

The San Ignacio View

MAILING ADDRESS:

PO BOX 1150 – GREEN VALLEY AZ 85622

Editor: Marianne Bishop, Secretary
Email: info@sivhoa.org

SEPTEMBER 2010

Phone: 520-625-4924
Website: www.sivhoa.org

STATUS OF OWNERS HANDBOOK

The final draft of the Owners Handbook was presented to the board at the September 14 meeting for review with final approval slated for the October 13 board meeting. This draft can be viewed on our website. When approved, we will hand deliver to all those that are in Green Valley in early December and mail the remainder. This will be accompanied by the invoice for the 2011 homeowner's dues.

PRESIDENT POSITION FILLED

The board elected Ed Eick President filling a vacancy created by Bob Christensen's resignation.

WELCOME NEW HOMEOWNERS (Residents)

Barry & Judy Barkley at 4853 S Meadow Ridge (formerly Desert Hills II)
Duane & Caryl Stafford at 4720 S King Arthur Ct (Casper, WY)
Jim & Jacqueline Zillmer, 4759 S View Ridge Dr (Greenfield WI)

BOARD MEETING SCHEDULE

The meeting date, time and location for all board meetings have been changed for the balance of 2010-2011 term. The board will meet at 9:30 a.m. on the 2nd Tue. of each the month and will be held at 1773 W Sonoran View Drive. You can view the full schedule at: www.sivhoa.org

SYMPATHY is extended to

Thomas Horn owner of 5015 S Gloria View Ct on the passing of his wife, Carmen
Janet Haeger 1776 W Vista Ridge on the passing of her husband, Virgil
Elmer Silaghi 1620 W Vista Ridge on the passing of his wife, Helen

"OWNERS FORUM"

Opportunity For Discussion By Everyone

We had wonderful feedback from homeowners to our surveys as we created the new Owners Handbook. Now we invite you to raise issues in this newsletter forum for the good of the neighborhood. Others can respond and, of course, the board will pay attention. The board needs to know what issues are important to homeowners. Let's make sure our Association involves everyone, not just the board.
By: Ed Eick on behalf of the SIV Board

EMAIL DISTRIBUTION

Would you rather receive the San Ignacio View by email rather than hard copy? If so, let the Editor/Secretary hear from you with the email address to which you would like it sent. View back issues of newsletters online: <http://www.sivhoa.org/news/sivview/index.html>.

THIRSTY THURSDAY

DATE	HOST/HOUSTESS	LOCATION	RSVP
9/30	Fred & Mary Newton	4865 S Meadow Ridge	399-3938

Between 4 & 6 PM, bring an appetizer to share, and beverage of choice.

For October 28 you need to have reservations to attend a Special Thirsty Thursday. Use the enclosed flier to respond by October 14 to assist in planning this event.

PHONE DIRECTORIES

It is that time of year again, and in October I need to submit any changes or additions to the Green Valley Coordinating Council for the local phone directory. This year we will also be revising the SIVHOA Neighborhood Phone Directory.

Please use the reverse side of the reservation form for Thirsty Thursday to make any additions or changes that you would like for your listing in either book. The form at the top of that page is also for your use to update any information for my database.

TAX EXEMPT STATUS OBTAINED

Thanks to the assistance of Bill McGovern, a retired IRS agent, residing in Green Valley, we have obtained 501 (c) 4 status effective February 9, 1995. This enabled us to submit amended federal and state tax returns back to 2005. This is an excellent benefit to our HOA by recouping back taxes as well as saving us from paying taxes in the future. The board will compensate Mr. McGovern for his work completing all necessary forms, dealing with the IRS and preparing all amended returns and extensions for the 2009 returns until we were granted this exemption.

ANNUAL TREE TRIMMING PROJECT

This project is typically scheduled between the later part of November or early December. The Maintenance Committee will be evaluating trees and requests from Homeowners in early November. There is a link on our homepage to download a request form or you can obtain one by calling the Secretary. The cut off date for receipt for special requests is October 31, 2010.

YARD MAINTENANCE FOLLOWING THE MONSOON

This was an active monsoon, with heavy tree growth, as well as weeds. We will be sending letters to homeowners whose yards need attention if they have not been cared for by the end of October. We invite neighbors to alert us if they observe any situations that appear to be neglected so that we can communicate these concerns to the property owners.

PLANNING ON REPLACING A ROOF-TOP UNIT?

New Federal Mandates prompt HOA's to change guidelines in order to lessen impact on views. Please familiarize yourself with the following requirements prior to replacing a roof-top unit.

Air Conditioners ...

Since replacement equipment may be larger because of federal mandates, in order to minimize the effect on other Owners, the replacement unit(s) must be painted in order to camouflage and blend into the background. Prior to painting, the color must be approved by the Architectural Committee.

DIRECT TV -- DISH NETWORK, ETC.

Many satellite providers are offering special promotions to compete with the services and pricing offered by Cox Communications (Cable).

If you are considering changing to a "Dish" please be mindful of the placement of equipment, especially if you are planning on locating it on the roof of your home so that it can be as inconspicuous as possible. A notification form found under the Architectural Forms link on our website must be completed and submitted to the Secretary.

WOULD YOU CONSIDER BEING ON OUR BOARD?

In February 2011 we will be electing 3 members to the Board of Directors as the terms expire for Marianne Bishop, Ed Eick and Paul Gilmore. The election process will begin in mid January and we would like to introduce the slate of candidates in the December newsletter. The elections are now strictly by mail ballot and there will be no nominations from the floor. We need to hear soon if you are interested in being on the ballot.

_____ Please call me. I am interested in talking about the potential of being a candidate for the SIV Board (term February 2011 thru February 2013)

HAVE YOU WONDERED HOW YOU CAN TAKE PART IN HELPING YOUR COMMUNITY?

**This will answer, what can I do to help and how much of my time will it take?
WHERE DO YOUR STRENGTHS LIE?**

Please let us know if you are interested in serving any of the following committee(s):

_____ Architecture

No regularly scheduled meetings. Members of the committee receive a Handbook to provide guidance when reviewing requests for various projects received from Homeowners. New members will be paired with experienced members to go on reviews until they are comfortable working on their own.

_____ Audit

Timeframe for the review of our books and transactions is during the month of January and you would work under the guidance of the chairman of our Internal Audit Committee.

_____ Decorations

Christmas decorations are set up at the end of November and removed in early January. This usually involves only two days, and the chair of this committee would contact you when dates are established.

_____ Financial Advisory

The committee meets once in early March to review the Replacement Reserve Plan and then again in mid to late October to review the Budget.

_____ Maintenance

This committee meets monthly from October thru April. The largest portion of our budget is spent on maintenance. Full-time members are needed to oversee the work performed by the professional maintenance company we contract with to maintain our common areas. Part-time residents are usually here when we perform road projects, such as crack sealing and can help direct traffic, etc. The four day annual tree trimming project also takes place in late November or early December and this work needs to be supervised. We can find a place where you can help, even while you are walking. You can survey the grounds and report anything that you discover that is in need of repair!

_____ Nominating

This committee is appointed in October and serves until the February annual meeting.

Name: _____ Phone: _____

Please return this form to

SIVHOA - PO BOX 1150 - Green Valley AZ 85622-1150

Or drop it in the lockbox. You can also email your interest to: info@sivhoa.org

PLEASE REVIEW THE REVERSE SIDE AND RETURN,
EVEN IF YOU AREN'T GOING TO THE OKTOBERFEST



DEADLINE FOR RESERVATIONS IS OCTOBER 14!

**October Thirsty Thursday is a Special Event
Attendance by RESERVATION only !**

Date: Thursday, October 28, 2010
Hosts: Jerry & Toni Larsen & Jack & Jean Ross

Location: 4900 S Desert Sunset

Food will be supplied and prepared by Toni Larsen. Toni is from Nuremberg Germany and she has been anxious to hold this celebration for well over a year. This promises to be great fun and a culinary experience. Jack & Jean Ross have offered their backyard in order to accommodate a larger attendance.

A modest per person fee of \$5.00 will cover the following menu:

Bratwurst, Bockwurst German potato salad and sauerkraut together with desert consisting of apple strudel and ice cream.

As a bonus: German beer in the bottle at no extra charge.

Reservations must be made by October 14, 2010 at the latest.

Also, in order to obtain a refund, cancellations must be made by the same date.

We will be in touch with you to confirm this reservation.

I would like to make reservations for the **OKTOBERFEST DINNER on Oct 28, 2010.**

Attendees are: _____

Address: _____

Phone: _____ PRINT your Email: _____

Total # of Attendees

_____ multiplied by \$5 for each reservation = Total enclosed: \$ _____

Enclose a check with this form made payable to: Jerry Larsen

Deposit the form, with a check in the lockbox for the HOA located in my courtyard at the following address -- or you can place it in the mail to arrive by October 14, 2010

October SPECIAL Thirsty Thursday Dinner
Attn: Marianne Bishop, Secretary for SIVHOA
4771 S Prairie Hills Drive,
Green Valley, AZ 85622-5809

(OVER)

HOMEOWNER INFORMATION VERIFICATION

If any of the information has been changed or added during the year please make changes as appropriate

LOT: _____ Homeowner: _____

For the Neighborhood Directory please list our first name(s) or nicknames as follows:

PROPERTY ADDRESS: _____

(Kept confidential, only for association mailings*)

Phone Number _____ *E-mail address: _____

Your Alternate Mailing Address: _____

Your Alternate Phone Number(s) _____

Emergency contact - Who checks on your property or has a key for emergency access?

If you are not full-time residents and have a set time at each address, please provide:

In Green Valley from: _____ to: _____

Alternate address from: _____ to: _____

____ WE ARE NOW FULL TIME, please remove the alternate address from our file.

If the property is a full time rental, please provide the names of the Tenants and how we may contact them in case of emergency: _____

Please complete the following if you have never been listed in the GVCCC phone book or you want to change or make additions to your current listing. Take special notice to the fact that we can now list cell phones if this is your only means of contact when in Green Valley.

GREEN VALLEY DIRECTORY LISTING APPLICATION

(PLEASE PRINT)

** NEW LISTING _____ CHANGE CURRENT LISTING _____ ADDITION TO CURRENT LISTING _____ REMOVE COMPLETE LISTING _____

Phone # _____ Cell Phone # _____

Resident (1) Last Name _____ First Name _____ Middle Initial _____

Resident (2) Last Name _____ First Name _____ Middle Initial _____

Street # _____ Lot # _____

** Previous Green Valley Address —if applicable _____

Previous GV Phone # if applicable _____

Resident (1) Former or Present Occupation if Active _____

Former Hometown (City and State) _____

Resident (2) Former or Present Occupation if Active _____

Former Hometown (City and State) _____

Signature _____