

April 2022

The Wellspoken

THE WELLS
A 55+ COMMUNITY

Important Dates to Remember

- ◆ Friday April 1st April Fool's Day
- ◆ Wednesday April 6th Board meeting at 7pm in Clubhouse
- ◆ Thursday April 7th Wells Belles monthly meeting in Clubhouse at 11am
- ◆ Saturday April 9th Monthly Potluck at 5pm in Clubhouse
- ◆ Sunday April 17th Potluck Easter Dinner at 1pm in Clubhouse

**The Deadline for the May
Wellspoken is April 22th, 2022**



Website: thewellshomeowners.com

Email: office@thewellshoa.com

President's Report

Many of us have already left for our Summer homes or will be leaving in the next few weeks. Please be safe in your travels and hope to see everyone in the Fall.

We attended the City of Mesa's **Planning & Zoning (P&Z) Board Public Hearing** on 3/23/22 concerning the proposed two (2) warehouses to be built on East McDowell Road and 58th Circle. We presented our petition with nearly 350 signatures, and Apache Wells HOA presented over 1,100 signatures from their 1,414 homes. We also spoke and expressed our concerns about the increased traffic this project would bring, and several comment cards from residents of The Wells and Apache Wells were read into the meeting minutes. However, this project was approved by the **P&Z Board** with the only change being the moving of the project's **CAR parking lot "driveway"** to be directly across from our McDowell gate. A representative from Mesa's Transportation Department stated that this is how "driveways" are established when the properties are across from each other rather than offsetting them, like the original proposal had. I did have a private conversation with this rep and he stated that there are years of traffic studies conducted by the City, and East McDowell Road is defined as a five (5) lane arterial street that is only at 30% of its design capacity. So none of our traffic concerns had any impact with the **P&Z Board**. There is a 2040 Mesa General Plan and a Falcon Field sub General Plan that the scope of this project fits well within. The latest posted schedule for this project is: City of Mesa Construction Review & Permitting Process occurring during the 3rd quarter of 2022 thru the 4th quarter 2022. Then the Construction Duration occurring from the 4th quarter of 2022 thru the 3rd quarter of 2023.

After some hard work by the Finance Committee, the City of Mesa will give us a credit of about \$9,400 on our water bill due to misapplied surcharges on our usage.

Please only dispose of **aluminum cans** in the new white Sunshine Acres dumpster. There continues to be clothing and other contamination found in this bin.

Our final BOD meeting for this season is moved to Wednesday, April 6th at 7PM in the Clubhouse. Committees are requested to report on their Summer plans.

Again, everyone have a safe Summer wherever you plan on spending it. See you in the Fall. -Jim Riedl

HOA Manager's Reports

*Mindy Hopkinson, The Wells HOA Manager
Wells HOA Office, 480-641-3776, office email: office@thewellshoa.com*

I want to urge all homeowners to please stay on top of weeds. Seasonal home owners please be sure your caretakers are staying on top of landscape management.

Be sure to fill out a departure form and include the information of any caretakers watching over your property.

Friendly reminder : **Pick up Fruit as it falls**. This helps keep rodents and pest to a minimum. Please make a conscious effort to keep up with control of weeds to help keep the community beautiful year round.

So long, far well, auf weidersehen, goodbye ! Safe travels and see you all in the Fall.

Please only flush toilet tissue down your toilets. Thank you

THE WELLS COMMITTEES

Architectural Review Committee (ARC)

Ken Shadle: Chairperson

ARC Members-Milford (Butch) Jackson, Tom Crosbie, Barb Oberhoffer, Bob Winkels, Clayton Breezee, Judy Craver, John Hausauer, Ruth Teller, and Gene Urbatsch

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.

Bingo

Chairman: Ron Knoll

TEAM BINGO Members: Cate Knoll, Don Bassett, Karen Bassett

Board Liaison: Jim Riedl

We had TONS of fun this last year with BINGO. Thank you for all who volunteered to help run BINGO and those that came to play. We will get in touch when we get back next season for another season of BINGO!

Next year we hope to have concessions so if you are interested in managing the concessions, please talk to Ron!

Questions? Please call Ron Knoll at (218) 838-3940.

Building & Grounds Committee

Chairman: Ken Hanusa, Members: Lloyd Brown, Dave Newton, Joe Lander, Dale Emerson, Clayton Breezee, and Mel York. Board Liaison is Rich Paplow.

Building and Grounds will not start any new projects until fall. Most board members will be leaving soon or have already left. Remember to spray your weeds before you leave and have someone take care of your property when you're gone.

Thank you to all the volunteers who helped with all the projects we worked on this year. Have a good summer and stay healthy.

Ken Hanusa

Clubhouse Committee

Sharon Nelson: Chairman 605-809-6147; Board Liason: Nancy York;
Members: Laurie Page, Marion Roberts, Marlene Trunkenbolz and Marla Hausauer

We are still working on and planning the Clubhouse Remodel Project. We are now waiting for the bids to be submitted before making decisions.

Thank you to Lloyd Brown for installing extra storage in the back room. We are so appreciative of all that Lloyd does for us.

Thank you also to the guys who moved the accordion doors to the front rails. It works great now.

Communications Committee

Jean McGuire: Chairperson. Cherie Van Over-Board Liaison. Committee Members: Sue Berg, Judy Bialk, Theresa Coates, Mary Miller, Wanda Saunders.

Residents, please verify your information in the 2022 Directory and notify the office if you have any changes. If you are renting your home out to others there must be a copy of the directory in the home. The Wells Rules and Regulations Manual is in the Directory.

Residents and Renters must check in with the office when you have been gone for an extended period of time. Residents and Renters must check out with the office when you are leaving for an extended period of time and fill out the form stating who will be taking care of your property.

The Wells Board of Director's Election for 2022

Sharon Hoffer: Chair 480-261-3892; Committee Members: Ken Anderson, Jim Dent, Chris Jergenson, Alice Klinkenborg, Nancy Lane, Shirlee Magnusson, Kathi Middenforff, Dave Nelson, Sharon Nelson, Peggy Queensland, Bob Tomasic, Penny Urbatsch, Board Liaison: Jim Riedl.

No Updates.

Social Committee

Jean Mallory :Social Chairperson
Barb Mountain – Board Liaison
Members of the Social Committee – Kay Vinje, Jane Carlson, Linda Dent, Dale Emerson, Judy Schoneman, Alice Klinkinborg and Ronnae Berry

Saturday April 9th – Monthly potluck/Birthdays & Anniversaries at 5pm. Bring a dish to share with your friends and neighbors and your own place setting. Please sign up in the card room.

Sunday April 17th – 1pm The Wells Easter Dinner. The Wells will furnish the hams and you are asked to bring a dish to share. Sign-up sheets are posted in the cardroom.

Financial Report February 2022

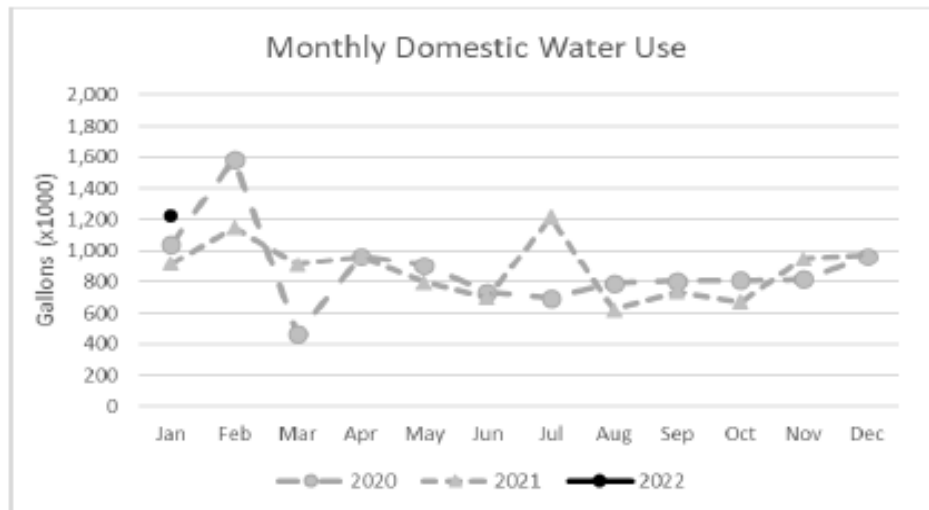
Chairperson - Mark Collins

Finance Committee Members - Ken Anderson, Jim Dent, Nancy Lane, Don Popowski, Mike Rudolph

Board Liaison - Marge Lesnever

The monthly Finance Committee meeting will be at 9AM on Apr 18 in the Clubhouse. Residents are welcome to observe.

YTD Income	Budget	127,874.00
	Actual	130,449.17
	Difference	2,575.17 more than budget
YTD Operating Expenses	Budget	105,645.00
	Actual	97,526.76
	Difference	8,118.24 less than budget
YTD Out-of-Ordinary Net Expense		13,783.20
YTD Total Expenses		111,309.96
Checking Account		63,025.39
Reserve Accounts	Operational Reserve	168,168.61
	Capital Reserve	618,774.16
	Total Reserves	786,942.77
Accounts Receivable	Total Receivables	2,785.92
	Monthly Change	471.06 decrease



Activities

Bridge

Bridge is played in the clubhouse every Tuesday afternoon beginning at 12:30. Please sign up by Monday before each Tuesday. Sign up sheet is in the clubhouse card room. Please bring 50 cents for prizes. We are always looking for additional players. Call Marlene Shadle-480-532-1508

Card Making

Meetings are Mondays at 9:00am in the clubhouse craft room. We have paper, stamps, and die cuts. Come join us and make a card! Karen Turner.

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), Jim & Barb Oberhoffer #426 (602-525-7005), Ken & Marlene Shadle #267 (480-532-1508), Wanda Saunders #356 (480-330-5776), Marlene Trunkenboltz #35 (480-242-7973) and Sharon Trammell # 356 (480) 939-1418

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 Communittee. Its primary purpose is the protection of lives and property - yours and your neighbor's. Make coming to our NW events a habit -- where you can meet your Block Captain, hear fascinating speakers, and learn about ways to keep yourself safe and healthy!

Have you enjoyed the Neighborhood Watch events in 2021? Did you learn something you didn't know before? Enjoyed meeting City of Mesa first responders while visiting with your neighbors at the same time? Help us keep these events coming in 2022! We are looking for 6-8 Block Captains whose sole mission is to improve the health and safety of our residents here at the Wells...and have some fun in the process! Contact Marilyn for more information at 480-270-9378.

Pickleball

What a wonderful season of Pickle Ball @ The Wells! We have had so much fun this year and are looking forward to playing again in the fall.

I will be ordering shirts (men and women sizes and styles) over the summer, so if you would like a shirt, call or text Laveda at 515-480-3566 and give me the particulars (color and style, size). We will be starting at 8:30 a.m. and 6:00 p.m. for the rest of the season, or until there are no players left!!!

Pinochle

Contact Roger & Gerry Resseguie 303-776-5415 for details.
Tuesday nights at 7:00 pm in the Clubhouse. Bring a quarter and have a good time.
Dale Emerson will be in charge thru the summer months.
We will start up again in November.

Shuffle Board

Monday, Wednesday, and Friday 9:00 am -- 11:00 am

Equipment is provided. Everyone is welcome. On-the-spot training for new players.

Winners in the Annual Singles Tournament which was held March 14th, 15th and 16th

Matt Burgard 1st Place Winner

Dale Emerson 2nd Place Winner

Warren Steenhard 1st Place Consolation

Stan Rasmussen 2nd Place Consolation

We may only be playing a few more weeks since many of our players will be leaving soon. Hope to see everyone back in November for the next season. Stay safe and have a great summer wherever you are. Contact Ken Hanusa at 608-370-3879 for information.

Tennis

Tennis is winding down and if we have enough players we will continue to meet on our courts Monday thru Friday at 8:30 AM. We will only be needing the East court so pickleball player are welcome to use the West court any time they wish.

Jim Riedl

Wells Belles

Wells Belles President- President Kris Perry; Vice President Diana Butzlaff; Treasurer Donna Breezee; Secretary Laveda Files; Ex Officio Carol Weber

Our March meeting was the annual Baskets and Bonnets Luncheon. Sue Berg and Nancy Fochs did a fantastic job of organizing the event. Ken Hanusa was our auctioneer, assisted by his sidekick, Kathy Kosilla, so a fun time was had by all! And the baskets this year were phenomenal, as usual! Thank you to all who stepped up to make this event a great success. The free will donation and the proceeds from the auction came to \$5329, which was donated to "STEAM", a scholarship program in Mesa.

Our last meeting of the season is April 7th. Those wishing to attend a no-host lunch at Flights restaurant will meet there after our business meeting. Be sure to sign up in the card room so Wanda can let them know how many will be attending.

Be safe this summer and take care of yourself. We look forward to seeing everyone again next fall when our meetings resume on November 3rd.

Happy Birthday

APRIL BIRTHDAYS

Reiten, Jon	04/01	Aakre, Judith	04/09	Vinje, Kay	04/22
Wodtli, Bobbi	04/01	Caligiuri, Phil	04/10	Gasswint, Pamela	04/22
Bowerman, Patricia	04/02	Price, Donna	04/11	Munsey, Kyle	04/23
Patton, Joe	04/02	Fortney, Kathy	04/13	Tunis, Betty Lou	04/24
Lewis, Barbara	04/03	Swirlbul, Evelyn	04/13	Schneider, Dolores	04/24
Wilson, Lois	04/03	Winkels, Bob	04/13	Welder, Dorothy	04/25
Bigler, Debbie	04/04	Fochs, Nancy	04/14	Falconer, William	04/25
Buck, Tad	04/04	Pearson, James	04/14	Hill, Gary	04/26
Herms, Gail	04/06	Christensen, Jim	04/15	Hillyer, Carlene	04/27
Bergeson, Terry	04/07	Urness, Reginald	04/16	Korn, Russel	04/27
Anderson, Richard	04/08	Bauman, Evelyn	04/16	Cowperthwait, Bill	04/29
Alt, Roger	04/08	Johnson, Mitch	04/17	Essmeier, John	04/29
Stefanowski, Connie	04/08	Stutzman, David	04/19	Tangeman, Dorothy	04/29
Joerger, Vi	04/08	Bergeson, Wendy	04/20	Boden, Linda	04/29
Kelly, Loretta	04/09	Blaurock, Michael	04/20	Van Gorp, Ron	04/30
		Karlin, Gaye	04/21	Schoneman, Vernon	04/30

Happy Anniversary

APRIL ANNIVERSARIES

Creasey, Harold & Donna	04/07/1951	Shollenbarger, Thomas & Linda	04/22/1967
McNaughton/Vanover, David & Cherie	04/10/1999	Brown, Lawrence & Patricia	04/24/1971
Rolle, Richard & Darlene	04/12/1958	Helgeson, Bob & Jane	04/26/1986
Urbatsch, Gene & Penelope	04/13/1985	Resseguie, Roger & Gerry	04/27/1958
Calhoun, Kent & Teri-Lyn	04/15/1978	Paplow, Richard & Linda	04/28/2001
Adams, Edmund & Karen	04/17/1998	Wodtli, Dennis & Bobbi	04/28/1973
Boughton, Steve & Nova	04/18/1964		

In Memoriam

On a Personal Note

Sign up to pack food for Feed My Starving Children on Monday, April 11. We meet at the clubhouse at 1:30 and are back by 4. Sign up sheet is in the card room. If questions call Diana Butzlaff at 612-618-4393

If you checked out a black chair with wheels from the clubhouse, 3/8/22, please return it. If you know who did please call the office or Sharon Nelson.

THE WELLS 2022 CALENDAR OF ACTIVITIES

ACTIVITY	CONTACT	PHONE	Mon	Tue	Wed	Thu	Fri	Sat	Sun	REMARKS
500 (Cards)	Peggy Queensland	507-440-7557						6:30 PM		Clubhouse
Bocce Ball	Rick & Darlene Snyder	330-502-9035		1:00pm		1:00pm				Bocce Court
Billiards-Men			10:00 AM	10:00 AM	10:00 AM	10:00 AM	10:00 AM	10:00 AM		Billiards Room
Bingo	Ron Knoll	218-838-3940	7:00 PM							Clubhouse
Bowling	Sharon Nelson	605-809-6147		3:30 PM						Bowling Alley
Bridge-Cards	Marlene Shadel	480-532-1508		12:30 PM						Clubhouse
Card Making	Karen Turner	319-573-7608	9:00 AM							Craftroom
Dominos/Mexican Train	Jean Mallory	615-969-6197							1:00	Clubhouse
Game Night	Mary Miller	515-238-0503			6:00PM		6:00 PM			Clubhouse
Golf - Couples/Singles	Ron Kelly	641-344-7080			2:30PM					Begins Jan 2020
Golf - Mens	Bernie Pilschke	480-809-6216					8:30 AM		sign up	By Tues Noon
Group Exercises	Sharon Hoffer	480-261-3892	7:30 AM	8:00 AM	7:30 AM	8:00 AM	7:30 AM			Clubhouse
Hand & Foot-Cards	Dale Emerson	480-734-7095			1:00 PM					Clubhouse
Hand, Foot & Toe Cards	Mary Miller	515-238-0503	6:00PM							Card room
Line Dancing	Nancy Neus	507-582-3126			3:30 PM	3:30 PM				Clubhouse
Mahjong	Jean McGuire	763-360-1215	1:00 PM							Clubhouse
Needle Work Circle	Evelyn Bauman	480-510-3779				1:00 PM				Clubhouse
Pickleball	Laveda Files	515-480-1420	10:30AM	10:30	10:30AM	10:30 AM	10:30AM	10:30 AM		Pickleball Court
Pickleball	Laveda Files	515-480-1420	3:00PM	3:00PM	3:00PM	3:00PM	3:00PM	3:00PM		Pickleball Court
Pickleball-Novies	Laveda Files	515-480-1420		2:00pm		2:00 PM				Pickleball Court
Pinochle	Gerry Resseguie	303-776-5415		6:00 PM						Clubhouse
Quilt Group	Bobbi Woodtl	360-990-4434					10:00 AM			2nd & 4th Fri
Rummikub	Phylis Maxell	480-248-8251	1:00 PM							Card Room
Shuffleboard	Ken Hanusa	608-370-3879	9:00 AM		9:00 AM		9:00 AM			Shuffleboard Court
Stained Glass	John Berg	480-396-0891			10-Noon					Craftroom
Tennis - Off site	Jim Riedl	480-832-7853	9:00 AM				9:00 AM			AWRVP
Tennis-on site	Jim Riedl	480-832-7853		9:00 AM	9:00 AM	9:00 AM				Tennis Court
Texas Hold'em Beg	Rodney Shelton	608-712-6332		5:30 PM						Card room
Texas Hold'em Int	Rodney Shelton	608-712-6332						1:00 PM		Card room
Texas Hold'em Adv	Rodney Shelton	608-712-6332		7:00 PM						Card room
The Wells Jammers	Bill Behrens	218-760-0419								Clubhouse
Water Aerobics	Ronnae Berry	303-775-4201	8:30 AM	8:30 AM	8:30 AM	8:30 AM	8:30 AM	8:30 AM		Pool
Wells Belles	Kris Perry	208-451-3890				1st Thurs				Clubhouse
Wells Singers	Rochelle Catlin	715-595-6421	10:00 AM							Clubhouse
Wood Carving	Jim Christensen	480-807-1068		9:00 AM						Conference Room
Writers Group	LeeRoy Perry	208-451-3890								Conference Room
Yoga - Women's				7:00 AM		7:00 AM				Clubhouse
Yoga - Men's				9:00 AM		9:00 AM				Clubhouse

****Contact Office for any changes 480-641-3776**

Special events etc.: See office calendar and bulletin board postings.