

October 2021

The Wellspoken

THE WELLS
A 55+ COMMUNITY

Important Dates to Remember

- ◆ **Thursday** **October 7th Wells Bells Luncheon Meet in Clubhouse at 11:00am**
- ◆ **Saturday** **October 9th Meet your Neighbor Potluck at 5:00pm in Clubhouse**
- ◆ **Monday** **October 11th Columbus Day (Office Closed)**
- ◆ **Tuesday** **October 26th Neighborhood Watch Meeting 6:00pm in Clubhouse**
- ◆ **Sunday** **October 31st Halloween**

**The Deadline for the November
Wellspoken is October 24th, 2021**



Website: thewellshomeowners.com Email: office@thewellshoa.com

“Again this month the President’s and HOA Manager’s reports will be combined”

Now that October is here many of us will be returning to The Wells. We hope that your homes survived the rough summer months. As Dean Blixt would say to all of us upon our returns “Welcome Home”.

Halloween will soon be here along with some cooler temperatures. Mornings and evenings will be perfect to be outside. However, the record amount of rain this past summer has created a huge mosquito problem. All homeowners should check around their homes for pools of water that may have collected in pots and/or other containers, and dump out the water from them. This will help control the insect problem.

A health and safety issue has been expressed to the office concerning golf carts being driven after dark with no visible headlights. This endangers all pedestrians, as some residents have sight impairment issues. If you have eyesight that is weak at night, walk with a flashlight on so you can be seen easily. Drivers, slow your speed down at night even though there is already a 15 mph speed limit in the community. Driving at even slower speeds allows everyone on the street more time to react to anything that may appear from the dark.

Attention all users of the green belts: over-seeding for the winter rye grass is in full swing. Soon the seed will be all down and watering will occur four times daily. Please prepare your schedule around these watering times if you chose to use the green areas. A watering schedule is posted on the Manager’s board by the mail boxes. Once the grass is all up, Lee will adjust the watering schedule.

Another issue relates to dogs in the community. It is the responsibility of dog owners to have their pets on a leash at all times when they are outside of their units and also immediately remove all pet feces. This is stated in the CC&R’s, ARTICLE III, Section 3.15. All CC&R’s and Rules & Regulation's are to be complied with by all homeowners, renters, and guests.

If you are in charge of any seasonal activities that will hopefully be starting this Fall, please contact the office to confirm their schedules. With the pandemic continuing, the office is not sure which activities will be returning. If they do occur, and let’s hope they will, the office wants to be ready. It is important that you reserve your activity times for clubhouse use, and for future announcements in the “Wellspoken”. Timely submissions are always helpful for preparations for the newsletter.

As the Fall season begins, this is just a reminder to those who have yearly and/or seasonal renters that it is mandatory that your tenants register at the HOA Office. This includes the following: 1) Renter/Occupant Registration Form; 2) Copy of Govt-Issued ID to confirm age; and 3) written acknowledgement from the property owner that the tenants are supposed to be at those premises. We have many seasonal renters showing up for the Fall/Winter season wanting their phone numbers programmed into the gate system, keys to the front gate and Clubhouse, and also wanting to reserve the Clubhouse for private functions. That is why it is essential that this process is followed every Fall/Winter season, even if you have repeat seasonal renters.

All homeowners remember to check-in at the HOA Office upon your return for the season. Thank you.

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

THE WELLS COMMITTEES

Architectural Review Committee (ARC)

Ken Shadle-Chairperson

ARC Members-Milford (Butch) Jackson, Mel York, 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

Jean McGuire-Chairperson,

Board Liaison-Cherie Van Over

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 mid-December of 2021. The office requires/needs your corrections or changes by December 1st 2021. It is your responsibility to correct inaccuracies.

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

Clubhouse Committee

Sharon Nelson-Chairman: (605-809-6147)

Board Liaison-Nancy York

Members-Laveda Files, Laurie Page, Marion Roberts, Marlene Trunkenbolz.

Please contact Marlene Trunkenbolz (480-242-7973) if you wish to use the clubhouse.

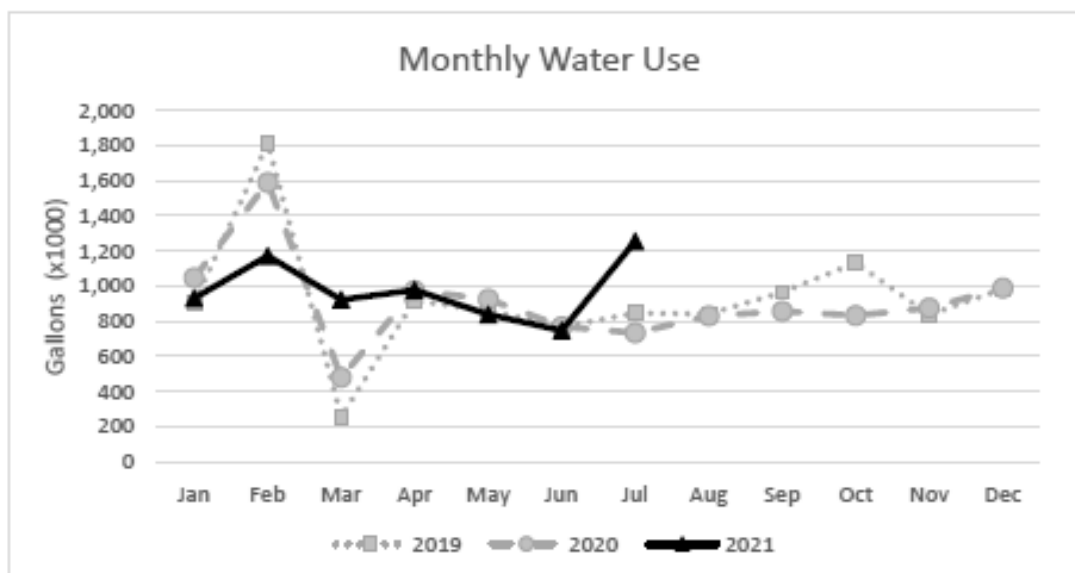
Financial Report August 2021

Chairperson - Mark Collins

Board Liaison - Marge Lesnever

Finance Committee Members - Ken Anderson, Jim Dent, Chuck Hamman, Nancy Lane, Mike Rudolph

YTD Income	Budget	504,306.00	
	Actual	507,323.84	
	Difference	3,017.84	more than budget
YTD Operating Expenses	Budget	395,967.00	
	Actual	398,698.98	
	Difference	2,731.98	more than budget
YTD Out-of-Ordinary Net Expense		107,421.52	
YTD Total Expenses		506,120.50	
Checking Account		57,511.40	
Reserve Accounts	Operational Reserve	167,763.50	
	Capital Reserve	602,686.97	
	Total Reserves	770,450.47	
Accounts Receivable	Total Receivables	1,156.85	
	Monthly Change	183.00	increase



Social Committee

Jean Mallory – Social Chairperson

Barbara Mountain – Board Liaison

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

Don't forget to sign up for the "Meet Your Neighbor potluck", Saturday October 9th at 5:00pm.

ACTIVITIES

Mondays	7:30am to 8:30am	Chair & Walking Exercises
	8:30am to 9:15am	Water Aerobics
	1:00pm	Rummikub (a rummy game using tiles instead of cards)
	6:00pm	Hand-Foot-Toe card game
Tuesdays	7:30am to 8:30am	Chair & Walking Exercises
	8:30am to 9:15am	Water Aerobics
Wednesdays	7:30am to 8:30am	Chair & Walking Exercises
	8:30am to 9:15am	Water Aerobics
	1:00pm	Hand & Foot card game
	6:00pm	Games
Thursdays	7:30am to 8:30am	Chair & Walking Exercises
	8:30am to 9:15am	Water Aerobics
	1:00pm to 3:00pm	Needle Work Circle
Fridays	7:30am to 8:30am	Chair & Walking Exercises
	8:30am to 9:15am	Water Aerobics
	6:00pm	Game Night
Sundays	1:00pm	Mexican Train Dominoes

Future Community Event

The Veterans Day Program will be held on November 11th 2021 at 11am. The program begins at 11am sharp so plan to arrive before 10:50. Tickets are free to all Veterans, \$4 for everyone else. Everyone must have a ticket including Veterans to allow a count for seating. Tickets will be available in the office mid October through November 5th, late arrivals should call Marge. This year Pearl Harbor and the USS Arizona will be honored after 80 years. A pork lunch will be served. Please join us in honoring all our Veterans.

ATTENTION All Bridge Players

Plans are to begin playing bridge on Tuesday afternoons at 12:30 October 5, 2021.
A signup sheet will be posted in the clubhouse mid-September.

Please call or text Betty Borjesson 480-616-6247 with questions.

Bowling

Bowling season will start November 2, at 3:30pm at Mesa East. See you there.

Needlework Circle

Needlework Circle will be selling the items they have made. They will be on display every Thursday from 1:00pm to 3:30 pm in the clubhouse. We operate strictly on donations. Any money that we make we use to buy more yarn. We donate baby hats to Desert Banner Hospital and afghans to three (3) different dialysis centers and to anyone in need.

If you have any yarn to donate please let Evelyn know at 480-510-3779.

Neighborhood Watch

Chairperson: Marilyn Montgomery #345 (480-270-9378)

Block Captains: Richard & Doris Delaney #481 (480-985-2532), Cheryl Gabriel #344 (480-202-3641), Sharon Hoffer #217 (480-261-3892), Don & Monte Kubik #111 (815-238-8944), Jim and Barb Oberhoffer #426 (602-525-7005), Ken & Marlene Shadle #267 (480-532-1508), Sharon Trammell #356 (480-939-7093), and Marlene Trunkenboltz #35 (480-242-7973).

The Neighborhood Watch (NW) program enlists the active participation of residents here at The Wells - in cooperation with the Mesa Police Department - to reduce burglaries and other neighborhood crimes in our Community. Its primary purpose is the protection of lives and property - yours and your neighbor's. Each resident has been assigned to a NW "Block Captain". At each event we hold at the Clubhouse, we pass out informative handouts, including color - coded maps of The Wells that indicates to which Block Captain your home has been assigned. Get to know your Block Captain, and make coming to our NW events a habit!

Wells Belles

President-Kris Perry, 208-451-3890, krisperry66@gmail.com

Vice President Betty Borjesson: 480-616-6247, borjessonbetty@gmail.com

Treasurer Donna Breezee; Secretary Coke Anderson; Ex Officio Carol Weber.

It will soon be time for the first Wells Belles meeting of the season and 20 months since our last meeting in March 2020! We would like to invite all ladies of The Wells and their guests to join us on Thursday, November 4th @ 11 AM in the Clubhouse.

We will have nominations and election of officers for 2022. We will be deciding on a charity to receive donations from the Christmas Tea and discussing the coming year, so please bring all your suggestions and ideas. We are in need of a hostess for the November meeting to make arrangements at a restaurant, where those who wish can meet for lunch after the meeting. Location to be announced and a sign-up sheet will be posted in the clubhouse. We are also looking for someone to host the Christmas Tea on December 2nd. This is always a fun event and there are lots of ladies willing to help out. Please email or call Betty if you are interested in hosting either meeting. We are all looking forward to resuming the Wells Belles meetings, seeing friends and having some fun.

Happy Birthday

Montgomery, Marilyn	10/01	Creasey, Harold	10/12	Kujawa, Gerald	10/23
Orr, Richard	10/01	Creasey, Donna	10/13	Severance, Hal	10/23
Cassens, Renee	10/04	Halverson, Frank	10/14	Nichols, Brenda	10/24
Wilson, Don	10/04	Kayler, Maria	10/15	Saunders, Wanda	10/25
Hanusa, Mary Ann	10/06	Jones, James	10/15	Aakre, Nelson	10/25
Knoll, Cathy	10/07	Davis, Angel	10/16	Popowski, Marcie	10/25
Coates, Theresa	10/08	Tomasic, Carol	10/16	Birkley, Bernice	10/26
Nelson, Dave	10/08	York, Nancy	10/16	Corwin, Doris	10/27
Bowerman, William	10/09	Kossila, Kathleen	10/18	Holzhauser, Mary	10/27
Church, Etta Lou	10/09	Benson, Norma	10/18	Wallace, Rita	10/29
Stuckey, Norma	10/10	King, Donna	10/20	Doney, William	10/29
Price, Odis	10/10	Sobeck, Larry	10/20	Price, Claudia	10/29
Olson, Patty	10/10	Casados, Josefina	10/21	Calhoun, Kent	10/29
Perry, Gleta	10/11	Conarty, Cheryl	10/21	Behrens, Cynthia	10/30
Stutzman, James	10/11	Ballantyne, Terry	10/22	Whitehurst, Cynthia	10/31
Bovey, Edward	10/12	Bassett, Karen	10/23	Brown, Patricia	10/31

Happy Anniversary

Riedl, Jim & Lynda	10/04/1986	Patton, Joe & Monica	10/17/1970
Blaurock, Michael & Josie	10/04/2013	Christ, Gary & Linda	10/21/1967
Messing, Marvin & Lorene	10/07/1961	Kinghorn, Kal & Diane	10/21/1975
Oberbroeckling, Ken & Marge	10/07/1967	Bergeson, Terry & Wendy	10/25/1980
Kujawa, Gerald & Laura	10/12/1985	Snelling, Dale & Price, Donna	10/27/1979
Sayler, Kelley & Del	10/13/1967	Monigold, Patrick & Karen	10/28/1972

In Memoriam

Annette Heath Lot# 236 Passed on Monday July 26th, 2021

Donna South Lot #001 Passed on Wednesday September 8th, 2021

Former Resident Max Fitz Passed on Wednesday September, 15th 2021

On a Personal Note

THE COYOTE BOOK will “NOT” be available this year