

Bellasera Neighborhood News

February 2012

Electronic Edition

azbellasera.org

Nine Pages + Form

Board of Director Seats

—*By Susan Loiselle*

The Board is pleased to announce the December 15 appointment of **Ed Szkaradnik** as the newest member of our Board and **Ed's** subsequent appointment as Treasurer. **Ed** fills the seat recently vacated by **Ted Dixon**. After the welcome addition of **Ed**, there still remain three seats on our Board which must be filled by election at our annual meeting on April 22, 2012.

The January newsletter addressed the open Board seats and brought us three responses with suggestions for improvements to our Association. However, none of the three individuals volunteered to join the Board where they could directly influence the direction of the community.

Filling these seats is not optional for our Association. Without volunteers, the management agent can accomplish some tasks, but only a duly-elected Board can make key business decisions such as levying and collecting assessments, entering into contracts or committing funds. Without a functioning Board, the operation of our community will stall and we will all suffer the consequences.

Please volunteer for these important positions. It is rewarding work, your neighbors will thank you and your community needs you. Training is available from our management company, current and former board members and the City of Scottsdale. Local law firms offer courses in all aspects of HOA management in classrooms or in the comfort of your home via webinars.

If you have questions regarding the work involved, please contact me or any of the members of the Board. Board members' contact information is included on page 9 of this newsletter.

The deadline to apply is 12:30 p.m., March 8, 2012. Applications are available on line at azbellasera.org under "Forms", in the clubhouse on the table or under the bulletin board or from **Sharon** in our management office.

Susan Loiselle, shloiselle@cox.net, is President of the Bellasera Board of Directors

Last Gate Opener Event

Our final transponder transition event will be held on **Saturday, March 10, 2012**, from **9:30 a.m.** until **1:30 p.m.** On April 2, 2012, the old transponders will be deactivated.

To date 244 residents and 429 vehicles have completed the process. We're pleased to report that our experience so far has been very positive.

The March 10 event will be open to BCA Owners purchasing transponders for vehicles registered in the name of the Owner or a spouse, and full time lessees who have a Lease Certification on file at the clubhouse office. "Owner" is defined in our CC&Rs. Bellasera Owners/spouses and lessees should come to the clubhouse on Saturday to register and purchase new transponders, and have them installed on their cars.

The transition process involves registering and matching each new transponder (with proper identification) to the Owner and their registered vehicle(s). The paperwork for the registration process should be completed at the clubhouse. Once the registration process is completed those individuals will be asked to drive their vehicle to the front gate for temporary placement and testing. If the transponder works properly, it will be permanently installed on the windshield. The new windshield transponders are permanent once installed and cannot be transferred between vehicles.

No One Will Be Permitted To Do a Self-Installation.

Normally the cost of a new transponder is \$25.00 for each vehicle registered in the name of an Owner/spouse. The cost of all other transponders is \$35.00. However, as an introductory offer, Owners may purchase two new transponders prior to April 1, 2012, for \$12.50 each. The cost of the new transponders may be paid by check (preferred to expedite processing) payable to Bellasera Community Association, cash, or added to your account for payment on the next quarterly statement.

Again, the March 10 event will begin at **9:30 a.m.** and run until **1:30 p.m.** In order to ensure a smooth effort, please take note of the following:

- Residents may come at any time, but in the interest of avoiding a logjam (and if your schedule allows), it would be helpful if residents whose last name begins with the letters A through L could arrive between 9:30 a.m. and 11:00 am and residents whose last name begins with the letters M through Z arrive between 11:00 a.m. and 1:30 p.m.
- Bring a copy of your driver's license and vehicle registration so we can match the transponder to the Owner and vehicle.
- Resident Owners should complete the Vehicle/Driver Information sheet prior to arrival. This will help expedite the process. The *form is attached to this newsletter* and also is available at the Bellasera office.
- Renters should also complete the Vehicle/Driver Information sheet and a Lease Certification Form that is available in the office (if one is not already on file). A copy of your lease is also required. New transponders issued to tenants/renters will be programmed to automatically deactivate on the lease termination date.
- **IMPORTANT:** Your current hard black transponders must be turned in before you can purchase a new transponder (one for one). Please bring them with you.

Please remember we're all volunteers trying to do the best we can, so bring along your patience and sense of humor with you.

We continue to offer the opportunity for individual resident transponder installation(s) every Thursday between 10 a.m. and 2 p.m. Please contact Sharon for an appointment.

For clarification or additional information please contact **Sharon** in the Bellasera office, **480-488-0400**, **sfoxworth@aamaz.com**.

Thank you,
Security Advisory Committee — **Joe Carlon, Dennis Carson, Dennis Soeffner**

Meeting Notices

Board of Directors will meet for a study session on **Thursday, February 9**, and a regular meeting on **Thursday, February 23**. Both meetings begin at **2 p.m.**

Budget and Finance Committee will meet on **Wednesday, February 22**, at **2 p.m.**

Building and Grounds Committee will meet on **Tuesday, February 14** at **3 p.m.**

Communications Committee will meet again on **Wednesday, March 14**, at **8:30 a.m.**

Modifications Committee will meet on **Tuesday, February 14**, at **3 p.m.** Applications must be received in the Community Manager's office no later than **Thursday, February 9**, at **12 noon**.

New Board Member

Ed Szkaradnik was appointed a member of the Bellasera Board of Directors at a special meeting on Friday, January 6. He will fill the seat vacated by **Ted Dixon** and will serve until April, 2013.

Ed is a retired Honeywell executive, and is now partner in Marquette Partners, a private investment group. He's also served on an HOA committee which was charged with preparation of the association's reserve plan.

Ed and wife **Ginny** purchased their home about one year ago, and report they've been busy remodeling ever since.

January Weather In Bellasera

(January 1—January 29)

Highest temperature: **73**

Lowest temperature: **34**

Rainfall this month: **0.07 inch**

Since January 1: **0.07 inch**

Newsletter Copy Deadline

If you have meeting dates, or articles for publication, please e-mail to: editor@azbellasera.org, or turn them in to the Association office no later than the 20th of the month. The monthly newsletter is produced by the Communications Committee. The editor is **Keith Christian, 480-463-4745**.

Neither the Bellasera Community Association nor its Board of Directors provides any warranty, express or implied, as to the accuracy, timeliness, completeness, merchantability, or fitness for any particular purpose, of any information contained in this newsletter in any form or manner whatsoever.

City Of Scottsdale Brush & Bulk Collection

The city of Scottsdale will pick up brush and bulk items in the Bellasera area during the week of **Monday, February 6**, with the next pickup the week of **March 5**.

Brush and bulk items to be picked up should be at curbside by **5 a.m.** at the start of the week. It will be removed during the week. For more information, contact Solid Waste Management, **480-312-5600**.

Bellasera in the Rear View Mirror

A look back in Bellasera history that may bring back memories for long-time residents and be of interest to those not living in our community in prior years. A newsletter archive is available on our web site: <http://azbellasera.org/newsarch.php>

Bellasera Neighborhood News, February 2002, 10 years ago

- Celebrate Valentine's Day by bringing a chocolate dessert to a "Death by Chocolate Dessert Party" on Sunday, Feb. 10 at 7 p.m. at the clubhouse. Coffee and tea will be provided.
- Have you noticed a significant increase in private aircraft traffic above Bellasera over the course of the past year? Christiane Chenault has, and thus joined a group to meet with aviation officials to seek solutions. One of the first steps taken, she said, was a meeting with representatives of the Sky Harbor and Deer Valley Airports, representatives of two local flight training schools and FAA officials on Jan. 16. Future meetings are expected as well.
- A key element in solving issues raised at the November Town Hall meeting is the formation of several short-term committees to examine the issues and report to the Board. Now we need volunteers to staff the committees.
- As of January 15, our Community Manager, Erin Bridgforth, has received only two applications for serving on the committees. We urgently need up to 16 more volunteers.
- A new organizer for youth activities in Bellasera is being sought by the Activities committee. Residents interested in assuming the youth activities organization and coordination should submit an application to Community Manager Erin Bridgforth.

Bellasera Neighborhood News, February 2005, 7 years ago

- Paul Agranoff resigned suddenly from the Board of Directors on Monday, Jan. 24, effective immediately, and did not attend the Board meeting that night. He gave no reason. The Board, after accepting the resignation, decided to postpone replacing Agranoff until after the Annual Meeting on April 7. His term has another year to run.
- Bellasera's Activities committee is looking for two or more new members to help plan and run social events and activities for the community. Contact Community Manager Anne Marie Fitness at the clubhouse for a brief application form.
- A catered Welcome Back (Even if You Hadn't Left) Party featuring hors d'oeuvres has been arranged by the Activities Committee for Saturday, Feb. 19 at 7:30 p.m. in the clubhouse.
- A new editor for Bellasera's monthly newsletter is urgently needed. Bart Sotnick, who has served as editor for the past 3-1/2 years, has told the Communications committee that he is resigning after editing the March newsletter.
- Members of the Bellasera Community Association will elect two Directors to the board at the Annual Meeting of the Association to be held Thursday, April 7. The terms of current members Al Ricciardi and Bruce Martin expire in April.
- The Board of Directors will pursue further the proposal of establishing a resale assessment to benefit the community when homes are sold. Homeowners attending the Town Hall meeting on Jan. 20 showed a 56-26 preference for examining the plan further. While the attendance was approximately 150 people, the preference poll was limited to one resident per household.

Bellasera Neighborhood News, February 2007, 5 years ago

- The name is Ironwood. I'm a private investigator. Bellasera is my beat. The usual P.I. stuff mostly: infidelity, missing persons, lost golf clubs. It's all in a days work. People have questions, I look for answers.
- The guards at the Bellasera gate cannot accept packages, deliveries, flowers, etc. They are not permitted to sign for anything. Your continued cooperation is appreciated.
- Marshall Chess, Bellasera Community Manager: I'm delighted and honored to be your Community Manager. Having seen more neighborhoods in the Greater Phoenix area than I can even remember, I honestly believe Bellasera is one of the best designed and maintained communities around. The clubhouse amenities and recreational facilities are unique, the landscaping is remarkable, and your Board and Committee members appear to be some of the hardest-working volunteers with whom I've worked. Terry Schuman, Bellasera Administrative Assistant: I am not originally from the Phoenix area, but consider Arizona my home. I traveled quite a bit with my brothers and parents growing up, as my father was a pilot in the Air Force. I grew up living diversity from Big Springs, Texas to Okinawa, Japan to Laredo, Texas to Rangoon, Burma (now Myanmar) to Selma, Alabama, and then to Arizona. I even got to swim in the Bay of Bengal and land in Viet Nam during the war.
- Saturday, February 24 at 7:00 p.m. Celebrate the Chinese New Year with Bellasera residents at ORIENTAL GARDEN GRILL AND SUSHI. This is a wonderful buffet with over 150 HIGH QUALITY dishes to choose from, many are American. Bellasera will have a private room and there is NO COST to residents. Oriental Garden is located at 8909 E. Indian Bend Rd., in the Pavillions Shopping Center (Pima and Indian Bend), 480-362-1530.

February in the Garden



—By **Pauline Marx & Joe McDade**

February brings us Valentine's Day and, perhaps, thoughts of roses. As it happens, February is a good month to pay attention to the roses in your garden as well as pruning, pests and watering needs.

Roses

Bare Root Roses – These should be planted by mid-month. If you've never attempted them, give it a try as there are a variety of beautiful choices such as: *floribunda*, *grandiflora*, *hybrid tea*, *miniature*, *polyantha*, *shrub roses* and *climbers*.

Container Grown Roses – These can be planted until early spring. Check and be sure that they have been in the container long enough for new roots to have been formed and were not simply bare root roses moved to a container recently.

Established Roses – These can be fertilized around mid-month which is weeks before a target bloom date of April 1. Some gardeners wait until the first growth has reached 2 inches in length before applying fertilizer. Any necessary pruning should be finished by mid-month.

Pruning/Watering

Pruning - Finish pruning *nonnative deciduous shade trees and deciduous fruit trees* by mid-month. Prune frost sensitive citrus after they begin to leaf out, if needed. As a general rule, citrus needs to be pruned only if there are aberrant branches ruining the shape of the tree.

Watering – Continue to water citrus and landscape plants deeply once every 3 to 4 weeks unless rain is adequate (which it hasn't been) to provide freeze protection.

Pests

February is a good month to pay attention to pests as they attempt to gain a foothold in your garden. The following are the most common ones you'll find here in your garden.

Aphids – These are tiny insects that suck the sap from fresh growth on many plants. They are usually *green* or *grayish-black* and prefer cool weather. They are often found in tight clusters on:

- Rosebuds.
- Tender shoots of shrubs
- Annual flowers.

If discovered early, they can be controlled with a strong stream of water on a regular basis. If this doesn't work, try a soapy spray of one teaspoon of concentrated liquid dish detergent to one gallon of water. Spray early in the day and test a few leaves for soap burn before spraying the entire plant.

Thrips – These minute insects appear on flower buds of roses. They will mar the flower, or its outer petals, but require no control unless you plan to enter your roses in a show where perfect plants are required. Otherwise, the damage is only cosmetic and won't affect the plant.

Friendly Bugs – Ladybugs and green lacewings appear later this month and are natural predators of aphids. They have voracious appetites and help keep them under control. Everyone knows what a ladybug looks like. The green lacewing has long, delicate antennae, a slender greenish body, golden- or copper-colored eyes, and two pairs of veined wings.

Did You Know?

Native peoples planted by the signs of nature. When mesquite trees began to leaf out in late February/early March, it was time to plant crops. So, prepare your garden soil for spring planting. Trees, shrubs, groundcovers, and native plants can develop root systems before the heat hits.

Happy Valentine's Day!

If you have any gardening questions call the Cooperative Extension Service at **602-827-8200** or write to them at 4341 Broadway Road, Phoenix, AZ 85040. Bellasera resident **Pauline Marx** is an Arizona Master Gardener.

Community Calendar—February 2012

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1 Yoga 9 a.m. Water Aerobics 11 a.m. Pilates 5 p.m.	2	3 Water Aerobics 11 a.m. Bridge 2 p.m. Potluck 6:00 p.m.	4 Pilates 9:30 a.m.
5 Brush & Bulk Collection Week	6 Water Aerobics 11 a.m. Pilates 5 p.m.	7 Golf Poker 7 p.m.	8 Yoga 9 a.m. Water Aerobics 11 a.m. Pilates 5 p.m.	9 Board Study Session 2 p.m.	10 Water Aerobics 11 a.m. Bridge 2 p.m.	11 Pilates 9:30 a.m.
12	13 Water Aerobics 11 a.m. Pilates 5 p.m.	14 Golf Modifications 3 p.m. Building & Grounds 3 p.m. Poker 7 p.m.	15 Yoga 9 a.m. Water Aerobics 11 a.m. Pilates 5 p.m.	16 Luncheon 12 noon	17 Water Aerobics 11 a.m. Bridge 2 p.m.	18 Pilates 9:30 a.m.
19	20 Water Aerobics 11 a.m. Pilates 5 p.m. Presidents Day	21 Golf Poker 7 p.m.	22 Hike 8 a.m. Yoga 9 a.m. Water Aerobics 11 a.m. Budget & Finance 2 p.m. Pilates 5 p.m.	23 Board Meeting 2 p.m.	24 Water Aerobics 11 a.m. Bridge 2 p.m.	25 Pilates 9:30 a.m.
26	27 Water Aerobics 11 a.m. Pilates 5 p.m.	28 Golf Poker 7 p.m.	29 Yoga 9 a.m. Water Aerobics 11 a.m. Pilates 5 p.m. 7			

****Bellasera Classifieds****

All About Cleaning, Quality Home Cleaning Service. 2 Hours/2 Professional Cleaners \$89. One Time Cleaning, Move-In and Move-Out cleanings , Regularly scheduled Service, Deep Cleanings, Real Estate Listing Preparation.

Please visit our website: www.AllAboutCleaningArizona.com. Licensed-Bonded-Insured. To make an appointment please call **Maria Dixon: 480-206-5237** (mobile) or **480-422-3168** (office). Owner-Operator: **Maria Dixon** (Bellasera resident for over 8 years).

Need some help? **Spencer Eisner**, a responsible 15 year old is available some afternoons and weekends to help with odd jobs, babysitting, yard work, etc. Please call if interested, **480-488-3426**.

Pet Sitting: 6 year Bellasera resident, almost 17 year old honors student & Student Council member at Cactus Shadows HS would love to care for your pets while you're away. I love animals. We have 2 cats and a dog of our own. **Katie Kaufman** (cell) **480-544-9330**, katie.k704@hotmail.com.

All About Cleaning, Professional Window Cleaning: Inside and Out. Screens, Tracks. As Low as \$120. Please visit our website: www.AllAboutCleaningArizona.com. To make an appointment please call **Maria Dixon: 480-206-5237** (mobile) or **480-422-3168** (office).

Cabin available for rent in Munds Park. Enjoy fall foliage or plan ahead for snow adventures. 3 bedrooms 2 sleeper sofas/2baths; Gas fireplace; Fabulous deck; Full kitchen; Washer/Dryer. \$300 weekend/\$500 for 3 night Holiday weekend. Cleaning fee negotiable. Call Bellasera resident **Marti Bening, 480-488-4297** for details.

Too Many Chairs -- 6 matching upholstered chairs for \$25.00 each. 2 black upholstered chairs for \$15.00 each. 4 "ultraflannel" upholstered chairs for \$28.00 each. Round glass table for \$200. Randall amp for \$185. Please call **480-219-4943** or **303-882-2688**.

For Sale: GE Monogram Beverage refrigerator – fits wine bottles, beer, soda, etc. Perfect for kitchen, garage or casita! - \$250. Also, 22" Raised Aerobed, twin size, built-in pump to make inflation & deflation super easy, skirt for bottom and mattress cover for top – \$150. Lastly, 47" w x 35" h floral painting, gold frame, green & pink tones – \$150. Pictures available by e-mail jeanninedittoe@gmail.com or call **Jeannine Dittoe, 480-264-6002**.

For Sale: Beautiful leather sofa from Creative Leather in perfect condition. 74" x 36" x 36", \$900. Also, small den settee with cigar motif, also in perfect condition for \$300. Older cast-iron Craftsman radial arm saw for \$100. Porter Cable Omnijig for making dovetail joints in fine furniture for \$250. Pictures available by e-mail to swcomstock@gmail.com. **480-488-3277**.

Cactus City Landscape Maintenance: Yard and Lawn Maintenance, pool cleaning too! Reliable service at affordable rates. Call **Steve Dixon** (Bellasera Resident), **480-331-8707** (text or voice) or **480-206-3378** (cellular), or visit our website www.CactusCityLandscape.com.

Landscape Lighting, Landscape Rocks & Boulders, Paver Installation. Steve, **480-206-3378**, Steve@CactusCityLandscape.com. Website: www.CactusCityLandscape.com.

Wanted: smallish bookcase or night table with a door behind which I can store books. Call **Myrna, 781-710-8503**.

Got something to buy, sell, want, give-away, etc.? Do business within Bellasera. Send in a classified ad — it's very affordable, in fact, it's *free*. E-mail yours to editor@azbellasera.org.

Ads only accepted from Bellasera homeowners; ad copy limited to 25 words if space is limited; real estate for sale, business or commercial ads are not accepted; Editor reserves the right to edit or reject any ad.

BELLASERA COMMUNITY ASSOCIATION

**7350 E Ponte Bella Dr
Scottsdale AZ 85266-2701**

**Office: 480-488-0400
Security/Front Gate: 480-488-3663**

Internet Web Site: azbellasera.org

Community Manager : Viola Lanam, vlanam@aamaz.com

**Administrative Assistant: Sharon Foxworth, sfoxworth@aamaz.com
manager@azbellasera.org**

—Office Hours—

Monday thru Friday, 8:30 a.m. - 12:30 p.m.

Questions regarding your Homeowner's Association Account?

Contact AAM, LLC: 602- 906-4940

AAM, LLC Emergency : 602-647-3034 or toll free 866-553-8290

Board of Directors **board@azbellasera.org**

President—**Susan Loiselle, shloiselle@cox.net**

Vice President—**Gregg Dittoe, greggdittoe@gmail.com**

Secretary—**Bruce Martin, marbru@cox.net**

Treasurer—**Ed Szkaradnik, Eszkaradnik@Gmail.com**

Director—**Dennis Soeffner, dennissoeffner@aol.com**

Committees

Budget & Finance

Don Bowman, Marilyn Lillienfeld, *Clayton Loiselle*,
Carlton Rooks, Charles Schroeder, Paul Snyder, Ed Szkaradnik

Buildings & Grounds

Paul Anetsberger, James Cole, Gregg Dittoe, *Bob Huff*,

Communications

Keith Christian, Joe McDade, Emily Shriver, Dennis Soeffner

Modifications

Jim Gleason, Stanley Green, Craig Johnson, Bruce Martin, Bob Shriver

Security Advisory

Joe Carlon, Dennis Carson, Dennis Soeffner

——— indicates committee chairperson

