

Bellasera Neighborhood News

October 2011

Electronic Edition

azbellasera.org

Nine Pages

The President's Column appears on page 2.

Gate Security Improvements

—By Joe Carlon

We have recently replaced our front and back gate opener readers. After 13 years of service and changes in technology, our old ones were obsolete and no longer functioning properly.

We will soon begin the transition from our hard, black transponders (gate openers) to a model which will improve our vehicular security. Over time, our security has been breached as non-homeowners have gained possession of our transponders and have used them for unauthorized access to our community. For example:

Del Webb distributed transponders to contractors; residents have given them to landscapers or friends; others have moved away and not returned them to us. We encountered a non-resident at our pool who received her transponder from a family member who has not lived here for 5 years. We need to ensure the integrity of our vehicle access system.

Our new transponders will be non-transferable. They are battery-free and made of a thin, pliable material which will permanently adhere to the windshield of owner-owned or leased vehicles. When removed, they will cease to operate, thereby eliminating the possibility of being used by unauthorized individuals.

The new system will allow us to issue portable transponders, with a pre-programmed expiration date, to temporary users, such as renters or visitors. Sales of transponders to owners for use by non-residents will be made at the discretion of our Security Advisory Committee.

At a future date, yet to be determined, we will electronically immobilize the outstanding old black transponders in order to permanently prevent unauthorized entry into our community. Going forward, we will be able to control the distribution of the new transponders and our vehicular security will remain reliable.

In the near future, we will announce a transition plan to the new transponders. The transition will be accomplished in stages over a period of time.

We look forward to your assistance and cooperation as we undertake this project.

Joe Carlon, jmc0465@aol.com, is Chairman of the Bellasera Security Advisory Committee

Enforcing Community Rules, Lights, Plant Demise

—By *Susan Loiselle*

We often get questions about violations of community rules, such as "How do I know when I am in violation" and "What steps does the Association take to correct violations." Our website - azbellasera.org - has the information for both questions. First, what constitutes a violation:

The website heading "Policies" includes our Community Guidelines and our Community Wide Standards. These two documents contain information on the violations we most often encounter.

Our Design Guidelines are well indexed to help you find specific items. The simple standard is: Any changes/improvements to the exterior of your home must conform to the Design Guidelines, with the exception of painting the exterior of your home in the same approved color that currently exists. Any other changes require the owner to apply to the Modifications Committee for approval. The application is on our website under "Forms."

Our CC&Rs contain Use Restrictions on Page 37 that apply to activities as well as to property use. Minor changes in Arizona Law are not reflected in our current 2007 version of the CC&Rs, however, the Use Restrictions are generally still applicable. Next, how does the Association enforce its rules:

Twice a month, our management company inspects the front of every home, taking photos of violations; we also learn about violations from owner reports. Once a quarter, we conduct night inspections to check lights (we tell you in advance; see below).

Arizona Law governs HOW we can enforce the rules. Our enforcement policy is on the website. In a nutshell -- when we become aware of a violation, we send an initial letter to the homeowner which includes instructions on how to view the photo of the violation on-line. If the violation is not corrected, 15 days later we send a second letter which informs the owner that the Association has imposed a fine of \$250, with an additional \$250 fine every 14 days, until the violation is corrected.

Some violations do not involve a property and violations must be witnessed in order for the Association to enforce them. Unauthorized use of our exercise room is an example of this type of violation. In these cases, without a willing witness, there is nothing we can do. You are going to have to tell us who, what and when. See **Sharon** for a form to do so.

The Good News: Bellasera has relatively few violations and most are corrected as soon as they are pointed out to the owners.

Light Inspections: We will conduct our quarterly light inspections in October. Please make sure that your garage eave lights are operating on a dusk-to-dawn photo cell and your tree lights are illuminated from dusk to midnight.

Clubhouse Plants: A "mystery person" is watering the plants in the clubhouse. Three have been killed by this over watering and a fourth is in trauma. We replaced one drowned tree with a healthy indoor palm; now, within weeks, the palm is dying. Any information we receive regarding this mystery person will be appreciated.

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

Meeting Notices

Board of Directors plan a Special Meeting on **Monday, October 3**, a Study Session on **Thursday, October 13**, and a regular meeting on **Thursday, October 27**. All begin at **2 p.m.**

Budget and Finance Committee will meet on **Wednesday, October 19**, at **1:30 p.m.**

Building and Grounds Committee will meet on **Tuesday, October 11**, at **3 p.m.**

Communications Committee will meet again on **Wednesday, November 2**, at **8:30 a.m.**

Modifications Committee will meet on **Tuesday, October 11**, at **3 p.m.** Applications must be received in the Community Manager's office no later than **Thursday, October 6**, at **12 noon**.

Design Guidelines Revised

The Bellasera Design Guidelines have been revised. Changes appear on page 32, Rain Gutters; page 29, Flagpoles/Brackets; Appendix A.

The revised document was e-mailed to all residents on September 19, and can be found on our web site:

<http://azbellasera.org/docs/rev-dg.pdf>.

See **Sharon** in our management office if you require a paper copy. Remember that all improvements/alterations to the exterior of your home, must conform to these guidelines.

September Weather In Bellasera

(September 1—September 27)

Highest temperature: **102**

Lowest temperature: **63**

Rainfall this month: **0.62 inch**

Since January 1: **7.61 inches**

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, October 3**, with the next pickup the week of **October 31**.

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**.

Friday Night Potlucks

We had 24 friendly folks enjoying the potluck in September. It was good to meet some newcomers to Bellasera. Now we are gearing up for the return of the "snowbirds" for **Friday, October 7, at 6:00 p.m.** Our hosts will be **Janet and Frank Biondo**. You still have a few days left to sign up. Just bring your favorite dish and one dollar.

The November 4 sign-up sheets will be out shortly. That potluck will be hosted by **MerryBelle Beltz and Evie Rohling**.

Water Aerobics

Water Aerobics starts at **10:00** and ends at **11:00 a.m.**, every **Monday, Wednesday and Friday**. If you need to see the underwater DVD, call **Janet** to borrow it, **480-488-0259**.

Bellasera Brown Bag Book Club

We will be starting our book club meetings on **Wednesday, October 19** at **noon** at the clubhouse. Our selection for October will be "Life and Death in Shanghai" by **Nien Cheng**. Be sure and bring your lunch along with suggestions for the rest of the season. New members are always welcome.

Beginners Yoga

Judith Zeiger is teaching a Beginners Yoga class **Mondays** from **8:45 a.m.** until **9:45 a.m.** in the clubhouse. If you would like to join the group please contact **Judith, 480-575-7286, jazeiger@cox.net**. Bring a mat if you have one.

Pilates

Pilates, one of the most effective combinations of exercise to build overall core strength, tone muscles, strengthen abs and backs, and protect the body from common injuries, is offered in Bellasera. Instructor, **Dona Perreault** (Bellasera resident), with 8 years of experience in teaching and training in Pilates, will offer three classes per week. **Dona** limits her classes to 10 students, of any fitness level, so she can ensure each student has one-on-one attention. Please contact **Dona, @ dperreau@telus.net**, or leave a message at **480-392-6566** to register. Classes for October will be conducted live and are one hour, every **Monday & Wednesday at 5:00 p.m.** and **Saturday at 9:30 a.m.** in the **Clubhouse Activity Room**. Private sessions are also available. We still have a few spots to fill!

Hiking Resumes

For the October hike, I want to use a nearby trail and have chosen the Gateway Loop trail in the McDowell-Sonoran Preserve. This trail is a loop of about 4.4 miles with a 680 ft elevation gain. We have done this trail before and everyone enjoyed it. Nice views and a nice rest stop at the high point of the loop. I hope to see more of us there as more residents return to the Valley. Perhaps it will be cooler in a few weeks.

The hike is scheduled for **Thursday, October 13**. This is only a couple of weeks after the September hike, but my schedule later in October is hectic. I trust that this date will work for everyone. I am leaving plans for lunch following the hike open. The Gateway trailhead does not offer any real good picnic spots. At the end of the hike we can decide if we would like to dine out so be prepared. Meet at the clubhouse parking area at **9:00 a.m.** Bring water, sunscreen, trail snacks. Please sign up on the sheet in the clubhouse or reply by e-mail. Welcome back everyone. **Don Bowman, 480-650-4302, dgbebb@cox.net**.

Magnificent Great Horned Owls

Please do not put poison outside for mice or other critters. The magnificent Great Horned Female Owl died from eating a poisoned rodent last February, while nesting on her 3 eggs. Wild at Heart, an organization located at 31840 N. 45th Street, Cave Creek, dedicated to the conservation and preservation of Arizona's native wildlife tried to incubate the eggs, but could not save the babies. If you are having issues, there are other options to address a rodent problem such as mothballs, peppermint oil, spearmint or ammonia. Check the Web, there is a plethora of information on solutions that won't hurt the owls or any other animal that might eat a poisoned rodent. Wild at Heart could use support in the form of volunteers or tax-deductible donations, **480-595-5047, www.wildatheartowls.org**.

—By **Kathy Kaufman**, Bellasera Resident

Bellasera in the Rear View Mirror

Editor's Note: We begin a new feature this month. 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 the early years—Keith Christian

Bellasera Neighborhood News, October 2001

—The Bellasera Neighborhood News is now edited by **Bart Sotnick**, a former journalist and public relations officer. Production of the newsletter is handled by **Erin Bridgforth**, the community association's business manager.

—October In The Garden. Folks in other parts of the country are harvesting the last of their vegetables and protecting landscape plants for possible freezes during the winter. Those of us who live here in the desert are fortunate as we are in the midst of another glorious planting time. By **Pauline Marx**.

—Because of a low sign-up for a New Year's Eve party, the Activities Committee will not be sponsoring a New Year's event.

—A Telluride, Colorado, skiing package of transportation, lodging and lift tickets for Jan. 3-6 has been put together by **Sharon & Steve Dale** for Bellasera residents.

—A group to discuss fiction and non-fiction books is in the early stages of formation at Bellasera.

—**Marge Segal** is asking Bellasera residents interested in establishing a discussion group to contact her at by Wednesday, Oct. 17. She is planning the first meeting of the group on Wednesday, Oct. 24, at 7 p.m. at the clubhouse.

Bellasera Neighborhood News, October 2002

—The Aquafit program of water aerobics has ended at Bellasera, the victim of uncertainty about the number of participants.

Aquafit instructors have moved their classes to nearby Winfield because that community is, in effect, guaranteeing the instructors a predetermined fee. Here, participants pay a per-class fee, so the amount earned by the instructors can vary.

Bellasera resident **Janet Biondo** is looking for others to join her in exploring alternatives to replace the water exercise program.

—Two Bellasera couples have recently joined the "Quarter Century Club" — 25 blissful years of marriage. **Caryn** and **Bob Briedis** celebrated their 25th Anniversary in Las Vegas in August. **Susan** and **Clayton Loielle** marked their 25th Anniversary in September.

—Bellasera resident **Christiane Chenault** will give a class on cooking fish in the Clubhouse kitchen on Thursday, Oct. 17 at 10:30 a.m.

—Bellasera resident **Maureen Simpson** is putting out a call for participants to join her for Memory Walk 2002, the largest national fundraiser organized to fight Alzheimer's disease. This year's Memory Walk will take place Saturday, Oct. 19, at Patriots Park in Phoenix.

—It's very important to take quick action. If given within three hours of the start, a clot-busting drug can reduce long-term disability for the most common type of stroke.—**Janyth Martin**

Bellasera Neighborhood News, October 2003

—Town Hall Meeting: Our second Town Hall meeting will be held Thursday, Nov. 13 at 6:30 pm at the Legend Trail Community Center (we had an overflow crowd for our facility in 2001). As before, the meeting is to discuss issues of general interest to the community.--**Dick Chenault**.

—Representatives of Qwest, the local telephone utility, will discuss the company's new services for the Bellasera area, including DSL internet service, at the clubhouse on Saturday, Oct. 25.

—Long Range Planning Committee: Third Shift – Phone Guest Access Control System: Install a phone system for guest entry at gates between 10 p.m. and 6 a.m. only, instead of incurring the cost of guard service during that period.

—A new City park project slated for development at Scottsdale Road and Ashler Hills Drive has been put on the back burner by the City because of a drop in sales tax revenues. The Whisper Rock Park, sometimes called The Summit Park, could be the site of another branch of Scottsdale's public library, an art and cultural performance facility and a children's playground.

—**Melissa Price**.

—Board of Directors: **Dick Chenault, Dennis Lamb, Al Ricciardi, Robert Tack, Jane Hillerson**. Current Committee Chairpeople: **Caryn Briedis, Paul Broad, Paul Anetsberger, Keith Christian, Melissa Price, Jim Gleason**. Community Manager: **Janyth Martin**.

October in the Garden



—By *Pauline Marx*, edited by *Joe McDade*

Trees

October is a good month to plant a tree. With that in mind, I'd like to give you some tips on buying a tree as well as maintain the existing trees in your garden.

Buying

1. If you buy a bare root tree, plunge the entire root ball into water as soon as you bring it home. Keep the entire root ball submerged for at least a day before you plant it.
2. When buying, think small. Look for plants in 5 or 15 gallon containers.

Maintaining

1. Extend watering times for all established trees to no more than once a month.
2. Mature trees and desert trees can be gradually adjusted to watering every four to six weeks through the winter.
3. Do not fertilize trees this month.
4. Avoid pruning in October unless it is to correct wind damage.
5. Eliminate suckers from below the graft. These are the shoots that grow fast and should be removed whenever they emerge.

Autumn Colors

It seems that people who have never lived here in the Sonoran desert assume we have no change of seasons. To the contrary, this is a great time of year to enjoy the beautiful changing colors of foliage around the state. If you miss the hardwoods of other states, you can see many of them in northern Arizona. Some suggestions:

Oaks- Sedona, Mogollon Rim and Prescott.

Maples- Oak Creek Canyon and Northern Prescott.

Sycamores- Tonto National Forest and the following rivers: Verde, Salt, and Gila rivers as well their washes and streams.

Miscellaneous

Any container-grown winter-growing **succulents** can begin to be fertilized monthly starting in October.

This is the ideal time to plant **perennials** that are not frost-tender. Once established, these native, desert-adapted perennials need minimal care and thrive with modest amounts of supplemental water.

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—October 2011

Sunday 2	Monday 3	Tuesday 4	Wednesday 5	Thursday 6	Friday 7	Saturday 8
Brush & Bulk Collection Week	Yoga 8:45 a.m. Water Aerobics 10 a.m. Special Board Meeting 2:00 p.m. Pilates 5 p.m.	Poker 7 p.m.	Water Aerobics 10 a.m. Pilates 5 p.m.		Water Aerobics 10 a.m. Bridge 2 p.m. Potluck 6:00 p.m.	Pilates 9:30 a.m.
9	10	11	12	13	14	15
	Yoga 8:45 a.m. Water Aerobics 10 a.m. Pilates 5 p.m. Columbus Day	Modifications 3 p.m. Building & Grounds 3 p.m. Poker 7 p.m.	Water Aerobics 10 a.m. Pilates 5 p.m.	Hike 9 a.m. Board Study Session 2 p.m.	Water Aerobics 10 a.m. Bridge 2 p.m.	Pilates 9:30 a.m.
16	17	18	19	20	21	22
	Yoga 8:45 a.m. Water Aerobics 10 a.m. Pilates 5 p.m.	Poker 7 p.m.	Water Aerobics 10 a.m. Book Club 12 noon Budget & Finance 1:30 p.m. Pilates 5 p.m.		Water Aerobics 10 a.m. Bridge 2 p.m.	Pilates 9:30 a.m.
23	24	25	26	27	28	29
	Yoga 8:45 a.m. Water Aerobics 10 a.m. Pilates 5 p.m.	Poker 7 p.m.	Water Aerobics 10 a.m. Pilates 5 p.m.	Board Meeting 2 p.m.	Water Aerobics 10 a.m. Bridge 2 p.m.	Pilates 9:30 a.m.
30	31					
Brush & Bulk Collection Week	Yoga 8:45 a.m. Water Aerobics 10 a.m. Pilates 5 p.m. Halloween		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).

For Lease: 7682 E. Perola; Oura model with casita, extended master bedroom and den; furnished or unfurnished if required; prefer 12 month lease, will consider 6 months or greater; please e-mail **Craig, cklos@kcsportsrehab.com**.

1996 Mercedes Benz 500SL, Both tops...Beautiful Black on Black. Always garaged. Low miles. Asking \$16,000. Must see to appreciate. Bellasera resident. Call **303-947-7183**.

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).

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**.

"Moving- in-Sale". Werner 8 foot ladder (new) \$40, 6'4" X 3'3' wood dining table with 7 matching chairs (bought last year for \$3,800) \$900, 4' Round glass table with faux stone pedestal & 4 Parson-style chairs \$250, 4'6" X 3'2" Game table with 4 matching chairs \$300, Lazyboy Leather massage recliner chair (paid \$1,600) \$400. Yamaha Digital Piano (paid \$700) asking \$125. **303-882-2688**, after October 7: **480-219-4943** .

For sale: Heys 3 Piece luggage set. Like new, 2 pieces never used. Carry-on used once. Original cost over \$600. Asking \$285.00. Made of polycarbonate, silver tone w/black zippers and expansion zippers. Anyone that knows "Heys luggage" knows quality. **480-659-2112**.

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**.

We love our landscaper! If you are looking for a caring, reasonably priced Certified Arborist/Desert Landscaper, consider **Mike Meyer** with South Mountain Landcare, **480-440-3762**, or southmountainlandcare.com. Feel free to call us for a personal testimonial – **Daniel & Ramona, 480-393-7321**.

Fine Art Photography by **Frank Biondo**. Frank's work embodies the spirit of both a photograph and a painting; bringing together aspects of impressionism and realism that give his work such a distinctive character. Images are printed on fine art canvas using archival inks and materials, and are gallery wrapped over a wooden frame and ready to hang. Other types of prints are also available. To view Frank's work or for more information please visit his website: www.frankbiondo.com or call **480-488-0259**.

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.

Carpet -- if you need new carpet and want great prices and workmanship, I experienced that at Arizona Floors, **Paul Samartgedes, 602-999-9400**. I would highly recommend him. **Brent Bourdeau**, 7651 E. Visao Drive.

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— **Ted Dixon**, teddixon@aol.com

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

Committees

Budget & Finance

Don Bowman, Ted Dixon, *Clayton Loiselle*, Carlton Rooks, Charles Schroeder, Paul Snyder

Buildings & Grounds

Paul Anetsberger, 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