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 July 2019



## A NOTE FROM THE PRESIDENT

It's hard to believe we are in the middle of July already. The heat wave appears to have set in, and hopefully the monsoons will be coming soon.

Thank you to all who suggested and helped set up and organize the July 4<sup>th</sup> parade and cookout. It was a great event, and it appears that everyone had a great time! There sure were some fancy-decorated bikes and scooters out there. This may just become an annual event!

Now on to the not so fun stuff: **ALL ROOF REPLACEMENTS, OR ANY OTHER CHANGES TO LANDSCAPING, ETC. MUST, MUST, MUST, BE APPROVED BY THE ACC PRIOR TO BEGINNING WORK!** Please keep in mind that all members of the Board and ACC are your neighbors...and volunteers. Each one has full-time work and/or outside commitments. They work diligently to respond to all requests in a timely manner as stated in the RCCs. Our governing documents allow 30 days for a response or approval. The Welcome Committee supplies all new residents with these documents, and if you've misplaced yours, you can find them on our website. We respectfully ask that all requests be made in a timely manner with sufficient time for the Board and/or ACC to review, respond and approve your requests.

There have been some racoons spotted in the neighborhood. Be wary, especially if you have cats or small dogs. These pesky, but cute critters will come right into your home if you have a doggie door or eat all of the dog food you may have stored outside (personal experience). Please do not feed or leave food out for these wild animals. They can cause severe damage to homes, as well as threaten household pets. Any wild animal that is fed becomes desensitized to humans, and also becomes less likely to survive in the wild.

Wily Coyote is back! Although I have seen the occasional coyote on the golf course walking, I have spotted a small pack of 3-4 coming off the golf course at the end of Summerlin, cruising through the neighborhood

### BOARD OF DIRECTORS

**Mike Godin - President**  
 4804 Summerlin Rd. NW  
 792.1319  
 president@paradisegreens.net

**Mona Belchak - Vice President**  
 4700 Spring Vale Rd. NW  
 710.6233  
 vicepresident@paradisegreens.net

**Teresa Stevens - Board Member**  
 4800 Spring Vale Rd. NW  
 899.5417  
 boardmember@paradisegreens.net

### OFFICERS OF THE BOARD

**LaVonda McWhorter- Secretary**  
 4708 Sandpoint Rd. NW  
 453.7229  
 secretary@paradisegreens.net

**Suzana Demusaj - Treasurer**  
 4823 Sandpoint Rd. NW  
 922.0947  
 treasurer@paradisegreens.net

### ARCHITECTURAL CONTROL COMMITTEE

**Jim McWhorter - Chairperson**  
 4708 Summerlin Rd. NW  
 453.7229  
 accchairperson@paradisegreens.net

**Sally Sacco-Dorr - Member**  
 4820 Summerlin Rd. NW  
 250.9179

**Nathan Orona - Member**  
 4828 Summerlin Rd. NW  
 903.3370

### WELCOME COMMITTEE

**Bob & Teresa Stevens - Members**  
 4800 Spring Vale Rd. NW  
 899.5417  
 welcomecommittee@paradisegreens.net

and across Irving to the arroyo. I can tell you that these guys are not very wary of humans or dogs, however, I did witness a Roadrunner setting up an anvil drop off from the back wall. We will see who wins!

As it is summer, I also want to ask that all drivers be cognizant of the kids playing in the area. ***Please slow down and be watchful!***

We have some new residents in the neighborhood, and potentially some more as there are a few houses for sale. Please welcome them to the neighborhood.

Mike Godin

### **Neighborhood Watch Tip**

When reporting suspicious vehicles or people, please remember the power of your cell phone. If you feel it's safe enough to do so, snap a picture!

### **IN APPRECIATION**

In a whirlwind of events, the chairperson of the ACC was changed from Bruce Molde to Jim McWhorter earlier this spring. Thanks so much to Bruce Molde for years of service on the ACC. You will be missed, Bruce!

### **COMING SOON**

**August 6:** National Night Out 7-9pm,

**Location:** Prescott Court cul-de-sac

Please RSVP: [paradisegreenshomeownersas-soc@gmail.com](mailto:paradisegreenshomeownersas-soc@gmail.com)

### **NEW DIRECTORY**

We're still waiting for approximately 20 of you to reply via email to verify your Directory information. A second round of emails will be sent. Please reply at your earliest convenience. If you have not supplied us with an email, we'll be stopping by your place to get your verification. We hope to print and pass out the 2019 Directory by the end of the summer. Please remember that the Directory is full of sensitive info. Handle it carefully!

### **Red, White & Blue Fun**

Kids of all ages came out and decked out their wheels (and some pooches) with red, white and blue for Independence Day! Wagons, tricycles, bicycles, scooters, strollers... even power wheels and hover boards were in attendance! Hotdogs and Otter Pops were waiting for everyone at the end of the parade, and we ended the night with (city-approved) fireworks. It was a great community event that will definitely need to be repeated! Thank you to everyone who made it possible and so memorable, especially Krysta Orona! We hope to see everyone again next year!!! (Pictures posted on Facebook page- search for RESIDENTS OF PARADISE GREENS.)

### **WORK or WORKOUT?**

Earlier this summer, the Board looked into keeping the weeds down on our Golf Course perimeter by re-grading the dirt and laying rock in the bare areas. The quotes we received from our landscape maintenance company were more than we wanted to spend. As an alternative, we are wondering if several of you would be interested in rolling up your sleeves and helping us do it ourselves this fall. Call it volunteer work, or your best gym workout. Email us if you're up for the challenge! [paradisegreenshomeownersas-soc@gmail.com](mailto:paradisegreenshomeownersas-soc@gmail.com)

# ARCHITECTURAL CONTROL COMMITTEE

Please request permission to do ANY improvement to the exterior of your home or landscaping during the PLANNING STAGES of your projects.

You can reach Jim, Nate and Sally at: [accchairperson@paradisegreens.net](mailto:accchairperson@paradisegreens.net) to get the process started.

## April 2019

4812 Sandpoint request for wall to be raised, re-landscape of front yard and backyard: Raising of block wall approved. Front yard not approved, ACC requested further information and design drawings. Backyard landscape did not need approval, since no structures were being built.

4701 Spring Vale request for solar panels: Approved

10223 Prescott Ct request for re-roof, and repaint of shed: Approved

4724 Spring Vale request for re-paint of trim: Approved

4804 Sandpoint request for re-roof: Approved

4723 Spring Vale request for re-roof: Approved

## May 2019

4805 Sandpoint request for front landscape change: Approved

10219 Prescott Ct request for re-roof: Approved

4731 Summerlin request for backyard landscape change: No approval needed, since no structures being built

4724 Summerlin request for backyard landscape change: No approval needed, since no structures being built

## June 2019

4709 Summerlin request for re-roof: Approved

10222 Prescott Ct request for re-roof/color change: Not approved prior to commencement of work. Urgent situation, ACC was able to meet with homeowners and roofer to get into compliance, Approved on 7/9/19.

## July 2019

4823 Summerlin request to repair roof where damaged: Approved

4700 Spring Vale request to regrade part of front yard to improve drainage: Approved

### Not Prior-Approved:

4832 Summerlin re-roof and color change, request never submitted. HOA and ACC is working with homeowners to get it into compliance with neighborhood standards. Partially approved as of 7/17/19.

**Beautiful rain equals lots of weeds! Please pick yours!**

Welcome Baskets were delivered to:

**Ron & Joyce Jackson** at  
10218 Prescott Court  
and

**Alan & Jennifer Scarlett** at  
4705 Summerlin Rd.

*Welcome!*

## PGHOA ~ Established in 1996

The primary purpose of the Paradise Greens Home Owners Association is to build community and ensure the best quality of life for all homeowners while maintaining and enhancing property values through the enforcements of the Bylaws, and the Restrictions, Covenants and Conditions.