

The Ridgerunner

Fall 2021

Portillo Ridge Homeowners' Association

Email: portilloridgehoa@yahoo.com

Website: www.portilloridgehoa.org



A Message from the President . . .

Hello neighbors,

The monsoons this year were exciting and dangerous, and flooding affected some nearby areas. Abrego and Sahuarita had a power outage for several days and lost many plants and trees; the Santa Cruz River even had water running through it momentarily. Our area, thankfully, seemed to go unscathed however.

So with this summer proving to be the exact opposite of last summer and July being the wettest calendar month, breaking a 66 year old record (according to the Green Valley news), I don't need to tell you that it brought massive plant growth causing our vegetation to grow as if we live in the Northwest. Weeds are popping up like newly planted lawns. As a courtesy, the HOA provides weed-spraying twice a year for the areas between the sidewalk and curb along Camino del Portillo, but individual homeowners are responsible for keeping their properties weed-free, including all areas between any walls and the sidewalk. I wish to gently remind you it is time to assess and manage your yards, if you haven't already done so, now that the rains are winding down.

I hope that you all have been enjoying the summer and have stayed healthy.

Best Wishes,
Nancy Williams

BOARD OF DIRECTORS

President: Nancy Williams
Vice President: Glen Barnes
Secretary: Wendy Strasser
Treasurer: Mike Lewis
Member-at-Large: Mike Millikin

2021 COMMITTEE CHAIRS

Architectural Review:
Glen Barnes
Audit: Bernie Hill
Common Area Maintenance:
Jim Chisholm
Food Bank: Sandy Churchill
Neighborhood Watch: Jerry Strasser
Nominating and Elections:
Mike Millikin
Social: Mike Millikin

GVC REPRESENTATIVE

Primary: Glen Barnes
Alternate: Wendy Strasser

WEBMASTER

Primary: Jim Chisholm
Alternate: Dave Churchill

Stratford Management Contact

Helen Brown
(520) 795-6500 Ext. 1019
Helenb@stratfordmanagement.org

Welcoming Committee

A very important activity and a major part of the HOA is the Welcoming Committee. Ellen Kelley has been the welcoming person for the past while and we thank her for serving in that role.

We are in need of a replacement for Ellen. This person would be responsible for meeting with and explaining to the new homeowners the role of the HOA, the management company for the HOA, and otherwise welcoming the new residents to our Portillo Ridge community.

Training and materials will be provided. This role is not real time-consuming but is very important in making newcomers feel welcome. The welcoming person is advised when a home has been closed upon and given an anticipated move-in date. A call would be made by the welcoming person to set up a meeting date with the new homeowners.

Please consider volunteering for this position. Your HOA and community need you. Please let me know if you are interested by contacting me at mmillprhoa@gmail.com or 625-4349. Thank you.

Mike Millikin

Social Committee Chairperson

Watch Your Speed!

With so many fun things to do in our wonderful Green Valley community, we often find ourselves rushing from one activity to the next. Just remember that it's okay to **SLOW DOWN** sometimes. In fact, it's the law - at least as it applies to posted speed limits. A friendly reminder that the streets in Portillo Ridge have a 25 mph speed limit. Please help protect people, pets, and property by driving 25 mph through our HOA.



Welcome, New Neighbors!

Lot 67 Grover Lee & Kendra Rogers-Lee

Lot 109 Lexie Bauer

Lot 94 Mary Fay

Lot 111 William Hollingsworth

Lot 10 Gordon & Jean Postlewaite

Lot 133 Daniel & Delight Sullivan

Lot 84 Steve & Sherri Lee

Lot 4 Joseph Hostetler

Lot 15 John Benson & Krisan
Osterby-Benson

We're happy to have you here!

Thank You, Jan Sink and Mike Millikin!

*This past spring, **Jan Sink** regretfully resigned from the BOD. She had served as our Member-at-Large and our Social Committee Chairperson. We thank Jan for her service to our HOA.*

***Mike Millikin** was appointed to serve the remainder of Jan's term, and to take over her responsibilities as the Social Committee Chairperson. Mike previously served on the BOD as Vice President and Secretary. We thank Mike for his willingness to serve our HOA again.*

ARC Update

We've been busy this year. In all of 2020, your ARC processed 21 Requests. In the first eight months of this year, we've processed 31, and doubling last year's total seems likely. Perhaps this is due to projects undertaken by the significant number of new Homeowners this year, the aging of homes in the development, extended 'stay-at-home' time due to Covid, or the good house resale, but it is a noticeable increase.

A fair number of homes in the development get repainted each year. Please keep the following in mind when considering your project:

Repainting using the same colors in the same location does not require an ARC Request.

If new colors are to be used, an ARC Request must be submitted and approved before starting work. To avoid disagreements and potential additional expense, please allow sufficient time for review prior to purchasing the paint.

Roof-mounted HVAC units (and at-grade units visible from the street) are to be painted to match the body of the house.

Piping, conduit, auxiliary boxes for utilities, sprinkler timers, etc., are to be painted to match the body of the house.

A sampling of pre-approved colors and complete Dunn-Edwards color fans are available from the ARC Chairman, but must be returned. Use of pre-approved colors does not eliminate the requirement for an ARC Request if you are changing colors.

Also, the ARC occasionally receives inquiries or complaints when one Homeowner believes that another Homeowner's project impacts their view. We cannot deny most projects, based solely on a neighbor's objection, because the "right to a view" is not recognized by Arizona state statutes; however, our Governing Documents do allow us to limit tree and building heights to 18 feet.

Glen Barnes
ARC Chairperson

FOOD BANK

Our next HOA Food Drive will be in November, but I would like to ask for Peanut Butter (no glass jars) or Baking Mix (Cake, Brownie or ?) donations **now**. These two items were most popular when the clients shopped our shelves and are not being donated now.

I visited our Green Valley Community Food Bank on September 1st. The clients have increased. On Tuesday, August 31st, they served over 120 clients. The local 3 zip codes can visit 2 times each month.

Due to Covid, the client receives their food in a shopping cart at the side door. Each cart is pre-packed, depending on the family size. All volunteers wear masks.

Your donated food items are packaged by volunteers. Peanut butter and bakery items are given out this way.

"New" - The Food Bank now has a warehouse for boxing fresh local produce. These individual boxes are delivered every week to our GV Food Bank. Each client gets one or more per family size. The one box I checked had fresh potatoes, onions, bell peppers, tomatoes, and pears. Very nice.

The Food Bank accepts donations at the very rear back door on Tuesday, Wednesday, and Friday until 1pm. RING BELL!

GV Community Food Bank

250 E. Continental Road

(East of Abrego next to the fire station)

Green Valley AZ 85614

Call me at **805-377-7240** if you want your donations picked up.

Thank you,



Sandy Churchill
Food Bank Chairperson



We ❤️ Our Volunteers!

Many organizations count on volunteers to fill vital roles, and your HOA is no exception. In recent years, your BOD has engaged the services of Stratford Management to assume many of the more time-consuming, day-to-day business duties of running our HOA, but that doesn't mean your time and talent are no longer needed! We need YOU to help keep Portillo Ridge the exceptional community it has always been. Some of the ways you can contribute are by serving on the Architectural Review Committee (ARC), or serving on the Welcoming Committee. You could be our new Caring & Sharing representative, or be an Event Coordinator (post-Covid, when we return to potlucks and parties). Perhaps you'd like to make our HOA look festive during the holidays by taking responsibility for decorating our entrance monuments. And of course, it is so very important to have volunteers who are willing to serve the HOA as members of our BOD. With directors serving staggered 3-year terms, we have one or two positions open for election every year. Per our By-Laws, our HOA must have a BOD, and the hiring of Stratford Management has made serving on the BOD much easier! Please give some serious thought to ways that YOU can contribute to your HOA, and then contact any BOD member to offer your services. Thank you!

Caring & Sharing

We are in need of a volunteer to take over Caring & Sharing. Duties include sending get well and sympathy cards to residents of Portillo Ridge. Please contact Mike Millikin to volunteer.

Our sincere thanks to Jan Sink for her many years of offering kind words on our behalf.

"I am only one, but I am one. I cannot do everything, but I can do something. And I will not let what I cannot do interfere with what I can do."

- Edward Everett Hale

The Ridgerunner

Please note that the Ridgerunner is your avenue for sharing news and events that may affect or be of interest to our neighborhood.

Your newsletter is produced by Lynn Chisholm, and published on an as-needed basis, as determined by the Board of Directors. Please submit any news items to Lynn at JLChisholm881@gmail.com





NATIONAL GOOD NEIGHBOR DAY

TUESDAY, SEPTEMBER 28, 2021

**Good Deeds Done Together
GVC Foundation, Inc.**

**& The Green Valley Council
& YOUR HOA**

Invite you to . . .

1. **Connect** with your neighbor. Introduce yourself and say “hello.”
2. **Invite** your neighbors to join you for something fun. Gather around for an outdoor barbeque because the Latin word *communitas*, meaning “the spirit of community,” is measured by the number of meals shared.
3. **Celebrate** milestones in the lives of others, cheer them on and congratulate them.
4. **Be Aware**. Keep your eyes and ears open. Stay attentive to the safety and security of the people and homes near you. We are safer and stronger together.
5. **Be Available**. Show up to help and support your neighbors. This is utmost benefit of good neighboring.

Contact your HOA President and/or your HOA Green Valley Council Board of Representative Member to find out if there is someone who needs your help for a special project.

Hats and Hat Buttons that can be worn on Good Neighbor Day can be picked up at the Green Valley Council Office beginning Monday, September 20, 2021.

Please visit www.gvc-foundation.org/good-deeds-done-together to share your day with words and pictures.

“Good neighbors make great neighborhoods.”

source: adapted from www.nationalgoodneighborday.com