



Countryside Valley Homeowners' Association
P.O. Box 89788
Tucson, Arizona 85752
www.countrysidevalleyhoa.com (website)
Voicemail
520-292-5454
info@countrysidevalleyhoa.com (email address)



November 2016

The Prez says, *"We should remember to take time to give thanks for all of our many blessings."* On behalf of the Countryside Valley HOA Board of Directors, **I would like to wish you and your family a very Happy Thanksgiving and beginning to another holiday season.** This is one of a series of bimonthly newsletters to help keep you up-to-date on important information regarding our neighborhood and community. We hope you find it useful. If you are new to our neighborhood, welcome.

Sharp Looking Streets: Well, now that our streets have been resurfaced, an interesting phenomenon happened. Everyone started parking their vehicles in their garages and driveways. Never in 25 years have the roads been so clear of parked vehicles. They look beautiful while allowing kids to ride their bikes and folks to walk their dogs safely. So, **thank you for respecting the "no parking on the street" policy.**

15 MPH: In addition to parking off the street, **drivers have been slowing down coming in and out of the neighborhood.** While the new speed bumps may be part of the reason, so, too, is driver awareness to the safety of those walking and riding bikes in the community. Again, thank you.

Neighborhood BBQ: The Board would like to thank everyone who made the effort to attend the neighborhood BBQ on October 23rd. This one seemed to have the biggest attendance in recent memory. Residents and friends seemed to enjoy the jumping castle, good food, pleasant conversation, and live music. This always seems to be a positive event that promotes fellowship between neighbors.

Gate News: Unfortunately, our gate and even new keypad have experienced the wrath of poor driving decisions. You may have noticed a new bollard has been installed next to the keypad as well as a new metal box around the keypad. Also, a new camera system will soon be installed to help us identify and hold accountable those who damage our property at the entrance of Countryside Valley. Hopefully, these precautions will help prevent damage to the gate in the future. **If you would like to purchase a remote for the gate, call Alltech Gate Systems at 747-4441.**

Crumbling Sign: If you have not noticed, our Countryside Valley sign at the entrance of the community has rotted and is falling apart. The Board is in the process of getting 3-4 bids from local sign companies to replace the current sign. **We are trying to find one that resembles the current sign.**

Wasted Words: The Board agrees that roads last longer if there are **fewer heavy vehicles driving on them.** However, the Board cannot limit the number of trash companies that service our neighborhood. The contract with Waste Management has expired which allows all residents to choose the trash/recycling company that they desire. Perhaps in the future one company will "make us an offer we can't refuse."

Air B&B: In the last newsletter, it was mentioned that a recent trend in the rental industry is the renting out of our homes or rooms to help make ends meet. Some people rent out their homes to individuals for a certain amount of time, allowing families to utilize entire homes as opposed to using hotels and motels for comparable prices. Also, people rent out bedrooms in their homes while they still live in the house to help pay the bills. While this is not a violation of the CC&Rs, it must be stated that if a homeowner in Countryside Valley chooses

to rent out a room in their home, **the homeowner is accountable for the actions of his/her tenants. This includes parking violations.**

Rocking Havoc: Bates Paving told the Board that **decorative rock which makes its way into the street does the most damage to the new asphalt.** Please make every effort to keep the rocks from getting into the street and make regular checks to **return the rocks back to the front yard.** Thank you.

Seal the Deal: In about 5 months, Bates will return to seal the streets. This is standard procedure for new roads. We have had this done in the past and we will need to plan for alternative parking again, but it will be less of an inconvenience for all of us compared to the complete repaving of our road. More information is to come as the scheduled date nears.

It's Beginning to Look a Lot Like Christmas: As is the tradition in Countryside Valley, the Board will reward homeowners who go above and beyond in making our neighborhood look festive this Christmas. So, a team of judges will tour the neighborhood **the week of December 19 to choose three homes** that really catch their eyes and touch their hearts. Prizes will be \$100 for 1st place, \$75 for 2nd place, and \$50 for 3rd place. Dues must be current in order to receive a prize.

Lock It Up: Recently, the sheriff's department had to be called early in the morning due to a stranger found going through a vehicle parked in a driveway. This is a reminder that **we should all lock our vehicles when they are parked in the driveway.**

Neighborhood Walk: The Board will be taking the time to assess the current condition of homes and properties in the neighborhood. **We will be paying careful attention to wood fascia, roof tiles, stucco, and gates.** We all need to take a few moments to assess our own home property to see what issues may need to be addressed. Letters will be sent out sharing the Board's findings.

Gentle Reminders: Some of the little things we need to do as residents of Countryside Valley:

- Pay our monthly \$31 dues by the first of the month (separate from the Community Center dues of \$40)
- **Maintain our yards and driveways** by sweeping, raking, blowing, and trimming on a regular basis
- **Remove dead trees** and other vegetation
- Maintain our homes by making sure the **stucco and fascia** is in good condition with uniform paint
- Make sure our **gates are not broken** or damaged
- Place our garbage and recycling bins behind our gates or in the garage on non-pickup days. **Hiding bins behind a pillar is not acceptable.**
- Ensure our window coverings are **actual window coverings** and in good shape
- **Replace decorative rock** back into our yards to avoid damaging our newly paved streets
- **Drive 15 mph** to ensure the safety of our walkers and bike riders
- Maintain our back yards so that our **neighbors can enjoy the view** from their back yard
- Get any outside **architectural changes approved** by the Board before the work is started
- Park in our garages and driveways. **Parking on the streets is prohibited.**

So, there it is. The neighborhood looks great! Countryside Valley is a wonderful neighborhood in which to live, raise kids, and entertain friends and family. Now, it is our turn to keep it that way by taking pride in our homes and properties to attract potential buyers and feel good when we return home each day.

Respectfully,

Todd Autenreith
President - Countryside Valley HOA