



# SUN MESA at Gleneagle



Volume 13 - Issue 8

Z&R Management – 594-0506

January 2007

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JOE PERTL, PRESIDENT OF SUN MESA HOA



## Happy New Year to Everyone!

Well, we survived the Blizzard of December 19-21 and Dec 28 -30, 2006 and Jan 12-13, 2007 with no real problems. Ultimately, the snow removal crew did a great job. The snow seasons is far from over, but let's hope the worst is behind us. Some of the snow piles may still be around in May. Here are some thoughts from Ron Pierce and ideas picked up talking to a few residents as he walked around after the storm:

- Instruct Gil (Unlimited Landscape) to initially focus on clearing the main road that loops around the complex. We want emergency vehicles to be able to get as close as they can to all the units. Part of the loop was impassable before Gil got here and was unavoidable.
- Stay connected with your neighbors. Some may need emergency help for prescriptions or other immediate needs.
- It would be a good idea to buy a box of extra large, contractor-strength plastic garbage bags. If Waste Management gets behind, like they did in this storm, you can put your trash in one of those bags until its trash day again.
- Removing (*relocating*, actually) mountains of snow like we had are bound to damage some landscaping and rearrange some of our decorative rock. It can't be totally avoided and we'll recover in the Spring.
- Finally, if the plow and shovelers are not on site immediately, please be patient. We are not the only complex that Unlimited services. They will get here as soon as they can. These storms came so hard that Gil could not get here until some of the city/county roads were cleared. And let's give Gil his due...no one could survive on a single snow removal contract. Gil has many contracts and I feel he serves us pretty well.

## Thanks

I want to acknowledge the residents who sent their thanks to me for the manner in which the snow removal took place. I appreciated your comments but, the real thanks must go to Unlimited and their crews. Gil actually took up residence at one of the northern hotels for a couple days so that he could be closer to the associations that he was personally taking care of: Summer Glen, Ridge Pointe and Sun Mesa. I feel we have a good relationship with

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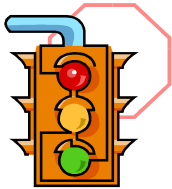
Unlimited and want to keep it that way. I sent a personal note to Gil and his crew expressing our thanks.



## Snow Removal \$'s

**The cost of the two December storms came to nearly \$5,700!** The follow up on January 2007 amounted to \$840. These were a wallop to the budget since we only budget \$5,500/ per year for snow removal. Keep in mind this was just for three storms and not the ones earlier in the year. I have not seen the invoice of the most recent one: 20-21 Jan. It looks like this winter will really get into our financial reserves. Do not be surprised if I start cutting a few corners on snow removal.

## Good News



We will be getting a traffic signal at the intersection of Northgate Road and Struthers along with street lights at that intersection. I received a phone call from **John McCarty, El Paso Department of Transportation**, back in late December in response to my letter. Originally, he stated the work should be started within 30 to 60 days which figures a completion date of approximately 1 Feb 2007. However, (Change 1) I learned early this month that that date has slipped (Surprised!!!) and will now be early spring; lets say April or May. The project is being handled by the City of Colorado Springs and not El Paso County. So folks, watch out for that intersection; especially, if that west bound lane coming downhill off the new bridge is covered with snow or ice. We already had someone take out the stop sign on Struthers Road trying to make a right turn at an excessive speed for the existing driving conditions. *Some of these cowboys still believe a 4 wheel vehicle will stop as fast as one without.*



**REMINDER:** Please keep your garage doors closed. This is an invitation to burglars, it looks trashy, and invites little critters into your home and the adjoining units.

## Radon Gas

Recently, KKTV announced that homeowners should have their homes checked for Radon gas. This can be done by purchasing a Radon kit at Home Base or Home Depot and follow the instructions on the box.



## Furnace, Water Heater Maintenance - Food for Thought

Apparently, if the 9 volt batteries in your thermostat fail (**yes, there are batteries inside, three actually**), your furnace will not come on. My next door neighbor had this happen. He was away over the holidays, for an extended period of time, and I was keeping tabs on the home. I noticed it was pretty cool in the unit on one of my visits and the window on the thermostat indicated battery failure. New batteries, and once again the furnace was operational.

About a week later, on another trip to the unit, the hot water tank was spraying water out the top of the tank. (Good Grief!!!!). Coupled with no heat from the furnace/thermostat problem and water spraying out of the hot water tank are ingredients for one heck of a mess!! Just goes to show, you

should have someone check your unit for you if you are going away for a trip. Shutting off your water would correct half the problem, but no heat would still be unwanted.

Since our water heater was the same age as my neighbor I had ours changed at the same time. The water heaters seem to last 8 – 10 years according to the plumber. So, I did mine early to dodge the bullet. Had a good plumber (I think) and have his name and number if you are in need or think you might be in the near future. Seems like three other units around me had their water heaters changed also. All these home were in the 8-10 year age group. So is the life span of a water heater ~ guess the advice the plumber passed along is pretty good.



### Christmas Decorations

Four of Santa's elves by the name of *Ron Pierce, Roger Browne, Andy Anders and Dick Ove* were out in early December to put up Sun Mesa's Christmas decorations. (Funny names for elves though). Anyway, *our thanks to all of them*. The decorations made Sun Mesa look so beautiful!!

Taking Christmas decorations down is another story. As you know, we ask they be taken down by January 10<sup>th</sup>, however, with our large piles of snow we have around the area; I suggest to all residents, take them down when you are able. I still have three feet of snow in the front of my unit that has buried all the electrical lines, timer and everything else. I know I am not the only one around town. So, when the snow clears out sufficiently, take them down.

### Waste Management Rules

Recently, one of our residents placed a large item out for trash pickup by Waste Management. The item was hauled away, but ***the association was charged an extra \$20 for this service.*** **In the future all trash will be limited to normal garbage and will NOT include large items such as mattresses, TV sets, water heaters, appliances etc.** ***Waste Management has a note on our account not to pick these large type items in the future.*** Should they pick up an item like this by mistake, **you will be billed** by the Association for any extra charge. You must make your own arrangements for pickup of these large type items.

### Board of Directors - Vacancies Next Election

There will be two vacancies on the Board of Directors beginning in May 2007. **Bob Dyster and I** will be leaving after having served 3 years. ***The General Membership meeting will be held at 7:00 PM, on May 3, 2007 at the Antelope Trails School and will include an election of new members.*** You will be contacted by **Coleen Abeyta, Chairman, of the Nominating Committee or Bob Dyster**, in the coming months asking if you would like to serve your association as a member of the Board of Directors. I hope you will consider volunteering.

### March Board of Directors Meeting

**March Board Meeting will be held ~  
March 20, 2007 - 3:30 PM**

## SUN MESA at Gleneagle at my home ~ Unit 270

*Please contact me at 481-3667 if you plan to attend. The agenda for the meeting can be obtained from me 3 days prior to the meeting.*



### Grin and Bear It . . . . .

When our lawn mower broke and wouldn't run, my wife kept hinting to me it fixed. But, somehow I always had something else to take care of first; car, fishing, always something more important to

thought of a clever way to make her point. When I arrived home one day, I seated in the tall grass, busily snipping away with a tiny pair of sewing scissors. I watched silently for a short time and then went into the house. I was gone only a few minutes.

When I came out again I handed her a toothbrush. "When you finish cutting the grass," I said, "you might as well sweep the sidewalk."

The doctors say I will walk again, but I will always have a limp.

Marriage is a relationship in which one person is always right, and the other is a husband.



that I should get the truck, the me. Finally she found her

Your Prez.....Joe

