

NEWSLETTER

www.adrielhills.com

bill.tremblay@gmail.com for email communications

Bill Tremblay 226-0311

Manager's Review April, 2020

First, we hope you and yours are doing well. Fortunately to this point, March 25, we are not aware of the Corona-virus hitting close to home of residents or staff. All are in our thoughts, particularly Max's wife who is on the front lines in local healthcare as we know others in our community are.

Crew: The crew has continued to be productive with reduction in hours and schedule latitude as needed. Bonita is working remotely from home; she is available via email at adrielhills@gmail.com Monday through Thursday from 9-12. If you have questions, please send an email or call the office and leave a voicemail at 970-484-3098. The Community Directory will be postponed in distribution until further notice.

Property Management: I guess I have known for years, there is almost always a property management need. Whether it is an administrative management need (i.e. collections, payables, payroll, etc.) or physical property management need, (i.e. water leak, etc.) as much as staying home makes sense, it does not keep our property running. Unfortunately, physical property management has had our share of priority issues particularly sewer and water related. The staff, our utility and service providers will continue to address critical service issues as well as

other needs, as practical. With this said, I want to express Management's appreciation on behalf of the community to Bill and Greg with Cherry Hills Sanitation District. They recently spent almost half a day on a sewer line issue impacting a couple of our homes. Sure, this is their job, but they went above and beyond with their thoroughness in addressing an issue of shared or joint responsibility i.e. Adriel Hills/Cherry Hills Sanitation District. Thank you, Bill and Greg.

Rules and Regulations (R&R): On my desk, weeks before the coronavirus, has been a note to reiterate some Rules and Regulations (R&R). As Spring begins, we quite frankly tend to have an increase in R&R violations. Some might say this is not the time for R&R review and reminders; however, it may actually be a very good opportunity with many of you staying home. You could pull up online, pull out your copy or request a copy of the R&R to review. Either way, here are several areas noted of recent concern:

Outdoor/Exterior Storage -

"Decks, patios, carports and perimeter of home are not to be used for storage including recreational equipment. The rules state "only furniture or decorations intended for outdoor use will be allowed". These items must also be in reasonable condition. While you're at home, please take a look around the outside of your home and address, remove or properly store items not permitted by our R&R. If you need help disposing of an item, please contact

the office via phone or email. Your prompt help in this matter by April 19, will be appreciated as we will begin issuing violation notices and possible fines at that time.

Pet Control Regulations - it also seems we have more and more dogs off leash; **“All dogs must be on a leash when outdoors in our community”**. A dog off leash violation could result in an immediate fine, versus the warning letter process; please pass the word.

Vehicles – All vehicles must have an Adriel Hills parking sticker, vehicle storage is not permitted, all vehicles must be moved not less than seven (7) days. Please do your part now to reduce the need for escalated Rules and Regulations violations, as it is not what we want to do. If you have questions regarding Rules and Regulations, please let us know.

Thank You and Take Care
Ralph

Non-Owner Occupied Units Voting Results

The committee would like to extend their gratitude to the Adriel Hills community. 167 eligible ballots were received, which is a 93% return rate. Impressive! Thank you!

The Adriel Hills Declarations state that 67% or 119 FOR votes are required to change an amendment.

Ballots not returned or deemed ineligible are required to be counted as votes AGAINST the proposal.

112 voted FOR the proposal – 63%
55 voted AGAINST the proposal – 31%

8 ballots not returned – 4%

2 ineligible ballots – 1%

-one ballot signed, but not marked for or against

-one unit sent in two ballots with opposing votes

1 ineligible unit – 1%

*numbers rounded to the nearest whole value

P.S. Thank you so much, Bonita! We could not have done it without you. We appreciate all your hard work so much.

2020 Golf Letter for April

The warm weather at the tail end of winter has the golf season ready for an early start. Thanks to the attention to detail and improvement in maintenance practices in 2019, the greens are in fantastic shape and all signs point to a great season.

This year, as part of the management plan that was implemented last season, anticipate the golf course closing until noon on a Tuesday or Thursday every two or three weeks for spray applications on the greens. It is important that the spray is allowed to dry before play resumes. Closure notices will be posted on the sign by the speed bump the week prior to application. Look in the monthly newsletter for a schedule of applications for the month—though dates may change depending on weather.

Additionally, please remember to follow the rules and etiquette of the golf course. While maintenance is in progress, please respect the space of the staff, for your safety and theirs, by playing only the holes that are unoccupied. Only two balls may be played by each golfer, provided maintenance staff or other golfers are not waiting for the hole to clear—in which case only one ball may be played.

We also ask that you keep in mind the hard work and dedication given to providing the most even, and best playing greens possible. Repair any ball marks left on the green, replace divots, and throw away your trash in any of the three bins around the course. Please do not discard any seeds or cigarette butts on the course, especially the greens. This course is meant for the community, so make sure to honor your neighbors by leaving the same clean playing opportunities for the players behind you.

Thank you all for helping keep this amenity great in the season to come.

Swing Easy,

Shane Haga- Adriel Hills Greenskeeper

Proposal for Adriel Hills Call Tree

My name is David Cunningham, a resident of Adriel Hills. Our neighbors have talked about how the Virus Lock Down affects us. We are planning gatherings on the lawn, (sitting far apart), and contacting each other more often. That led to the idea that volunteers could make weekly calls, or send text messages, to residents in other sections of the property. This article is to ask if you would like to receive a weekly call or a text message, basically saying "Hi, how are you? Has the lock down caused any issues?" If you would like to receive a call, or if you would be interested in making these calls, please send me your name and phone number. I will set up a call tree and a caller roster. My contact information is: Phone; 970 9884080, email; david.damer@gmail.com. Stay safe.

Ideas While You are Staying Home (Donna Birleffi):

- Museum Virtual Tours: <https://www.travelandleisure.com/attractions/museums-galleries/museums-with-virtual-tours>
- Virtual Field Trips: <https://docs.google.com/document/d/1SvldgTx9djKO6SjyvPDsoGlkgE3iExmi3qh2KRRkuw/mobilebasic>
- Smithsonian Online Exhibits: <https://www.si.edu/exhibitions/habitat:event-exhib-6422>
- The Met Opera: <https://www.metopera.org/>
- 360 Degree Art Exhibit: <https://www.metmuseum.org/art/online-features/met-360-project>
- Virtual Art Exhibits: <https://observer.com/2020/03/digital-virtual-art-exhibitions-to-enjoy-from-home-kunstmatrix-kremer-museum-artland/>
- Orange Theory Workouts at home - <https://www.orangetheory.com/en-au/member-communication-regarding-coronavirus/>
- Free workouts from Home
- <https://www.9news.com/article/news/health/coronavirus/free-home-workouts/73-ca117ae0-6de3-42ba-a68c-aa67eab158c5>
- NBA - <https://www.nba.com/nba-fan-letter-league-pass-free-preview>
- NFL - <https://gamepass.nfl.com/packages?redirected=true>
- NHL - Starting Friday - <https://www.nhl.com/news/nhl-to-keep-fans-connected-during-pause/c-316219230>
- Info for Other sports - <https://lifehacker.com/how-to-watch-sports-during-the-coronavirus-shutdown-1842377742>
- Seattle Symphony Free Livestreams: <https://www.seattlesymphony.org/watch-listen/beyondthestage/live-broadcasts>
- Free Orchestra/Symphony Concerts:
<https://www.thestar.com.my/lifestyle/entertainment/2020/03/17/covid-19-world-famous-classical-music-venues-give-free-online-concerts>
- PBS Docuseries: <https://www.pbs.org/show/baseball/>
- Top Documentary Films: <https://topdocumentaryfilms.com/>

APRIL 2020 ADRIEL HILLS CALENDAR

Administrative and Management Office Hours

Administrative Office Hours

Closed until further notice

Clubhouse

Management Office Hours

Anticipate some employees on site; call 970-484-3098 and leave voicemail or email adrielhills@gmail.com.

Community Activities/Events

All community activities inside the clubhouse house have been cancelled until further notice.

Maintenance Projects

Gutter cleaning and Spring cleanup week of April 13th

Building – 38 Exterior Re-Paint TBD; Owners/Residents will be notified of schedule

Board of Directors' Meeting

Board meetings cancelled until further notice.

This information is intended for the benefit and education of our community members.

SPECIAL NOTE: Per the family's request, we were asked to encourage friends of Dotti Vojensky, to visit her nearby. Of course, that is not possible currently. If you would like her contact information please contact the office. By the way, she continues to do well.

Library: At this extended time of a stay-at-home order, we've had some requests to open the library.

The Adriel Hills Library will be open on Tuesdays and Thursdays from 10 am to 2 pm. We're requesting that only one to two people be in the library at time to keep social distance. Please be courteous to others. Entrance to the library will be at the ramp door at the northwest corner of the building. Please do not access other parts of the building to or from the library. You can return or donate books by leaving them on the table by that door.

Stay healthy & safe & keep reading!

Phone Tree Idea: Social distancing has cut many of our contacts with friends and neighbors. A few of us have talked about setting up a call tree, where we would make a weekly call, just to say Hello and to hear whether the neighbor has any unmet needs that we might be able to remedy. We will make one introductory call to ask each of you if you want to sign up for the call, or prefer to be left off of the call list.