

PARKWOOD RANCH

Parkwood Ranch Community Master Association Newsletter

www.parkwoodhoa.com



Next Board Meeting

Monday, January 25, 2021
7:00 PM

The Parkwood Ranch Homeowner's Association meets on the fourth Monday of every month. All meetings will be held virtually due to COVID-19. Please check for updates at www.parkwoodhoa.com as meeting times and locations may change.

The Board does not meet during the summer months.

Paint Your Walls

The cinderblock walls by your house that face the street are all painted. As time has gone on, the paint has faded and many homes in the community now have walls that need to be repainted.



Every home has the small area in their side yard that faces the street. If you live on the corner or the end of the street you would also be responsible for the stretch of fence that faces the street on the side of your property.

We encourage all residents to assess their exterior cinderblock walls to see if they are in need of paint. The walls should be painted either the body color of your home or Dunn Edwards "Baked Potato". If you paint the wall one of those two colors you would not need to submit an Architectural Change Request.

How to Submit Maintenance Request

There are many benefits to utilizing your homeowner portal. One of the features that can be remarkably helpful is submitting a maintenance request. If you see issues around the neighborhood that need to be corrected you can submit the request on your portal. Examples would include bushes that need to be trimmed due to sight line issues, broken sprinkler heads, a tree down, etc.

Home
Payments
Approvals
Maintenance
Shared Documents
Insurance
Compliance
Property Details
Account Profile
Help

Maintenance

All common area playgrounds and facilities are open. Please follow social distancing guidelines, wash your hands and sanitize as the playgrounds and facilities are not cleaned daily. It is a recommendation, not the HOA's to actively enforce the guidelines.

Your next HOA Board Meeting is November 17th at 7 pm. We ask that you please stay home during the meeting. Here is the link to register for the meeting: <https://rcp.clickmeeting.com>

Maintenance Requests

Request Maintenance

Tree down on Gilbert Road - 05/05/2020

Blocking bike lane
Requested by You on 05/02/2020 7:38AM
Maintenance Request #8-1
This request was completed on 05/05/2020

To submit the request login to your homeowner portal and on the left-hand side click "Maintenance". Then click "Request Maintenance".

Then it will give you an option to detail what the issue you are having. You will also be given the option to attach pictures. Once you detail your issue and attach the pictures click submit.

Create A New Maintenance Request

Please give a brief description of the issue including the cross streets or a description of the location (pictures are always helpful). If it is an emergency (i.e. trees fallen into the street, flooding, etc.), please call 480-813-6788. If it is after hours, please dial "8" to get the emergency messaging system.

Tell us about the issue you are having. Please use as much detail as possible to help us resolve this more quickly. *

(Max 950 characters)

Add Photos No photos added

Submit Request Cancel

After the request is submitted you will receive updates as the request is sent to vendors and completed. A history of maintenance requests you submit will be saved on your portal.

If you have questions on this please call RCP at 480-813-6788.

There should be no ATVs, golf carts, or vehicles of any kind driven in the common areas. They cause expensive damage to our parks. If you see anyone driving an unauthorized vehicle in the common areas please call the Mesa Police Non-Emergency line to report the activity. If you have questions regarding this please call our management company, RCP.



Keep Dogs Leashed

When homeowners are walking their dogs throughout the community, we would like to remind them to keep them on their leash. City of Mesa states: "It is unlawful to allow your dog to be off leash outside your home or backyard...."



All dogs must be leashed and kept under control when not contained in a fenced yard or inside your home." For more information you can visit <https://www.mesaaz.gov/residents/animal-control>. Please keep your dogs leashed to be considerate of your neighbors, and it is the law.

Four Reasons to Paint Today

1. Improve your home's curb appeal
2. Increase the value of your home
3. Parkwood Ranch makes it easy!
4. It's just that time! Exterior paint has an expiration and the majority of homes in Parkwood Ranch have reached that time.



To submit to paint your home simply visit <http://parkwoodhoa.com/house-painting.html>, choose one of the pre-approved paint schemes, submit the form, and get NEXT Business Day Approval! The paint colors must be used exactly as stated in the scheme to receive next business day approval.

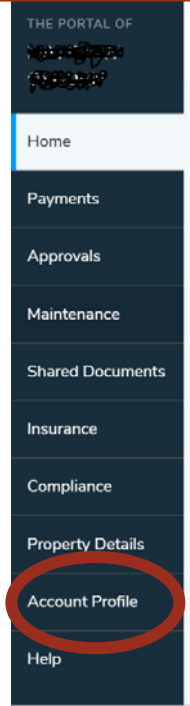
If you have any questions regarding the painting approval process please feel free to contact RCP at 480-813-6788.

Opt In for E-Notifications

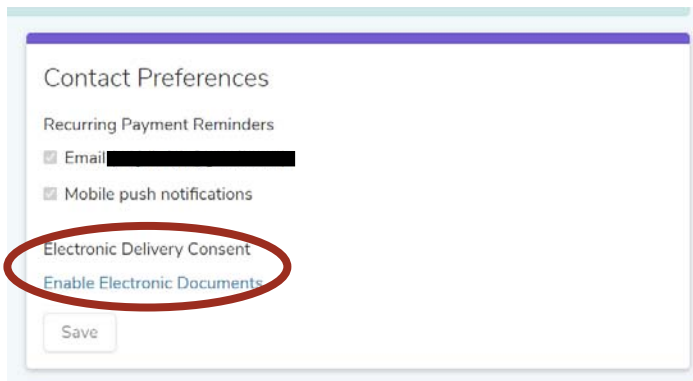
Utilizing your homeowner portal, you can now sign up to receive your notices via e-mail. If you have not set up your portal yet, please do so as it gives you a wealth of information.

Once you login to your portal setting up your notification preferences is fairly simple. On the menu on the left-hand side click "Account Profile".

Once you get to your Account Profile at the top you will see notices regarding your community. Below that on the left you will see and be able to edit your mailing address information. On the right you will see "Contact Preferences".



In your "Contact Preferences" you can click "Enable Electronic Documents" to set up your e-notifications. You can also choose to get "Push Notifications", e-mail notifications or whatever works best for you to remind you of your payment.



If you have any questions about how to best utilize your homeowner portal please feel free to reach out to RCP at 480-813-6788.

ACCESS YOUR ONLINE PORTAL
FROM THE MOBILE APP!



Online Portal
by AppFolio



Parkwood Ranch Homeowners Association

Board of Directors

Travis Richards
President

Thomas Finn
Vice-President

Brandon Clark
Treasurer

Tom Licht
Secretary

Dan Atherstone
Director

Community Manager



COMMUNITY MANAGEMENT

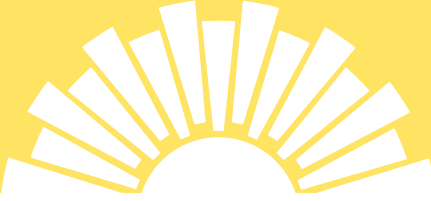
633 E Ray Rd Ste 122

Gilbert, AZ 85296

Phone #480-813-6788

Hours: Monday – Thursday
8:00 AM – 5:00 PM





PROPER TREE PRUNING

The Value of Pruning

In spring, trees are flush with new growth. In a natural setting, a tree does not require pruning to remain healthy. However, when planted in the landscape around structures, streets and sidewalks, trees require some pruning for safety and aesthetic concerns. Before pruning a tree, it is important to understand why you should prune. Here are some of the most common reasons for pruning:

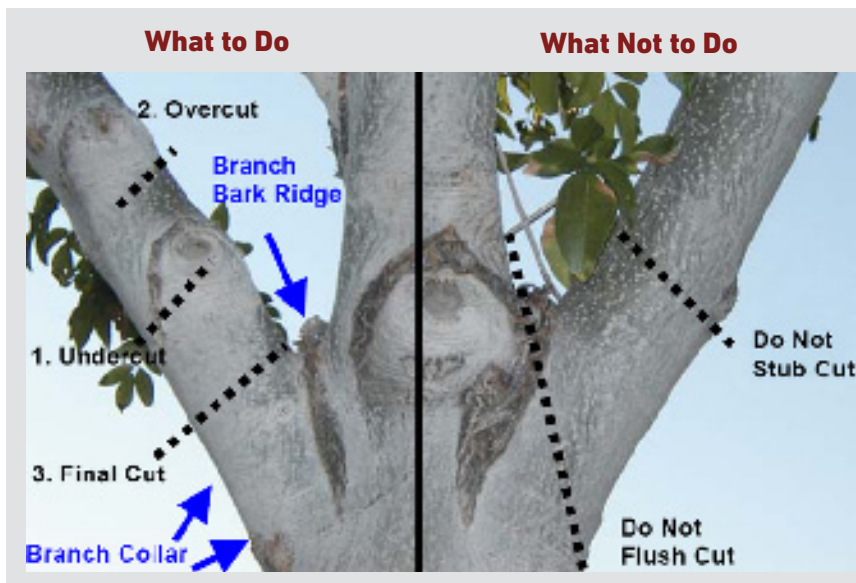
- Remove dead or damaged branches
- Remove crowded, crossing or rubbing limbs
- Keep limbs from blocking sight lines or encroaching on structures, streets and walkways
- Improve tree structure and stability to avoid storm damage



Proper Pruning Practices

When you are properly equipped with good tools and knowledge, you are ready to go to work. Listed below are some general guidelines to remember when pruning:

- Do not remove more than 25% of a mature tree's foliage
- Make cuts that leave a wound which can close properly to help avoid decay
- Do not prune a newly-planted tree during the first year, except to remove dead branches
- Cut back to the union of two branches, not in the middle of a branch
- Pruning paints are not necessary and can cause damage to your tree
- On large branches, use the three-cut method to prevent bark from tearing down along the trunk
- If there is a good reason to prune a tree, pruning can be done almost any time of the year. Use caution when heavily pruning just after spring growth as it may stress the tree.





Tools for Pruning

Having proper tools to prune your tree is important to the health of the plant material. Limbs up to ½ inch in diameter can be pruned with hand pruners. Long-handled pruning loppers can handle limbs up to 1 inch in diameter but a special pruning saw is needed for larger limbs. Hand pruners and loppers should be of the scissor or bypass type rather than anvil type. Hedging shears or power hedge trimmers should not be used to prune trees because they will not be able to make proper cuts and will damage the tree.



Hand saw and safety equipment.

In addition to proper cutting tools, make sure you have safety equipment. It is a good idea to wear a long-sleeved shirt, long pants and closed shoes when pruning; additionally, wear safety glasses, a hat and gloves to help prevent an injury. Unless you are a trained tree worker, avoid using a ladder or climbing a tree to trim it. Most importantly, never attempt to prune a tree that is near a utility line!

Lastly, DLC recommends that you never top trees. Topping is the indiscriminate cutting back of tree branches to stubs. This practice stresses and disfigures trees and creates hazardous, weakly-attached, new branches. It also creates an added maintenance expense as topped trees require more frequent pruning.

Bad Cut



Bad cuts can severely damage trees and stunt their growth

Good Cut



A fresh cut done properly with the right tools will promote the health of the tree

End Results



A proper cut will heal quickly and put as little strain on the tree as possible

For large trees or if you are in doubt, call a Certified Arborist. An Arborist can determine what type of pruning is needed and provide the service of a trained crew with the appropriate safety equipment and liability insurance.

You can find a Certified Arborist at <http://isa-arbor.com/findArborist/verifyArbByLoc.aspx>.

