



# TARTESSO

Community Association

P.O. Box 25466 Tempe, AZ 85285 Phone (480) 820-3451 Fax (480) 820-7441

November 30, 2010

Dear Tartesso Member,

The Tartesso Annual Meeting was held on Wednesday, October 20, 2010. The 2009 Annual Meeting Minutes were approved. A main topic of discussion was the condition of vacant builder parcels. All parcels that have foreclosed or sold at trustee sale are currently being maintained for weed control once per year. Builder parcels that have not yet foreclosed or sold will be cleaned as soon as this process takes place and consist mostly of Atreus and Trend Homes parcels.

It was reported that the community is currently at 976 homeowner lots. Phase 1 will consist of 3375 lots when complete. The landscape maintenance contract was assigned to a new company earlier this year to accommodate the community budget. While the maintenance cycle is taking a little longer to complete, all areas of Units 1 and 2A are maintained regularly. Some areas of Unit 2B, where there are no homeowners, are maintained less frequently.

Graffiti and other vandalism to the park areas and community lighting are addressed regularly. Unfortunately some of this vandalism is caused by kids who live in our community and repairs cost the association thousands of dollars to correct. A patrol service began over the summer to help deter some of this vandalism and related costs. Other vandalism includes theft of backflow regulators and water meters that must be replaced by the association.

Overseeding for winter rye grass is complete at the entrance of the community, both traffic circles, at a portion of the Community Park and at the Brunner and Tartesso Parkway intersection. All other common areas including the Sports Park will go dormant over the winter.

As announced at the Annual Meeting, there will be a \$3.23 increase in the monthly assessment from \$66.77 to \$70.00. You will receive a new coupon booklet in December for January's payment.

Also discussed at the meeting was the appointment of new members to the Advisory Committee. There will be five new members appointed to the Committee early in 2011. If you are interested in serving on the Committee and are in good standing in the community, meaning assessments are paid current and there are no ongoing violations on your lot, please submit a letter of interest to Kinney Management at the address or fax number on this correspondence. Letters of interest should include why you would like to participate and any prior or related experience you may have that would be of benefit to the Committee. Please submit your letter of interest by Friday, January 7, 2011 to be considered.

For Tartesso documents, architectural submittal forms or any other community information, please log onto [www.tartessocommunityassociation.com](http://www.tartessocommunityassociation.com). Please contact me with questions on any of the above information and thanks to all of you who attended the meeting.

Wishing you all a healthy and happy holiday season.

Peri Swenson  
For the Board of Directors  
Tartesso Community Association