

May 2021

# The Wellspoken

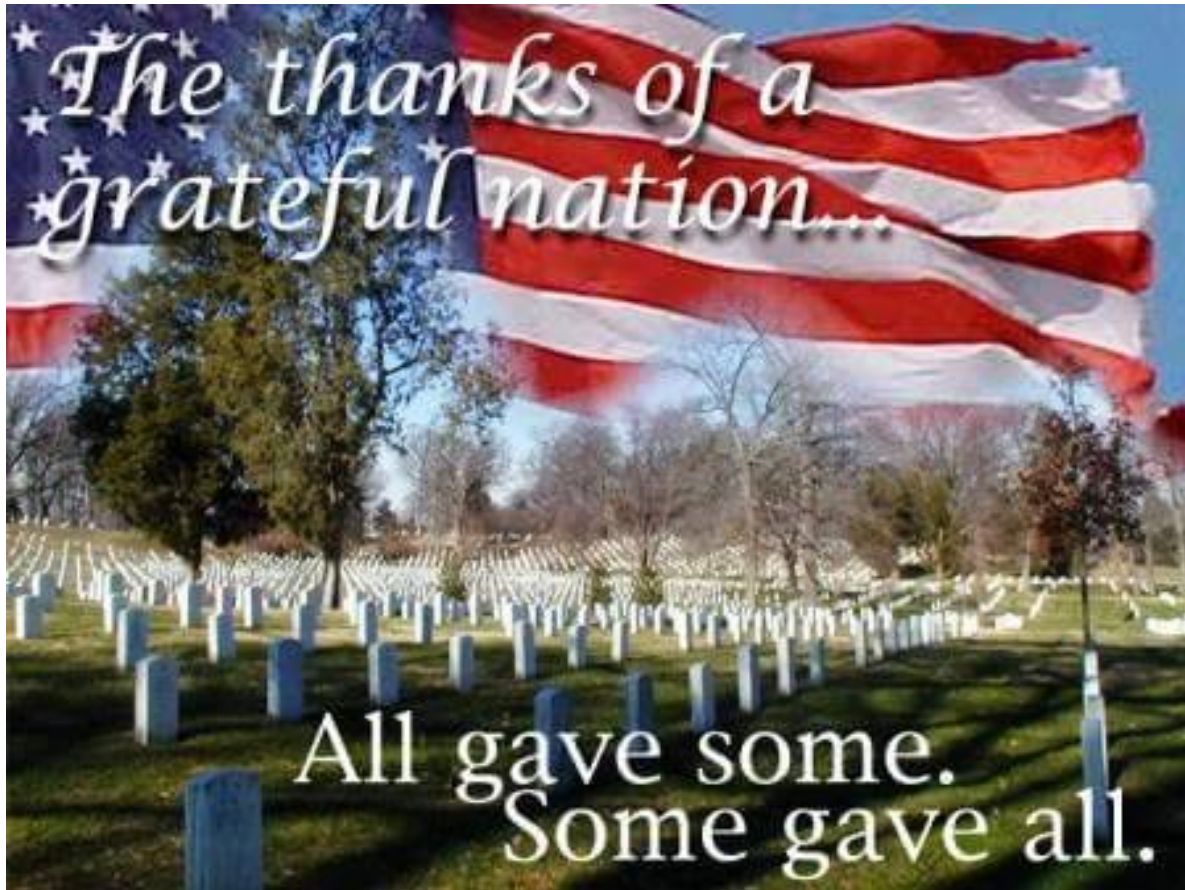
THE WELLS  
A 55+ COMMUNITY

## Important Dates to Remember

Notice: The pools & pool area will be closed on Mondays, Wednesdays and Fridays  
7:00am to 8:00am for Maintenance

- ◆ Wednesday      May 5th Cinco de Mayo Celebration
- ◆ Sunday          May 9th Mother's Day
- ◆ Tuesday        May 11th through May 14th Street Maintenance (Sealcoating)
- ◆ Tuesday        May 18th Neighborhood Watch Meeting at 7:00pm in Clubhouse
- ◆ Monday         May 31st Memorial Day BBQ in Clubhouse at 1:00pm (Sign up in card room)

The Deadline for the June  
Wellspoken is May 25th, 2021



Website: [thewellshomeowners.com](http://thewellshomeowners.com)      Email: [office@thewellshoa.com](mailto:office@thewellshoa.com)

## **“Starting this month the President’s and HOA Manager’s reports will be combined”**

As this month starts everyone here is aware that the pool deck is being repaired and repainted. The deck project should be done shortly and with new pool chairs on order the pool area will have a new look soon. There will be a total pool and pool area closure near the end of the renovation so the vendor can seal and paint the entire pool area including under the ramada. No dates are currently definite as of this writing. The hope of management is to open the pool and pool area without restrictions on Mother's day.

Also street maintenance in the south part of the community will commence May 11th and May 13th please be aware that vehicle travel is not permitted after sealcoating for 24 hrs. Management personal will be delivering notices to residents homes with important dates and times of street closures. If you need to use your car when your street is closed, park your car in the west parking lot **the night before** scheduled street closure. No permits are required for parking during this sealcoating project. This inconvenience for those affected is only for 24 hrs. Please adjust and prepare your schedule for this maintenance project. Notices or important updates on these projects or any other important issues that may arise will be posted on the Manager’s board located near the mail boxes.

The Board of Directors has been reviewing proposals for security cameras to be installed at the entrances of the community. There are many different opinions from the several vendors that the BOD has been in contact with. As with most purchases the more you spend the more you get, the BOD is working hard to maximize the most return for the investment made with this purchase. The cameras will not prevent the crime but will help in identifying and prosecuting the offender, along with anyone that damages the gates.

There has been contact with one homeowner whose house was broken into last September, the police are still actively working on solving and pursuing prosecution of one of the offenders. No other details are available at this time.

Also the H.O.A. office has sent to the state our license renewal for Bingo. There recently has been members of the association volunteer to manage and coordinate this activity starting next winter season. We all hope that life will return back to something resembling the times before covid-19.

Palm tree trimming season is near and Raintree Landscape Maintenance will be trimming the common area palm trees. If you would like to have your trees trimmed call or text Rose with Raintree at (480) 433-8837. Be sure you indicate you reside in The Wells Community and provide her your name, lot #, and phone # so she can contact you to quote you a price to have your palm tree properly trimmed.

For all the residents of the community if you are doing any remodeling or landscaping outside of your home you must fill out an ARC form and it needs to be approved before work can begin. If you are planning any projects outside of your home it is wise to get approval far in advance of your start date. The ARC committee has **thirty days (30)** to either approve or deny your request depending on their interpretation of the Architectural Review Manual. Please adjust the timing of your projects accordingly.

**Please only flush toilet tissue down your toilets. Thank you.**

*Jim Riedl, The Wells Board President*

*Scott Brenner, The Wells HOA Manager*

*Wells HOA Office, 480-641-3776, office email: [office@thewellshoa.com](mailto:office@thewellshoa.com)*

# **THE WELLS COMMITTEES**

## **Architectural Review Committee (ARC)**

Chairperson: Ken Shadle Members: Milford (Butch) Jackson, Mel York, Joe Skinner, Tom Crosbie, Barb Oberhoffer, Bob Winkels, Clayton Breezee, Judy Craver

Homeowners who are going to alter landscape, or do any work on the outside of their home, need to get approval from the ARC committee.

ARC Committee meets the first and third Thursday of each month at 9:00 am in the conference room. Pick up and return your completed ARC Request Form to the HOA Office prior to the next ARC meeting. If you are painting, attach a sample of the colors you selected. There is a color book in the HOA Office that contains approved colors. It also contains approved colors for driveways and planter boxes. If you have any questions when filling out the ARC form, contact one of the ARC members for assistance. If you are doing any remodeling on the outside of your house, attach a drawing of your plan along with the dimensions. You **must** wait for approval before you begin the work. Then post the yellow copy of the form on the front window of your house until the work is completed.

Looking for volunteers to become ARC Committee members. If interested call Ken Shadle 515-554-9418

## **Communications Committee**

Chairperson: Jean McGuire, Cherie Van Over Board Liaison, Committee Members: Sue Berg, Donna Hammen, Mary Miller & Wanda Saunders

All residents should verify their address and phone number before the 2022 directory goes to print in the fall of 2021. It is your responsibility to correct inaccuracies.

When calling Wells residents on the phone please leave a message if they do not answer. Residents may choose not to answer if you are not in their contacts list.

The Communication Committee reviewed definitions of all bulletin boards. Changes were made. Please bring items to be posted to the office for approval.

Ken Shadle has taken over the Neighborhood Watch Program. Call Ken with questions you may have regarding the program.

Next year's Welcome Open House is scheduled for January 7, 2022.

## **Social Committee**

Jean Mallory – Social Chairperson

Barbara Mountain – Board Liaison

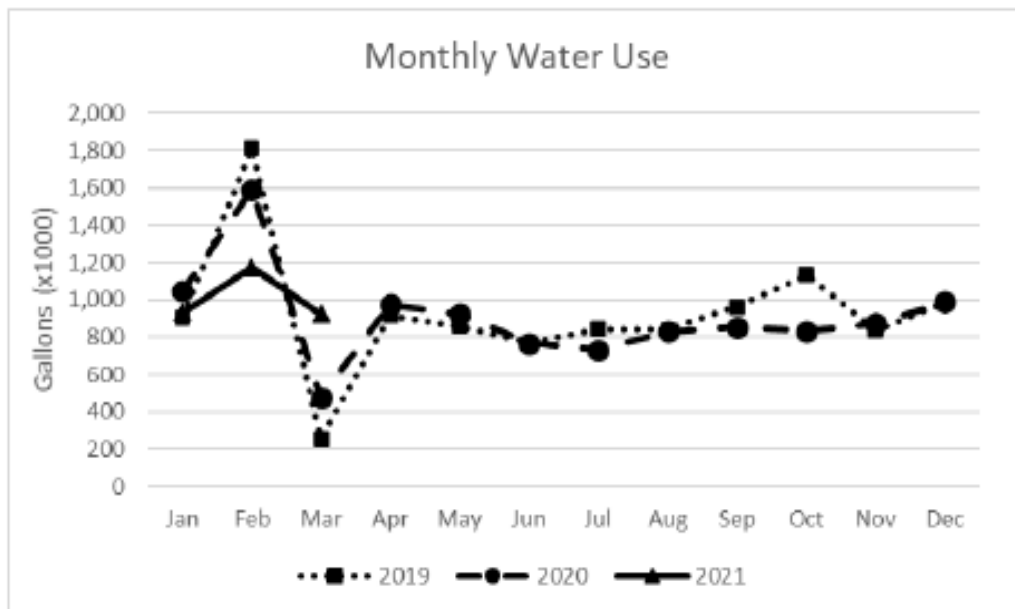
Committee Members – Kay Vinje, Jane Carlson, Linda Dent, Judy Schoneman, Dale Emerson and Alice Klinkenborg

This summer we will have our annual Memorial Day, 4th of July and Labor Day BBQ's with meat (hamburgers and hot dogs) furnished by The Wells. June thru September, there will be 2 special events each month hosted by Mary Miller and Judy Craver with a free will offering.

## Financial Report March 2021

Finance Committee Members: Ken Anderson, Mark Collins (Chair), Jim Dent, Chuck Hammen, Nancy Lane, Mike Rudolph, Marge Lesnever (BoD Liaison)

YTD Income	Budget	192,746.00	
	Actual	193,500.86	
	Difference	754.86	more than budget
YTD Operating Expenses	Budget	147,437.00	
	Actual	144,045.91	
	Difference	3,391.09	less than budget
YTD Out-of-Ordinary Net Expense		62,879.21	
YTD Total Expenses		206,925.12	
Checking Account		58,040.39	
Reserve Accounts	Operational Reserve	167,390.01	
	Capital Reserve	586,670.52	
	Total Reserves	754,060.53	
Accounts Receivable	Total Receivables	1,840.20	
	Monthly Change	729.50	more



**The Wells will resume normal activities starting with our annual Memorial Day BBQ. Monday, May 31, at 1pm**

Hamburgers and Hot Dogs will be served. Everyone should bring a dish to be shared with at least 8 people. Lemonade will be served, if you wish you can bring your own drink. Bring your utensils, (plate, cup, fork, knife and spoon). Please stay after the meal is completed to help take down tables and clean up.

Sign up in the clubhouse, **One name per line** and state if you wish a hamburger or hot dog.

We look forward to meeting as a group again

**ACTIVITIES**

Mondays	8:30am to 9:15am 1:00pm 6:00pm	Water Aerobics Rummikub (a rummy game using tiles instead of cards) Hand-Foot-Toe card game
Tuesdays	8:30am to 9:15am 12:30pm to 3:30pm	Water Aerobics Bridge
Wednesdays	8:30am to 9:15am 1:00pm 3:30pm to 4:30pm 6:00pm	Water Aerobics Hand & Foot card game Line Dancing Games
Thursdays	8:30am to 9:15am 3:30pm to 4:30pm	Water Aerobics Line Dancing
Fridays	8:30am to 9:15am 6:00pm	Water Aerobics Game Night
Sundays	1:00pm	Mexican Train Dominoes

**BRIDGE**

Bridge will not be played at the clubhouse on Tuesdays at 12:30 until Fall. Small groups are encouraged to continue playing. Please call Betty at 480-616-6247 or Nancy at 480-236-0204 if you would like to host a small group (4 persons) or play bridge with a small group throughout the summer.

**Group Exercise**

Due to the pandemic and the absolute need to keep this community safe from COVID-19, the following rules have been established and must be followed to participate in exercise class:

All participants must wear masks – once the group size reaches 10 participants. Please bring masks and be prepared to cover your face once we can no longer safely social distance.

Monday through Friday 7:30 am Chair exercises; 8:00 am Walking exercises

This schedule will be followed until further notice. Thank you all for understanding the necessity of wearing masks while exercising indoors.

Sharon Hoffer 480-261-3892

## **Wells Belles**

President-Kris Perry, 208-451-3890, krisperry66@gmail.com; Vice President Betty Borjesson; Treasurer Donna Breezee; Secretary Coke Anderson; Ex Officio Carol Weber.

I am happy to announce the appointment of Jane Carlson as the new Sunshine Committee Chair. Please contact Jane if you know of anyone in our community that needs a Get Well Wish or a Sympathy card. Jane's # is 218-260-1322.

Our first order of business next November will be the election of Vice President and Secretary. Contact our Nominating Committee Chair, Bonnie Anderson, if you are interested in serving on the Wells Belles Executive Board.

We will also need to vote on a charity for the money we raise at our December Christmas Luncheon. Please bring your ideas for a charity and information about their work to the November meeting.

There is a signup sheet in the card room for our monthly meetings that will begin in November. Please add your name to the list if you are interested in hosting a meeting.

## Happy Birthday

Beckner, Sandy	05/01	Chester, Carrol	05/14	Kavanaugh, Anne	05/24
York, Mell	05/02	Hagen, Ramona	05/15	Burroughs, Natalie	05/25
Rudolph, Kathy	05/02	Howard, Mary Jane	05/17	Chavez, Jerry	05/25
Caligiuri, Gail	05/03	Casiraro, Irene	05/18	Resseguie, Gerry	05/26
Van Over, Cherie	05/04	Konezny, Diane	05/18	Crosbie, Bonnie	05/27
Tangeman, Robyn	05/05	Gaul, Donna	05/18	Jaeger, David	05/27
Reiten-Friederick, Monica	05/07	Amari, Pete	05/19	Thompson, Ilene	05/27
Sosland, Richard	05/07	Essmeier-Huff Connie	05/19	Brennan, Judith	05/28
Conway, Kathy	05/08	Newton, David	05/20	Christ, Gary	05/28
Tatton, Robert	05/09	Adams, Mary Jo	05/20	McDermott, Bernand	05/28
Staley, Carmella	05/11	Anderson, Ione	05/21	Bodkin, Ronald	05/29
Footz, Walter	05/12	Knoll, Ron	05/22	Popowski, Donald	05/29
Adams, Karen	05/13	McCarty, Laura	05/22	Greer, Barbara	05/30
Gunderson, Patricia	05/13	Helfenstein, Lily	05/23	Meyer, John	05/30
MacArthur, Joyce	05/13	Drapes, Shirley	05/24	Page, Dennis	05/30

## Happy Anniversary

DeSchepper, Bryan & Arlene	05/01/1982	Eaton/Kuntz, Kimberly & Patricia	05/21/2014
Gaiovnik, Jim & Sharon	05/04/1968	Owen, Ronald & Linda	05/21/1966
Alt, Roger & Sandra	05/06/1967	McCarty, Charles & Laura	05/22/1956
Bovey, Edward & Dale	05/06/1972	Hanusa, Kenneth & Mary Ann	05/22/1965
Alenuik, Fred & Ann	05/15/1954	Fochs, Michael & Nancy	05/24/1975
Hausauer, Dennis & Laurie	05/15/1988	Miller, Curtis & Judith	05/26/1972
Page, Dennis & Laurie	05/16/1998	Beyer, Larry & Nancy	05/26/1963
		Rosen, Bernie & Geri	05/31/1958

### In Memoriam

Former resident Roberta Mello passed on Monday March 22, 2021

### On a Personal Note