

Harbour Village Community News

December 2024

A Community Newsletter for the Residents of Harbour Village, Tempe, Arizona



Rigsby would like everyone to remember that 'tis the season to be jolly and don't forget the treats and toys! Happy Holidays, everyone!

– The HV Community News Team

Harbour Village HOA

The last HOA meeting of 2024 took place on December 16th, followed by a holiday party. There was a good turnout, with great food and fellowship. Thanks to everyone who was able to join!

The Board provided an update and highlighted some of the work and activities carried out in the HOA in 2024:

- Continued to create financial stability by balancing projects with the budget (see the meeting minutes on the HV website for further details).
- Performed the yearly required independent financial assessment, which was done by an outside accounting firm.
- Improved communication with homeowners with timely emails providing information, giving residents a heads-up on upcoming projects, and requesting feedback.
- The *Harbour Village Community News* is a regular communication offered to the residents of Harbour Village and produced separately from the HOA Board.

- Formed various committees to further engage residents. Next year we may split the Buildings and Grounds Committee into two separate committees.
- SRP work was completed at no cost to the HOA.
- Performed regular roof cleaning/repairs. Over 90 tiles were replaced on one of the roofs.
- Gutter replacement – Building 1 was a test case. Gutter repairs will be planned for all buildings on a rotating schedule.
- In the process of replacing water shut-off valves throughout the community. Twenty valves are yet to be replaced.
- Changed landscaping companies. This was a big effort and many companies were interviewed.
- Repair of pool and pool deck. The pool pump needed repairs as well.
- Created a list of all residents/owners contact info. This is important for those emails giving residents a heads up.
- Identified homeowner parking spots.
- Collected donations for flagpole painting, a new flag, and a Flag Dedication with the Boy Scouts. This was a great feel-good opportunity, as many residents in the community contributed to the project and celebrated this visually dynamic symbol.
- New pathway lights were added to improve security.
- Community pool parties/get-togethers were organized to bring residents together.
- The Board has been exploring new revenue sources.
- Cleaned up pedestrian entryway and updated the gate.

The HV HOA Member/Board meeting in January will be held on January 23th (Thursday) at 7:00 PM in The Lakes Clubhouse.

Bring questions... get answers

2025 will be another busy year. Some of the priorities the Board shared include:

- Begin to put the strategic investment plan into motion. The plan will prioritize capital items and involve multi-level communications to gather input from owners. The plan will be rolled out in the 1st Quarter of 2025.
- Continue to build our neighborhood community.

- Continue landscape improvements – removing dead citrus trees and trimming overgrown bougainvillea for starters.



Here is another reminder to start thinking about the 2025 HOA Board elections, which will take place at the end of February. There are two seats that are up for election. Below is the schedule for the 2025 HOA elections:

- Candidate biographies deadline is January 10th. If you are interested in learning more, contact Debbie Tribioli at Kinney Management, (480) 820-3451.
- Homeowners will receive bios from January 20 to 25 via email, HOA website, and HV newsletter. The bios will also be mailed with the ballot.
- Ballots will be mailed out by January 29th.
- Estimated ballot return dates are January 30th to February 15th.
- Votes will be counted at the HOA Meeting on February 25th.

We've learned from Ron O'Connor that residents have responded well to the request for contributions towards a holiday season gift for the landscapers. Thanks to all for your kindness and generosity.

Activities here and about...

Around and about Tempe and Phoenix

There are a lot of things to do in Tempe and Phoenix. You can visit <http://tempetourism.com/> and check out a host of events and activities on their website...

Experience the beauty of **Las Noches de las Luminarias** this holiday season with 8,000 flickering luminarias and twinkling lights throughout the Desert Botanical Garden. Now through December 30th.

ZooLights at the Phoenix Zoo, the Valley's most cherished holiday tradition, is back with millions of twinkling lights, all new animal lanterns and light displays, an enhanced Santa experience and a brand new music and light show! Now through January 12th.

Tempe Blooms – Stroll through Downtown Tempe storefronts, hotel entrances and delight in a floral spectacle of awe-inspiring real flower sculptures created by talented floral designers - January 25-26, 2025.

Did you know?

Did you know that you have two options for paying your monthly HOA fees? You can pay through Kinney Management's ACH option, in which case your fees will be automatically adjusted when there is an increase. Or you can pay through Property Pay/First Citizens, in which case you will need to access your Property Pay account and change the amount when there is an HOA fee increase. The reason we mention this is because there is a scheduled 5% increase in HOA fees beginning in January. For more detailed information, please refer to the December 16th email that was sent to all owners by board member Jim VanVliet. If you did not receive that email and would like to, please contact Jim at james.r.vanvliet@gmail.com.

Pet walking is a community activity in Harbour Village. Please remember to pick up after your pets.

Sign off

We would love to get to know you and hear your ideas for how we can foster a sense of community here at Harbour Village. You can share your thoughts and email address with us by emailing us at http://HVcommunityNews@gmail.com.

Harbour Village Contacts

HV Community News Editors:
Melodie Brace, Beth Hughes, Ray Nagell, Holly Solberg, Kathy VanVliet

Harbour Village HOA Website:
<http://www.harbourvillageHOA.com>

Harbour Village HOA Board:
Dave Lock, David Lucas, Ron O'Connor, Holly Solberg, Jim VanVliet

Harbour Village HOA Property Manager:
Debbie Tribioli, (480) 820-3451

The Lakes Property Manager:
Christine Baldanza, (480) 838-1023

Police, non-emergency – (480) 350-8311
Fire, non-emergency – (480) 858-7200

You can now find an online version of the *HV Community News* on the Harbour Village HOA website.