



CARRIAGE TRAILS HITCHING POST

JAN 2018



<http://www.carriagetrailshoa.com/>

Board of Directors 2018

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PROPERTY MANAGER

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Board Meetings are held
at 6 pm on the 2nd
Thursday of each month
At the
Desert Hills
Presbyterian Church

The Newsletter of the Carriage Trails Homeowners Association

ARCHITECTURAL COMMITTEE

We have a number of openings on the Carriage Trails Architectural committee so if you have any interest in serving your community on the committee, please fill out an application and send it to Charles Green. You can find the application on the web at:

http://carriagetrailshoa.com/Documents/FORM_AC_CommitteeMemberApplication.doc

Or navigate to it on the Carriage Trails web site on the "Get Involved" page.

COMMUNITY PARTY

Carriage Trails held its yearly neighborhood party on November 4th at the cul-de-sac at the south end of 67th Street. Approximately 120 neighbors attended, quite a few more than last year, and if possible it was even better than last year. Special thanks to Sue Gibson and Dania and Carl Kinney, Brian and Barbara Ruble, Sally Williams who helped her organize and run it plus the neighbors in that area who all helped a lot to make it a success, Michelle Cordes, Tom & Aimee Beth Hertig, and Karen & Rob Ansaldo. This is the 2nd year it has been catered and this year we added tables, chairs, and table lights that made it even easier for people to attend.

Hopefully everyone who attended really enjoyed it as much as we did, will come again next year, and will spread the word to their neighbors who didn't come. We hope to increase attendance each year so we all get to know one another better.

If any of you have any comments on the party or suggestions on how to improve it, please contact Charles Green.

TRASH PICKUP

A reminder, you can find the city's rules and schedule for pickup at:

<http://www.scottsdaleaz.gov/solid-waste/brush-bulk-collection>

Note that nothing can be put out for pickup any sooner than 9 days prior to the Monday of the week it is to be picked up.

PET SAFETY

A lot of us own dogs, cats, or other pets that are a big part of our lives. We live in a natural area where there are a number of predators so we urge you to know about the dangers and protect your pet. We have had cases of pets being taken by coyotes but also owls, hawks, and bobcats if they are small pets, so make sure you keep an eye on your pet when they are outdoors.

We all love our pets and they need our protection to make sure they are safe.

DIRECTORY UPDATE

The Carriage Trails Directory was updated and sent out but if you want to add or change information in it for the next edition, please fill out the attached form and send it to the property manager, Charles Green, or to Howard Myers (see contact information on the left).

ELECTRONIC NOTIFICATION

We would like to know which homeowners would be willing to receive newsletters and other community communications via e-mail rather than mail as it allows us to send updates more often, especially to the directory. So if you are willing to receive information that way, please contact Charles Green or Howard Myers (see contact information on the left) to indicate your preference. This is not only cheaper, but much faster and it allows you to be kept up to date.

We will send out updates more regularly for those signed up for e-mail delivery.

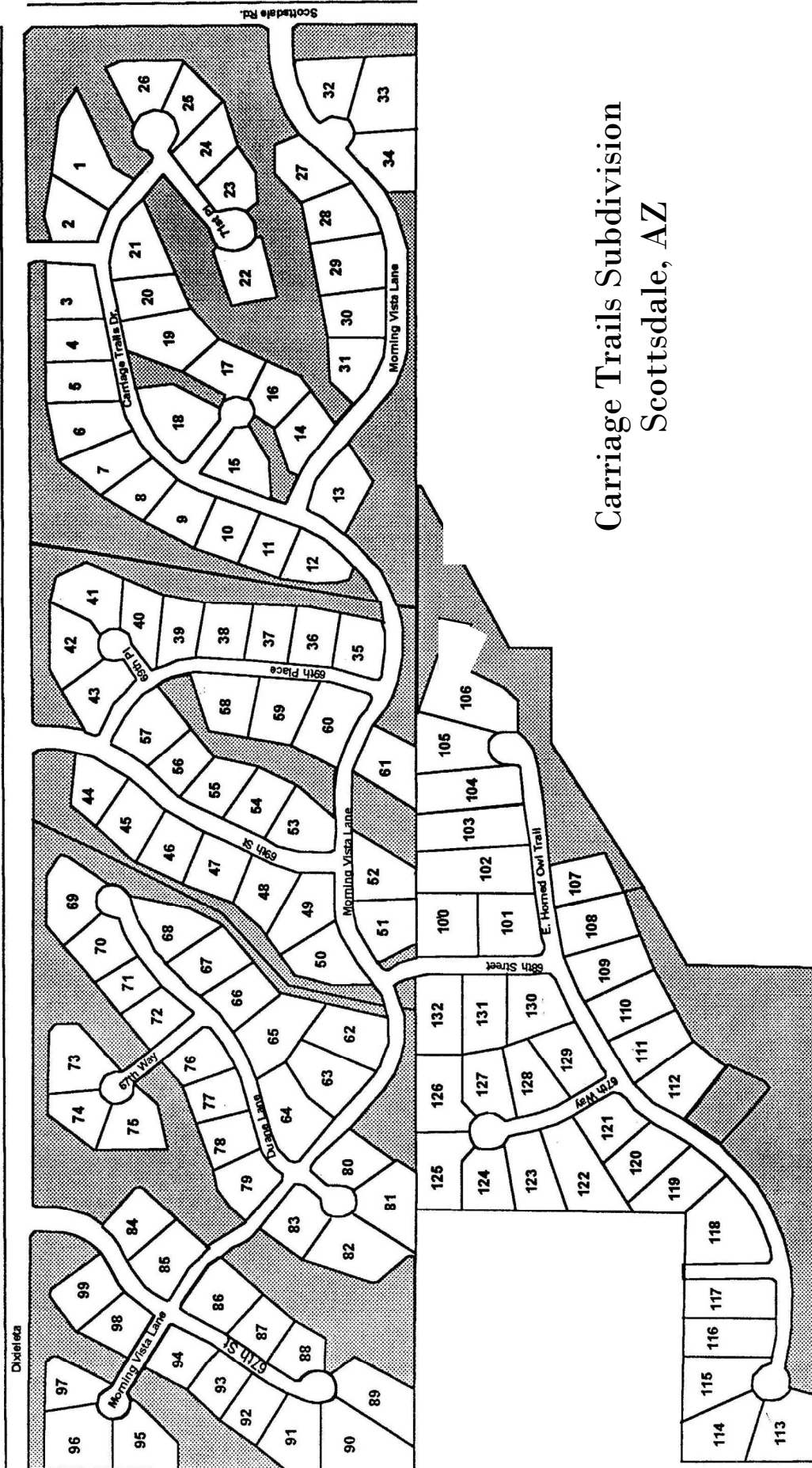
LANDSCAPE CONCERNS

We haven't had a lot of rain which can modify our washes but if you have any concerns about our Natural Area Open Space (NAOS), particularly our washes, please contact the property manager, Charles Green.

Hope the new year brings you all health and happiness.

Stay informed by visiting our website often at www.CarriageTrailshoa.com

Carriage Trails Subdivision Scottsdale, AZ



The gray areas of the Carriage Trails Subdivision map are designated by the City of Scottsdale as "NAOS," which stands for the words "Natural Area Open Space." In accordance with the Scottsdale Environmentally Sensitive Land Ordinance, these areas must remain and be maintained in their state as natural desert.

It is absolutely in violation of the Scottsdale Ordinance – and thus unlawful – to pile trash or plant clippings in it, ride bikes or motorized vehicles in it, build anything in or upon it, dig up the plants (or plant any new plants), or even remove dead plant material from any portion of the NAOS.

In short, the NAOS is off limits – and must remain that way – to eliminate possible damage and/or liabilities which could be incurred. By a Covenant that appears on each of the recorded Carriage Trails Subdivision maps, the responsibility for the maintenance of all of the NAOS is specifically imposed upon the Carriage Trails Homeowners Association. That's us – all of us – and if a Carriage Trails homeowner or a member of his or her family violates the law and damages the NAOS by doing something in the NAOS that is against the law, it is up to the Homeowners Association to fix it – and it's the offending homeowner that will have to pay for it. It would be entirely unfair to all of the other members of the Association – and that's all of us who own homes in Carriage Trails – if the unlawful actions of any single homeowner should be permitted to impose this cost upon the rest of us... so please remember to treat the NAOS with care.