



Rancho del Cerro Rattler



Where friends and neighbors come together

The Community Association of Rancho del Cerro
P.O. Box 85074 • Tucson, Arizona 85754-5074
www.RanchoDelCerro.org

January 2019

HAPPY NEW YEAR!

The Members of the Board of Directors of the Community Association of Rancho Del Cerro hope that all of you had an enjoyable Holiday Season and we extend our best wishes for a good, safe and healthy New Year!



Annual Dues

Yes, it is that time of year again. Our annual dues notice for the management of the Association will be e-mailed to you on or about January 15th, so be on the lookout for it in you e-mails. (For those few of you that do not have e-mail accounts, we will snail mail this bill.)

Dues will remain the same - a low \$25.00 per year.

Since 2013, we are a voluntary organization, and depend on your cooperation and concern as well as your payment for your neighborhood.

The members of the Board of Directors volunteer their time and work diligently on their various responsibilities and we believe we are a viable and worthwhile organization.

We ask for your attention to pay your bill in a timely manner - no later than February 28th.

We have had to spend many hours during the last few years contacting by phone, e-mail or snail mail those who have been delinquent in their payment and we do not like having to be "bill collectors".

Just mail your checks to our post office box address:

The Community Association
of Rancho Del Cerro
P. O. Box 85074
Tucson AZ 85074-5074

You can also use PayPal to pay your dues. They do charge a service fee of \$1.00.

1) We send out a quarterly newsletter to inform residents of what is going on in the neighborhood, and to be aware of upcoming events.

2) We maintain and upgrade our website - www.Ranchodelcerro.org. The architectural request form; copies of former newsletters; and a list of neighborhood referrals as supplied by our residents are on this site, as well as our Bylaws and CC&R's.



MEMBERSHIP BENEFITS

3) We send out e-mail blasts, as the need arises, for urgent situations. In the past this has included warnings about snakes coming out early in the Spring, as well as some car break in situations.

4) Our Annual meeting, in late April, is combined with a neighborhood potluck, and a speaker of interest to our residents. The HOA

(Continued on reverse)

WHAT DOES THE ASSOCIATION DO?

This question does come up - especially as new residents move in, so here is a brief listing of but some of the things that we do:

Mission Statement - Friends and neighbors coming together to improve their neighborhood community through sharing and cooperation, keeping in touch, and communicating their needs, wants, abilities and available services. **The Association Board meets quarterly, and the meetings are open to all residents. Contact any Board member for the specific date and time if you would like to attend and or have a specific issue to discuss.**

BOARD MEMBERS

President Ken Cooper 207-6264 • ken@ranchodelcerro.org
Vice-president Dick Zeiner 856-264-1658 • dick@ranchodelcerro.org
Treasurer Mary Brunnenkant 743-9128 • mary@ranchodelcerro.org
Secretary Sue Sirkus 390-5974 • sue@ranchodelcerro.org
Architectural Director Jeff Coffeen 743-5087 • jeff@ranchodelcerro.org
Newsletter Director Pete Adamcin 869-8816 • pete@ranchodelcerro.org
Webmaster "Seve" Cassanova 261-7383 • seve@ranchodelcerro.org
Member at Large George Lord 301-7372 • george@ranchodelcerro.org

Contact us at: contact@ranchodelcerro.org

supplies hamburgers/buns, and all the trimmings, and the residents supply items to share. It is a good time to meet and greet neighbors. Speakers in the past have included two Pima County Sheriffs; a Northwest Fire Department representative, a Pest Control expert, and a representative of the solar community. Last year's speaker was Sharon Bronson, our Pima County District Supervisor. If anyone has a suggestion for this year's speaker please contact our President, Ken Cooper.

5) We also hold an Annual Community Yard Sale, as long as about 10 residents are interested in participating. The HOA provides the signs to our neighborhood as well as the advertising, and directions to each participants home.

6) We are also in contact with the County Maintenance Department to work on our streets and fill in the potholes. Ken Cooper has developed special contacts within that department, and last year in April, we reviewed all streets within our Association, and gave the County a list

by address. The County then came in and filled in about 26 potholes. Because we are a recognized Association, we have more 'pull' than an individual calling in. It usually takes them about 3-4 weeks for them to respond to our requests.

7) Another responsibility we have is to enforce our CC&R's, which require that all work outside of your home - be it building of a fence, house painting, adding outside sheds, etc - do require the approval of the architectural committee. By the way, even if you are not a member of the HOA, it is a requirement that all homeowners adhere to these guidelines.

8) Lighting of the solar signs at the corner of El Camino Del Cerro and Paseo De Los Rancheros. On occasion, these solar lights burn out, or have another problem, but we do get the issue resolved, usually with the voluntary help of Van Pershing, a resident of our HOA.

SUGGESTIONS

Suggestions Welcome

What more can we do??

We have asked this question almost yearly and rarely, if ever get any suggestions. We welcome input from our members for any suggestions or for an event for the Association to get involved with. Please contact Ken Cooper if you have any thoughts concerning our Association.

Please remember that this is **YOUR HOA** and is member-driven, which keeps our dues low. So please pitch in and help! **AND PAY YOUR DUES IN A TIMELY MANNER!** We welcome New BOARD Members! Call Ken at 520-207-6264 or at ken@ranchodelcerro.org.

HERE YOU GO, SUDOKU FANS!

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FRIENDLY REMINDERS:

- Please pick up after your dog...
- Help us keep our Neighborhood clean!



The speed limit is 25 M.P.H. throughout our Community.

