



November/December, 2018

Newsletter

Vol. 3, No. 5

Hello and welcome to your HOA's Newsletter for November/December 2018!

Here is an update of what is going on at Sunrise Palms:

2019 BUDGET

The year's end means it is time for your HOA Board to prepare the budget for next year, and to report on our financial condition to our membership. You will shortly be receiving a packet in the mail containing several reports, including the budget that was passed by the Board at our November Board meeting. At that time, the Board voted to raise our monthly dues by \$17, effective January 1, 2019.

The singular cause for the raise is the sharp increase in costs for water anticipated for next year. (See further information in article below). Due to excellent money management by our Treasurer, Linda Winesburg, with the cooperation and assistance of Desert Management, Sunrise Palms is continuing to be in a strong financial position. The reserves are well-funded, which is important in keeping the major maintenance projects (like the upcoming painting and exterior maintenance of our units) on track. Moreover, we are accumulating extra cash to fund conversion of more grass to desertcape and anticipated increases in payments for the land lease.

Once you receive your end-of-year packet, if you have any questions, please feel free to contact the Board.

GREEN LAWNS COST MORE GREEN

As referenced above, an expected sharp increase in the cost of water is the main reason why the Board has had to raise dues for 2019, and may well have to raise them in the future. Vice President and Landscape Committee Chair Ernie Meeker, who is our resident water watchdog, has some sobering water statistics for us to keep in mind:

If we continue to use the same amount of water we currently do, here are projected water costs for landscaping for the next few years:

- Water cost, July, 2017-June, 2018, \$1.57/cu. ft. \$80,643
- Projected water cost, July, 2018-June, 2019, \$1.71/cu.ft. \$96,227
- Projected water cost, July,2019-June,2020, \$2.08/cu.ft. \$138,210
- Projected water costs, July, 2020-beyond, \$2.28/cu.ft. \$151,499

If we want to keep the HOA grounds green, water will be the largest part of our budget. This is why the Board remains committed to doing as much desertscaping as possible. Since desertscaping was done on Hermosa, water usage for that area has been cut nearly in half.

It is also recommended that homeowners check the automatic timers on their irrigation systems in their yards. They should be set for watering for brief periods not more than three times per week.



DECK THE HALLS

Hard to believe, but the holidays are upon us once again! And this means that many homeowners like to mark the season by decorating the fronts of their units for the holidays. In the spirit of good cheer, the Board reminds all that the Rules and Regulations state that “holiday decorations are permitted to be displayed 30 days before any holiday, and must be removed within seven (7) days after the holiday.” Also, please don’t wrap holiday lights around tree trunks or string them in trees in the common area in front of your unit.

SPEAKING OF RULES...

A couple of reminders: (1) With written permission from the HOA, homeowners may plant plants only in no more than three (3) pots near their unit entrance. The homeowner is responsible for all care of those potted plants in such manner as not to interfere with the Common Area irrigation system.

(2) Homeowners are NOT permitted to maintain, water or otherwise tend to any plant material in the Common Area in front of their unit, whether planted by the homeowner or not, and regardless of whether the homeowner believes the plant(s) are not being properly maintained by our landscapers. The remedy for the latter is a telephone call or email to the onsite office. Homeowners are also not permitted to speak to the landscaping employees or to attempt to direct their work in any manner. This causes confusion for the employees. Again, if there’s an issue, contact the office.

WEBSITE UPDATE

The Sunrise Palms website, which is for homeowners only, is being updated to reflect changes in home ownership. We have eliminated a lot of logins for folks who no longer own here. If you are still a homeowner, and are no longer able to log in, please re-submit a user form which can be obtained at the office. We are sorry for any inconvenience inadvertently caused.

We’d also love to have homeowners submit pictures of their pets, to brighten up our website. So if you have a photogenic pup or cat (or budgie or iguana), why not show them off! Check the website for details.

HOLIDAY OFFICE HOURS

PLEASE NOTE the following schedule of office hours for Christmas and New Year’s:

Christmas/New Year: *Monday, 12/24 and Tuesday, 12/25, CLOSED*

Monday, 12/31 and Tuesday, 1/1, CLOSED

No Board Meeting in December – Next Meeting: Friday, January 11, 2019, 2 pm, Onsite Office

A HAPPY, HEALTHY HOLIDAY SEASON TO ALL FROM YOUR HOA BOARD