

The *Marbrisa Ranch* Newsletter

4th Quarter 2008



WEB SITE:

Please visit the Marbrisa Ranch web site at: www.MarbrisaRanchHOA.com for the most recent information on your Association!

BOARD OF DIRECTORS MEETING

The Board will be holding the next Board of Directors Meeting on December 9th, 2008 at:

The Glendale Christian Church located on the corner of Mountain View and 59th Ave. at 7:00 PM.

We're looking forward to seeing you there!

KUDOS TO MARBRISA RANCH

With the guidance of Jo Miller, City of Glendale's Water Conservation Department, the efforts of our landscaping company and a proactive Board of Directors, the City of Glendale is publishing an article based on the Marbrisa Ranch HOA's new landscaping concepts. This publication will be viewed by other Associations and Homeowners within the Glendale area so they can follow suit.

"You can reduce your water use and have a more colorful landscape by shearing/trimming your low water use plants less. The Marbrisa HOA found that out this fall when many of their plants that had not bloomed for years suddenly put on a show of reds, pinks, whites and purples.

"After reviewing their water saving options provided by the city's Water Conservation Office, the HOA Board decided to reduce their watering schedule by following the monthly landscape watering budget provided by the Water Conservation Office. They also changed their landscape maintenance contract from monthly shearing to a twice a year pruning schedule. By following the water budget, they reduced their water use by over 22 percent. Less water resulted in less trimming needed. The plants responded by providing a beautiful show of color."

For more information on the Water Budget Program for HOAs or to obtain a copy of pruning methods go to www.glendaleaz.com/waterconservation or call the water conservation office at 623 930-3596



MONTHLY SHEARING



TWO TIMES A YEAR PRUNING

STREET PARKING POLICY

The Board approved a NO Street Parking Resolution which was executed September 9, 2008. This Parking Policy is in addition to the CC&R in place for the community and institutes the following:

“There will be no parking on the Street between the hours of 10 PM and 6 AM. Requests for temporary, short-term exceptions must be submitted to the management company for review and may be approved on a case-by-case basis. Except as provided above, all vehicles are to be parked in garages, carports, or residential driveways, perpendicular to the street. Parking of any vehicle or trailer on landscape or gravel is not permitted.”

Additionally, No Derelict Vehicles are permitted to be parked, stored, or otherwise remain in the community at any time. Derelict Vehicles are inclusive of any vehicle that cannot be operated due to necessary parts missing for said operation. NO vehicle repairs may be completed on any street or driveway with the exception of emergency repairs for a flat tire or dead battery.

The recourse of the Association for non-compliance of this policy is a \$25.00 per day fine against the homeowner.



WATER CONSERVATION WITHIN THE COMMUNITY

In order to alleviate the high cost of irrigation the Board has opted to forego the over seeding of the majority of common areas. Only the park area shall be seeded this year in our continuing efforts for water conservation.



CRIME IN THE AREA

It has come to the Boards attention that numerous crimes have been occurring with our community. Vehicle windows have been broken as well as a home within the community being burglarized within the past month.

Please be aware of your surroundings at all times, contacting the local authorities for any suspicious circumstance or characters you might see within the community.



AUTOMOTIVE COMMON SENSE

Making certain that there are no visible valuables within your vehicle will assist in alleviating criminal activity within the community.



Questions? Concerns? Comments?

Please contact your Property Manager,
Betsy Retchin or Suzanne, at:

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