

Grateful
Neighbors
Stronger
Together
♥

WOODHILL HOA

Fall Newsletter

Community ~ Neighbors ~ Home

Hello
Fall
♥

President's Message

Woodhill Homeowners,

I would like to thank all the homeowners that participated in the 250 celebration for our country. The banners, flags and posters were great.

The Monsoon season has been pretty robust this year, compared to the last two years. The weeds have gone crazy and casual water has been visible on properties. Casual water is always a problem this time of year. Now would be a good time to begin weeding your yards and clearing out any casual water you might have on your property so Mosquitos can't deposit their larvae which breeds more mosquitoes.

The election season is of course in full swing as it is for our Homeowners association also. This election cycle has three positions whose terms will be completed in December, which means we need to fill those potential vacancies. If you would like to be a part of the Association Board, we welcome your interest. All that is required is to contact our Management Company and they will send you the necessary paperwork to complete and get you on the ballot. These positions are for a two-year term, expiring December 2028.

Homeowner communication is very important to the Board, and we again would encourage each homeowner to consider being placed on the email notification list so we can save on postage. The mailing of just one piece of mail to a homeowner costs the association about \$4 per mailing. If you sign up for email notifications, you will no longer be sent paper information; it will all come to you electronically. If you need assistance getting setup with email notifications please call the Ogden office and Amanda or Melissa will be happy to get you setup. For this election cycle, you will again be able to vote using paper ballots we provide or you can vote electronically. You may mail in your completed ballot to the Ogden office or if you have email notifications on you will be able to vote online via ElectionBuddy. You will receive an email with instructions.

Lastly, Woodhill will be hosting a Payson Night Out on October 5th from 5 to 7 p.m. Payson Fire and Police will be in attendance with their vehicles. This is a great way to meet your neighbors! We will be handing out flyers over the next couple of weeks to your door and of course information will also be provided on the Woodhill website (woodhillhoa.com). Be on the lookout for more information. We hope to see you all there, get to know your neighbors, and meet new ones at the same time.

Our last scheduled Board meetings of the year are November 13th and December 11th. Dates are subject to change.

Thank you for all your support over the past year as we work to be attentive and transparent with all of homeowners.

Lee Schneider
Whoa Board President

MEET YOUR BOARD

Lee Schneider - President
Jason Fogel - Secretary
Hugo Segletes - Director At Large
& ARC Chair
Cindy Bryant - Director At Large

HOA VOLUNTEERS to run for the BOARD OF DIRECTORS NEEDED!

The Woodhill HOA Board of Directors will have three (3) vacancies to be filled on the Board for the term of 1/1/2027 - 12/31/2028.

The Board is currently looking for members to fill these positions. This is a great opportunity to help serve the community in its best interests.

Any interested members can contact Amanda King at amandak@ogdenre.com or Melissa Glinzak at melissag@ogdenre.com, you can also call the office at 928.363.1696. If you believe that someone else would make a great Board member, you may send those nominations through, and we will contact those nominated for acceptance.

Interested parties will be sent a candidate information form to fill out. This information will then be sent out with the ballots.

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Good
Neighbors
Brighter
Days
♥

PAYSON Night Out

STRONGER
TOGETHER.
SAFER
TOGETHER.

*Neighbors
Community
Safety
Together* ♥

Payson Night Out is a community event that promotes police and fire-community partnerships and neighborhood camaraderie to make our neighborhoods safer and more connected.



**MONDAY,
OCTOBER 5, 2026**



5:00 P.M. – 7:00 P.M.



605 N. Eagle Ridge Rd.



Come meet your neighbors!

Also, there will be Fire and Police vehicle's for you to check out.



POTLUCK

Please bring a dish to pass and a chair.

Water will be provided. If you would like another beverage you are more than welcome to bring your own.



Please understand that even though you may have concerns about Payson Police this is not a time to speak to Officers as some are just Volunteers and may not know how to answer your questions. This is a meet your Neighbors and Community Event. You are more than welcome to ask to speak to an Officer at another time.



**Build
Relationships**



**Strengthen
Neighborhoods**



**Enhance
Safety Together**



**Create a Sense
of Community**

Thank you for helping make Woodhill a stronger community!

NEIGHBORS • SAFETY • COMMUNITY • TOGETHER



As pet lovers, we all appreciate the joy and companionship our dogs bring to our lives. To help maintain a safe and harmonious community, we would like to remind all pet owners of our HOA guidelines regarding responsible dog ownership.



Outdoor Restraint of Dogs

When dogs are outside of your home or fenced backyard, they must be properly restrained. This policy is in place to ensure the safety and comfort of both residents and pets. Unrestrained dogs may approach or run toward others, which can lead to accidents or create unnecessary concern. Please also double check your fences to make sure your dog can't escape to run loose.



Courtesy

Be considerate of your neighbors. Not everyone may be comfortable around dogs, so it's important to respect their space and boundaries.



Barking Control

Excessive barking can be a disturbance to your neighbors, especially during quiet hours. It's important to address this issue promptly to maintain a peaceful living environment. Here's what you can do:

-  Assess if your dog(s) in distress
-  Bring your dog inside
-  Use bark collars for training
-  Do not leave dogs outside for extended periods or over night.



Please Remember the Following:

-  Dogs must be on a leash at all times when outside of a secured backyard enclosure.
-  This applies to walks throughout the neighborhood and all common areas.
-  Dogs must be on a leash if in the garage (with door open) or in front yard.



Cleanup After Your Dogs

Another critical aspect of responsible pet ownership is cleaning up after your dogs. Properly disposing of waste not only keeps our community clean but also prevents health hazards. Always carry waste bags with you when walking your dog.



Time Consideration

Be mindful of the time of day. Keep noise levels to a minimum during early mornings, evenings and late through the night.



Complaints

If you receive complaints about your dog's barking, please address the issue promptly and work towards a solution. If the management company receives complaints, you may receive a violation. Neighbors may also call Payson PD which could result in a citation.



By adhering to these guidelines, we can ensure that Woodhill remains a friendly, peaceful, and enjoyable place to live for everyone, including our pets. Let's continue to be responsible pet owners, respecting our fellow residents and the community as a whole.



Other Updates/Things You Should Know

Hello
Fall

How to Firewise a Vacant Lot

- Remove any dead and dying trees, plants, weeds, shrubs or grass
- Remove lower and dead branches, logs or tree trimmings (trim trees up 6ft)
- Remove any pine needles/cones, overgrown vegetation

NO SIGNS

The **ONLY** signs that are allowed: Professionally made For Sale and For Rent. These signs can **ONLY** be on the lot. **NO** other signs are allowed and **NO** signs may be placed on common area.

UPCOMING MEETINGS

Board Meeting:

November 13, 2026 @ 4:30 P.M.

Annual Meeting:

December 11, 2026 @ 4:30 P.M.

**dates are subject to change*

Solicitors

We have been made aware that there are concerns of Solicitation in the neighborhood despite signs that say "No Solicitation". If you have someone come to your door for solicitation please let the Management Office know so we can take care of. Please don't feel pressured to hire someone who comes to your door.

See Something, Say Something

If you notice anything unusual or suspicious, don't ignore it—report it. Your awareness and quick action can make a big difference in keeping our neighborhood safe.

What to Watch For:

- Unfamiliar vehicles driving slowly or repeatedly through the area
- Individuals loitering around homes, vehicles, or common areas
- Suspicious activity such as attempting to access property without permission
- Unusual noises or disturbances

What to Do:

- If you feel there is an immediate threat or emergency, call 911 right away
- For non-emergency concerns, contact the local non-emergency police line at (928) 474-3177
- Share relevant information with HOA management when appropriate (928) 363.1696

Helpful Tips:

- Keep exterior lights on at night
- Lock doors, windows, and vehicles
- Get to know your neighbors and look out for one another

By staying alert and working together, we can continue to make our community a safe and welcoming place to live.

Remember: If you see something, say something!



PARKING AND TEMPORARY PARKING PERMITS

If you have friends or relatives visiting for a few days and you lack driveway space, you can email and request temporary parking from Ogden to park on the street. Remember the Association requires prior approval for overnight street parking. Additionally, avoid parking on sidewalks to ensure clear pathways for foot traffic. Many residents enjoy walking in our community daily, and sidewalks must remain unobstructed.

Meet Your HOA Staff

Melissa Glinzak - CAAM - Community Manager
Amanda King - CAASP - Assistant Manager
405 S. Beeline Hwy. Suite D, Payson, AZ
928-363-1696



WOODHILL LADIES LUNCH BUNCH

The ladies of Woodhill gather for a monthly lunch bunch on the first Monday of each month.

This wonderful group has been meeting for over 25 years, and all ladies in the Community are warmly welcome to join.

Please watch your emails for additional details.

Architectural Control Committee Volunteers Needed!

We are excited to announce an opportunity for you to get involved and make a positive impact on our community! The Architectural Control Committee (ACC) is seeking dedicated volunteers to help oversee and maintain the aesthetic standards of our neighborhood.

Why Volunteer?

- **Shape the Community:** Play a key role in maintaining the beauty and harmony of our community.
- **Learn and Grow:** Gain valuable experience in architectural review and community management.
- **Connect:** Meet and collaborate with fellow residents who share your commitment to our neighborhood.

Responsibilities:

- Review and approve architectural and landscaping plans submitted by homeowners.
- Ensure compliance with community guidelines and standards.
- Attend regular committee meetings and participate in discussions.

Requirements:

- A keen eye for detail and a passion for maintaining community standards.
- Ability to commit a few hours each month for meetings and reviews.
- Willingness to work collaboratively with other committee members and homeowners.

Interested?

If you are interested in volunteering or would like more information, please contact Melissa Glinzak at melissag@ogdenre.com or amandak@ogdenre.com or call the Association Office at 928.363.1696.

We will send all interested parties a quick form to fill out providing information pertinent to the position of an ACC member.

We look forward to your participation and thank you for your commitment to our community!