



Photo Benn Isaacman

Happy Holidays Cimarron

Dear Homeowners –

Another year comes to a close. For the Cimarron Foothills it was fortunately a quiet one, with no major events disrupting our community. This is due to the diligent work of the board members as well as our 24-hour guard service, as discussed in the contribution by John Carlson.

In December, you will receive the ballots for the election of board members. The board fulfills an important part of keeping our neighborhood as safe and beautiful as it is. If you are interested in serving on the board please let any of your board members know. There are currently multiple seats in the board available and we are excited to have a real election with more candidates than seats. The results of the election will be announced at the annual HOA meeting which will be held on January 31, 2015 at the Catalina Foothills High school.

We also hope that you find the topics covered in this newsletter interesting and informative and are looking forward to feedback and ideas for topics that should be covered in future newsletters or the short e-mail updates that we send out throughout the year.

With the best wishes for the holiday season,

Your HOA Board



Changes to The Board

We would like to briefly summarize the current roles of the board members which may help you to contact the most suitable board member for your concerns and ideas, although all board members will be happy to discuss the topics with you.

- **John (Jac) Carlson** is the Vice (and acting) President of the Board and also serves as Chair for Safety & Security.
- **Karen Lincowski** serves as Chair for CR&Rs.
- **Peter Nestler** serves as Treasurer.
- **Tom Peckham** serves as the Chair for Architectural Review, but will not run for re-election.
- **Andrew Deeb** serves as the Chair for Roads & Medians.
- **Ann Smiley** serves as the Chair for Community Relations and Environmental Affairs.
- **Francis Morgan** serves as the Webmaster.
- The board is supported by **Cornelia Nestler** as Executive Secretary and **EIDonna Eckhart** as bookkeeper.

The roles of the board members are discussed and realigned on an as-needed basis.

Election to the Board - 2015

Please use the ballot form to vote for five of the following. You can read biographies for each candidate on the following page:

John (Jac) Carlson (Running for re-election)
Andrew Deeb (Running for re-election)
Steven Lee Hamblin
Larry Lewis
Peter Nestler (Running for re-election)
Chris Pappas

Candidates for Election to the Board for 2015

John (Jac) Carlson

John (Jac) Carlson has lived in Cimarron Foothills Estates since 2003. He is a retired psychology professor and currently has a part-time practice in clinical psychology in Tucson. He enjoys visits with his family in Tucson and children/grandchildren in America and Australia, workouts in the local gym, occasional hiking, and lots of home projects. He and wife, Betty, also a university professor, share cooking and many happy times together and with friends and neighbors.

“I have been a member of the Cimarron Board since 2005, mostly working to help ensure the community’s safety and security. I feel that it is important to contribute to maintaining our beautiful Cimarron community by working together with my fellow Board members and neighbors on needed neighborhood projects and infrastructure.”

Andrew Deeb

Andrew Deeb is currently finishing his first two year term as HOA Chair for Roads and Medians. He is a native Tucsonan, and has been living in Cimarron since 2002. He is in private practice as a Periodontist performing dental surgery and implants. He enjoys spending time with his wife and two boys, and wants to help keep Cimarron a desirable neighborhood to live in.

Steven Lee Hamblin

Steven Lee Hamblin moved into the Cimarron neighborhood in 1993 and enjoys living in this community. He is grateful for the efforts of the many Board members and homeowners who have made the neighborhood beautiful and safe. Now that his children have grown up and moved away, he finds he has more time to serve and give back to the community. Steven has a Business and Accounting degree and has worked in the construction field. He feels he could be helpful to the board on architectural review and to the roads and medians committees.

Larry Lewis

Larry Lewis has lived in Cimarron Foothills since March 2006. He and his wife, Sue, moved to Tucson from Florida after he retired from Sears after 42 years of service. He continues to stay active working in commercial real estate and internet marketing with his son, Will Lewis. Living in Tucson allows close access to four of seven grandchildren, all of whom attend Basis Charter School. Larry is active as a 4th degree Knight of Columbus at St. Thomas the Apostle Catholic Church. He holds the office of Financial Secretary and Comptroller for both the Council and Assembly organizations.

Larry has experience working with community activities including: Executive Director of Rio Nuevo; VP of the NW Greater Chicago Redevelopment Corp; Scout leader; Irving Park YMCA Board Member, and HOA president in Fair Oaks, California. He would like to work with the board to improve and maintain the quality of the Cimarron Foothills community.

Peter Nestler

Peter Nestler was born in Germany, where he received his Ph.D. in Chemistry from the University of Frankfurt. He joined the Tucson research facility of Sanofi (one of the largest global pharmaceutical companies) in Oro Valley in March 2006. Peter and his wife Cornelia moved into Cimarron in August of 2006. Peter’s technical expertise and interests have significantly contributed to the tasks required of the Architectural Chair for the Cimarron Board and he served in this function from 2007-2012. From 2012 until recently he served as the President of the Board, but resigned from this position. He continues serving on the board and the community in a different function and was currently nominated as the Treasurer.

Chris Pappas

Chris Pappas moved to Cimarron in Oct 2007. He is 49 years old and head of a mid-size landscape company for over 24 years. His expertise has been doing business with HOA’s and board members over the years, rules and protocol issues, HOA management companies, and community residents.

Chris is married and has a 19 month old son. He has undergraduate degrees from U of A and a Masters in management. Originally from the Chicago/NW Indiana area he has been a full time resident of AZ since 1993.

Cookies or Popcorn?

There's way more. You'll see girls selling cookies door to door or boys with their popcorn at local stores. All wearing their uniforms and badges. Do you know what it is all about? Do you know the pride behind every badge they wear? Ask them about it. They'll be able to tell you details on how they earned everyone. Yes, the Scouts.

I was asked to write something I'm passionate about. When I was 6, I joined Girl Scouts as a brownie in 1971. We met every Wednesday night. I learned to knit, crochet, fold bandages and macramé. I sold cookies to presidential hopeful Senator Bill Bradley after he felt bad for me when I fainted in front of him as a color guard at a Memorial Day parade. I can also make a mean Girl Scout stew. In 2008, my oldest daughter had found a troop with a wonderful leader. My youngest daughter at 5 couldn't find one. Thus, I became a leader. I had no idea what that entailed or didn't realize what I would learn.

In 2009 I formed a troop at St. Thomas. I thought I would use my skills of crafts to help these girls have fun and learn neat stuff. Girl Scouts is way different today than it was back in the 70's. The focus is on leadership skills. Empowering every girl with knowledge they can change the world, starting at a local level, while giving them the skills to make that happen. I've seen my girls with hard hats at a building site talking about energy saving ideas, at a garden at the U of A planting flowers and releasing ladybugs. I've seen them raise money to donate to the hospitals and create a Thanksgiving play at the age of 7 and entertained the elderly while giving them lap blankets they made. They've even pulled baffle grass in our neighborhood to help with wildfires. Every one of them can pitch their own tent, start a campfire and my oldest hiked rim to rim of the Grand Canyon with her troop this past May.

I thought Scouting had changed over the years, but the values remain the same. We strive to help develop each young person's self-confidence, ethics, leadership skills and citizenship skills to not only influence their adult lives, but to influence ours as well.

The next time you see a girl or boy in uniform with their badges, ask them about how they were earned. I bet they can tell you.

Karen Lincowski, CR&R's
karen@cimarronfoothillshoa.org

Treasurer's Report: 2014

I've served as your Treasurer for three years and have turned the reins over to Peter Nestler.

We'll be voting on our annual budget for 2015 in January. We're happy to report we do not expect an increase in the annual dues and it will remain at \$500 per lot.

We've worked very hard at being diligent and keeping all costs down to a minimum. We will have slight increases in our trash and security services which Peter has incorporated into the budget for 2015.

Our January to November revenue was \$201,098 while our expenses were \$179,991. This creates a gain for the year of \$21,108, leaving us a balance of \$159,649. Our income/expense ratio in December is expected to bring us near our budget for the year.

YTD	Revenue	Expenses	Net Income
Actual	\$ 201,098	\$ 179,991	\$ 21,107
Budget	\$ 199,314	\$ 180,733	\$ 18,581
Variance	\$ 1,784	\$ (742)	\$ 2,526

Cash Balances	
Wells Fargo Checking	\$ 3,284
Wells Fargo Money Mkt	\$ 156,364
Total Cash @ 11/30/2012	\$ 159,649

Karen C. Lincowski, Treasurer
karen@cimarronfoothillshoa.org

2015 Annual Meeting

The meeting will take place on Saturday, January 31, 2015, from 9:00 – 11:00 a.m.

Catalina Foothills High School—House 1—Seminar Room. Sunrise west of Swan.

Our Guard Service, Maslow's "Pyramid" Scheme? (Or Central Alarm 101)

As some of you know, in my last life I was a professor of psychology—and once a teacher, always a teacher, I guess. So today, class, I would like to talk about a theory given to us by a famous psychologist, Abraham Maslow. Maslow lived during the last century (as did many of us, so we can't hold that against him) and was one of the leaders of what today is called "transpersonal" psychology—but we don't need to go there either. Importantly for us, Maslow suggested that we people have a complex bunch of motivation(s) that cause many if not all of our behaviors; little did he know that he also was describing the rationale for our very own Central Alarm guard service. Maslow's theory in a "pyramid" shell:

sleep, sex . . . Think about it, without these basics, what else is there? So, let's assume that we have these pretty much handled—well, at least most of the time.

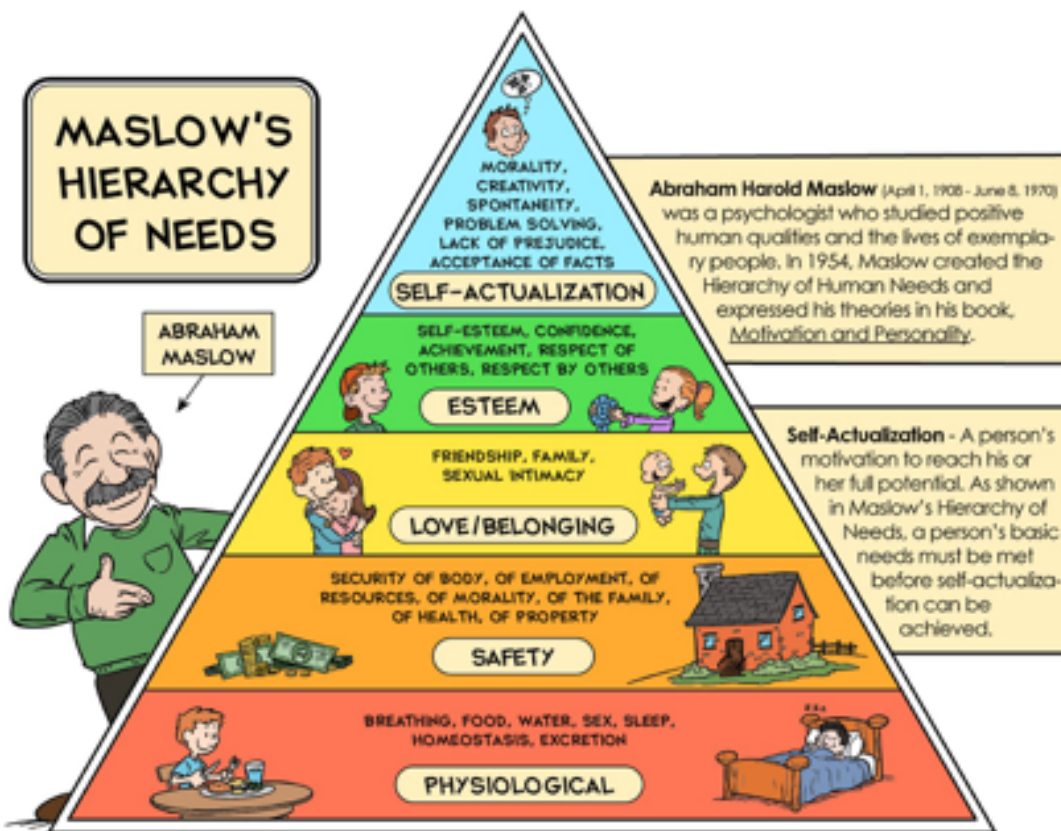
Then, Eureka! Other things become important; we move on to Level 2, Safety. But these are pretty basic things too, if you think about it—like a roof over your head in Cimarron Foothills Estates, a secure job, enough money, health, and for TODAY'S discussion, safety and security—of ourselves, of our family, of house, of belongings, and so on. And that brings us to, guess where, our Central Alarm guards.

But let me digress for just a moment. Did you know that in Tucson per 1000 people (about the population of Cimarron Foothills Estates, give or take some), there were 7 violent crimes and 50 property crimes last year? This is almost double the national average for property crimes! Of course, you say, that's why I live in the Foothills; I EXPECT less crime. But, guess what, this

year Cimarron Foothills Estates had 0 reported violent crimes and 0 reported break-ins (0 and 4, respectively, in the past 4 years), based on Central Alarm data. This is, by far, one of the best statistics of any foothills community, including gated ones! So, by any comparison, we are doing pretty darn well on Maslow's Level 2 needs—safety and security.

Why is that, you ask? I think a main part of the answer is our 24/7 Central Alarm guard service. It is notable that without gates and gate guards, we do so very well in terms of security in our neighborhood.

Currently, we have 5 full-time guards, many of whom are old hands in our neighborhood. They tell me, they love Cimarron Foothills Estates: people treat them well, the dogs don't bite (of course, they give out dog goodies), and the job is pretty safe and



As you can see from Maslow's famous pyramid, we have 5 levels of motivation, or needs. Starting at the bottom—a place not unfamiliar to many of us—we clearly have a lot of basic needs: like air, food, sex,

predictable—not much in the way of crime happens here. Ever.

I think also that vacation house checks are a pretty good deal for all of us and probably are another reason the bad guys just generally stay away from our neighborhood. In short, most of us in Cimarron Estates have Levels 1 and 2 of our basic needs fairly much under control. Only then do we have the time and energy to move on to Levels 3, Love and friendship; 4, Esteem and personal achievement; and 5, Actualization—creativity, spontaneity, and all the very best possibilities of ourselves.

Meanwhile, back at the level of expression of our holiday love and caring, the Board has voted once again this year to give our guards each a gift of food from a local supermarket; our well-protected safety and security in Cimarron Estates deserve some special recognition, don't you think?

And to conclude today's lecture, a Happy Holiday to all of you as well!

John (Jac) Carlson, Vice-President
jac@cimarronfoothillshoa.org

Architecture

Architectural review has had another very busy year. There have been many homeowners making improvements to their homes. There have been new driveways, painting, remodels, pools and roof coatings to name a few of the items reviewed and approved.

There has been several instances however where homeowners have not asked for approvals and action had to be taken by the HOA to have items corrected or reviewed by the board. (White roof coatings being the number 1 issue) Please remember it is much easier to plan ahead and submit any planned improvements to the board. It is usually a very easy process and you can find information on the Cimarron HOA website to help you start the process.

I will be leaving the board at the end of this year and would like to say that I have enjoyed the many interactions with homeowners and with all of the Cimarron board members.

Tom Peckham, Architectural Chairman
tom@cimarronfoothillshoa.org

Water Harvesting

In Cimarron, rainfall is scarce and frequently erratic. These conditions require that we use water as efficiently as possible, and take full advantage of what little water we do receive.

Rainwater harvesting is the capture, diversion, and storage of rainwater for plant irrigation.

On average 45% of the water we use goes to outdoor irrigation! Rainwater is not only free, it's salt free, so is a good source of water for our plants. When we harvest rainwater, we conserve our drinking water and save money on our water bill.



Rainwater harvesting includes a storage tank to store water for later use. Tucson Water has an incentive program to encourage people to install rain tanks on their properties. They will award up to \$2,000 for the purchase of rain tanks. The rebates are 25 cents per gallon capacity of 50-799 gallon rain tank, and \$1.00 per gallon capacity of 800 gallon or larger tank.

A 860 gallon tank costs about \$960, so the rebate from Tucson Water would be \$860. You would have to pay for the installation of the tank and of gutters on your roof.

A distribution system directs water from the storage tank to landscaped areas. The distribution device can be a garden hose, constructed channels, pipes, or a manual drip system.



For more information: (520) 791-4331
www.tucsonaz.gov/water/rebate
www.southernarizonaraingutters.com

Community Relations

Joyful Hummingbirds

“Legends say that hummingbirds float free of time, carrying our hopes for love, joy and celebration. The hummingbird’s delicate grace reminds us that life is rich, beauty is everywhere, every personal connection has meaning and that laughter is life’s sweetest creation.”—Papyrus

Last Christmas one of our sons gave us a hummingbird feeder and some nectar. We set it up on the top of our East facing patio. We greatly enjoyed having hummingbirds to watch each day. We believe we even had a baby or two last summer.

If you get a feeder, I recommend one like the [Perky-Pet Pinch-Waist 8 ounce Hummingbird Feeder](#). It has perches for the birds to sit on, bee guards, and best of all the woodpeckers don’t drain it. A feeder needs to be high enough so cats cannot reach it. You can buy a metal post to hang it on, if you don’t want to climb up to change it. Amazon has the feeder for \$10 to \$12.50.

The feeder needs to be cleaned with mild soap and water every week and more often in the hot summer. Rinse and refill with a mixture of one part white sugar (organic if possible) and 4 parts purified water. Boil the water and melt the sugar and cool before hanging up. Food coloring is not healthy. Also, if you do set up a feeder it is important to keep fresh food in it at all times, as the birds depend on it.

There are 330 species of hummingbirds in the Americas. Tucson has basically six different species: Anna’s, Black-Chinned, and Rufus. The first three are the most common.

Hummingbirds are very territorial and the males will chase away any other males. If you hang more than one feeder, hang them six feet apart.

They eat a great deal as they consume 155,000 calories a day. The desert willow tree is one of their favorites for nesting and food. But they like lots of other red flowers like fairy duster, hibiscus, autumn sage, bougainvillea, ocotillo, and penstemon. Do not use pesticides or herbicides on plants near the hummingbirds.

Hummingbirds also like to eat spiders, aphids, white flies, ants, mosquitoes and fruit flies.

Hummingbirds lead solitary lives. After they mate, the female builds a tiny nest and raises the young on her own. The nests consist of spider webs and cottony plant material. The female usually lays two eggs about the size of a pea or jellybean. The eggs incubate for 16-18 days. Shortly after three weeks the young will leave the nest for good.

These birds are extremely smart. Their brains are larger in comparison to their body than any other bird. And they like misting. They will even hum near your ear.

For hours of relaxed enjoyment all year, I recommend hanging a hummingbird feeder where you can view their activity from inside and outside. They like to feed and fly off to a tree or shrub where they can guard their private feeder.



Ann Smiley

Community Relations and Environmental Affairs



Male Anna's
photo Matt Knoth



Black Chinned
photo Jerry Oldenettel



Costa's
photo Jeff



Broadbilled
photo Erin & Lance



Broadtailed
photo John Breitsch



Rufus
photo Andrew Reding

Cimarron Roads

On 10/17/2014, I met with Alley Miller, Supervisor, District 1, Pima County Board of Supervisors. Alley Miller is our district representative for Pima County. The meeting was made to discuss the condition of the roads in Cimarron.

Present at Meeting: Andrew Deeb, Ally Miller and her assistant Naomi Oku-Alonzo, David Cummings (Manager DOT, Pima County), Priscilla Cornelio (Director DOT Pima County), and Dale Nunn (Cimarron homeowner).

Alley Miller stated that the budget allotted for the Pima County DOT was approx. 32 million, and that the majority of the funds were used for running the department and payroll. She gave me a hand out summarizing the topic.

David Cummings said that he will send a crew to evaluate the roads, and work toward scheduling repairs. The roads in the County are graded as: failed, poor, fair, and good. Most of the roads in Cimarron are graded as fair or poor. The highest priority is for roads that are failing, potholes, and road hazards. Street sweeping is not done until monsoon season is over (end of OCTOBER). Some repairs can be made by HOA and homeowners, but a permit is needed. Cummings will help with obtaining permit.

General concerns that were discussed included, potholes, erosion, and median maintenance. A drive-through of the neighborhood was not done, as Mr. Cummings stated he would send a crew.

Road Ownership: Pima County owns the roads and medians. A proposal is being presented by a member of the Pima County Board of Supervisors, for residents to purchase the roads from the county. The cost is absurd, and in addition to the purchase price of the roads, a special tax will be placed on the homeowners for new ownership. Purchasing the roads is not an option for Cimarron HOA.

Conclusion: There are limited funds for road repair available for Pima County. Priscilla Cornelio is in charge of these funds. Contacting Pima County transportation directly is the best way to get road repairs in Cimarron completed. The contact phone numbers are 724-6410 (Pima County Transportation), and 740-2693 (Pothole repair line). The HOA will explore acquiring permits for median improvement using HOA funds.

Andrew Deeb, Chairman, Roads & Medians
andrew@cimarronfoothillshoa.org

Roads & Medians

Cimarron Interesting Facts

- Tops of your roofs cannot be white. The white coating causes glare in the sunlight that is rather painful in your neighbor's eyes. With questions, please reach out to our Architectural chair.
- Pick up your dog's waste. No one wants to walk past it or in it. If dogs are relieving themselves on your property, try sprinkling some fine ground chili pepper.
- Trash cans. Make sure they're not in view of neighboring lots and being stored according to our CR&Rs. Make sure they are put back in storage by Saturday at 12 noon.
- You can leave up to ten items, including your trash cans. Please make sure that they are sturdy and zipped tight.
- Solar mailbox lights. *Gama Sonic Baytown II Outdoor Black Resin Solar Post Light with 10 Warm White LED* - get this bright, efficient solar light from Home Depot.
- We love walking our neighborhood. Remember to walk towards oncoming traffic for safety. ... and if you are driving look out for walkers and cyclists.
- Do not speed when driving on our roads. The limit is 25 MPH. Do not take short-cuts by driving on the wrong side of the road.
- Houses cannot be used for short term rental.
- Problems with the road. If it's a safety hazard, call Pima County at 724-6410.
- For more information:
www.cimarronfoothillshoa.org

WANTED-Your email address

If you have not supplied us with your email address, please sign -up now and join the mailing list. Rather than send out frequent newsletters, we are now providing important information via email. Please return the postcard in the end-of-year packet with your dues check, or email:

webmaster@cimarronfoothillshoa.org.

About the Fees

- As declared in the CR&Rs, the Homeowners Association of the Cimarron Foothills Estates (HOA) collects annual fees. Homeowners in the Cimarron Foothills Estates entered a contractual agreement with the Homeowners Association as part of the purchase contract of their home in Cimarron Foothills and are bound to the CR&Rs.
- The amount of the fees for 2015 is \$500 and an invoice for the fees will be mailed in December 2014. It is the homeowner's responsibility to ensure that the HOA has their current mailing address on file.
- 64% of the fees go towards the security patrol providing 24/7 patrols and vacation checks when you are out of town. The cost per lot is about \$27/month.
- 27% of the fees go towards payments for the trash service. The cost per lot is about \$11/month.
- To be able to ensure the continued service and operation of the HOA, the HOA depends on a timely payment of the annual dues.
- The schedule for payment of the fees as well as for actions taken by the HOA on delinquency of payments is listed opposite.
- In justified cases, the HOA is willing to negotiate payment plans with homeowners in need. The request for negotiation of a plan has to be initiated by the homeowners.
- Please be diligent in pay your dues, as following up on the dues constitutes a significant effort for the board member and keeps them from addressing other topics that might be of concern to you.

Schedule for Homeowners Association Fees 2015

- **JANUARY 1**
Association Fees are due in full. Payments are not considered late if received in January.
- **FEBRUARY 1**
A late fee of \$25 goes into effect, followed by an additional \$5 per month of default. A Reminder Letter will be sent to homeowners who have not paid their fees. This letter will alert homeowners that their trash service will be stopped on the pick-up date following March 1, if full payment is not received by February 28.
- **MARCH 1**
Trash Service to delinquent homeowners will be stopped. Trash Service will be reinstated after account has been brought current. Each stoppage will trigger a reinstatement fee to the homeowner in the amount of \$25. Reinstatement of service by the next pick-up date cannot be guaranteed.
- **APRIL 1**
Letter to delinquent homeowners that the HOA will initiate legal action to secure the delinquent amounts by May 1.
- **MAY 1**
HOA will initiate legal action to secure delinquent amounts. The course of action is at the discretion of the board of the HOA. Legal expenses for the process will be charged to the homeowners.