

# Valstate Rancho Valencia

1ST QUARTER 2017

DECEMBER 2017

## Your Board of Directors

Valerie Golembiewski  
President

Raj K. Kohli  
Vice President

Gabby Medina  
Secretary

Roger Baldner  
Treasurer

John Slavonik  
Director at Large/  
ARC Chairman

## Your Management Team is:

Kathleen Buske  
President, PMI  
Kathleen@platinumonline.org

Nando Perez  
Association Manager  
Nando@platinumonline.org

Kaylynn Rankin  
Assistant Association Manager  
Kaylynn@platinumonline.org

**Please feel free to call or  
email us with any  
questions or concerns you  
may have.**

Rancho Valencia  
Homeowners Association  
c/o Platinum Management Inc.  
P.O. Box 14198  
Tucson, Arizona, 85732  
Phone: 520-623-2324  
Fax: 520-722-5039

After-Hours Emergency Phone:  
520-205-2285



## NO CHANGE IN ASSESSMENTS

The Rancho Valencia Board of Directors have approved the 2018 association budget and have concluded that there will be NO increase in assessment fees this year! If you would like a copy of the approved 2018 budget or any previously accepted financial information, please contact Nando or Kaylynn at Platinum Management and one will be provided for you.

## JOIN US FOR OUR NEXT HOMEOWNERS ASSOCIATION MEETING!

Tuesday, January 30th, 2018 at **6:00 P.M.!**

Littletown Recreational Center  
6465 South Craycroft Road

## NEW WATER FOUNTAINS

In 2018, we will be replacing two water fountains within the Rancho Valencia community; one at the Fairyduster Park and one on Cream Cups that are both disabled due to a constant leak. We will continue evaluating the other fountains make any necessary replacement throughout 2019, as needed.



*Be kind to your  
neighbors.  
Please remember to pick  
up after your pets!*

## 2018 FALL FESTIVAL!

Thank you to all of those who joined us in this year's Rancho Valencia Fall Festival! The event was a success and that's because of you, the residents of Rancho Valencia!

There was a Veterans Day coloring contest for kids and the winning submissions were:



Mason M.  
(Age 5)



Azariyah C.  
(Age 7)



Maria P.  
(Age 9)

## NEW YEAR, NEW CHANGES

A new year brings new opportunity to freshen up the exterior of your home. If your house has a peeling fascia or sun-bleached paint, it is time for repainting.

Please remember that any exterior modifications must be approved by the Architectural Review Committee prior to the changes being made. The intention is not to deny, but rather to ensure that changes to properties comply with the governing documents.

If you have any questions or if you need an ARC submittal form, please contact Kaylynn at 520-623-2423 or Kaylynn@platinumonline.org



# WINTER IS HERE!



The holiday season is once again upon us! As you celebrate with friends and family, whether it's here or away, here are some helpful tips and reminders during this time of the year:

- ❖ If you are going away for the holidays, you can consider making your management company aware to help prevent those pesky letters from being sent. It will also help if there is an emergency and you need to get reached.
- ❖ It's not uncommon for new additions and modifications to be added to homes during the holiday season. If you know that you will be erecting a shed, playset, grill, or anything in between that can be seen from over the walls, please be sure to submit an Architectural Review form first. To request a form, visit [RanchoValencia.org](http://RanchoValencia.org) or contact Kaylynn at [Kaylynn@platinumonline.org](mailto:Kaylynn@platinumonline.org) or at 520-623-2324.
- ❖ While getting ready to hit the road, please remember to properly park all vehicles. If you are intending to have visitors, keep in mind that parking on the front, back, or side yards is strictly prohibited. Guests are able to temporarily park on the road, as long as two tires are on the curb slope and two tires on the asphalt and the cars are not blocking driveways, mailboxes, or garbage bins.
- ❖ Please remember, as per the Rancho Valencia Design Guidelines, Holiday lights can be installed 30 days prior to a holiday and MUST be removed within 30 days after.

**Our continued efforts to make Rancho Valencia a safe community starts with you, the homeowner. With that in mind, here are some additional tips to help make the holiday season your best one yet!**

- ❖ To prevent your car from being targeted for theft or vandalism, please park your car in your garage. If it must remain outside, be sure to keep your valuables out of sight, or not in your car at all. Consider keeping your garage door opener out of sight as well.
  - ❖ Keep those porch lights on! Break-ins are less likely to occur in a well lit area.
  - ❖ Get to know your neighbor.
- ❖ If you know you will be out of town for an extended period of time, ask a neighbor to park in your driveway from time to time. It will help prevent intruders.
  - ❖ Don't leave a spare house key outside your home, even if you feel it is well hidden.
- ❖ Keep vegetation trimmed back from doors and windows to reduce lack of visibility and reduce "hiding places".
  - ❖ Invest in a Home Security System.
- ❖ **Don't be afraid to call 911! If you see it, report it! You can report ANY suspicious activity to 911. It helps the police track crime and maintain their records. So don't hesitate, please dial 911.**

## UPCOMING EVENTS

### Winterhaven Festival of Lights – December 9th through the 26th

Tour the lights of the neighborhood on a hayride wagon, a bus trolley, a pedal-powered group bike or on foot! If you would like to do one of the rides, it is highly recommended that you make a reservation. For more information, please visit [www.winterhavenfestival.org](http://www.winterhavenfestival.org)

### Zoo Lights at Reid Park Zoo – December 7th through the 23rd, 6pm-8pm

Animal-themed light sculptures guide your way in this annual Tucson event. Enjoy the twinkling lights and drink some hot Chocolate under falling snow. Live music and carousel rides only add to the festivities. Please visit the Reid park zoo website for more information at [www.reidparkzoo.org](http://www.reidparkzoo.org)



**THE RANCHO VALENCIA BOARD OF DIRECTORS  
WISHES YOU AND YOUR FAMILY  
A HAPPY, HEALTHY, AND SAFE 2018!**

