

# CONTINENTAL RANCH

*the windmill*

August 2014 Edition

[www.crcatucson.com](http://www.crcatucson.com)

## Mark Your Calendars

August 2014

- 4th Pool Committee  
7 p.m. at WP
- 5th Landscape Committee  
7 p.m. at WP
- 6th Covenants Committee  
6 p.m. at WP
- 7th ARC  
2 p.m. at WP
- 11th Block Party  
5-8 p.m. at WP
- Finance Committee  
6:30 p.m. at WP
- 19th Board of Directors Meeting  
6:45 p.m. at CC
- 21st ARC  
7 p.m. at WP
- 30th CRCA Office Open  
9 a.m. - 1 p.m.

## President's Report – John Lambert

Another school year starts on August 5th so watch out for the children going to and from school. They've been on summer vacation and may not be as attentive to traffic around them. Speaking of school, the Marana High School marching band will be holding a rummage sale fundraiser at the Community Center on August 9th to help purchase accessories like hat boxes, suit bags, gloves, etc. for their NEW uniforms. The band participates in the Rodeo Days Parade, the Marana Founders' Day Parade, as well as dedicating every Friday night during football season to play at the games. This is a great opportunity to pick up used treasures and school clothes as well as support the local high school band. Last year they were able to acquire a director's observation tower with proceeds from their sale.

The Windmill pool deck repairs should be complete as well as the repainting of the office building, ramadas, and pool fencing as required by the Reserve study. Keeping our assets up to a high standard is the goal of the BOD and through careful budgeting and contributions to the Reserve funding we have been able to do this while not having to increase assessments. With the required increases to the Reserve contributions each year there will be some choices to be made in the next few years.

The survey sent out to the homeowners concerning keeping Windmill pool open in the winter months has been tallied. There were 620 homeowner surveys returned. 442 homeowners (71%) wanted the pool closed in the winter and 178 homeowners (29%) wanted it open. The BOD will follow the majority opinion in this matter.

Hopefully the monsoons will kick in this month as we can surely use the rain.

Presort  
Standard  
US Postage  
PAID  
Tucson, AZ  
Permit #80

Continental Ranch  
Community Association  
9150 N. Coachline Blvd.  
Tucson, AZ 85743

# Table of Contents

Page 1	President's Message
Page 2	Fall Sports in Marana
Page 3	July Board Meeting Recap Monthly Payment Option
Page 4-5	Root Rot
Page 5	Useful Info about Walls
Page 6	A Word from Landscape
Page 7	Block Party A Friendly Reminder
Page 8	Business Spotlight
Page 9-11	Advertising
Pages 12-13	Calendars
Pages 14-21	Advertising
Page 22	Vandalism Reward
Page 23	Useful Numbers Newsletter Policies
Page 24	Management's Message and Contact Info



# Fall Sports in Marana

Marana Parks and Recreation wants your family to hit the court, get on the green, or score some goals. Stay active this fall with the Town's full list of youth sport activities. Recreational sports are a great way to spark interest, meet friends and introduce your child to new skills. Space is limited, so register today.



## Youth Tennis

### Lessons (ages 7-14)

Get off the couch and on the court with nine weeks of one hour lessons

Continental Ranch

Neighborhood Park

Saturdays, Sept. 6 – Oct. 25

\$50 resident / 62.50 non-resident



## Pee Wee Soccer

(ages 3-6)

Sign your tot up for this heart healthy, fast-action, world-wide sport!

TWO LOCATIONS:

Crossroads at Silverbell District Park

Tuesdays, Sept. 9 – Oct. 28

Ora Mae Harn Park

Thursdays, Sept. 11-Oct. 30

\$40 resident / \$50 non-resident

## Youth Golf Lessons (ages 5-17)

Make par with four lessons taught by a golf professional.

Days and times based on age groups.

Quarry Pines Golf Course

Aug. 7 – Aug. 29

Starting at \$20

Registration at [www.marana.com/recreation](http://www.marana.com/recreation)

Stay connected to your parks.

Like Marana Parks & Recreation on Facebook!

[www.facebook.com/maranaparksandrecreation](http://www.facebook.com/maranaparksandrecreation).

# July Recap: Meetings At A Glance

*The following are highlights from the regular meeting of the Board of Directors held July 15, 2014 at the Community Center. Completed minutes will be posted to the website after they are approved at the next appropriate meeting. A copy of approved minutes may also be requested from the office. Recordings of all meetings will be retained for a period of 30 days following posting of approved minutes to the website.*

## President's Message

Outcome of the survey for winter closure of the pool was reported; of the residential property responses, 71% favored closing the pools for the winter and 29% voted to keep one pool open year round. When votes from commercial properties were included with the total count, the percentages adjusted to 82% for winter closure and 18% in favor of year round operation.

## Board Actions

Covenants Committee recommendations were approved: \$25 fines and pool use suspensions and lot cleanups for various unresolved violations; a request from a resident to plant cactus in a common area was denied; approval for adjusting drip irrigation emitters to trees on Twin Peaks Blvd, approval for Windmill Pool area pony wall repairs and painting; approval for purchase of a replacement clock at the Community Center; approval of purchase and installation

of chlorinator units on the spa and kiddie pool; approval to remove one lane line at each pool; approval of correction to the committee general standards charter; approval of several dead trees to be removed.

## Community Activities

Farmers Market continues at Windmill Park; every Thursday 8am – 12pm.

Monthly Block Party Food Truck Roundup at Windmill Park the second Monday of each month; next Block Party scheduled for August 11th from 5pm – 8pm.

## Manager's Report

The community manager gave a brief report on the status of all projects recently completed and/or currently underway since the previous Board meeting, including: Nominating Committee met and recommended all four applicants to the Board for the annual election, including Al Diaz, John Lambert, Robert Vollbrecht, and William Cicala; Windmill Pool was closed for repainting of the facilities and sealing of the pool deck from July 14th through July 31st; three trees died on Twin Peaks and samples were sent to a lab for testing; the landscape maintenance crew was unable to service the pool area landscaping due to confrontation by residents using the pool.

---

## Assessments Due - Monthly Payment Option

Would monthly payments be easier for you? Currently, the Association billing is set for semi-annual assessments, which saves the Association's funds by reducing processing and the number of mailings that are done each year. CRCA realizes that monthly payments are easier for many folks to work into their budgets, rather than lump semi-annual payments. If this is the case for you, CRCA wants you to know that you can always make monthly payments in advance of the billing date, throughout the billing cycle, and CRCA Management will credit the payments to your account. Currently the dues are \$148.50 per 6-months, which works out to \$24.75 per month. Call or stop by the office if you would like further details!



# Root Rot Problems

The handful of unsightly dead trees along the roadside has undoubtedly drawn the attention of those who use Twin Peaks Road as their main route to get home. The trees died very abruptly, showing no signs of distress; until suddenly they dried up, completely dead with all their leaves still attached. The trees were closely inspected in an effort to determine their cause of death. The trees were eventually removed, but prior to removal root samples were taken and sent to a laboratory for testing. The lab results came back positive for a pathogen known as Texas Root Rot. Below is an excerpt from the information supplied by the lab regarding this plant illness.

*By Natalie P. Goldberg*

*Extension Plant Pathologist NMSU Cooperative Extension Service*

*College of Agriculture and Home Economics*

Phymatotrichum root rot, also known as cotton root rot or Texas root rot, is caused by a soil-borne fungus. Of all diseases known to occur on broad-leaved plants, this is one of the most destructive and difficult to control. The pathogen has an incredibly wide host range and surefire survival techniques—two features that make management a nightmare for unfortunate growers faced with the disease. Although thoroughly studied since its discovery in 1888, researchers, farmers, and homeowners still have little ammunition in the fight against the disease.



Fortunately this fungus is limited in distribution and does not readily spread from one location to another. The fungus is restricted geographically to the southwestern United States and northern Mexico in alkaline soils with low organic matter. It also occurs only at elevations below 5,000 feet and is typically found in relatively small areas. It spreads slowly from plant to plant when a fungal strand from an infected root grows through the soil to a nearby healthy root. It has no means of air-borne spread. The fungus has unique biological characteristics that contribute to management difficulties.

First, *P. omnivorum* has an extremely wide host range, infecting over 2,300 species of unrelated dicotyledonous (broadleaved) plants. The fungus attacks only mature plants; seedlings are not susceptible to the disease. The fungus can also survive on roots of native vegetation, such as mesquite, without causing any disease.

Second, the fungus persists almost indefinitely in soil. Much of the fungus is found in the top 2 to 6 feet of soil, however fungal survival structures have been found over 12 feet deep. Another concern is that isolates of the fungus are non-specific. For example, an isolate infecting cotton is also virulent on fruit trees and ornamentals and vice versa. Thus, housing developments in old cotton and alfalfa fields with a history of the disease can be disastrous for urban landscapers.

Continued page 5



# Root Rot Problems continued

The fungus is only active in summer months when air and soil temperatures are high. The greatest incidence of disease occurs when soil temperature at 1 foot deep is greater than 80°F and the air temperature in the plant canopy is above 104°F. When environmental conditions are favorable for fungal activity, the pathogen invades plants through their root systems. Infected roots rot and cannot transport water to the above-ground portion of the plant. Symptoms on above-ground plant parts resemble water stress. The first evidence of disease is slight yellowing of the leaves. Leaves quickly turn to a bronze color and begin to wilt. Permanent wilting of the branches can occur very rapidly, as little as two weeks from the first expression of disease. The tree dies with leaves remaining firmly attached. In some cases, the tree wilts so quickly that the leaves hardly change color, though they will become dry and brittle.

Research to control this disease has been extensive, yet there are no good control methods. There is no resistance or tolerance to this disease in most of the commonly infected hosts. The best recommendation is to avoid land known to be infested with the fungus.

---

## Useful Info about Walls

Have you ever wondered about raising your wall to make it taller? With all the relatively short walls built by the original home builders, many folks in Continental Ranch have raised their walls or have considered it. Hopefully this article will be helpful to those who might wonder what the process is in getting approval for this type of project.

The community's Design Guidelines (which can be found at [www.crcatucson.com](http://www.crcatucson.com), or at the office) state that a maximum wall height of 6-feet is allowed in the community. As with most exterior modifications, an ARC Application is required to be submitted for approval by the Architectural Review Committee (ARC) prior to commencing work. In addition, the Town of Marana building code requires a permit be obtained for walls 5-feet tall or higher. A copy of the permit is also required for the Committee to approve an ARC application.



Here are the 3 steps for completing the process:

1. Measure your wall and submit an ARC Application stating the final height you wish to achieve to obtain "conditional approval" from the Committee
2. Apply with the Town of Marana and obtain a building permit
3. Submit a copy of your permit to the Committee for final approval from CRCA

Although this is a fairly simple process, it is a question commonly asked. The office staff, as well as the Committee, are always happy to help with this and any other questions you have about getting exterior changes to your home approved through the ARC.

# A Word from the Landscape Committee

Hopefully you got your pre-emergent weed control applied to your yards before the rains came. The rains were right on schedule this year, they hit the first week of July and then again really hard the second week. The rain storm we got on July 15th will kick start those weed seeds that weren't sprayed. I'm sure the rains are not done, so it's not too late.

I wanted to give you a quick update on a few things we have accomplished so far this year. As mentioned in several articles over the last couple of months, the witches broom infested Palo Verde trees have been a big concern. Not only do we have problems with these trees dying and becoming easily damaged from storms, Palo Verde trees are fairly short lived trees that require a lot of cleanup and maintenance. The witches broom was the final tip of the scale which prompted us to remove them.

Along the lines of improvements; we planted new trees at a CMID well site to make it look more like a park setting instead of a large, empty, barren lot. We may revisit this common area's landscape plan in a couple of years and add some more shrubs and other improvements, but for now these trees will greatly enhance that site and bring value to the neighborhood. Also we have updated the monuments at Sliverbell and Coachline. The raised planters were a disaster. They had prickly pear planted in them and other plants just thrown in there over the years, in no meaningful manner. We removed several golden barrels that were coated white from the lawn sprinklers over-spray and are being nursed back to health at a local nursery (free of charge) to be used back in the community at a later date.

We are not only concerned about maintenance, upkeep, and improvements; we are also looking towards the future and long term health of CRCA landscape. In the past we have told the arborists that we wanted our trees trimmed, without much direction. While this has been better than not pruning at all, this year we decided to have a Certified Arborist, one of the most renowned in Arizona, (after interviewing several) to write up guidelines for CRCA tree trimming. This way, we know the trees are being pruned to correct way, not just the way the landscape committee wants them pruned. It also levels the playing field with the contractors when we send the pruning work out to bid. All the contractors know exactly how to bid the project. It also gives them a focused direction and accountability. With the amount of trees in CRCA, we considered this to be good investment in the future health of the community's landscape.

These are some of our main highlights to date this year. We will continue to identify areas of improvement, areas of safety and maintenance, and areas to ensure the long-term health of the landscape. One of our main concerns is to keep the property values high. Also, if we expect Continental Ranch residents to take care of their landscapes, we feel we need to set the standard.

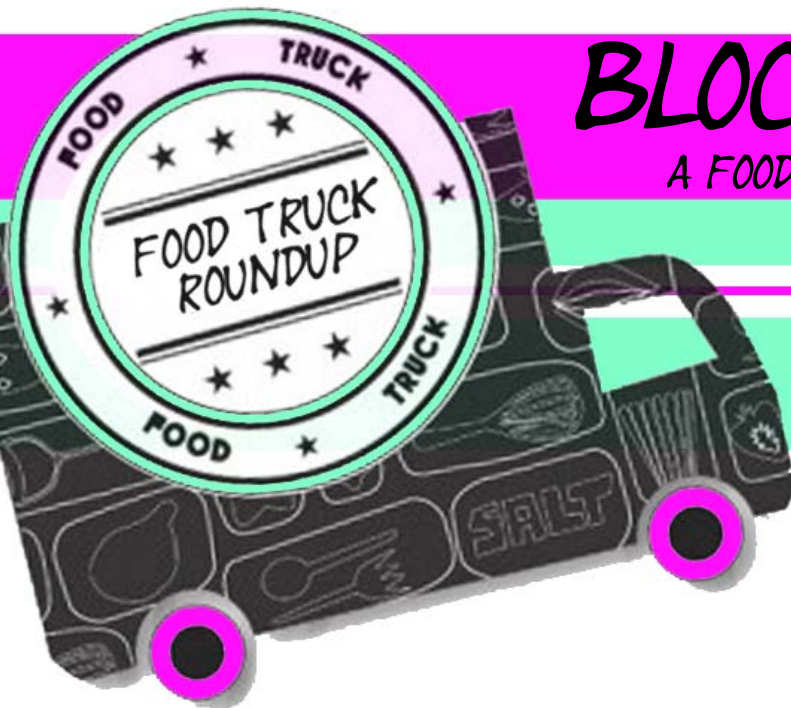
Just a quick landscape tip: It is best to water your lawn in the early morning, not in the evening. Watering your lawn in the evening provides for a good environment for fungus to grow.

Thank you for your support.

Rob Palfreyman

CRCA Landscape Committee Chairman





# BLOCK PARTY

A FOOD TRUCK ROUNDUP

**WHEN:**  
AUGUST 11TH, 2014  
FROM: 5PM - 8PM

**WHERE:**  
WINDMILL PARK,  
9150 N. COACHLINE BLVD

We're at it again! Another Block Party/ Food Truck Roundup will be held at Windmill park on Monday August 11th between 5:00 pm and 8:00 pm. A variety of food trucks will be available to satisfy your appetite, so grab the family and come on down for food, fun and all around merriment!



## A Friendly Reminder

### ☹ Dog Poop Doesn't Biodegrade Like Wild Animal Poop

We feed our dogs food that's very different from the food wild animals eat, therefore, dog waste does not biodegrade quickly like wild animal waste. Because of the sheer number of pets in suburban neighborhoods and in local parks, this hardy dog waste accumulates.

### ☹ Dog Poop Contains Harmful Bacteria, Parasites.

Dog waste can contain harmful organisms like E. coli, giardia, salmonella, roundworms, hookworms, and cryptosporidium. These can be passed on to you or your pet, and may cause health problems.



# CRCA Community Business Spotlight

Residents aren't the only members of the Continental Ranch Community Association. There are several dozen businesses belonging to the Association as well, many of which are privately owned small businesses. Please tune into this section each month to learn more about businesses within the Association. Supporting these small businesses can lead to supporting the strength of the Association as a whole. There might just be a business in the neighborhood that you didn't know was there!

## The UPS Store - 7850 N. Silverbell Rd.

As the new owners of The UPS Store located at Cortaro Road and Silverbell in the Fry's shopping center, we are proud to offer our services to the Continental Ranch Community and surrounding areas. We recently relocated



to Tucson from Albuquerque, New Mexico, where we owned two other UPS stores for the past ten years. Our number one focus in our business is to provide excellent customer service. We provide a variety of services, such as mailbox rentals as well as other postal services. We also provide packaging services to make sure your packages arrive safely. Whether you're a small business owner or just in need of copying services, you might be interested in our variety of services, such as shredding, binding, laminating, copying, and faxing. Come by and see us for all of your office supplies as well!

We are open 8 a.m. to 6 p.m. Monday- Friday and 9 a.m. to 5 p.m. on Saturday.

We look forward to providing you with excellent customer service,  
Andy and Kim Lindemann  
520-744-1999

---

## Finders Keepers Exchange - 9190 N. Coachline Blvd. Ste. 130

Just recently opened on May 31st, Finders Keepers Exchange is a Consignment/Thrift boutique that carries gently used, handmade, and new items. We have a variety of one of a kind items at great prices!

Finders Keepers Exchange accepts your gently used items on a consignment basis and sells them in the store. If possible, some items we will buy from you right on the spot. Other items we consign only. For items that are consigned, you get a % of what the item sells for. If your items do not sell within 60 days at our store, you have the option to pick up the items. What are you waiting for? Make money from the items you no longer use. Call us today at 520-822-6067 or stop by to drop off your items. We are open Wednesday - Saturday 11am - 6pm.



All items must be in perfect condition, clean and on hangers. What we are currently looking for:

XS - 5X Sizes Clothing: Women's and Girl Teens & Juniors

Summer Clothing: Shorts, Skirts, Dresses, Tops, Tank Tops, Capri's, Jeans

Winter Clothing: Coats, Sweaters, Long Sleeve Tops, Jeans

Business Clothing - All Sizes • Wedding Dresses – All Sizes • Plus Sizes

Purses • Shoes/Sandals/High Heels/Flats • Jewelry • Accessories • Small furniture and home décor items

We are also looking for handmade items such as handmade art, clothing, jewelry, handbags, etc., contact us today to discuss placing them in the store.

FKExchange@gmail.com • SHOP ONLINE @ WWW.FKEXCHANGE.COM



# The Continental Ranch Farmers Market is here!!!

[www.continentalranchfarmersmarket.com](http://www.continentalranchfarmersmarket.com)



Come over and see what local farmers  
and artisans have to offer...



organic vegetables and grass-fed beef, fresh eggs,  
real bacon, chorizo, jewelry, pottery, soaps, doggie treats,  
fresh breads, baklava, honey, kettle corn,  
knife/tool/scissor sharpener onsite...

+ more!



Buy local!!! Buy fresh!!!

**Where: Coachline & Twin Peaks  
Windmill Park West Parking Lot  
(next to Walgreens and Angela's)**



**When: Every Thursday 8 am to 12 pm**



MARKET YOUR BUSINESS TO  
CONTINENTAL RANCH  
OWNERS!

ADVERTISE IN THE CRCA  
NEWSLETTER!

CALL THE OFFICE TODAY  
297-7600



We have been **On The Road Again For You!**  
Monthly tour available from Tucson.  
Web: [ONTHEROADAGAINFORYOU.COM](http://ONTHEROADAGAINFORYOU.COM)  
Fran 520-490-3709 / Sharon 520-299-8345

## Quality Painting From Start to Finish



**KACHINA**



**\$200 OFF**  
complete exterior  
paint job

**\$100 OFF**  
complete interior  
paint job of  
\$950 or more

Custom Home Painting • Stucco Repair  
Roof Coating • Pressure Washing

**520-744-0067**

Residential & Commercial  
Licensed • Bonded • Insured • Roc # 132931



*Afternoon smiles*



*Our first photo*



*Best friends*



*Our little get together*

**Sometimes we forget  
what's important.  
It's time to remember.  
Come join us at  
Sanctuary Church.**



*Lots of puppy love*



*Taking the dive*



*Making the journey together*



*Memories with grandpa*



**Sanctuary**

United Methodist Church

7620 N Hartman Lane, Suite 146  
Tucson, AZ 85743  
1/2 mile past Harkins Theater

New sermon series,  
"Dealing with Life's Struggles"  
starts August 10, 2014

[www.TheWelcomingChurch.com](http://www.TheWelcomingChurch.com)



## Great golf, panoramic views

... and sizzlin' summer rates!



\$39 includes cart and warm-up balls

\$26 after 11am • \$19 after 3pm

Summer rates in effect May 1st • Call to make reservations  
4 day advance bookings available • Ask about golf memberships!

Golf Shop **579.7000**

[www.TheHighlandsAtDoveMountain.com](http://www.TheHighlandsAtDoveMountain.com)



Professional licensed practitioners in:  
Cosmetology • Barbering • Massage Therapy

## Bob's House of Hair



*This is where you are a person not a number*

[bobshouseofhair.com](http://bobshouseofhair.com)

8651 N. Silverbelle Rd. #101  
Marana, AZ 85743

**(520) 797-6566**



## Soila's Housekeeping

**Best Quality-Low Prices**

*Please call for a Free Estimate!*

And ask about our discounts.

520-409-4099

520-612-3648

## ADOPTABLE CATS

available from

## Saving At Risk Animals

🐾 volunteer-run, nonprofit, no-kill, cat rescue group 🐾

🐾 adoption events held weekly 🐾

Email: [rescuesara@earthlink.net](mailto:rescuesara@earthlink.net)

Phone (520) 869-5705



See our website

[www.savingatriskanimals.org](http://www.savingatriskanimals.org)



## Hardeman Home Service

John L. Hardeman  
520.808.1739

- Carpentry/Trim
- Cabinet Install
- Drywall
- Painting
- Welding
- Home Maintenance
- Appliance Install
- Install Doors/Locks
- Ceiling Fans/Lights
- Plus More

Not a Licensed Contractor



**Safe, effective, affordable solutions  
for your pest control needs.**

**\*\*\*\*August Special\*\*\*\***

**Free termite inspection.  
Put your house under warranty BEFORE  
termite season.**

**1 free pest control service with termite warranty.**

**Call 520-339-2437**

**For a Free Consultation**

**[www.swpestsolutions.com](http://www.swpestsolutions.com)**

\*Some restrictions may apply\*

# August 2014

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
					1	2
3	4 Pool Committee 7pm at WP	5 Landscape Committee 7pm at WP	6 Covenants Committee 6pm at WP	7 ARC 2pm at WP  Farmers Market 8am-12pm at WP	8	9
10	11 Block Party 5-8pm at Windmill Park  Finance Committee 6:30pm at WP	12	13	14  Farmers Market 8am-12pm at WP	15	16
17	18	19 Board & Exec. Meeting 6:45pm at CC	20	21 ARC 7pm at WP  Farmers Market 8am-12pm at WP	22	23
24/ 31	25	26	27	28  Farmers Market 8am-12pm at WP	29	30 CRCA office open 9am - 1pm



# September 2014

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
	1 Labor Day CRCA Office Closed	2 Landscape Committee 7pm at WP	3 Covenants Committee 6pm at WP	4 ARC 2pm at WP  Farmers Market 8am-12pm at WP	5	6
7	8 Block Party 5-8pm at Windmill Park  Finance Committee 6:30pm at WP  Pool Committee 7pm at CC	9 Meet the Candidates 7pm at CC	10	11    Farmers Market 8am-12pm at WP	12	13
14	15	16 Board & Exec. Meeting 6:45pm at CC	17	18 ARC 7pm at WP  Farmers Market 8am-12pm at WP	19	20
21	22	23	24	25  Farmers Market 8am-12pm at WP	26	27 CRCA office open 9am - 1pm
28	29	30				



**Judy Ibrado**  
**Realtor® ABR, SFR**  
**(520) 301-8455**  
**jibrado@longrealty.com**

## Client Testimonial

Judy is not just knowledgeable and thorough, she also stays one step ahead ahead of you in making certain everything in is place at the right time. Judy sold my mother's home and we live 2,500 miles away, but it was flawless and we ended up getting a great price on the house in the dead heat of summer. Her resources are the best quality at the best price, and she knows everyone! You will be impressed at each step along the process of listing, selling and closing on your home. Thank you Judy!

Wanda Privot  
 Tucson



Scan code for listings  
 and other information.

### Garage Door Repair of Tucson



• Best Prices • Best Products • Best Customer Service

**(520) 548-9868**

GarageDoorRepairTucson.com

### CLEANING SERVICES starting at **\$95**

**NEAT & TIDY**



*By Diane*

Residential & Commercial  
 Detail Cleaning  
 Organization  
 Special Projects  
 Routine Home Cleaning

*Let's make you smile today!*

Call for a Customized Estimate **850-5382**

**Weekly, Bi-Weekly and Monthly Services**

**www.LandscapingInMarana.com**

**(520) 272-1094**

Serving Sunflower & Continental Ranch since 2005



- **Maintenance**
- **Professional Tree Service** (Certified Arborist)
- **Complete Irrigation Service**
- **Landscape Installation**

Mention Ad when calling:

**10% DISCOUNT**

Landscape Maintenance

Tree Care



Licensed Bonded Insured ROC 208882



2561 W. Ruthrauff Rd. Tucson, AZ 85705



Now Enrolling  
6 wks—6 yrs (Kindergarten Age)

Call our office for Tuition Rates  
and to schedule a tour today!

**520.495.7860**

- State Standards
- Small Classroom Settings
- Christian Based Atmosphere
- Scholarship Opportunity For Kinder-Bridge Kindergarten Program
- Operation Hours: 7am—6pm

## Del Oro Landscape, L.L.C.

*Cream of the Crop in Maintenance Services*

**520-907-7651**

**FREE ESTIMATES**

Servicing Northwest Tucson

delorolandscape@gmail.com

Licensed/Bonded/Insured

ROC#216351

Design ■ Monthly or Bi-Monthly Maintenance ■ One Time Cleanups  
Tree Trimming & Removals ■ Decorative Rock & Boulder Installation  
Planting ■ Plant/Cactus Removal ■ Irrigation ■ Hauling

Their future is our  
**priority!**

**healthy**

**wholesome**

**creative**

**happy**

**confident**

Classes begin August 4th.  
**Register Now!**

Pointe of  
*Grace*  
DANCE & FITNESS

www.pointeofgraceaz.com



7455 W. Twin Peaks, #107 • 444-9996



A BERKSHIRE HATHAWAY AFFILIATE

**Francesca Twyman**

Realtor®, M-REP



DIRECT  
FAX  
EMAIL  
WEB

(520) 349-8748  
(520) 825-8950  
fran@longrealty.com  
fran.longrealty.com

8540 N. ORACLE RD BLDG 2, ORO VALLEY, AZ 85704

**Smile.** Your search for a  
new dentist is over.

We provide thoughtful, modern dental care.  
Call for an appointment today.

**Emergency appointments available.**

### MEET YOUR NEW DENTISTS



Nicholas Heiner, DDS



Harleen Grewal, DDS  
(pediatric dentist)

New Patient Special

**\$39**

Cleaning, Exam  
& Digital X-rays\*

**FREE**

Electric Toothbrush†

Valid only at Every Kid's Dentist\*

**520 744-2233**

**CortaroSmiles.com**



**CORTARO SMILES**  
DENTISTRY AND ORTHODONTICS

Nicholas Heiner, DDS; Harleen Grewal, DDS  
8250 N Cortaro Rd, Ste 110, Tucson

\*Regular value of at least \$290. In absence of gum (periodontal) disease. New patients only. Subject to insurance restrictions. Cannot be combined with any other offers. Coupon must be presented at appointment. Limit 1 per patient. Cannot be applied to insurance co-payment. Not valid for appointments with pediatric dentist. †Upon completion of cleaning, exam and digital x-rays. Cannot be combined with any other offers. Coupon must be presented at appointment. Limit 1 per patient. New patients only.



# You're Paying How Much to Sell Your Home?



The commission that most real estate companies charge to sell your house is probably a hefty percentage of what your home is worth, and an even heftier percentage of your equity.

At Help-U-Sell we do all the same things as those other companies, and in many cases more, but instead of those **high commissions** we charge a **low set fee** that can **Save you Thousands** of dollars of equity when you sell your home. At Help-U-Sell we **never charge upfront fees**, if we don't sell your home you pay \$0.

## Want to know more? Stop in or call our office.

Help-U-Sell Galleria Realty  
8245 North Silverbell Rd. Ste 167, Tucson, AZ 85743  
Email: [jpowell@galleriahus.com](mailto:jpowell@galleriahus.com)  
[www.shoptucsonhomes.com](http://www.shoptucsonhomes.com)



Follow Us on Facebook & Twitter  
(<https://www.facebook.com/mpowellgr>)

## (520) 579-6930

© Infinium Realty Group, Inc.  
\*Each office independently owned and operated.

**Help-U-Sell**  
REAL ESTATE

Our brand means business.

# RETIREMENT TALK

with Adam W Pearce



**Adam W Pearce**  
*CERTIFIED FINANCIAL PLANNER™ professional*  
Tel: 520.344.2812  
adampearce@legendequities.com

2315 East Speedway Blvd.  
Tucson, AZ 85719



Securities offered through and Registered Representative of  
Legend Equities Corporation, member FINRA/SIPC.  
©2014 The Legend Group. All rights reserved.

Advisory services offered through Legend Advisory Corporation,  
a registered investment adviser.

## Can you really “maximize” Social Security?

How much you will collect from Social Security largely depends on how long you live and from that perspective any strategy to maximize benefits is an educated guess.

A “take it while you can get it” attitude might lead one to file for early benefits at age 62 for a reduced benefit. The risk with that is short changing yourself if you live longer. A couple at age 65 has a 50% chance of one of them living to 91!

For those concerned about planning for longevity, consider other strategies. Delay up until at least full retirement age (FRA) to collect a full benefit. And delaying beyond that rewards you with an 8% increase for each year after FRA up to at age 70.

For a married couple, a wife typically is expected to live the longest and planning to maximize her benefit is a goal worth considering (whether on her own record or as a survivor’s benefit).

These strategies can help pay you more in the long run and at a time when you may need it most if your savings gets tapped out. For a complimentary Social Security analysis customized for you and emailed at no obligation contact me.

<sup>1</sup><http://www.plansponsor.com/MagazineArticle.aspx?id=6442481375>



SECURE . CLEAN . ACCESSIBLE

Continental Ranch  
SELF STORAGE

Easy I-10 location  
Gated  
Security cameras  
Wide variety of unit sizes  
RV storage up to 36 ft.  
Climate-control units  
Access 6 a.m. to 9 p.m.

Visa, MasterCard,  
American Express  
and Discover accepted

Call our Manager  
for Specials!

5650 W. Coca Cola Pl., Tucson, AZ 85743  
P 520.744.1400 F 520.744.7579  
[www.storage-tucson.com](http://www.storage-tucson.com)



# Selling the Ranch Since 1995

**GREGG MAUL**

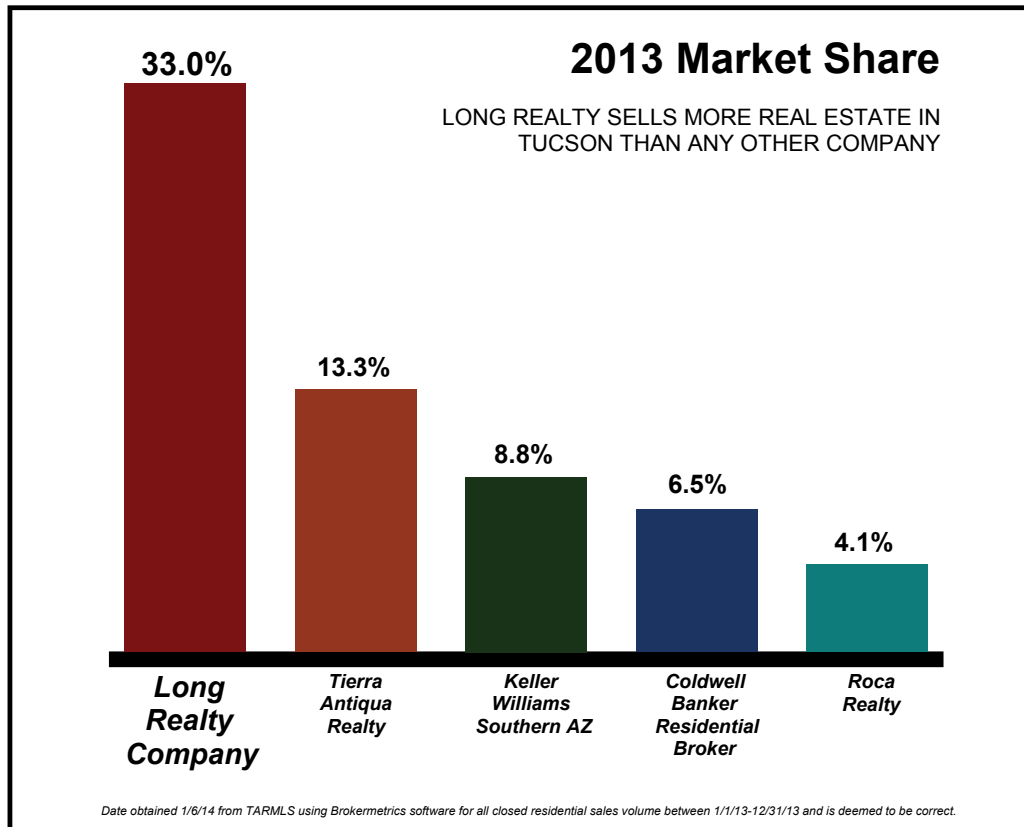
**SOLD**



ABR, GRI, CRS, CMAS

Associate Broker

***Delivering Results - Sold***  
**Sell Today.**  
**Lowest Inventory in 25 years.**  
**520-471-8088**



[www.gregmaul.longrealty.com](http://www.gregmaul.longrealty.com)

[www.tucsonrealestate-golf.com](http://www.tucsonrealestate-golf.com)

[www.mytucsonshortsale.com](http://www.mytucsonshortsale.com)

***I Have Sold Over 800 Homes***

***19 Years in Real Estate • 23 Years Tucson Resident***

## **LOOK WHO'S SELLING CONTINENTAL RANCH & RESERVE!**

### **BRIGITTE JEWELL**

**\$\$ Multi-Million Dollar Producer \$\$**

**Brigitte has SOLD over 85 Million \$\$\$ of real estate**

**In Continental Ranch/Reserve Areas!**

**More than ANY AGENT from**

**ANY COMPANY in all of Tucson!**

**I can sell your home too...Ask me how!!**

- >The top producing and selling agent in Continental Ranch/Reserve
- >The top listing agent in Continental Ranch/Reserve
- >Full time agent with a team of full time professional associates
- >CSSN-Certified Short Sale Negotiator
- >My proven, effective marketing plan will get your home SOLD
- >Ask about my FREE Home Staging Service
- >Resident of Continental Ranch
- >Buying & Selling? I can save you top dollar!

### **Do you want to know the value of your home?**

**Call or email me for a complimentary  
market analysis of your home!!**

Email me at: [brigitte@homejewell.com](mailto:brigitte@homejewell.com)

**REALTY EXECUTIVES TUCSON ELITE**

Over 16 yrs experience in Cont. Ranch Area

# 471-JEWL (5395)

Call for "24 K" Service!!

Visit my website: [www.homejewell.com](http://www.homejewell.com)

Multi-Million Dollar Producer

**Realty Executives, Tucson Elite**

**"where the experts are"**



**BRIGITTE JEWELL**

Associate Broker

**YOUR NEIGHBORHOOD**

**SPECIALIST**



**NOVA**  
HOME LOANS

**SERVING THE  
MORTGAGE NEEDS**  
*of my community*

Call TODAY and mention this ad for  
**\*\$500 OFF CLOSING COSTS**

**HANNAH JOPLIN**  
Loan Officer - NOVA® Home Loans  
**520.850.7387**  
hannah.joplin@novahomeloans.com

\*This offer is valid only for loan applicants of Hannah Joplin with NOVA® Home Loans. Coupon must be presented at time of application. Loan amount must be greater than \$100,000. This \$500 discount will be applied as a CREDIT at closing and is valid for banked loans only.

BK0902429 / NOVA NMLS 3087 (Expires 05-31-14)

NMLS# 193609  
BK 0902429 / NOVA NMLS# 3087

[WWW.HANNAHHOMELOANS.COM](http://WWW.HANNAHHOMELOANS.COM)

**TUCSON'S BEST PAINTERS LLC**

*...it's what people call us.*

**\* Best Workmanship \* Best Service  
\* Best Products \* Best Warranty**

**Residential / Commercial**

- Proudly serving Continental Ranch for over **14** years.
- Referred by 100% of our clients.

**(520) 891-MIKE (6453)**

Dual Licensed, Bonded, Insured  
Roc # 268906

\* Interior  
\* Exterior

**Mike Loughlin**  
Owner / Operator - Master Craftsman  
Mike@TucsonBestPainters.com

A+ Rated  
Angie's list & BBB

**9180 N. COACHLINE BLVD. #102**

**ACCEPT MOST INSURANCE**



**Sophan R. Kay, DDS**  
General Dentistry

**kaydentaltucson.com**  
**520.577.0035**

**\* NEW PATIENT EXAM, CLEANING, AND X-RAYS FOR \$45.00 \***



**General & Cosmetic  
Root Canal  
Sleep Apnea  
TMJ Disorder  
Implant  
Children Dental Care  
Braces  
Dentures**

**WE PROVIDE COMPREHENSIVE CARE FOR THE ENTIRE FAMILY**

**ESTABLISHED IN 2005 | SINGLE DOCTOR | NO PRESSURE SETTING | FRIENDLY ENVIRONMENT**

# **REWARD**

# **\$500**

**For information leading to the**

**ARREST and CONVICTION**

**of persons responsible**

**for vandalism of**

**Continental Ranch**

**Community**

**Association property.**

**PLEASE CALL 297-7600 to make a report**

# Useful Numbers

## **Non-Emergency Marana Police Department**

520-382-2000

## **Poison Control**

520-626-6016

## **Pima County Animal**

(including for barking dogs)

520-243-5900

## **Arizona Game & Fish Department**

(to report Coyotes, Bobcats, etc.)

520-628-5376

## **Pima County Hazardous Waste**

(including green pools on vacant property)

520-243-7999

## **CRCA Office**

520-297-7600

## **CRCA Emergency**

520-780-9163

## **Marana Permits**

520-382-2600

## **AZ Blue Stake**

800-782-5348

## **Marana Parks & Recreation**

520-382-1950

## **Waste Management**

520-744-2600

## **Tucson Water**

520-791-3242

## **Tucson Electric Power**

520-623-7711

## **Southwest Gas**

877-860-6020

## **Mountain View Post Office**

Thornydale & Magee

520-744-6720

# Newsletter Policies

The Continental Ranch Windmill is published monthly by the Continental Ranch Community Association (CRCA), and is prepared under the direction of the CRCA Board of Directors. The Windmill strives to maintain a positive message while informing the community of the various projects undertaken by the Board, advertise notices to the community, and promote the accomplishments within CRCA.

## Letters To The Editor

Letters must be signed and include a phone number for verification. Names will be withheld upon request. Anonymous letters or articles will not be printed. Publication of letters will be at the discretion of the CRCA Board of Directors.

## Advertising Policy

The acceptance of a business ad in the newsletter does not constitute approval or endorsement by the CRCA. "The Association reserves the right, in its sole and absolute discretion, to refuse to accept any advertising submittal made by a prospective advertiser of the Association's newsletter or other publications." Ad publication is subject to space availability on a first-come, first-serve policy and could be denied or postponed due to lack of space in a specific issue. All advertising is subject to current Advertising Rates, as adopted by the Board of Directors. All copy for articles and camera-ready advertising is due at the Association office by the 15th of the month. Distribution will be approximately the first week of the following month. Ads may be submitted on Compact Disc (CD) to the management office, or by e-mail to [jocelyn@hoamanagementsolutions.com](mailto:jocelyn@hoamanagementsolutions.com). The preferred file format for ad submissions is PDF, however JPEG is also accepted. For specific ad size dimensions please e-mail the address above for additional information.

## Advertising Rates

Business Card	\$45
Quarter Page	\$75
Half Page	\$130
Full Page	\$227

\* 3 and 6 month discounts available

Political Ads must have "Paid advertisement. Not endorsed by the CRCA" in at least 8 point type at the bottom of the ad.

# Management's Message

To honor the members of Continental Ranch who volunteer and participate on the Board and Committees, once a year we hold a volunteer luncheon sponsored by the various contractors who do work for the HOA. This year's honorary luncheon has come and gone, but I think these volunteers deserve much more recognition than they receive. To make this community a better place, many of these volunteers have been donating their time for many years- some as long as a decade! Our management staff is honored to be here, but for us it is our career; the volunteers who serve on the Board and Committees don't earn any wages or benefits other than the satisfaction that they're serving their community. If you're reading this message and you know a neighbor who is on a committee, I hope you'll let them know how much their efforts are appreciated. Hopefully others are inspired to participate as well.

A common misconception we run into at the office is regarding ownership and maintenance of the streets throughout Continental Ranch. On several occasions we've even received frustrated comments from residents stating "I'm not going to pay my dues until you fix these streets". The truth of the matter is that the HOA does not own the streets nor maintain them. All streets in Continental Ranch are owned by the Town of Marana. Our office does its best to forward along the concerns about street conditions to the Town, but we encourage owners in CRCA to voice their concerns directly to the Town. It is most effective for the Town to hear concerns directly from its citizens, rather than second hand from the HOA. We've been assured by the Town on numerous occasions that they have a comprehensive street repair plan and they are working within their budget each year to restore roads throughout Marana, including Continental Ranch; we have also seen a number of parcels serviced already. The next area scheduled for restoration will be Blue Crossing Way and the next roadway reconstruction will be performed in Parcel 28. If you live in a parcel that has streets still in need of repair and you're interested in finding out more information, please contact the Town of Marana for the most up-to-date details.

Josh Seng, Community Manager

On behalf of Aime, Jocelyn, Ryan and Stephen

Address 9150 N. Coachline Blvd.  
Tucson, AZ 85743

Phone (520) 297-7600

Fax (520) 297-7917

Web [www.CRCATucson.com](http://www.CRCATucson.com)

E-mail [continental.ranch@yahoo.com](mailto:continental.ranch@yahoo.com)

Josh Seng, Community Manager  
[josh@hoamanagementsolutions.com](mailto:josh@hoamanagementsolutions.com)

Aime Salinas, Accounts Manager  
[aime@hoamanagementsolutions.com](mailto:aime@hoamanagementsolutions.com)

Ryan Egea, Homeowner Covenants Liaison  
[ryan@hoamanagementsolutions.com](mailto:ryan@hoamanagementsolutions.com)

Stephen Hinchliffe, Project Coordinator  
[stephen@hoamanagementsolutions.com](mailto:stephen@hoamanagementsolutions.com)

Jocelyn Canovali, Office Assistant  
[jocelyn@hoamanagementsolutions.com](mailto:jocelyn@hoamanagementsolutions.com)

## Office Hours:

Monday-Friday, 8 a.m. to 6 p.m.

Saturday, 9 a.m. to 1 p.m. (once per month)

Sunday, Closed

The office is now open one Saturday per month. We accept payments by check or money order; however, we will not handle any ARC issues.

**In case of emergency**, please call (520) 780-9163 and follow the prompts. This number is not for reporting violations or dealing with delinquencies.



# Exceptional Opportunities in Education **A**ccelerated **L**earning **L**aboratory

High School – Middle School – Elementary – Preschool

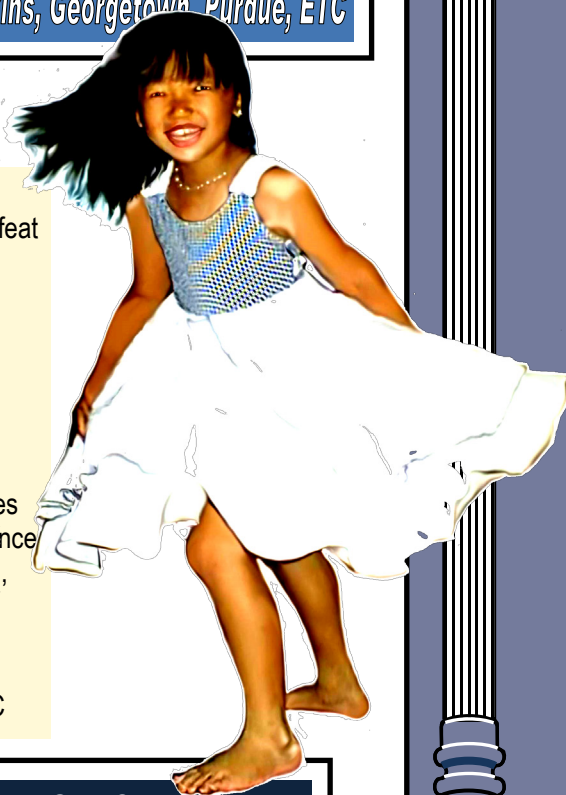
K-12 / Tuition Free / Rated “**A**” School by Arizona Department of Education/  
Title 1 Rewards School / Ranked by the Washington Post as one of the  
Nation’s Most Challenging Schools in 2013 and 2014

Recent Graduates have been admitted to:

**MIT, Princeton, Stanford, Columbia, Brown,**  
*UPenn, Dartmouth, UC Berkeley, Duke, UCLA, Johns Hopkins, Georgetown, Purdue, ETC*

*Just a Few of the Advantages  
of Attending **ALL***

- ✓ **Tuition Free** K-12
- ✓ A Curriculum that Challenges **ALL** Students but Does Not Defeat
- ✓ AP Courses for **ALL** Secondary School Students
- ✓ Chinese Language Classes for **ALL** Grades Pre-K-12
- ✓ Chinese Foreign Exchange Program
- ✓ High School, Middle School, Elementary School
- ✓ Preschool, Extended Day; Tutoring and Homework Help
- ✓ An Involved Parent Group
- ✓ A 21 Acre Campus with Basketball, Ultimate Frisbee, Weight Room, Computer and Science Labs, Swimming Pools, Libraries
- ✓ Extracurricular: National Honor Society, Student Council, Science Olympiad, Math Competitions, Spelling Bee, School Camp Ins, Band, Art, Karate, Soccer and Swimming
- ✓ Fieldwork: Lake Powell, Rock Hounding, Grand Canyon, Zion, Symphony, Confucius Camp, China (Beijing and Hunan Province), San Diego, San Carlos Mexico and Washington DC



Prospective Students are Invited to Tour Our Campus

5245 N Camino de Oeste (just 15 minutes from Marana), for more info call  
743-2256 or visit our website at <http://www.allgrades.com/>

# **WOOD'S**

---

## **PLUMBING**

**ENTERPRISES, LLC**

Wood's Plumbing is a family owned and operated business in Marana, which has been serving Tucson and surrounding areas since 1979.

### **Summer Special**

#### **Water Heater Flush + Whole House Inspection**

Special Pricing is \$235.00 + \$62.50 Service Call

Because you are a resident of our Marana neighborhood  
we will waive the \$62.50!

This service is a \$685.00 Value

One of the major causes of water heater problems is the buildup of calcium in the heater's tank. These deposits are minerals that are left behind when water is heated. As these deposits build up, the water heater has to work harder to heat water, and deposits take up room in the tank, so there is less water to be heated. The results are loss of efficiency and eventual failure for the water heater.

It is recommended that on an annual basis you drain your water heater and flush them out to keep mineral buildup to a minimum.

**Ask us how to save 10%-15% off any services we provide!**

(Call our office or see full details about this special and others on our website)

13880 N. Adonis Rd., Marana, AZ 85658  
We are licensed, bonded and insured. ROC#147862

**Phone: 520-682-2233 \* Fax: 520-682-2288**

**[www.woodsplumbing.com](http://www.woodsplumbing.com)**