

Woodhill Homeowners Association

April 2018

COMMUNITY NEWSLETTER

Board of Directors

Fred Pulve, *President*
Jason Fogel, *Sec./Treas.*
Ralph Thompson, *Directory*
Al Simmons, *Director*

Yard Debris & Brush Clean up Opportunity

The Board is again providing an opportunity for homeowners to dispose of their yard debris, brush, and tree trimmings this spring. Many people have used this opportunity in the past to reduce the fire danger around their homes and vacant lots.

Starting **Friday, April 20**, there will be a large dumpster delivered to Lot 199 (509 N. Blue Spruce Road). It will continue to be available through **Monday, May 7**. If the dumpster gets full at any time, the contracted company will pick it up, take it to the landfill, and return it to us, empty, at the same site.

We encourage everyone to use these two and a half weeks to clean your yards and vacant lots. Remember, if your home backs up to an easement where the property stake ends in the middle of the easement, you should

check and remove those trees, shrubs, and weeds that could impede the natural flow of the rains during our monsoon period. So, please load up your vehicles and dispose of your debris in the dumpster. This dumpster is for brush, branches, pine needles, and leaves only (**no plastic bags, construction materials or other non-plant material**).

If you are disposing of large branches, please cut them down into smaller pieces so that we can get as much in the dumpster as possible.

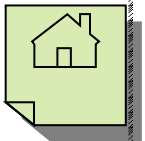
If you don't have a means to get your plant material to the dumpster, please call AMCOR (480-948-5860, ext. 103) with your name and address so arrangements can be made for pickup. Your telephone call must be received **by 10:00 a.m. on Wednesday, April 25**.

On **Thursday, May 3**, you must have your items curbside by **7 a.m.** to guarantee pickup. That will be the only day for curbside assistance. Any items that are moved to curbside after 7 a.m. on May 3 will **not** be picked up.

The following guidelines are for curbside assistance. Please follow them carefully:

- Curbside pickup will be limited to one free pickup load per yard. There will be a \$25 charge per pickup load beyond the first load and it would be payable to Mr. Cooka when he picks up the debris.
- Brush must be stacked loosely together (no greater than five inches in diameter and no longer than four feet).
- Leaves and pine needles must be bagged and tied.
- No furniture, appliances, etc.
- No paint in cans, or spray cans of paint.
- No toxic liquids.

Architectural Standards



If you are planning any projects that will affect or change the external appearance of the house or yard, you will need to get Architectural Committee approval. You can review the Architectural Committee Standards on the Woodhill web site: www.woodhillhoa.com to

make sure you obtain the necessary approvals.

Enclosed please find History of Woodhill Architectural Control. This is important information for all owners to be aware of.

Ultimately it is the homeowner's responsibility to verify any change / upgrade / refurbishing of the exterior of their home meets with **current** architectural standards. If an architectural change, modification or improvement was not approved or does not meet current standards, upon transferring ownership you will be notified that it must be corrected by either the buyer or seller. We can also send specific letters where the failure to meet standards is visible to the architectural committee/management via routine inspection. If you are unsure whether your situation complies, please contact the Property Manager to review the status.



Board Position

There is an open position on the Board of Directors serving the remainder a term vacated by Bob Stewart who recently sold his home. The term expires at the September 2018 Annual Meeting. If you have been interested in serving your community but wanted to "try it out" before committing to a 2-year term...now's your chance! We are looking for a volunteer to be appointed to the Board of Directors. Please contact Robin Thomas at AMCOR if you are interested.

SPRING CLEAN-UP

It's that time of year when owner's need to take a close look at their property to see what they can do to improve or maintain their homes in an attractive manner.



AMCOR has been sending out notices to owners regarding maintenance items on their property needing attention.

Below are some suggestions for each owner to take into consideration.

- Window screens. Some window screens are in need of replacement.
- Trees/bushes need to be trimmed, removed if dead or approved plantings installed if bare. **DUMPSTER DAY IN APRIL IS COMING!**
- Painting of the Exterior Body and Trim of home
- Side yard gates repaired / replaced / painted.



Temporary Parking Permits

If you have a situation where friends or relatives are visiting for a few days and you do not have room for them to park in your driveway, you may request a temporary parking permit from **AMCOR**, so the vehicle can be parked in the street.

Pet Waste Pickup



We want to thank all of you who regularly clean up after your dog's when you take them on walks. This is another reason our subdivision continues to be a sought-out area to live.

Let's all continue to keep Woodhill one of the premier neighborhoods in Payson

WOODHILL HOA WEB-SITE

www.woodhillhoa.com



Owner Concerns

Should you have any questions, concerns, or complaints, please contact, Robin Thomas at AMCOR Property Professionals, Inc. – 16441 N. 91st Street, Suite 104, Scottsdale, AZ 85260 - (480) 948-5860, ext. 103, or via email...rthomas@amcorprop.com



A warm welcome to all new homeowners!

Newsletter provided by AMCOR Property Professionals