

August 2002

Community Newsletter

Monterra Ridge News

Board Meetings

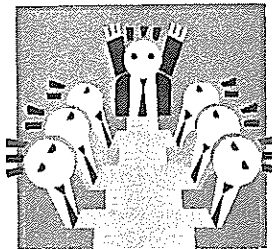
The next Board of Directors meeting is scheduled for:

DATE: September 14, 2002

TIME: 6:00 PM

PLACE: Cadden Community Management
1870 West Prince Road, Suite #47
(Prince Road & the Freeway)

The Board meetings are held on the first Wednesday of every other month at 6:00 PM. All homeowners are encouraged and welcome to attend.



All homeowners are welcome to attend.

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Treasurer's Report—as of June 30, 2002

Operating Balance: \$9,741.21
 Reserve Balance: \$7,782.60
 Delinquent: \$ 448.17
 Prepaid: \$6,132.96

We have received notice that Waste Management will be raising their fees by .30 cents per home per month this year. We have also been advised of a substantial rise in the cost of premiums for common area insurance. This will of course be reflected in the 2003 budget, now in preparation.

ROAD WIDENING

We have received notice from Oro Valley that Tangerine Road will be under construction soon, due to road widening. We have no time-frame, but will keep you posted. If you have any specific questions, please contact Oro Valley Project Manager Joe Rodriquez, at 229-4897.

Special points of Interest:

- Board meetings.
- Financial Report.
- Trash Pick up days.
- Road widening.
- Landscaping.
- Your pets.
- Summertime.
- Community Garage Sale

Trash Pick up—reminder of pick up days



Trash reminder

- Memorial Day * * * May 27, 2002
- Independence Day * * * July 4, 2002
- Labor Day * * * September 2, 2002
- Thanksgiving * * * November 28, 2002
- Christmas Day * * * December 25, 2002
- New Year's Day * * * January 1, 2003

Community Garage Sale

October 19, 2002

8:00 AM to 3:00 PM



If you have any questions, please contact Waste Management at 744-2600.

Landscaping

REMINDER: According to the CC&RS, the Architectural Review Committee must approve any changes to the exterior of your property. Please contact your Association Manager, Margaret Becker for the correct forms.

Please remember that there is a list of restricted plants in your community. If you plant any of these restricted plants, you will be requested to remove them. Contact your manager, Margaret Becker, for a list of approved plants. This could save you a great deal of time, money and hard work.

While on the subject of landscaping, we found the following article most helpful.

Mistletoe: This is a phenomenon well known to the dwellers in the desert. They are a part of nature. It found the way to survive and it is amazing how it does it. I would like to share with you a few facts and observations on these plants.

Mistletoe is a parasitic plant. The seeds are spread to new hosts via wind or poop from birds and other animals. It soon taps its roots into the vascular system of the host plant and starts to pull water and photosynthate (plant food products like simple sugars, carbohydrates and proteins). It is a parasite because it does not give to the host plant anything in return for a place to live. Once the mistletoe roots are in the host plant, it will keep growing and even when it is removed, it will re-grow. It is good

practice to keep removing the mistletoe clusters on a regular basis. The mistletoe itself will not kill the tree, but together with other stresses (i.e. drought, pest attack, improper arborist practices or diseases) it can contribute to the tree decline. Secondary is the physiological damage caused to the tree by the mistletoe. The tree is responding to the parasite with unnatural cancerous growth. Swollen tissue and clusters of vigorous water sprouts is the result of well-established mistletoe. If it is possible the whole twig or branch should be removed as long as it is not affecting the structural integrity of the crown. There are several mistletoe control products on the market. These products are serious poisons and none of the manufacturers guarantee the mistletoe will not re-grow. It is not recommended to use chemicals of high potency to kill the mistletoe because there might be something else we want to keep alive. Regular mechanical control is still the best way to control this parasite and prolong the life of your valuable trees and shrubs.

Pets

Some people are pet people. They love dogs. They look at a pair of puppy dog eyes and their hearts melt. They dress their dogs in little doggie outfits, purr to their pooches in baby talk – making frequent use of the word "awwwwwww" – and take more pictures of their pups than parents take of their kids. They don't understand how anyone could not like a dog.

Some people aren't dog people. They look at a dog and think of slobber and fangs, smells and stains, and vast clouds of shedding hair. Their first reaction when they see a dog is to check their shoes – or to cower in fear. They don't understand how anyone could like having a dog.

In common-interest communities, dog and non-dog lovers need to co-exist – sometimes in close proximity. That isn't necessarily a problem, until Rover

starts barking late into the night. Or when Fido digs holes in a neighbor's garden. Or when Spot starts spotting the common areas. That's when the community Association starts receiving complaints. How can you control pet problems? Or more accurately, how can you control problems caused by pet owners?



Loving pets—need special attention!

It should be remembered that there are leash and "pooper scooper" laws in Pima County. These laws require that all pets are on leashes when outside of their owner's yard, and any droppings deposited by the pet are cleared up immediately by the owner. We encourage everyone to abide by these laws so that we may all enjoy our walks in a clean and safe environment.

Summertime—and the living is easy. Or is it??

Sheets of rain, Clouds of Dust—Safe Driving in Tucson's Monsoon.

As the first dark clouds and subtle hints of approaching moisture roll in each summer, faces across Tucson light up in anticipation. Summer rains refresh the spirit and bring some relief from 100 plus temperatures. However, these same rains can also pose some of the most hazardous driving conditions of the year for Tucson motorists.

In hot weather, oils from tires, engines and hot asphalt rise and mingle together on pavement surfaces. When water hits these oils, it results in very slick roads. The first few minutes of a shower, before the oils and water have the chance to run off the pavement, are especially hazardous. Drivers should slow down and provide adequate stopping distance in case of skidding.

Monsoon rains can also flood dry washes with fast-moving water, and make your usual routes impassable. Drivers are advised to plan ahead for alternative routes that will avoid flooded roadways and running washes. Motorists who attempt to drive around, or move, barriers to drive through running washes put themselves and their passengers in danger. Drivers may be cited, as well as billed by the emergency services agencies call to rescue them.

In addition to rain, dust storms are another driving hazard. Severe dust storms can appear as solid, moving walls of dust, reducing visibility suddenly and totally. Driving in such a storm is extremely dangerous: areas of I-10 have been scenes of numerous pile-ups of vehicles whose drivers could neither see or be seen. If you are caught in a dust storm, please remember to:

- Turn on your radio to catch severe weather bulletins.
- Reduce speed and turn on driving lights.
- If you cannot see 300 feet (the length of a football field), PULL OFF THE ROADWAY as far as possible, even as far as the right-of-way fence, and then TURN OFF YOUR LIGHTS. If you leave your lights on, other motorists may head towards you, thinking you're driving on the highway, and crash into you.
- In high winds, tumbleweeds roll across the countryside. Do not take evasive action to avoid them: they are light masses of small, brittle stems and are not hazardous to automobiles.

Northwest Fire/Rescue hopes you enjoy the beauty that summer weather brings to the desert, but ask that you please use extra caution when driving in Tucson's "Monsoon" storms.

NARANJA TOWN SITE MASTER PLAN

The ±213 acre property is centrally located in Oro Valley, north of Naranja Road, east of Copper Creek subdivision, south of Tangerine Road, and west of Monterra Hills subdivision. Facilities to be developed on this site are intended to serve present and future needs of the Town of Oro Valley and its surrounding service area.

The Town purchased the west 40 acres of the site in 1996 for recreational purposes. The remaining 173 acres were purchased at a State Land auction in October of 2000. Although the site is currently vacant and void of buildings, it was once used as a sand and gravel operation, as well as a mixing plant. The State required the operator of the facility to remove all buildings and materials and clean up the site prior to the land auction.

Earlier this year, the Mayor and Town Council approved appointment of members to the Naranja Town Site Master Plan Executive Committee and Task Force to oversee the development of a Master Plan for the entire site.

On May 16, 2001, the Mayor and Town Council authorized the Town of Oro Valley to enter into a contract with Stantec Consulting Inc. to provide professional services to assist the Task Force in the development of the Master Plan.

The site has potential for a variety of beneficial uses, which may include parks, recreation, and cultural amenities, and/or municipal facilities.

WHAT ARE YOUR IDEAS FOR THE SITE?

Completing & Returning one of the Following Questionnaires:

- Group Questionnaire
- Individual Questionnaire

Please print questionnaire and mail to the Town of Oro Valley, Community Development Director, 11000 N. La Canada Dr, Oro Valley, AZ 85737 or fax it to (520) 742-1022. You may also send e-mail to rsoriano@orovalley.net

BASKETBALL GOALS:

Many of our residents have basketball goals outside their homes. While these do not require formal approval from the Architectural Review Committee, we have received comments from owners about these basketball goals being parked on streets and sidewalks. Please be kind to your neighbors—do not put your BB goal on the street, and keep it from blocking sidewalks. Many residents like to walk the community, and blocking sidewalks does not help to ensure a quiet, peaceful stroll. Thank you.



Good Old Tucson...Did you know?

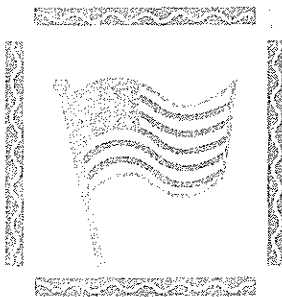
Ever since Europeans came to this area of the world and began keeping written records of their travels in the Tucson area, the name of what is now our modern city of Tucson has been spelled in about 40 different ways. It wasn't until around the time of the American Civil War that the current spelling appeared. Even then, it took a while longer for it to become the official spelling. Today, many major corporations and publishers still switch the "c" and the "s" and it gives all of us who live here a good laugh. Here are some of the more interesting spellings of Tucson that have appeared in the past:

Styuk-son
Tugson
Stycson
Tuczon
Tubson
Frucson
Stjukson

Tuquison
Tuvoon
Stjockson
Tuhson
Touzon
Toison

From *Arizona Names: X Marks the Place*, Byrd Howell Granger, 1993)

Only in America...



Only in America... are there handicap-parking places in front of a skating rink...

Only in America... do people order double cheeseburgers, a large fry, and a diet coke...

Only in America... do banks leave both doors open and then chain the pens to the counters...

Only in America... do we leave cars worth thousands of dollars in the driveway and leave useless things and junk in boxes in the garage...

Only in America... do we use answering machines to screen calls and then have call waiting so we won't miss a call from someone we didn't want to talk to in the first place...

Board of Directors

President – Jeff Grant

Vice President – Sylvia Allison

Treasurer – Tony Eichorn

Secretary – Steve Musante

Member at Large – Joe Watson

Managers Corner:

Margaret Becker is the Association Manager for Monterra Ridge Homeowners Association. She has been a resident of Arizona since 1983, with a 6-year absence in Houston. She has a PCAM designation from Community Associations Institute and is a past president of the Southern Arizona Chapter. Margaret has 18 years experience in the Association management business.

Monterra Ridge HOA

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Tucson, AZ 85705