



NEWSLETTER

JUNE 2023

Casa De Kino Homeowners Association

Casa De Kino Homeowners Association

BOARD MEETING OVERVIEW & COMMUNITY UPDATE

- Casa De Kino is now on Facebook! Please see login details below
- The June Board of Directors meeting was held on Tuesday, June 20th, 2023, via zoom.
- The Board of Directors has enlisted the assistance of the Tucson Police Department with the street parking situation. We urge all owners to park on their driveway or inside their garage. Please do not park in a mark "no parking zone"
- The Board of Directors is noticing that some owners are letting their yards get full of weeds and trees and bushes not trimmed. Please remember that this is your community, and no one likes to see a yard in disarray. Please make sure you take some time to attend to your yard. If your home is rented, please have your tenants keep up with the property.

Casa De Kino Facebook page

To join the Facebook page please search for "Casa De Kino Homeowners Assoc." click on join and the admin will allow you in. The board is using Facebook to keep owners updated on changes that happen around the community. All owners are encouraged to join the Facebook page. If you have any questions, please feel free to contact me directly. You can also use this link:

<https://www.facebook.com/groups/239705521518892/?ref=share>

Fourth of July fireworks

With the 4th of July around the corner, there will be an increased use of fireworks. Following is an explanation of the different kinds of fireworks.

NOVELTY fireworks are always allowed – it includes products known as Snappers (Pop-its), Snakes, Party Poppers (emits confetti), toy Smoke Devices, Sparklers (Morning Glory/Sparkler Tree), Glow worms.

Fireworks NOT PERMITTED: Anything that is designed or intended to rise into the air and explode or to detonate in the air or to fly above the ground, including, for example, firework items commonly known as bottle rockets, skyrockets, mortars, missile-type rockets, helicopters, torpedoes, roman candles, jumping jacks and M-80 type ground salutes. Please use extreme caution and stay safe!

BRUSH & BULKY

The next brush and bulky pick up is scheduled for **Monday, October 9th, 2023**. To prepare for the Brush & Bulky+ collection, simply place your items where your trash is collected. Items must be at least 3-feet from all obstacles, including trash and recycling containers and utility meters. Have materials set out by 6 a.m. on the Monday of your collection week. Do not put materials out more than two weeks ahead of your scheduled collection. The Brush & Bulky+ maximum is 10 cubic yards per household (1 cubic yard = size of a washing machine). Excess over the limit will not be taken.

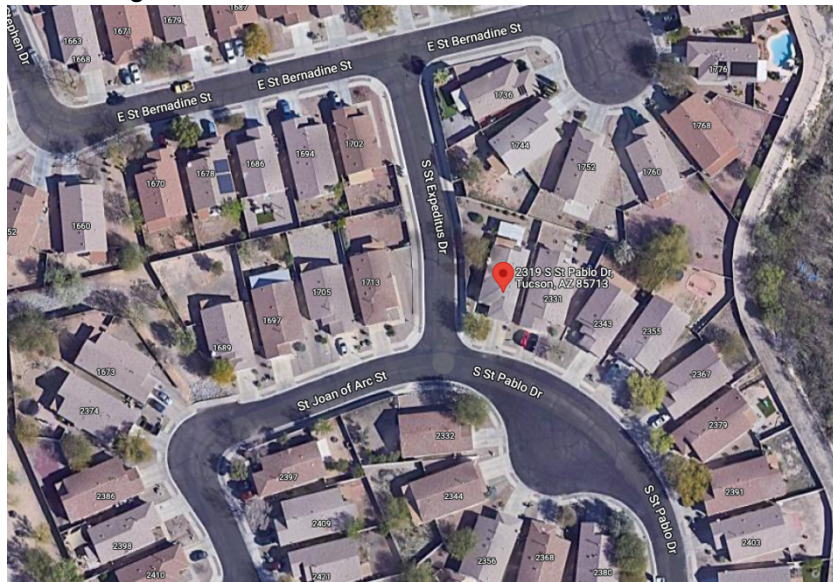
Casa De Kino Homeowners Association

Let's talk about weeds and yard maintenance

WEEDS- Please remember to maintain your Lot free of weeds and tree debris. Any property cited for weeds growing in excess of six (6) inches in height will be sent a notice to remove them by the Association, upon follow-up inspection if the weeds are not removed the property owner will be reported to the City of Tucson Code Enforcement Division, fines may apply.

Roll Offs by HOA

The Board has approved to have roll offs in the community on Thursday, August 24th, 2023, to Monday, August 28th, 2023. Below is the location of the roll offs.



IMPORTANT REMINDER!

COMMUNITY PARKING – Parking is a problem at CDK! We see several vehicles parked on the street where it is clearly marked “no parking” please don’t park in a no parking zone, your vehicle will be towed away. Everyone has a driveway and a garage; both were designed to park vehicles. For public safety reasons, parking is allowed on only one side of the streets in CDK (not only restricted to beneath signs). TPD controls street parking not the HOA- Vehicles can be ticketed and towed. Vehicles that are parked on the street **must** display current, valid registration. Vehicles should not block driveways, sidewalks and ramps, fire hydrants, or park on corners where they restrict visibility. Below is more information about parking and other topics:

1. **COMMERCIAL VEHICLES** - No commercial vehicles may be stored and/or parked in the community so as visible from neighboring properties or from the street. If you are renting your home, it is the owners' responsibility to provide this information to your respective tenants or management companies. Owner/tenants may store the vehicle outside of the community, or they may purchase a cover for the vehicle and store on driveway.
2. **VEHICLES REPAIRS** - Owners, please be aware that it is not permitted under any circumstance to perform any mechanical maintenance on vehicles on the lot.
3. **PARKING ON LANDSCAPE AREAS** - The landscape portion of your lot is not meant for parking. The parking of any type of vehicle on the landscape portion of your Lots is prohibited and is subject to fining. Please Park in garage, driveway and/or designated parking areas.
4. **SPEEDING** – We see a lot of drivers speeding in and out of the community. Please slow down, there are kids playing on the streets all the time. If this continues, the HOA will enlist the assistance of a patrol officer to ticket owners or worse the City will add speed humps.
5. **ANIMAL CONTROL** - All animals are to remain on a leash when exiting their Lot. All animal waste shall be picked up and properly discarded.
6. **HOLIDAY DECORATIONS** – With the holidays around the corner, it is important for owners to know when they can put up the decorations and when to take them down. 45 prior to the holiday and must be removed 14 days after the holiday.
7. **TEMPORARY BASKETBALL HOOPS** – Temporary basketball poles are to be used in the rear yard only. None are permitted in the front yards or streets.
8. **FASCIA MAINTENANCE** - If your fascia boards are weathered and/ or falling apart they need to be replaced and painted. The Association will notify Homeowners who need to perform maintenance to their home.
9. **EXTERIOR MODIFICATIONS** - If any homeowners are planning on doing any exterior modifications to their home, you will need to submit an ARC form to the Manager to be reviewed and discussed by the Board of Directors for their decision. **See page 7 & 8 for additional information.**
10. **PAINTING** - If your exterior painting is weathered, chipping, patchy and/or faded, you will need to paint your home with an approved paint color. The Association will notify Homeowners who need to perform exterior painting maintenance on their home.

Casa de Kino has an approved exterior painting list, please contact your Community Manager to retrieve list or you can access the paint list from the Dunn Edwards website. <https://www.dunnedwards.com> once on the site, type “Casa De Kino” on the search bar, click on the link and you will see the color scheme
11. **TRASH CONTAINER** - Owners please be aware that trash containers must be hidden from view of the street except when they are placed on the curb for pick up. Please do not store them in the driveway, sidewalk or any other place that is visible.

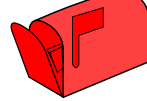
Your Board of Directors and Management Company

President – Bill Seitz
Vice President - Michelle Denham
Treasurer/Secretary - Nerissa Birdsell
Director – Nancy Rash



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PLEASE NOTE THE
NEW ADDRESS &
PHONE NUMBER

Board Meetings

The Board of Directors meets monthly via zoom. The meetings are normally on the 3rd Tuesday of the month at 5:00pm. Here are the dates of the next few meetings:

No meeting in July 2023
Monday, August 14th, 2023
Tuesday, September 19th, 2023

Below is the zoom information
<https://www.zoom.us>

Meeting ID 206 848 9627

PAYMENT METHODS

- 1. Mail payments with your statements.** Enclosed is your quarterly statement, please use the address on the statement to mail in your payment. Please ensure to include your Lot number on the memo portion of your check. Your Lot number is your account number, you will find it on your statement.
- 2. Set up bill pay with your financial institution.** If you are currently using this payment method, please note that you will need to change the payment address. The new address should read, **P.O. Box 52307, Phoenix, AZ 85072-2307**. All checks should be made payable to "Casa De Kino HOA" In the memo portion of the check, please include your Lot number. This is a lockbox address used by the Association's bank.
- 3. ACH Direct Debit.** If you are currently using this payment method with Cadden, it will be cancelled at the end of this month, and you will need to sign up for it with us. To register for this payment option, please let us know so that we can send you a form to authorize us to automatically withdraw the monthly payment from your bank account. A voided check must be included with the ACH debit Form. Completed form and voided check should be mailed to **4011 E Broadway Blvd. #300, Tucson, AZ 85711** or emailed at gabyp@gncmanagement.net Payment will be automatically deducted from your account on or about the 13th of the month the dues are due.
- 4. Online Payment.** You may go to www.gncmanagement.net click on the "Pay HOA Fee" this will take you to the online portal. Once there you may sign up or make a one-time payment either way, you will need the following information: Management ID **1167**. Association ID **CDK**. Property ID **Your Lot Number in a three-digit form (Lot 1, should read 001)**