

RIO CROSSING



COMMUNITY GARAGE SALE



Get your things ready. The next community wide garage sale is **Saturday, March 31st**. Start time is **7am and ends at noon**.

SPRING BLOCK PARK

The exact event has still not been determined, but it will be held on **Saturday, April 21st**, at **9:00am**, so mark your calendars.

NEW LANDSCAPE COMPANY

The Board and Landscape Committee reviewed bids from several landscaping companies. They narrowed down to three companies whom they interviewed at a special meeting noticed to the homeowners. They are pleased to announce that beginning April 1st, Stillwater Landscape will begin maintaining your community. The Board is very excited about this change.

SPRING LANDSCAPING

It is time to begin thinking about summer soil & turf conditioning. One of the most cost effective ways to improve the turf is aeration. Aeration removes small tube shaped "cores" of turf & soil. It loosens the soil allowing more efficient absorption of water, fertilizer, air, & sunlight. It allows the turf to grow deeper roots. So you will be seeing those tubes of dirt all over the grass soon. You can use this same process to help your own grass.



Remember that if you spray weeds with a weed killer, you still have to remove them when they die. One way to help keep the weeds away and not have to pull weeds every weekend is to apply pre-emergent twice a year. Once in February or March and again in June or July.

Lastly take a look at your trees. General rule of thumb is if the circumference of the tree trunk is larger than the stakes, they are no longer needed.

2018 BOARD MEETING

April 26th
May 24th
June 28th
July 26th
August 23rd
September 27th (Annual)
October 25th
November 29th

Design Review Committee - Meets at 6:30pm

Open Session - Meets at 7:00pm

Executive Session (Closed) Meets at 8:30pm

*****Note** - After the Open Session the Board will have the Executive Session in accordance with A.R.S. §33-1804(A) to discuss (1-5).

Unless otherwise noticed, meetings will be held at the:

Barbara Robey Elementary School
Media Center
5340 N. Wigwam Creek Blvd



Hope to see you there!

HOMEOWNER INPUT

The Board would like to hear from their neighbors. Any input you may have for community improvement, concerns, etc., please submit to Melanie so that she can forward it to the Board for review.

REFRESH YOUR CURB APPEAL

One of the easiest and cheapest ways to do this is simply by re-staining your gate slats or you might consider replacing them with the new composite that doesn't require staining. Please submit your color choice first.

FRIENDLY REMINDERS . . .



PET ETIQUETTE



Please be a responsible pet owner & clean up after you pet. For the safety of your pet & others, make sure they are always on a leash when outside your home. **This is a City rule as well as the Association & is enforceable** per your governing documents.

Lastly, be considerate of your neighbors. If your dog barks non-stop, especially at night, please let them in. This is considered a nuisance & is also enforceable. There is a **"Barking Dog Ordinance."** If the Police are called out repeatedly because your dog is barking, there could be stiff penalties, you could be summoned for a Court appearance, or you could have your pet taken away from you. No one wishes this.

RECYCLE & TRASH PICK UP

Trash & recycle cans should be placed at curbside no earlier than the evening before pick up & stored out of sight the same day as pick up.

BULK TRASH

Remember bulk trash is the **2nd Monday** of the month. You cannot set your items out until the weekend prior. Many are setting out the first and last week of the month which is much too early and makes our community look trashy.

WEEKLY PAPERS & FLYERS

Please remove all papers and flyers that are left on your property. They leave the community looking unsightly and unkempt. In addition it tells would be thieves that the home may be empty.

NEW ASSISTANT

Please note that Melanie has a new assistant now so anyone you have listed other than Susan, see below, please remove and update.

ARCHITECTURAL SUBMITTAL

Remember anytime you want to change or add something to the outside of your home including but not limited to driveway extensions, front yard landscaping, painting your home, etc., that can be seen from the street, common area or neighboring property, you must fill out an architectural submittal form and receive approval first. The form can be found on your website, or you can contact Melanie or Susan. To find the approved paint colors visit AAM's office at 14780 W. Mountain View Blvd., Suite 111, or the Sherwin Williams store on Grand Avenue both in Surprise.

PAINTING

Speaking of painting, a lot of homes have never been repainted yet and are in desperate need of painting. If you haven't painted yet, now is a good time to take a good look all around your home and see if there is any fading, discoloration, peeling, chipping, etc., and if so, pick out an approved color scheme, submit and paint once you have received approval. **A paint audit will be conducted in January 2019** and those homes that need to be painted will receive a courtesy letter at that time explaining what is needed. The Board understands this is a huge expense and is generously giving you 9 months to start saving up towards this project.



BEEES & WATER LEAKS

Bees are back. If you see a beehive or you see several going in and out of the valve boxes in the ground, please email Melanie right away at mveach@aamaz.com so she can have the exterminator remove the immediately.

The same holds true for water leaks. Let Melanie know the location so we don't waste water or our money.

Questions or Concerns, Contacts

Melanie Veach, Community Manager
(602) 288-2663 Direct-line
(623-584-8905 Fax
mveach@aamaz.com

Susan Coupal, Admin. Assistant
(602) 288-2626 Direct-line
scoupal@aamaz.com

AAM, LLC
1600 W. Broadway Rd., Ste. 200
Tempe, AZ 85282
(602) 957-9191 Main-line
www.aamaz.com

AAM after hours
(866) 553-8290

Please call during regular business hours for all non-emergency items.