



# Mohawk HOA

## Summer 2022 Newsletter



### 2022 Board of Directors

#### Meeting Schedule

With the Covid-19 restrictions lifted the Board of Directors are back to meeting in person at the Foothill Aquatic Center in the Gecko Room (upstairs) at 6pm. All homeowners are welcome to attend and we look forward to seeing you at the next meeting.



#### Quarterly Meeting Dates

July 19

October 18

Foothills Recreation & Aquatic  
Center



5600 W. Union Hills Dr.

Gecko Room @ 6pm

#### Community Manager

##### Information

Betsy Andona

480-508-4004

Betsy@kinneymanagement.com

### Memo from the Board President

This update will hopefully bring homeowners up-to-date on events within our HOA over the past 6 months. Most importantly, thank you for your patience recognizing the challenges we have experienced resolving some issues and moving forward on projects that have been planned. The most visible challenge since late last year has been poor Landscaping Services.

An RFP seeking a new Landscape Company was issued several months ago and 5 companies responded. The Board has selected Gothic Landscaping and they took over starting May 1st. Based on their proposal, we look forward to significant improvement. All 5 companies were much higher monthly costs, but appear consistent with what is happening in this business area across the Valley. We will be using some of our Reserve Funds to cover the increased cost for the remainder of this Fiscal Year and can then reflect this increase into our Fiscal 2023 Budget.

We previously provided an update regarding our Park Improvement Project. The new Pave Stone Circle and Center Garden has been installed. The furniture should have already been installed, but manufacturing delays has extended this final segment by several months. Current estimates are for June installation. We will then put a final sealer on the Pave Stones, plant a new Chinese Elm Tree in the NW Quadrant and complete the electrical lines in preparation for a possible future lighting project.

The Park Project was a planned use of some of our Reserve Funds for 2022, but adding the significant additional costs of the new Landscape Contract will reduce these funds even further. The Board continues in discussion regarding other projects we would like to consider for this Fiscal Year if possible, including repainting our Community Walls, but will also need to keep a reasonable and fiscally sound Reserve Fund for the remainder of the year for unanticipated expenses. Once Gothic completes their initial reviews of Community Plants, Trees and possible Irrigation Repairs there may be further impacts to our reserve funds over the final months of 2022.

In closing, with the challenges of COVID-19 forcing the Board to conduct Quarterly Meeting by Zoom over the past several years, we were excited to announce in January that we have now returned to in-person Meetings. These Quarterly Board Meetings for the remainder of this year at a minimum will be at Foothills Recreation Center. We look forward to seeing you at any of these meetings so please check further on the dates and times in this Newsletter or Website.

As always on behalf of the Board, thank you for your continued support of our HOA.

Jack Thomas, President

Mohawk Homeowners Association



### COMMUNITY WEBSITE



Did you know the community has a website? **WWW.MOHAWKHOA.ORG** The Website has been recently upgraded to a new layout hopefully making it more user friendly and easier to find documents. We are still making some tweaks and edits with the Web-Master and are looking forward to a fully functional website by end of Summer. You will be able to find the Governing Documents (CCRs, By-Laws, etc), Architectural information (paint colors, guidelines, submittal form) and meeting information there, as well as the link to pay your assessments and contact the Community Manager. We will be utilizing the website more in 2022 for communication and information. Please take a moment to ensure Kinney Management has your correct mailing information, email address and phone number - you can do this by sending an email to our Community Manager Betsy Andona at [betsy@kinnymanagement.com](mailto:betsy@kinnymanagement.com) or calling the accounting department at 480-820-3451 ext 250. We are looking to save costs on printing and postage by utilizing email communication when/where we can.

### COMMUNITY REMINDERS

- ◆ **Architectural Changes** - ANY exterior changes made visible from the street (house paint, landscape changes, windows/doors, etc) OR visible above the perimeter wall (pergola/gazebo, rear yard additions, etc) MUST go through the architectural submittal process and you must wait for approval BEFORE beginning any work. You can find the Architectural Guidelines and Submittal Form on the website or contact our Community Manager for a copy/form.
- ◆ **Roof Tiles** - This is a good time to inspect for hanging or missing tile. Most licensed roofing contractors will provide you with a FREE roof inspection. Some of your trim may be hanging by a “thread”, a possible safety hazard. Be aware, the original tile manufacturer (Monier) does not offer the original style ad color; refer to the guidelines for more information. Repairs and replacements MUST blend with original roof tile.
- ◆ **View Lots** - Please remember to check for loose and/or rusting metal on your view fence. There will be more information about this in a separate mailing.
- ◆ **Swimming Pools** - Backwashing your pool into the street is prohibited by Glendale City Code. Your two options are - the Sanitary Sewer or Your Lawn.
- ◆ **RV Parking** - Section 11 of the CC&R’s prohibits the parking of commercial vehicles and recreational vehicles, including campers, boats, trailers, and mobile homes in front of a Lot or otherwise on a Lot where it can be seen from any street for more than four (4) hours. Of course there are reasonable exceptions for loading/unloading in preparation for trips/vacations. Please notify our Community Manager if you are going to exceed the four hour window.



**\*\*This will be the LAST newsletter mailed by USPS mail. All future Publications will be posted on the Community Website at [www.mohawkhoa.org](http://www.mohawkhoa.org) or sent via email. Please ensure we have your email address if you would like to continue receiving the newsletter. \*\***