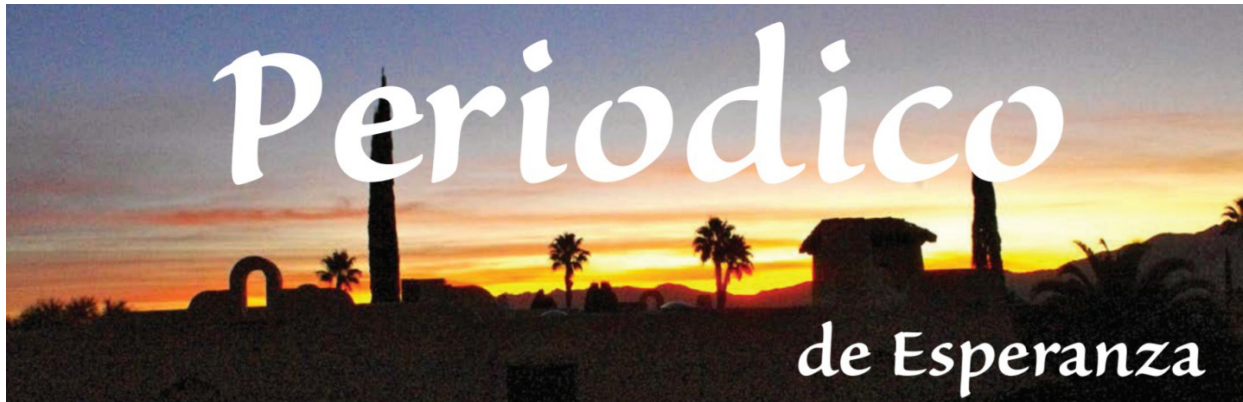


October 2017



YES WE ARE BACK!

We have some new volunteers willing to publish the Periodico again. Since we are new at this, we hope to get better and have more information and pictures as it goes along. In this our first issue we are presenting overviews of the Committees that help make Esperanza Estates such a good place to live. We are also showing mission statements for two Board Committees. We hope you enjoy the new issue.

ROADS UPDATE HERE WE GO AGAIN

Recently the Board of Supervisors passed an increase in property tax that was strictly for preservation and repair of local streets. This assessment spans five years and adds 25 cents per \$100.00 of assessed value. This property tax increase must be renewed every year. The assessment was passed by a vote of 3(Dems) to 2(Reps). The reason that it passed is because the issue only required a majority for passage. Personal opinion, the Reps knew it would pass so they could vote no and it would not matter. This revenue will generate about \$19.5 million over 5 years. The major drawback to this

assessment is that it would take 35 years to fix the streets. The issue has passed so let's make the best of what we have. The GVC Roads Committee has asked me to recommend two streets in EE for use of the new funds. Since Portillo has been in the picture from the start, the Committee will want to see that as one of the streets. I am suggesting C. Napa as the other street, since it is the oldest, worst street in EE and it serves more homes than any other.

Last, Monday, the 25th, Supervisor Christy brought the Transportation Advisory Committee's (TAC), Carmine DiBonis and others to the GVR West Center to provide detailed information on the alternatives available to the County to create a plan to fix the streets. Much of what he presented is old #&** that we all know and doesn't necessarily ring true. The numbers however, gives us an ugly picture of our (the County's) problem. The basic issue is that 30% of the County's road funds must go to pay the debt on Bonds issued in 1979. The County's failure to address the short fall created by the debt issue led to them not keeping up with road maintenance for about 30 years. To phrase it as clearly as possible, there is not enough money coming in to maintain the streets, and partisan politics has prevented the Board of Supervisors to adequately address the issue. If we are going to resolve the problem it is going to require the cooperation of all of the Supervisors. The process to enact taxes to is as follows:

- * Tax levies require a unanimous vote of the Board of Supervisors.
- * All levies require approval from the State Legislature.
- * Approved levies will be added to the next County ballot.

At the meeting on Sept. 25th, the TAC listed a couple of ways that funds could be raised, they are as follows:

- * Gas tax increase for Pima County
- * Sales tax for the Rural Transit Association

The Gas Tax: Arizona's gas tax is the 6th lowest in the nation. Currently, the gas tax is \$0.18 per gallon. It has been at that rate since 1990. If the 1990 rate had pursued increases per the Consumer Price Index (CPI), the tax would be \$0.30. Maricopa County's per person share of the gas tax revenue share is 3x Pima County's share. Any increase in the gas tax requires a unanimous vote of the Supervisors and permission of the State Legislature.

Sales Tax: TAC described a tax on sales of \$0.005% to be administrated by the RTA. This would mean a tax of \$0.50 on every purchase of \$100. There is no sales tax in Pima County at present. Imposing a sales tax requires a unanimous vote of the Supervisors, and requires the Legislature's approval.

Obviously there are pros and cons of either approach and many hurdles need to be overcome, but if the funds aren't there we have to put them there. All of us have to pull together. At the meeting, Supervisor Christy was challenged to accept the premise that the Board of Supervisors must take ownership of the problem and he must take a leadership role in resolving the problem. He accepted the challenge. There are indications that Christy will press for a sales tax. He seems to think that there is hope for that.

COMMON AREA MAINTANANCE

The common area budget is the largest of the committees set up by our HOA.

The common area covers between 21 and 22 acres of land excluding any buildings.

This area includes the service roads (behind the houses), the alleys (between the houses), parks, areas around the quads and other open unassigned areas.

Property owners are responsible for maintaining the front of their properties. There are some exceptions, however. The HOA is required to maintain quads up to the wall.

The HOA can also remove any plantings not approved. If people plant outside their area, they are required to take care of the plantings even if they were planted before the present owner. We have a contract with Hot Desert Landscaping for regular maintenance of common areas and use Monstrosity Tree Service for larger tree work.

CAPITAL PROJECTS MISSION STATEMENT

The mission of the Capital Projects committee is to manage the investment in and maintenance of any physical asset for Esperanza Estates that has a high cost and an expected life of several years. The design and maintenance criteria are safety, fitness for use and the architectural integrity of EE. Current assets in this category are mainly driveways and external common walls. Other items such as major additions to any common area, such as the Sunset Ramada or pool would also fall under this classification.

BIENVENIDOS COMMITTEE

The mission of the Bienvenidos Committee is to welcome new residents to our neighborhood and acquaint them with what EE has to offer. We do this primarily by visiting new residents to give them an overview of the many activities that take place in our community. After a visit, we include a brief profile of our new residents in the Periodico so you can learn something about your new neighbors and perhaps make a connection. We also hold a reception once a year to give newcomers a chance to meet other new residents as well as board and committee members.

Please join us in welcoming new residents Debbie and Jeff Ries (Calle del Regalo).

If the last name sounds familiar, it is because Jeff is the younger brother of resident Steve Ries and the brother-in-law of Marla, our former hospitality chair.

Both Debbie and Jeff are Washington State natives and live north of Seattle in a town called Granite Falls. They are longtime employees of Boeing and although neither of them is ready to retire yet, they hope to visit Green Valley as often as time allows.

Debbie and Jeff have a blended family of four daughters each, ranging in age from 38 to 19. Years ago they hosted a German exchange student, who now lives in the U.S. with her husband and twins, and is considered part of their extended family. Ten grandchildren and a terrier/poodle mix named Blue round out the group.

When not working Debbie and Jeff enjoy their hobby of wine making. They produced one barrel the first year and two this year which will be bottled in October.

ENHANCEMENT COMMITTEE

Our name says it all! The purpose of the Enhancement Committee is to improve and enrich our community, Esperanza Estates. To do this, we have two functions: first, we hold fundraisers and, second, we spend 100% of the money raised on enhancement projects.

Every year we have several fundraisers. One constant is our annual Ramada/Bake Sale which is always held on the first Saturday in March. Additional fundraisers vary from year to year. We try to make money, but that's not our only goal. We try to have

events that will be fun and different for our homeowners. Examples of this type of past events would be: a dessert buffet, an auction, a live concert featuring classical guitar music, a birthday bash and home and garden tours.

On the enhancement side, we have provided many, many improvements over the years. Some examples would be: the tables and chairs at the ramada, the original ramada kitchen and subsequent upgrades, the solar screens, pool furniture, the trash enclosure, etc. We've also provided numerous smaller items, such as ramada cushions and tablecloths, trash cans, coffeepots, etc. We maintain a supply of lending items (baby equipment, folding tables, chairs, dollies, etc.) that can be checked out by any EE resident. These items are listed on the EE website. We also sponsor (and participate in) services, such as decorating common areas at Christmas time, the Christmas elves program, and clean-up days at the ramada. We are always glad to get suggestions for additional improvement projects. Our success depends on the support of our community, and we call on you often.

We have a fun and hard-working group. We work on a team concept with everybody pitching in. We gladly welcome new members and would be happy to have you join us. One nice thing is that we have many different types of jobs, so there's something for everybody. We occasionally throw in a social event just to keep things lively. If you are interested in learning more about the Enhancement Team, please contact Barb McCalpin (867-8067 or beamack645@gmail.com). Hope to hear from you!

GARDENERS CORNER

The EE Gardeners is an informal group who are interested in enhancing EE through plantings in the common areas and parks. Activities are coordinated and approved by the common area maintenance head. Major projects are pre-approved by the board of directors. Funding comes from the HOA, as well as donations and fund raisers.

Past projects have been Mountain View Park, Parque Felicidad, Del Norte Park and Esperanza park. Numerous smaller projects have been completed involving transplanting of cactus and the plantings at the Sunset Ramada. We also do selective clean ups of common areas.

This year's focus will be the planning and replacing trees and larger cactus lost during this summer's storms. Our involvement will improve EE.

There are no membership requirements other than a desire to enhance EE and ownership of a property. I think renters are more than welcome. Our first meeting will be November at the Ramada. Notice will be given through the Monday Morning Memo. Please contact me, Jim Copeland, at jlbrcopeland@aol.com with your contact info and I will put you on the mailing list.

We look forward to your involvement.

HOSPITALITY COMMITTEE

Our mission is to provide a reasonably priced get together once a month, so we can meet new residents, visit with our neighbors and enjoy a nice meal together.

The Hospitality Committee is made up of volunteers from our residents. Any and all are welcome to come lend a hand, just let us know if you are interested.

Our funding comes from the residents who attend the parties and sometimes donations. Therefore, without the resident's support, we would not be able to provide this service. So grab your better half, significant other, friend or neighbor and join us for a fun time.

Information, about the parties, is published in the Monday Morning Memo. If you need more information, you can contact me Nancy Ferguson, at fergie0664@gmail.com. Also, we always look forward to your comments and suggestions as to how we can improve.

See ya at the next party!