

Rancho Gabriela

Homeowners' Association

November 24, 2008

Dear Rancho Gabriela Member,

This correspondence will serve as notice that there will be an increase in the 2009 assessment. The rate will increase from \$46.00 to \$50.00 per month. The increase is necessary to keep up with rising costs of utilities and to offset delinquency during these difficult market conditions. Please remember that payment is due on the 1st of each month and is considered late on the 30th. It is very important that payment is received on time so that the expenses of the community can be paid on a timely basis. For those who reside in the gated areas of the community, there will not be an additional increase to your neighborhood assessment for 2009.

As you know, the community did not overseed with winter rye grass this year, allowing the Association to save a considerable amount of money. In addition to the cost of seed, there will be significant savings in water costs. The billing rate for water has increased dramatically over the past year and we must also be in compliance with water usage through the Arizona Department of Water Resources. Penalties can be assessed for usage over what is allotted by the ADWR and our compliance is required.

For those with boats, RV's, trailers and large commercial type vehicles, other than personal day-to-day transportation, please remember that these vehicles are not permitted to be parked within the community. In addition, on street parking and parking in the side yard granite is not permitted by the members or tenants. The Association continues to enforce this restriction through scheduled day and nighttime tours of the community. Legal action is and will be taken against those members who continually violate the parking restriction. The community "Rules and Guidelines" were amended to allow for the addition of driveways to accommodate some of these parking issues. Please contact KMS if you have questions regarding the addition of a driveway or any other change to your lot.

The meeting schedule for 2009 will continue as prior years. Meetings are the fourth Tuesday each month (no meeting in December) and are held at 7:00 PM at the Rosefield Charter School located at Bullard and Cactus. The meeting schedule is provided below and is always available along with all other community documents and information on the website at www.ranchogabriela.org.

2009 Meeting Schedule

January 27, 2009	July 28, 2009
February 24, 2009	August 25, 2009
March 24, 2009	September 22, 2009
April 28, 2009	October 27, 2009
May 26, 2009 (annual meeting)	November 24, 2009
June 23, 2009	

In closing, please remember that it is often the simplest of courtesies like parking in your driveway, putting the trash container away and pulling weeds as they come up, that make a huge impact on the curb appeal of the community, and how neighbors relate to each other. Your consideration to the community is greatly appreciated, especially during these difficult times for many. Please contact me with questions on any of the above information.

Sincerely,

Peri Swenson
For the Board of Directors
Rancho Gabriela Homeowners Association

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