

The Chat

The Springs at Santa Rita, 951 West Via Rio Fuerte, Green Valley, AZ 85614

February 2023

Website: www.thespringshoa.org

Chat email: thespringschat@gmail.com

Editor: Eileen Owen

The Chat is a venue for the Springs HOA Board of Directors to communicate with the residents of the Springs, but more than that, the newsletter hopes to contribute to a sense of community camaraderie.

Board of Directors : Brent Gordy, President; Bruce Grieshaber, VP; Cathy Roberts, Secretary; Sharon Toborg, Treasurer; Jim Owen, Grounds; Mark Koruga, Streets & Infrastructure; Ted Boyett, ARC.

FEBRUARY CALENDAR

Wednesday – Feb 1 – HAPPY HOUR – Fiesta Deck 3-5

Please bring your dinnerware, napkins, beverage, and a munchie to share. In the event of inclement weather we will meet in the Anza room. Hosted by Jo Adams.

Thursday – Feb 9 – Potluck - Anza Room 5-9 (2nd Thursday for 2023)

Potlucks are open to residents, their guests, and renters. The food is excellent and it is a good way to go off your diet. You need to bring your dinnerware and beverage. In addition, bring a dish to share that will feed 8 people (also a name tag) If nuts or shellfish are in the dish, please make a small card stating that. Also if you make gluten free or vegan dishes, a sign is helpful. Hosted by Kathy Szeto.

Food assignments for February.

Last name starting with A-F (main dish)

Last name starting with G-O (dessert)

Last name starting with P-Z (salad)



Speaker will be Roger Brink speaking on the HEARTsafe program.

Tuesday – Feb 14 – HOA Board Meeting 2:00 pm (new time for 2023)

We plan to have a hybrid meeting again this month. The meeting will be held in the Anza Room beginning at 2:00 pm. Zoom information will be included in the agenda.

Sunday – Feb 26 – Picnic in Perry Park 12:30

Hosted by Dave & Gloria Dewing. Hot coals for grilling provided. You bring something to grill (or a sandwich if you prefer), glasses and silverware, and something to drink. A dish to share like an appetizer, salad, or dessert is optional but appreciated. Notices will be posted on the bulletin boards in advance with specific information.

Board Business

Highlights From Your January HOA 2023 Board Meeting

By Cathy Roberts

We continue with the hybrid in-person/ZOOM format for our meetings. The January meeting was called to order with 6 homeowners present on Zoom and 24 in-person. Roll was called and a quorum was established.

Board member reports were presented and can be found in their entirety on the HOA web site, www.thespringshoa.org for your review. A brief synopsis follows.

- President: Worked with Republic to resolve the dumpster issue, attended GVC board meeting, researched complaint from resident of The Greens regarding javelina issues on the Master Association Trail and how it could affect the residents of The Springs.
- Vice President: Completed work on the upcoming election for vacant board positions, working on new contract with Republic Services, attended Happy Hour and potlucks, and participated in annual review of office manager and compliance agent.
- Treasurer:
 - Checking/Savings Balance 12/31/2022 \$556,103.25
 - Reserve Fund/Savings 12/31/2022 \$502,492.05
 - Operating Fund Savings 12/31/2022 \$45,883.50
 - Operating Fund Checking 12/31/2022 \$7,727.70
- ARC: There have been 45 project requests submitted for approval so far in 2022, all but two have been completed. The Compliance Agent submitted her report. Information can be accessed by written request to the HOA office.
- Grounds: November posted 114 volunteer hours. That's all volunteer hours donated by residents.
- Infrastructure: Mark will be seeking info from fencing contractors on best solution to metal panels damaged during the July storm. Paperwork has been submitted for upcoming paving projects with slightly lower than expected costs.

Holiday decorations were a hit thanks to Judy Bierman and Deb Fillion. Volunteer help to take down decorations was appreciated. Donations are being accepted through the HOA office for continued improvements and replacement of aging holiday supplies.

The four open board position nominees were elected by acclamation—Jim Owen, Cathy Roberts, Bruce Grieshaber, and Sharon Toborg.

The community-wide garage sale is scheduled for March 4, 2023. Contact Juanita Kauffman for more information.

Contact Roger Brink by email at Rogerbrink8@gmail.com to get information and "opt in" to the HeartSafe program.

A homeowner expressed concern regarding possible road repairs in front of his home. The Infrastructure Chair explained the long range road repair plans.

Update from the Architect Review Committee

The committee is working on making the paint and stain policy documents a little clearer and easier to use. While this is going on, please make sure you follow the current documents and if you have questions contact the compliance agent. There are no exceptions to the printed document.



There has been one test case to see how long a velvet finish would maintain its minor gloss appearance. We strive to keep up with the changes in technology that is beneficial to our homeowners while maintaining the basic design philosophy of the Springs. The Design Guidelines state, "Guidelines cannot be all encompassing and are meant to encourage creativity and allow the Architectural Committee latitude of approval authority."

Please make sure you use the correct colors and sheen for stucco, plaster, wood, and garage doors. We would hate for you to be required to repaint or stain.

While the committee can recommend changes in ARC standards the Board approves them. Changes cannot be applied retroactively.

On another note: If you notice a violation that might take a carefully worded reminder to your neighbor to correct, please take the time to do so. Just the other day, I spoke with a community member and they were very receptive and almost seemed appreciative as I asked them to keep their dog on a leash and pick up after them. Later that morning I witnessed him complying. These violations are found in our CC&R's and Pima county code; Pima county fines. Thank you for your careful attention.

Ted Boyett, ARC Chairman

2023 HOME SALES

Address

Sold To

Home Town

880 W. Calle de la Pelotita
4004 S Via de Cristal
955 W. Via de la Fonda

Victor & Debra Menayan
Jose Vargas
William & Michele Furry

Laguna Woods, CA
Tucson, AZ
Plains, MT

Annual Board Meeting Summary



About 50 residents in attendance

Vice President Elvira Bayless announced that there were four vacancies on the Board and four volunteers who agreed to run for election. Voted onto the Board by acclamation at the January 10, 2023, monthly Board meeting were **Bruce Grieshaber, Jim Owen, Cathy Roberts, and Sharon Toborg.**

President Brent Gordy thanked Elvira Bayless for her volunteer service as an HOA Board member. Her term expired and she did not seek reelection. He also thanked Sharon Toborg and Jeannie McGaughey for service above and beyond their job description.

Reports were presented by Board officers and are posted on the website:
<https://thespringshoa.org/reports/reports.html>

The Springs HeartSafe Committee explained the program to the audience and included a demonstration of their emergency call out procedures. You must opt in to be part of the program.

Sharon Tolborg presented Capital Reserve Basics 101. Bottom line, it provides sufficient funding for future repair and maintenance of all assets. Streets are the primary expense and having a capital reserve fund adsorbs the million dollar streets cost rather than having a member assessment to pay for the work. Good to know, no assessments in the future. Yea!

Roger Brink gave a brief history of the Santa Rita Springs Master Association and asked that members sign absentee ballots so that they could conduct an annual meeting February 8, 2023.

Thanks to Rebecca Keenan for providing refreshments.

Our Newest Board Member - Bruce Grieshaber

Retired from Syracuse, New York, after 35 years working in financial services, Bruce and his wife Rebecca Meinking have been residents of The Springs since January 2022. He has been active in the community since then enjoying volunteer time with the Grounds crew. In the past, his experiences included working with a Red Cross Disaster Team, volunteering as a school board member, serving in the US Coast Guard Auxiliary, and was co-founder of the Jenna Foundation for non-violence. Bruce states that he is volunteering to serve on the Board "to do my part working with others to help make our new home a part of an even better community of good neighbors."

CLARIFICATION OF HEARTSAFE PROGRAM

HeartSafe Program Facts

After the Annual HOA Meeting, I wanted to reiterate what the HeartSafe volunteers are trained to respond to.

We only respond to Sudden Cardiac Arrests (SCA). A heart attack is a "plumbing issue". A SCA is an "electrical issue"; which is similar to what the Buffalo Bills player, Damar Hamlin, suffered on the field in the game against the Cincinnati Bengals.

If you're having a heart attack, you probably are having chest pain and are able to call 911 for help. Volunteers with the HeartSafe Program are not alerted to respond.

If you have a Sudden Cardiac Arrest, you are dead and not able to make a phone call for help. If someone is with you and witnesses the event, when they call 911 the operator will determine what's going on and within seconds we will get an alert through ReadyAlert to respond. We get the alert the same time the fire department does. If no one is with you or witnesses the event, there won't be help coming from the fire department or from our volunteers.

We are all volunteers trained in CPR and the use of an AED. We have received training through the Green Valley Fire Department as well as by Dr. Carter Newton, a cardiologist with the University of Arizona.

When you opt-in to the program, it is actually your address that is added to the database. If you move from one house in The Springs to another, the initial address is deleted from the database and that house is no longer covered. You need to do a new opt-in for the new address.

If you've opted-in previously, there is no need to complete a new opt-in each year.

If you're not sure if you've completed an opt-in form, please email Jan and she'll check your status. jjcanning@yahoo.com

If you chose to not opt-in, the HeartSafe volunteers will not respond to your residence if a call to 911 indicates a Sudden Cardiac Arrest. Roger Brink - RogerBrink8@gmail.com

January Happy Hour



About 25 residents showed up for the Happy Hour hosted by Jo Adams. Once again the weather was beautiful and the selection of appetizers was awesome.

January Potluck

Welcome back winter visitors. We know you are back because there were 100 residents at the January potluck. In addition to great food and camaraderie, the guest speaker was Nancy Kreuder from Arizona Wild Life and Game. She had a slide show on native wildlife with tips on how to stay safe.

The February potluck will have our own Roger Brink speaking on the HEARTsafe program. Roger will explain how new owners need to opt-in to the program so volunteers can respond to their address. Bring questions or concerns about the life-saving program that is provided in The Springs.



Photo by Tish Mowrer

Picnic in the Park

About 25 hardy residents braved the gusty winds on Sunday afternoon to enjoy good food, friendship, and entertainment at Perry Park. Springs resident Dan Riddle provided the music. Thank you new hosts, Dave and Gloria Dewing, for providing the coals for grilling and setting up for this fun outing.

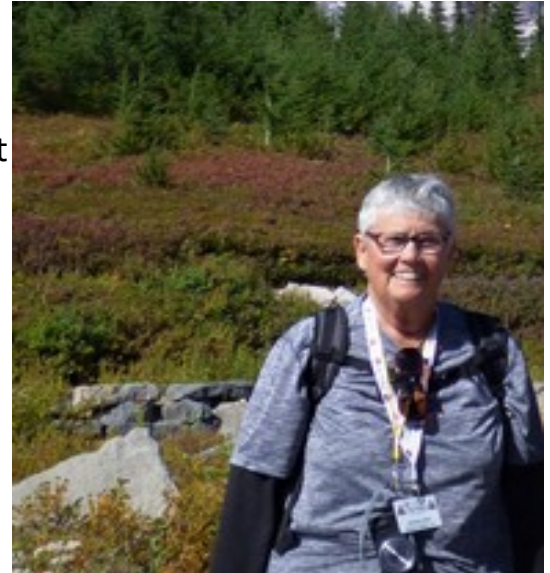


An Original!

There are only a handful of residents who have lived in the Springs since since the development started. Barb Wolf is one of them. The following article is about Barb before she came to Green Valley and what it was like living here in the Springs as the development progressed some 20+ years ago.

Barbara was born in Brooklyn, NY. In the summer of 1960 she discovered clean air, blue skies and sunrises over a lake in the Adirondacks, where she worked her first full time summer job as a waitress at a girls' camp. She says it changed her perspective of what life could be.

In 1965, Barb graduated from Brockport State University, earning a Bachelor of Science degree with a double major in Health and Physical Education. Teaching in Greene County at the high school level was a wonderful introduction to small town life she says. After two years Barb moved to Schenectady county where she lived and taught for the next 32 years. She first taught elementary physical education then due to declining birth rates moved to experience junior high school and for the last 17 years back to the high school level.



After earning a Master of Science degree in Educational Psychology from the College of Saint Rose (Albany, NY), she finally had summers free. In 1969 Barb spent seven weeks camping across the United States. In future years she visited Europe four times, then Hawaii, and Alaska. One summer she enjoyed a week traveling on a Conestoga wagon train near Quinter, Kansas. In the early 90s, Barb experienced two heli-hiking trips in the Canadian mountains.

In 1999 she retired to Green Valley, AZ. In 2000, she was appointed to the HOA Board as Secretary, then Social Chairperson; she was the first Pot Luck Chair. In 2001, she joined the Newsletter Committee where she wrote a column called "Tales from Tippy." (her first dog). Barb organized the first Halloween Puppy parade which continued for several years. She was the Springs Hospitality Committee for several years, and in 2003 became Chairperson of the Light Bulb Replacement Committee, gathering a team to check and replace address light bulbs. From 2006 to the present she is an overseer for Park 9 and a Block Captain for Neighborhood Watch.

Volunteering in the community extended to Friends in Deed for 7 years, then the library as an aide in the computer lab. In 2006, she and Minnie (her dog) began Pet Therapy visits at Santa Rita Care Center and La Posada Assisted Living. In 2010, Barb joined Post 131 of the American Legion volunteering as a server then as a food prep for the Auxiliary lunches and Post dinners. Her last volunteer experience was at the Green Valley (Santa Cruz) Hospital.

The following article is Barb's account of what it was like in the beginning of what we know today as The Springs at Santa Rita.

The Springs Phase II.....In the Beginning

In early July of 1997 I visited the Springs for the first time. It was easy to find, the Frontage Road ended just past the Springs property. The entrance is the same as today, but the road veered left to the north side of the Rec Center. The model homes were on Calle Rambles.

After touring the models and being driven around via golf cart to view possible building lots, I decided that having a home built long distance, (I was from upstate New York), with decisions about counter-tops, paint colors, fixtures, etc. was too much to handle. I loved the area and the mountain views and the friendliness of all I met.



1997, view from the Rec center and the corner of Heroe.



1997 Mountain view the empty land where the Springs phase II will be built, and yes there were many trees to clear.

Fall of 1997
View of the rec center from what would be S. Golfista and the new models.



In September of 1997, Carol Schmeltz (a Springs realtor and the sister of Bob Steindorf, the builder of the Springs) called to see if I was interested in purchasing a model home to be build on Golfista. When I had visited earlier, you could not drive in this area. I jumped at the opportunity choosing my favorite model, the Seville 2. I was two years away from retirement so it was perfect; my home would be mine but used as a model for two years with an option to extend for six months. It was a perfect situation, owning but without responsibility!

Winter of 1997
The Springs pool
looking south at the
new Springs sales
office (Dorn building,
now Valley
Assistance) and the
new model on
Golfista.



When I arrived on September 1, 1999 these following photos are views of the beginning of Springs II or what is now referred as the Springs south of the Rec center.



YES, those are pecan trees behind my home and where La Fonda is now!



You are looking at Golden Lynx



2001-2003 Golden Lynx



Looking at the future La Fonda and Blue Fox.

There were very few full time residents here in the Springs. We met people walking dogs, swimming in the pool, evening walks with large groups of javalinas! Everyone was friendly and loving their retirement here. There were many "pie" nights. (Costco's huge pies shared by calling folks to share). Margarita's enjoyed with neighbors to watch the mountains turn pink. Numerous trips to Tiny's, a cowboy restaurant and bar on Ajo and Kinney Rd, to enjoy their chicken wings special. Pot lucks were held outdoors on the upper deck of the Rec. Center. On the 4th of July, we had an unobstructed view of the "A" Mountain fireworks from the upper deck!

I have many happy memories of the people, events, and what it was like living here during the continued construction of the Springs. We felt like pioneers helping to create a wonderful place to live.
..... Barbara Wolf 2023

Garage Sale is Back

- Date:** Saturday, March 4, 2023
- Time:** 7 a.m. - 11:00 a.m.
- Location:** Sales are at your individual homes.



Sign up at the February potluck. Last day to sign up and have a listing on the map is February 28, 2023.

You may also email your information to: www.samtootsie@aol.com Send your name, street address and phone number and your list of items you want listed on the map.

On the day of the sale, we distribute to incoming vehicles, a map of The Springs showing the location of the sales. On the back of the map are items of interest you have for sale to draw people to your garage.

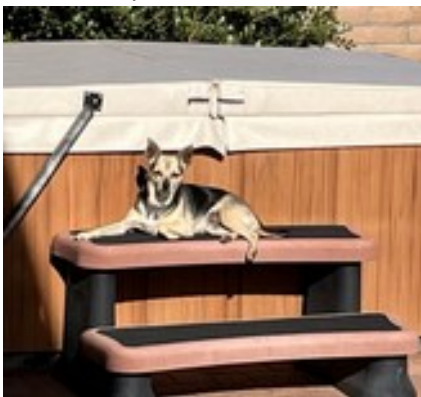
In 2020 we had 36 homes participate. The more participants on a street helps draw more lookers. In the past we have had as many as 40 homes participating.

The Garage sale will be posted on Nextdoor. The times posted will be 7-11. You may open whenever you want and close when you want. However, there will be vehicles in by 6:30 or so. There is no cost to you to participate.

Spotlight on the Rescue Pet

By Bette Briggs

Hi to everyone reading the Springs Chat! My name is Pepper and I live here with my owners, Peter and Bette Briggs. They adopted me from The Animal League of Green Valley in March of 2017. I was a wanderer found in south Tucson and brought to this shelter. It seems like I had been part of a family with little kids, as I love to hang out with them. But my wandering eye pulled me away and no one came looking for me. Lucky for Peter and Bette and me, too!



Our vet guessed my age to be about 2-3 years, so that makes me 8-9 years old today. I seem to be a chihuahua mixed with rat terrier. I do love to run, and have caught a fair share of mice and chipmunks when we are in Maine for the summers. Besides running and hunting, I love to eat and have cleaned plates that my owners left carelessly unguarded on the table, with a chair pulled out – so helpful! The photo above shows my interest at the table!

Most of my day is spent snuggled up next to, or on my humans, catching sunbeams whenever possible. When we go for walks, it may be with my owners or my next door neighbor, Sharon Bushey. She volunteers at The Animal League of Green Valley – in the cat area. She is a complete cat nut and has two of her own, but she still likes my company, too – awesome!

Last picture is me sunning on the step to the hot tub – watching for crows or ravens to fly by – they make me crazy. Also, my owners are watching me in case bobcats or coyotes are looking for lunch. Hope to see you around the Springs!!

PS If you are thinking about adding a furry friend to your home, please consider visiting The Animal League of Green Valley. They are at 1600 West Duval Mine Road. 520-625-31710.

The Chat is looking for the next rescue pet to submit an article (with your owner's help) about your life after saving the lucky person who lives with you. Please send to: eileenowen42@yahoo.com

Bierman's Pics

Here are two photos of a bird called a **Phainopepla**. The male is glossy black and the female is gray. They feed on berries of various woody plants. These glossy birds can be found in desert washes.



Recycling Dilemma

Does this picture look familiar? Didn't I just buy these bananas three days ago and now they are spotted, black, and sorry looking. Should I toss them or recycle them into banana muffins? I hear my mother's voice saying something about wasted food and starving children...that settles it, time to make muffins. Here is my favorite Banana Nut Muffin recipe.



Banana Nut Muffins

(makes 1 dozen)

1 1/2 c flour	1 egg
1 t baking soda	1/4 c granulated sugar
1 t baking powder	1/4 c brown sugar
pinch of nutmeg	1/4 c vegetable oil
1 t cinnamon	1/2 c orange juice

2 large **or** 3 small **ripe** bananas, mashed
1/2 c chopped walnuts

In a large bowl, combine the first 5 ingredients. In another bowl, beat the egg, juice, sugars and oil. Stir into dry ingredients and mix until moistened and free of lumps. Fold in mashed bananas and nuts. Fill greased or paper-lined muffin cups three-fourths full. Bake 350 degrees for 16-18 minutes or until a toothpick comes out clean. Cool for 5 minutes before removing from pans to wire rack. Can be frozen. (FYI: Spraying the paper liners with cooking spray keeps the muffins from sticking to the wrappers).