



TUCSON COUNTRY CROSSING

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May 2009 Newsletter

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President's Message

The theme of this newsletter is "working toward cleaning up and beautifying our neighborhood". There are several suggestions listed in this newsletter that each homeowner can do to help improve the overall appearance of our community. Most of these suggestions are fairly easy and inexpensive. If you have any questions or need help finding options for your yard, feel free to contact me anytime.

Keith Pullen, President

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Remodeling

If you are going to be remodeling the exterior of your home, changing paint colors, or making major changes to your front yard landscaping, make sure you notify the HOA first. The required procedures for submitting applications can be found in the CC&R's in Section 6.3. The **Architectural Review Application** can be found on our website. Or, just give us a call and we can mail you one. If you have any questions on the process, feel free to contact us. We'll be glad to help.

Weeds

Weeds are the most common impairment to the overall look of our community. That's why there is almost always some mention of weeds in each newsletter. And, of course, we'll send out personalized reminders if we notice the weeds in your yard getting out of control. ☺

Landscaping Gravel

All properties in the community should have landscape gravel in the front yard. If you don't have gravel or if your gravel is thinning, you can have some delivered fairly inexpensively. We are working to secure discounts from local suppliers. Check with us for details.

To do our part to help spruce up the neighborhood, we will be adding gravel to the curb strip along the drainage basin on Wood Owl and around the south pool curb line. If you need help with your landscape gravel, let us know. We'd be glad to help you find the best option for your yard and your budget.

Survey Questions:

Y N Would you like the newsletter emailed to you instead of mailed to save postage and printing?

Y N Would you like the newsletter emailed to you in addition to the mailed copy?

Y N Would you like other information from the HOA emailed to you to help you stay informed?

If yes to any of the above, what is your email address: _____

Name: _____

Address: _____

Note: Email address provided will be used for TCCHOA purposes only and will not be disclosed to any outside parties.

Patio wall repairs and paint

If your patio wall is damaged or needs paint, please make arrangements to get it repaired soon. If the damaged portion is a common wall shared with a neighbor, the repair costs are usually shared between the owners. For guidelines on cost sharing see Article V of the CC&R's. If you need further clarification on patio wall repairs or need help making the repairs, let us know. If you have already repaired your wall but haven't painted it yet, please take care of that final step soon.

Six-foot Easement

You may have noticed throughout the neighborhood that most homes have about 6 feet off the street clear of landscaping. Our neighborhood was designed with a 6 ft pedestrian/utility easement off the street. Please keep this in mind when updating or cleaning up your front yard landscaping and keep the 6-foot easement unobstructed. Another advantage to keeping the easement clear is that guests will be able to park their car partially off the street in front of your home, which will help make our narrow streets safer by reducing congestion.

Help with Yard Maintenance

If you need help with your yard, contact the HOA before fines are imposed so we can help you find the best options. We are working toward securing discounts from various vendors for things like weed spraying, landscape maintenance, gravel, patio wall repair and painting. If you know of someone you would recommend, let us know so we can get the word out. Here are a few suggestions so far:

Modern Designs Landscaping 370-6000 has been taking care of the common areas in our community for several years. Chuck would be glad to stop by and give you a free estimate with 10% off any of your landscape needs.

Carter's Services 312-5059 10% off this summer for landscaping services at any TCCHOA home.

Royal Weed Control 887-6925 \$10 off weed spray this summer at TCCHOA homes, no contract required.

(Just mention this newsletter to receive the discounts from these companies.)

Summer BBQ - Mark your Calendars!!

The summer BBQ will be Saturday June 13th at the North Pool from 6pm to 8pm. Everyone in our community is invited to come and enjoy food, music and meet your neighbors and the 2009 Board of Directors. Raffle prizes will be awarded (must be present to win.) Anyone interested in helping with ideas or suggestions please notify Jennee DelVeechio at jennee@brownsareselling.com or call 834-6432.

***** First Annual Summer Yard Contest *****

Pictures of the top ten summer yards will be displayed on our community website with the first, second and third place winners noted. Nominate your favorite yard through the website, by mail, or the drop box at the South Pool. Winners will be selected at the August Board meeting. Let us know if you would like to help with the judging.

Board Meetings

Board meetings are on the second Tuesday each month. The next Board meeting will be on June 9th. We meet at 7:00pm at the South Pool (Albatross & Wood Owl). We currently have two open seats on the Board. If you are interested in serving on the Board, come to one of the meetings. Homeowners are welcome to attend any time.

Please cut off this survey portion and mail it to:

TCCHOA
9410 N. Albatross Drive
Tucson, AZ 85742

Or you can drop it in the mail slot at the South Pool.

You can also fill out your survey online at

www.TucsonCountryCrossing.com