

BELLASERA

NEIGHBORHOOD NEWS

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*February is the Border Between
Winter and Spring*

February - 2022



Clubhouse Corner

by Richard Hoffman, Board President

BOARD SETS TENTATIVE DATE FOR ANNUAL MEETING

At the recent Board of Directors meeting on January 19, the Board agreed to schedule this year's Annual Meeting of Bellasera Homeowners on **Sunday April 24th at 2:00 PM** on the patio at the Clubhouse. The Board was unanimous in its desire to return to an in-person Annual Meeting after two years of hybrid/online meetings occasioned by the Covid Pandemic.

Historically, the Annual Meeting has presented an opportunity for homeowners to meet their Board of Directors and to have their questions and concerns regarding the Bellasera community its maintenance, activities, and finances answered and addressed in an open forum. We would very much like to return to that in-person practice. As with most things during these interesting times, that date is tentative at this point, subject to change based on unanticipated circumstances. We are hopeful we can hold to that schedule. A final formal announcement will be forthcoming later this month.

It is also the Board's current intention that the annual election of Directors coincide with the Annual Homeowner's Meeting, as was always the case until Covid intruded into our lives beginning in 2020. A notice of the Annual Meeting date, together with a Candidate Application form for those who wish to be included on the election ballot for the open Board of Directors positions, will be sent to all homeowners later in February, with ballots to follow in March.

This year there will be four (4) open positions on the Board of Directors, three (3) for two-year terms, and one (1) for a one-year term. As was our custom at our Annual Meeting, ballots for the election to fill those vacancies on your Board of Directors will be tabulated by volunteers and the results of the election announced before the conclusion of the Annual Meeting. We are considering adopting an on-line voting option as one of the choices to vote as well as the customary paper ballots, but no final decision has yet been made on that proposal.

NEW BOARD MEMBER

Prior to our last Board meeting, **Dennis Carson** submitted his resignation from the Board. We thank **Dennis** for his selfless and positive contributions to the Bellasera Community over many years of service on the Board. At the January meeting, the Board voted unanimously to fill that vacancy with **David Wyllie** who will serve as a Director until the next election in April. Welcome aboard **David**.

**7350 E Ponte Bella Drive
Scottsdale, AZ 85266**

Office: 480-488-0400

Front Gate: 480-488-3663

Community Manager
Pamela Nunnelly
manager@azbellasera.org

Board of Directors
Richard Hoffman - Pres.
Joe Carlon - V.P.
Dennis Soeffner - Sec.
Jim Ragborg - Tres.
David Wyllie

Email Addresses:
Board of Directors
board@azbellasera.org

Budget & Finance -
bandf@azbellasera.org

Building & Grounds -
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Communications -
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Modifications -
mod@azbellasera.org

Security Advisor -
sec@azbellasera.org

Web Site:
azbellasera.org

Bellasera Community Events

Board of Directors will meet in the clubhouse on **Tuesday, February 15** at **1 p.m.**

Budget & Finance Committee will meet in the clubhouse on **Tuesday, February 22** at **1 p.m.**

Building & Grounds Committee will meet in the clubhouse on **Tuesday, February 8** at **10 a.m.**

Communications Committee will meet in the clubhouse on **Wednesday, March 16** at **8:30 a.m.**

Modifications Committee will meet in the clubhouse on **Tuesday, February 8** at **12:30 p.m.**. Applications must be received in the Community Manager's office no later than **Thursday, February 3** at **12 noon.**

Water aerobics will be held on **Monday, Wednesday, and Friday** from **11 a.m. to noon.** Both lap lanes will be used.

February Bellasera Book Club will meet at **noon** at the clubhouse on **Wednesday, February 23** to discuss a biography, autobiography or memoir of our choice. Any questions contact **Karen Moore, kkmoore40@yahoo.com.**

BIG Thank You! Many thanks to **Dawn Hulej** and **Julie Coats** for their efforts in shopping for kitchen items for the clubhouse kitchen. They also cleaned up the kitchen, added the new items to enhance the kitchen's efficiency and made it more visually appealing. Thank you, ladies! We appreciate your efforts on behalf of the Bellasera community.

February Wine and Cheese Event: *State of Washington Wines.* It's great to be gathering again! We're inviting all wine and cheese lovers to join us at our February Wine and Cheese Event on **Friday, February 18, from 5:00 to 7:00 p.m.** Bring a bottle of a nice red or white wine from Washington and a favorite cheese, appetizer or dessert to share with each other. The February gathering will be hosted by **Chris and Margi Lillegard, 7843 E. Visao Dr.** Please call **Margi, 503-580-8118** or email, **margiross@msn.com**, to let us know if you can attend or have any questions. You can also sign up on the sheet inside the front door in the clubhouse. We look forward to seeing everyone. It's time to party! We are looking for future hosts of the Wine and Cheese...either host in your home or at the clubhouse. Please let us know if you are interested, so we can continue to hold this very social event on a regular basis.

March Welcome Reception Reminder: Please mark your calendars for the Bellasera Community Welcome Reception hosted by your Board of Directors. The event will be held on **Sunday, March 20, 2022** from **3-5 p.m.** in our clubhouse. We will provide appetizers and desserts. Please feel free to bring your own beverages. If you are planning to attend, please either sign up in the clubhouse on the sign-up sheet or email: **pnunnelly@AssociatedAsset.com**. We hope you will be able to join us!

Weather and General Information

January Weather in Bellasera

(January 1 - January 31)

Highest Temperature: **71 degrees**

Lowest temperature: **30 degrees**

Rainfall: **0.19 inch**

Rainfall this year: **0.19 inch**

Bellasera weather 24/7/365: weather.azbellasera.org

Bellasera Weather at a Touch: A free app for your iPhone, iPad, or Android phone. Provides instant Bellasera weather information at a touch. This app is available in the Apple App Store or Google play. In the App Store or Google play, search for “PWS Monitor” (no quotation marks). Install the free app. Touch the gear icon at the lower left of your display. The Settings screen will appear. Touch “Enter A Known Station ID”

Enter “KAZSCOTT79” Touch OK.

That’s it. More information, if required, is available by e-mail, editor@azbellasera.org

Newsletter Copy Deadline

If you have classified ads, 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, 480-382-9310**.

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 community during the week of **Monday, January 31**, with the next pickup the week of **Monday, February 28**. 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. **Remember, here in Bellasera, items cannot be put out prior to Friday of the previous week.** For more information, contact Solid Waste Management, **480-312-5600**.

Web Site Search

Bellasera’s web site, azbellasera.org, has a wealth of information about our community. It’s easy to search for whatever you’re looking for by doing a Google (or equivalent) search as follows. To find everything on the site about the word “rain”, enter the following: azbellasera.org:rain After the colon, enter any topic you wish to search for.

FEBRUARY 2022

Bellasera Community Calendar

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
		1 Poker - 7 pm	2 Water Aerobics - 11 am	3 Zoom Yoga - 8:30 am	4 Water Aerobics - 11 am	5
Brush & Bulk Removal						
6	7 Zoom Yoga - 8:30 am Water Aerobics - 11 am	8 Building & Grounds - 10:00 am Modificatioins - 12:30 pm Poker - 7 pm	9 Water Aerobics - 11 am	10 Zoom Yoga - 8:30 am	11 Water Aerobics - 11 am	12
13	14 VALENTINE'S DAY Zoom Yoga - 8:30 am Water Aerobics - 11 am	15 Board of Directors meeting - 1 pm Poker - 7 pm	16 Water Aerobics - 11 am	17 Zoom Yoga - 8:30 am	18 Water Aerobics - 11 am Wine & Cheese - 5:00 pm	19
20	21 PRESIDENTS DAY Zoom Yoga - 8:30 am Water Aerobics - 11 am	22 Budget & Finance - 1:00 pm Poker - 7 pm	23 Water Aerobics - 11 am Book Club - Noon	24 Zoom Yoga - 8:30 am	25 Water Aerobics - 11 am	26
27	28 Zoom Yoga - 8:30 am Water Aerobics - 11 am					
Brush & Bulk Removal						

Bellasera Rules Reminders

In order to ensure both the appearance of our neighborhood and the continued integrity of our design and architectural standards, periodic neighborhood inspections will be conducted. Any condition that is observed on a residential property which does not strictly comply with our Design Guidelines will be treated as a violation in accordance with the Violation Policy available on our website. A complete copy of the official Design Guidelines is available on our website under the Policies tab. Also available on our website is a copy of the Bellasera Community Wide Standards. The Standards offer a summary of the most referred to sections of the Design Guidelines. Please note that the Design Guidelines control if there are any conflicts with the Community wide Standards.

Inspections are conducted as follows:

General Inspections are routinely performed by the Community Manager. These inspections are focused on:

- Common Area maintenance issues
- Residential home appearance to include exterior painting, landscape maintenance and irrigation issues. Landscaping requirements are summarized in the ‘Community Wide Standards’ policy available on our website
- Reported concerns and observed indications of construction activity. If such activity is observed or reported the Community Manager will determine if a Modification Application has been submitted for review. If the application is not on file the homeowner will be contacted and advised to file an application. Non-compliance will be considered a policy violation.

Lighting Inspections are conducted periodically by members of the Modification and Building and Grounds Committee. These inspections are focused on:

- Garage eave lights.
- Tree lights. Tree light requirements are based on the number of trees required for a particular series of homes

Modification Application Inspections are conducted as required by the Modifications Committee. These inspections include:

- Modification Applications
- Non-compliance with conditional modification application approvals
- Post construction review

Noted violations will be addressed per the Violation Enforcement Policy referenced above. Once the violation has been identified it is the responsibility of the Community Manager to generate a notice letter using the AAM Citrus system. As reflected in the Initial Notice letter it is the homeowners responsibility to notify the Community Manager that the violation has been corrected. If notice has not been made in the proscribed timeframe the violation will be presumed to have not been addressed and the violation process will proceed as described. The Community Manager will track outstanding violations for compliance and will present a status report as part of the Community Manager’s Report at each BOD meeting.

The Community Manager will conduct a compliance verification review after being notified corrective action has occurred for General Inspections.

With respect to lighting violations once the Community Manager has been advised the violation has been corrected a member of one of the above reference committees will conduct a compliance inspection within 10 days of corrective action being reported.

Source: Bellasera Inspection Policy (azbellasera.org, "Policies" page)



February In the Garden

by Joe McDade

The Sun Is Retreating To The North & Days Are Becoming Longer Winter Is In The Homestretch!

As I mentioned last month, many consider January is the only month of winter in our part of the Sonoran Desert. Well, this past month didn't fully validate that view even though temperatures were winter like (for us) and even dipped below the freezing mark one night.

However, there wasn't any serious frost damage as evidenced by our thriving bougainvillea (always the first casualty of frost) and, unlike last year, we only had a smattering of rain which was offset by the substantial amount we had in December. So, our gardens are in good shape as we **Transition into Spring!**

Winter Starts To Loosen Its Grip

As we move into February, winter will start to loosen its grip on the desert as temperatures in the 80's are possible although cold snaps are still likely to occur as the thermometer can still drop precipitously when the sun goes down, often **with a gorgeous sunset**. Since we've had no serious frost yet, and none in the long term forecast, I'll skip my usual treatise on frost recovery.

Cleanup & Get Ready for Spring

The growing season officially starts in mid-February for us and, since it is short, don't lose time as we need to give plants and trees a chance to grow before the punishing summer heat. I suggest you take the following steps:

- Survey your garden for areas that might need to be rejuvenated or cleaned up and begin the process.
- Identify now what you might consider planting this month. Below are some suggestions.

Planting

If you have the ambition and energy to grow **vegetables**, this a good month to prepare a new vegetable garden bed as follows:

- Prepare your vegetable bed by using a digging fork or rototilling to approximately 12-18 inches deep. Do not work soil if it is too wet as it can permanently damage the soil structure.
- Apply compost generously (several inches) and incorporate it into the loosened soil.
- If you have an existing vegetable garden this is also a good time to add compost.

Vegetable seeds to sow now include:

- beets • bok choy • carrots • collard greens • lentils • leaf lettuce • mustard greens
- green onions • Irish potatoes • radishes • turnips

Vegetable seeds to sow the second part of February include:

- sweet corn • cantaloupe • cucumbers • muskmelon • summer squash • watermelon

Vegetable Transplants include:

- Artichokes (Globe & Jerusalem) • Asparagus • Chard • Kohlrabi • Lettuce,
- Onion Sets • Peppers • Tomatoes*

Landscape Plants: You can continue to plant cold-hardy and fall-winter growers such as:

- Globemallow • Penstemons (see below) • Brittlebush • Blackfoot • Golden Columbine
- Goodding's Verbena • Red Justicia • Fragrant Evening Primrose
- Desert Milkweed • Trixis • Cleveland Sage • White Sage • Aloes

Penstemon

Dozens of these wildflower species grow naturally across Arizona and the Southwest, in habitat as diverse as arid deserts, rocky cliffs and canyons, moist meadows, sandy grasslands and coniferous mountains.

They are throughout Bellasera and are most often planted to attract hummingbirds which



Hot Pink Parry's Penstemon

patrol penstemons relentlessly, drawn to tubular flowers that fit the birds' long, narrow bills. There are a number of varieties and two that do well in low desert are **Eaton's firecracker** and **hot-pink Parry's**. Both provide big rewards of intense color and guaranteed hummingbird visits. Eaton's firecracker starts flowering in late winter and Parry's joins the color fest in spring.

Growing Tips- The key to penstemon success is excellent soil drainage with minimal water. They like gravelly soil and will rot with wet feet. They take full sun to partial shade, although they do benefit



Eaton's firecracker Penstemon

from filtered light during intense summer afternoon sun and reflected heat.

Pruning

While our winter has been, at times, on the cold side, we have had no frost damage and, assuming our luck holds out, your pruning tasks will be much easier this spring. But remember, do not prune frost sensitive plants until the last chance for freezing conditions has past, which is usually around mid-February to early March. Suggested pruning guidelines are:

Deciduous trees- Finish pruning nonnative deciduous shade trees and deciduous fruit trees by mid-month.

Citrus trees- 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.

Flowering annuals and perennials -Continue to **deadhead****(see page 9) to encourage additional blooms.

Remember: Have a purpose and an end result in mind before you make the first cut. Never remove more than 1/4 of the total plant. Always use sharp, sterile, quality pruning tools and disinfect them between cuts to prevent the spread of disease. Pruning is an art as well as a science. How much you cut off and where you choose to make the cuts will affect both the health and the beauty of the plant or tree.

Romantic Rose

Since Valentine's Day is this month, I'll repeat my recommendation of the last few months to consider planting either **bare root** or **container grown** roses. There is a wide variety still available in local nurseries. Also, there is a perfect month to address maintenance of your roses.



February Garden Tasks

Maintain Roses- February is also a good month to pay attention to the maintenance of estab-

lished roses in your garden. They 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.

Fertilize Fruit Trees- If you did not do so in January, feed citrus with one-third of the tree's annual nitrogen requirement. Fertilize deciduous fruit trees (apple, apricot, pear, plum, and pomegranate) with nitrogen as they begin to leaf out.

Continue harvesting citrus- Fruit sweetens the longer it stays on the tree, so letting it hang is the best storage method. Most citrus, including kumquats, lemons, limes, mandarins, navels, tangelos and pigmented and sweet oranges, can be harvested this month. Taste-test grapefruit and Valencia oranges for sweetness. Many can be harvested through May. Beware though....our Gila Woodpeckers love our oranges!

****What Is Deadheading?**

Deadheading Flowers: Encouraging A Second Bloom In The Garden

Most annuals and many perennials will continue to bloom throughout the growing season if they are regularly deadheaded. Deadheading is the gardening term used for the removal of faded or dead flowers from plants. Deadheading is generally done both to maintain a plant's appearance and to improve its overall performance.

Why You Should Be Deadheading Your Flowers?

Deadheading is an important task to keep up with in the garden throughout the growing season. Most flowers lose their attraction as they fade, spoiling the overall appearance of a garden or individual plants. As flowers shed their petals and begin to form seed heads, energy is focused into the development of the seeds, rather than the flowers. Regular deadheading, however, channels the energy into the flowers, resulting in healthier plants and continual blooms. Snapping or cutting dead flower heads can enhance the flowering performance of many perennials. If you're like most gardeners, deadheading may feel like a tedious, never-ending garden chore, but the new blooms spawned from this task can make the extra effort well worth it.

Happy Valentine's Day!



Bellasera Sunrise - photograph by Paul Rippens

Bellasera Classifieds

Bellasera Residents: The Kiwanis Club of Carefree can pick up your unwanted furniture, clothing and household goods. All items will be sold in our Marketplace resale store in Cave Creek. Proceeds go to support kids in our local school district. Contributions may be tax deductible and a receipt will be provided. Call **480-488-8400** for information and to schedule an appointment. Thanks for your support.

Life Settlement - proven alternative for those who wish to terminate their life insurance. Recent market value vs. "disposal" value examples: 1. Term policy sold for \$800,000; 2. Whole Life surrender value of \$6,500 sold for \$550,000. Problem is people aren't aware of it: "What are life settlements"; "Sounds too good to be true." "My other advisor never mentioned this." Thinking about dropping a policy? Examining every opportunity before making important decisions is smart business. Contact **Marc Ruskin, 480-221-1070, ruskinmarc@aol.com.**

Need a New Look? How about replacing your old window coverings, what a difference it can make to your home. I'm **Mike Alldredge**, a Bellasera resident and owner of Array Shutters and Blinds featuring Hunter Douglas shades, O'Hair Shutters, patio shades & window film. Also, we can do custom draperies designed by an A.S.I.D. decorator. Call me, **602-622-7575**. We'll offer you our friends and family discount.

Introducing Desert Dwellers Home Watching Service exclusively for Bellasera residents. Owned and operated by year-round Bellasera residents, we are dedicated to ensuring our neighbors have access to reliable and trustworthy home monitoring. Licensed and insured we provide visual inspections of the interior and exterior of your home. For a complete list of services and to schedule a complimentary assessment contact us at **480-634-1452** or e-mail us at **ddhomewatch@gmail.com**.

*Classified Ads are only accepted from Bellasera homeowners. Real estate for sale, non-resident business or commercial ads are not accepted. Editor reserves the right to edit or reject any ad. **Your ad will run for 3 months, and may be extended upon request. Ads are limited to 75 words. E-mail your ad to: editor@azbellasera.org***