say, after being in one location for 14 plus years, when we start packing up, there is no telling what we will find in the closet or boxes or shelves or wherever! Anyway, if you happen to call us or stop by the following week, please be patient as we will probably still be trying to sort things out so as to function properly. If you get the opportunity, come on by and take a peek at our new "digs."

Green Valley Community Coordinating Council, Inc.

(520) 648-1936 · Fax (520) 648-5079 ·

e-mail: gvccc@theriver.com ·

web site: www.gvccc.org

SENIOR ANTI-CRIME UNIVERSITY

The Senior Anti-Crime University is a great opportunity for active, involved Arizonans to work with Arizona Attorney General Terry Goddard to learn to detect scams against seniors and to help others avoid frauds, scams and abuse. Goddard wants all Arizonans to have the knowledge to stay safe and stop crimes before they happen.

Free Classes. . . Learn to Avoid Scams, Prevent Fraud and Stay Safe!

Classes offered:

- Consumer Fraud & Scams
- Identity Theft
- Life Care Planning/Health Care Directives
- Financial Exploitation
- Elder Abuse & Neglect
- Charitable Giving
- Personal Safety
- Internet Safety
- Healthcare/Medicare Fraud
- Reverse mortgages/mortgage scams

"Keeping Arizona seniors well-informed provides the best defense against frauds and scams", Goddard said. "The Anti-Crime University will present a wealth of useful information to identify and prevent all manner of schemes and ripoffs. Protecting seniors has long ranked as a top priority for the Attorney General's Office, and this program moves our efforts up another notch."

Senior Anti-Crime University
April 7, 2010 – Noon to 4 PM
Green Valley at La Posada
635 Park Centre Ave.

Registration is required – space is limited. For more information, or to register online, go to the SENIORS tab at the Attorney General's website, www.azag.gov.

Email: SeniorSleuth@azag.gov or call the Attorney General's Office, 602-542-2124

** If you have any questions about this workshop, feel free to contact Jerry Belenker at 399-1128.

