

#### Mark Your Calendars

#### July 2016

Every Thursday - Farmers Market 8am-12pm at WP

4th Independence Day - CRCA Office Closed

6th Covenants Committee - 6 p.m. at WP

7th ARC - 2 p.m. at WP

11th Pool Committee - 6 p.m. at WP

11th Landscape Committee - 7 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.

#### August 2016

Every Thursday - Farmers Market 8am-12pm at WP

1st Pool Committee - 6 p.m. at WP Landscape Committee - 7 p.m. at WP

3rd Covenants Committee - 6 p.m. at WP

4th ARC - 2 p.m. at WP

16th Board of Directors Meeting 6:45 p.m. at CC

18th ARC - 7 p.m. at WP

27th CRCA Office Open - 9 a.m. - 1 p.m.

#### President's Report - John Lambert

It was really nice seeing over 20 CRCA residents taking advantage of the dog training classes that were offered at Windmill Park. Seeing that many home owners taking an interest in their pets was very satisfying. What was not at all acceptable was the 40+ pounds of dog poop that covered the baseball field before the classes started. Seeing how much dog poop there was I can only imagine what the little league baseball players had to put up with while practicing on the field. There seems to be a small group of people who must feel the rules do not apply to them- Windmill Park and the baseball field are not a dog park! Not only are there Pima County ordinances about unleashed dogs and not picking up the dogs poop- with substantial fines and possible jail time CRCA has in place a fine of \$100 and a 30 day pool suspension for not having your dog on a leash and also a \$100 fine and 30 day pool suspension for not picking up their poop. We will be strictly enforcing this as well as turning offenders over to Pima County. Be a good neighbor and obey the rules- they are there so everyone can enjoy our facilities. Windmill Park is **NOT A DOG PARK!** 

Speaking of Windmill Park we will be fencing it off starting August 12th for two months to enable us to replace our irrigation system. We have experienced numerous leaks and issues with the current system which is over 25 years old and it is in serious need of replacement. We were going to replace it last spring but the

Continued Page 2

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#### Table of Contents

Page 1 President's Message

Page 2 President's Message Cont.

Farmer's Market

Page 3 May/June Board

Meeting Recap

Weekend Dog Training

Page 4-5 Community Center Face-lift

Page 6 Doggie Doo

Page 7 Solicitors in the Neighborhoods

Page 8 Design Guidelines Update

Marana's 4th of July Event

Advertising

Page 9-13 Advertising

Page 14-15 Calendars

Pages 16-26 Advertising

Page 27 Useful Numbers

**Newsletter Policies** 

Page 28 Management's Message and

Contact Info



# President's Message Continued...

contractor backed out at the last minute because we were going to have someone inspect the work daily to assure it was being done according to plan.

You will be noticing a new landscape maintenance contractor doing our community- it will be Complete Landscape- a local contractor in business since 1986. The performance of our last contractor in my opinion was not up to the standards we set as we experienced way too many dead and dying plants. Hopefully Complete will perform better for us.

Just a reminder that the Lego camp starts July 11th for the kids. If you didn't sign up contact the office before July 6th if you are interested.

Hopefully the monsoon will bring us some badly needed rain and cool us down a little.

#### Farmer's Market

For those who might not normally pass by Windmill Park during the day, the CRCA Farmers Market is camped out near the end of the football field every Thursday morning – and is eager to serve you! The

organizers of the market have been happy to see more and more residents attending the weekly gathering to enjoy all of the delicious foods and craft booths. Our farmer at the produce booth grows the vegetables himself and harvests them straight from the farm on the day before the market, ensuring freshness and good quality.



Kris, from Red's Roasters, always has plenty of freshly roasted veggies, warm and ready to eat from the roaster (and he has lots of good suggestions for tasty recipes!). You will also find Apple Salsa, Local Honey, Pasta, Bread, Jams and more at the CRCA Farmer's Market! So come on down to Windmill Park and help support your local Farmers Market Thursday's 8am-12pm.

#### May & June Recap: Meetings At A Glance

The following are highlights from the regular meetings of the Board of Directors held May 17, 2016 and June 21, 2016 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.

#### **Board Actions**

In May, the Board approved several Covenants Committee recommendations for fines and pool use suspensions for various unresolved violations; denied a homeowner request for an over-sized shed; approved pest treatment of common area landscape irrigation valve boxes. In June, the Board approved several Covenants Committee recommendations for fines and pool use suspensions for various unresolved violations; approved installation of new communications modules for common area irrigation controllers.

#### Manager's Report

The community manager provided his report to the Board which included the status of all projects recently completed and/or currently underway since the previous Board meeting.

#### Windmill Park Weekend Dog Training Classes

There was a great turnout at the dog training classes, held the past couple months at Windmill Park.

Many Continental Ranch residents took advantage of the discount and brought their four-legged family

members over to learn skills taught by the German Shepherd Club of Southern Arizona. All breeds were welcomed into the classes, where they learned basic skills like sit, down, stay, come, and heel. If you're a dog owner who missed out on this round of classes, keep an eye out in upcoming editions of this newsletter for more classes that might be offered in the future.







#### Community Center Face-lift

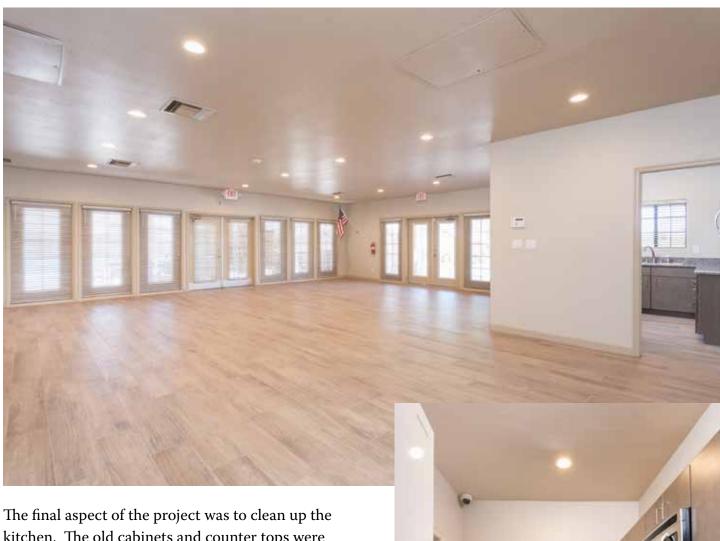
One of the many coveted amenities in Continental Ranch is the Community Center on Coachline Blvd. The Community Center is utilized by residents year round for their special events like birthday parties, wedding showers, graduation celebrations, retirement parties, baby showers, and memorial services. Earlier this year, the CRCA Board of Directors began planning a renovation to help improve the look and feel of the building interior. There were certain items coming due for replacement in the Reserve Study, and they felt it was an opportune time to make improvements in coordination with the Reserve Study items.



The interior updates were during spring and included a number of items. One update was the flooring, which had previously been a bland generic vinyl floor covering that showed numerous imperfections in the underlying concrete slab joints. The renovation project installed new simulated wood plank ceramic tile, which made the biggest impact on the overall look of the facility.

The Reserve Study called for repainting the interior walls and replacing the window blinds, which were in very poor shape. One of the most common complaints had been about the condition of the blinds. Initially, the Board had investigated repairing the blinds, but found the cost of repair compared to the cost of replacement wasn't going to be worth the money. The blinds that were in the worst shape were those attached to the entry doors. Since the entry doors were frequently opening and closing, those blinds took a hard beating. To overcome this issue, the Board decided to install new entry doors, with blinds that are concealed inside of the dual-pane glass.

Another component of the building overhaul was to restore the ceiling in the back half of the building. Years ago, acoustic tiles had been glued to the ceiling, albeit in a very unprofessional manner. The ceiling tiles were a hodgepodge of mismatched styles and due to the way they had been glued in place, were continually falling down. During the renovation, those tiles were removed and the ceiling was refinished.



The final aspect of the project was to clean up the kitchen. The old cabinets and counter tops were suffering from years of wear and tear, and had definitely seen better days. The old pieces were swapped out with new modern style cabinets and counter tops for a fresh modern look.

The CRCA Board hopes that residents appreciate the effort to keep the community's amenities updated and to a standard they can be proud of. The management office has already received a lot of feedback from residents who've rented the facility, with praises and compliments all around.

#### Doggie Doo

What about cleaning up after your pet? We all know it's the "right" thing to do; but are you breaking any laws if you don't do it? The short answer is 'yes'. Cleaning up after your dog is governed by the same section of the Code, 6.04.030. It notes that it is unlawful for the owner *or the person with custody of the dog* to fail to "immediately remove and dispose of in a sanitary manner" any dog poop deposited on public property or on private property without the consent of the property owner. A person who commits such a violation is guilty of a Class 3 misdemeanor, for which the penalties may include a fine of between \$100 and \$500; up to 30 days in jail; and/or one year probation.

#### Leash Laws

Title 6 of the Pima County Code governs animals. Under Section 6.04.030, the owner of a dog that is found "at large upon the streets, sidewalks, alleys, or

public property" is guilty of a Class 2 misdemeanor. "At large" is defined as "neither confined by an enclosure nor physically restrained by a leash." The same penalties apply to the owner of a dog found "at large" upon his *own* premises or the private premises of any other owner. So, even on your own property — or while visiting a friend's house — your dog must be in an enclosure or on a leash. Have no fear — there are certain exceptions to this rule. These include obedience classes, or while being used for legal hunting, acting as a guide dog or assisting a peace officer. The penalty for this class 2 misdemeanor can include a fine of between \$100 and \$750; up to four months in jail; and/or two years' probation. So, if your dog is not fenced at home, *keep it on a leash at all times*.

#### **Penalties** for Homeowners

While everyone (Continental Ranch residents and outside visitors as well) is subject to the Pima County ordinances, the Association will also impose penalties against homeowners who violate these rules. The Association will issue a \$100 fine and 30-day pool suspension to the account of any property whose residents are found with their dog off leash and/or failing to clean up their dog waste on Association property (which includes the parks).

#### The **Bottom Line**

Every dog owner believes that their dog is the perfectly behaved angel who is incapable of ever attacking or harming another dog or another person. Unfortunately the truth is that no dog, regardless of personality, training, behavior, and history, can be *guaranteed* to obey its owner at all times, that is why leash laws exist. All it takes is a split second for things to go awry and someone can be severely injured; or worse.

Separately, not picking up after your dog is a disgusting habit, would you want the front yard of your home to be covered in dog poop? Most homeowners would answer 'no' to that question, yet they will leave behind poop in common areas and the grass fields at the parks. These are the same fields where people play and exercise. Would you want your child to dive for a fly ball and land in a pile of dog poop? Most parents would answer 'no' to that question.

The bottom line is: comply with Pima County's laws when it comes to your dog — get it licensed and vaccinated, keep it on a leash, pick up after it, and try to respect your neighbors by keeping its barking to a minimum. It's not only the law, it's the *right* thing to do.



#### **SOLICITORS IN NEIGHBORHOODS**

11555 W Civic Center Drive / Marana, AZ 85653 Marana AZ. Gov / (520) 382-1900

The Town of Marana has noted that there has been an increased concern about solicitors in neighborhoods and the Town wants to take this opportunity to ensure that our community is aware of the law and requirements in this area.

The Marana Police Department and Marana Code Enforcement Division are committed to ensuring that solicitation in our community complies with both the Marana Town Code and Arizona state law.

Marana Town Code 9-2-5 makes it unlawful for a solicitor:

- 1) To come upon a premises with a sign exposed to public view bearing the words "no peddlers" or "no canvassers" or "no solicitors" or any combination thereof;
- 2) OR for a solicitor to remain on any premises after a request to leave by the owner or occupant.
- 3) The sign provision applies only when the sign is posted and clearly visible at a person's home.
- A.R.S. § 13-1502 states that a person commits criminal trespass in the third degree by:
  - 1) Knowingly entering or remaining unlawfully on any real property after either:
    - a. A reasonable request to leave by law enforcement, the owner, or other person with lawful control over the property; **OR**
    - b. Reasonable notice prohibiting entry.
  - 2) The "reasonable notice prohibiting entry" provision applies when there is a no soliciting sign posted and clearly visible at a person's home **OR** when a neighborhood posts <u>clearly visible signs</u> prohibiting solicitors at <u>each point</u> where a solicitor could enter the neighborhood.

If you do not want solicitors to come to your home, your best option is to post a "no solicitors", "no peddlers", or "no canvassers" sign on the sidewalk leading up to your home. If the sign is posted on or near your door, the solicitor will walk all the way up to your house before turning away.

If your neighborhood posts clearly visible signs at all entrances prohibiting solicitors, the Town of Marana will enforce your neighborhood's prohibition on solicitors. Please be advised, however, that a sign at your individual home provides the best level of protection if you seek to not be disturbed by solicitors.

If a solicitor comes to your home despite posting a visible sign prohibiting solicitation, it is a violation of law.

The regulations on solicitors do not apply to bona fide religious, charitable, patriotic or philanthropic organizations. See Marana Town Code 9-2-7.

It is unlawful for a solicitor to begin soliciting earlier than 9:00 AM or later than 9:00 PM. See Marana Town Code 9-2-2(C)(5).

#### If you are concerned about a solicitor in your neighborhood, please call 911.

A.R.S. §3-563 and Marana Town Code require solicitors to register with the license inspector and obtain a license showing that registration. Solicitors are required to exhibit their original license at the request of <u>any person</u>.

#### **EXAMPLE OF A TOWN OF MARANA SOLICITOR LICENSE:**



#### **Design Guidelines** Updated

The Board recently approved a few updates to the Association's Design Guidelines. Owners can read the updated guidelines on the Association's website.

www.crcatucson.com







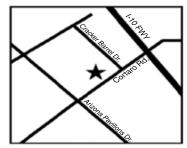






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| Sunday | Monday   | Tuesday  | Wednesday                                | Thursday  | Friday | Saturday                               |
|--------|--|--|--|---|--------|--|
|        |  |  |  |   | 1      | 2                                      |
| 3      | 4<br>Happy 4th of<br>July!<br>CRCA Office<br>Closed    | 5  | 6<br>Covenants<br>Committee<br>6pm at WP | 7<br>ARC<br>2pm at WP<br>Farmer's<br>Market<br>8am - 12pm at<br>WP  | 8      | 9                                      |
| 10     | Pool Committee 6pm at WP Landscape Committee 7pm at WP | 12   | 13                                       | 14<br>Farmer's<br>Market<br>8am - 12pm at<br>WP                     | 15     | 16                                     |
| 17     | 18   | 19<br>Board & Exec.<br>Meeting<br>6:45pm at CC | 20                                       | 21<br>ARC<br>7pm at WP<br>Farmer's<br>Market<br>8am - 12pm at<br>WP | 22     | 22                                     |
| 24/31  | 25   | 26   | 27                                       | 28<br>Farmer's<br>Market<br>8am - 12pm at<br>WP                     | 29     | 30<br>CRCA<br>office open<br>9am - 1pm |

# August 2016

| Sunday | Monday   | Tuesday  | Wednesday                                | Thursday  | Friday | Saturday                               |
|--------|--|--|--|---|--------|--|
|        | Pool Committee 6pm at WP Landscape Committee 7pm at WP | 2  | 3<br>Covenants<br>Committee<br>6pm at WP | 4<br>ARC<br>2pm at WP<br>Farmer's<br>Market<br>8am - 12pm at<br>WP  | 5      | 6                                      |
| 7      | 8  | 9  | 10                                       | 11<br>Farmer's<br>Market<br>8am - 12pm at<br>WP                     | 12     | 13                                     |
| 14     | 15   | 16<br>Board & Exec.<br>Meeting<br>6:45pm at CC | 17                                       | 18<br>ARC<br>7pm at WP<br>Farmer's<br>Market<br>8am - 12pm at<br>WP | 19     | 20                                     |
| 21     | 22   | 23   | 24                                       | 25<br>Farmer's<br>Market<br>8am - 12pm at<br>WP                     | 26     | 27<br>CRCA<br>office open<br>9am - 1pm |
| 28     | 29   | 30   | 31                                       |   |        | crca • page 15                         |



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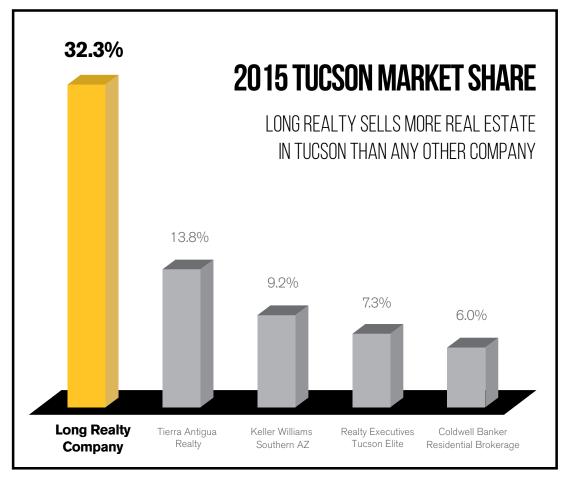
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Rheta Miller Tucson

## Roxanne

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# Ziegler





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Roxanne is a 27 year resident of the Town of Marana, to which she has dedicated 14 years of community service. In addition to her full time job and her service to the Marana community, Roxanne is an active member of the Marana Aviation Foundation and the Marana Chamber of Commerce. Roxanne's son, daughter-in-law and grandson also live in Marana. Roxanne's strong, competent, and qualified leadership skills, as well her commitment of Putting Marana First shines through every day, and as a result, Marana is thriving as a community.

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- Striving to improve regulations so business find it easy to work with the Town
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#### **Useful Numbers**

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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 bi-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 please email continental.ranch@yahoo.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

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

<sup>\* 3</sup> and 6 month discounts available

#### Management's Message

I hope everyone is surviving these triple digits! Given this heat I'm not sure how many front yard projects are going to be underway right now, but I have received a couple inquiries from residents who are curious about getting small quantities of gravel to touch up their front yards. One resident said he was having trouble finding a rock supplier that would deliver anything less than a full truck load.

I contacted Pioneer Landscape, the rock materials yard nearest to CRCA and they provided some information that residents might find useful. (Of course, these prices and limits are subject to change). As far as their minimum delivery size, Pioneer says they will actually deliver loads as small as just 1 ton. I know 1 ton of rock sounds like a lot, but it's actually fairly small amount. Pioneer did state that they charge a delivery fee for loads less than 10 ton.

Pioneer also said that their average rock price for 1/2-inch gravel runs around \$40 per ton (some colors of rock may be a little cheaper and some a little more expensive). From my research, most front yards in Continental Ranch are around 1,200 - 1,500 square feet. This means that to replenish your front yard with rock should cost around \$500 for the rock. It's always surprising how big of an impact fresh gravel makes on curb appeal to properties.

One thing to note that the Town of Marana asked me to mention to the community, is that when dirt or rock is delivered for landscape improvements, it should not be dumped in the street or onto the sidewalk. They require that owners have these piles dropped only onto the owner's property, such as their front yard and/or driveway.

Good luck with those projects!

Josh Seng, Community Manager On behalf of Aime, Paula, Ryan and Stephen Address 9150 N. Coachline Blvd.

Tucson, AZ 85743

Phone (520) 297-7600

Fax (520) 297-7917

Web www.CRCATucson.com

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Paula Bellina, Office Assistant paula@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 open one Saturday per month. We accept payments by check or money order.

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



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