

August 2022

# The Wellspoken

THE WELLS  
A 55+ COMMUNITY

## Important Dates to Remember

- ◆ Thursday August 4th Wells Belles Lunch at 3:00pm in the Clubhouse
- ◆ Thursday August 11th Strawberry Shortcake at 5:30pm in the Clubhouse
- ◆ Tuesday August 16th Pulled Pork Sandwiches at 5:30pm in the Clubhouse
- ◆ Saturday August 20th Meet Your Neighbor Potluck at 5:00pm in Clubhouse
- ◆ Thursday August 25th Chicken Enchilada & Salad at 5:30pm in the Clubhouse

**The Deadline for the September  
Wellspoken is August 26th, 2022**



Website: [thewellshomeowners.com](http://thewellshomeowners.com)

Email: [office@thewellshoa.com](mailto:office@thewellshoa.com)

## **The President's and HOA manager's report will be combined.**

Monsoon season is in full swing and there are many weeds popping up around the community. Please be sure to maintain your lots or arrange for a caretaker to maintain them for you while away. It is important to have a caretaker pass by your lot after any storms to watch for any damage that may have occurred.

This is a friendly reminder that mattress, TV's, appliances, furniture and large items are not to be disposed of in or around the trash bins. Please contact the office to schedule bulk trash pick up with the City of Mesa. Fees do apply.

There have also been a few issues with exterior work being done with out a completed or approved ARCH form. All exterior work done to each lot MUST have an approved ARCH form. Forms can be found in the office.

**Please pick up after your pets. Thank you**

Jim Riedl, The Wells Board President

*Mindy Hopkinson, 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)**

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.

## **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.

The gutters around the clubhouse were installed back in May and have been tested with monsoon season in full wing. They are working great and diverting the water away from the Clubhouse.

## **Clubhouse Committee**

Summer Charman( April-November), Marlene Trunkenbolz 480-242-7973  
Sharon Nelson, Chairman 605-809-6147; Board Liaison: Nancy York;  
Members: Laurie Page, Marion Roberts, and Marla Hausauer

There are two issues we would like all Wells community members to pay particular attention to.

1. The Clubhouse will be locked around 8pm Mon., Wed., and Fri. and around 6pm Tues., Thurs., Sat., and Sun. If a door is locked and you unlock it, you must re-lock the door as you exit. If you are a renter and do not have a key, please obtain one from the owner, the office can not give you a key.
2. When wanting to reserve the clubhouse for a personal activity you must fill out a reservation form, clear the date with the HOA office and provide a \$ 100.00 deposit check which will be returned to you if the clubhouse is left in proper order. Please give several days to a weeks notice of your request. If you want to use the refrigerator or freezer space you must sign out a key from the office and return the key as soon as the office opens. The clubhouse representative will need to meet with you prior to reserving and after you close the clubhouse that day or the next day if it is late. Check will not be returned until these meetings have taken place. Thank you for your cooperation. - Marlene Trunkenbolz -#035-605-809-6147

## **Wells Belles**

WELLS BELLES GATHERING: Please join us on August 4th, as the Wells Belles gather at the clubhouse for a Beat the Heat, Summer Wine and Cheese Party. Due to the extreme heat we experience this time of year, we are keeping our August gathering in the community. Meeting from 3:00pm to 5:00pm. A sign-up sheet is currently posted on the Wells Belles Bulletin Board in the clubhouse card room. There will be no charge for this event, but we do ask attendees to please bring your favorite beverage and an appetizer to share. Drink and tableware will be provided.

We look forward to seeing you all at this fun and casual gathering.

Your Hostesses: Judy Craver and Barb Cramer

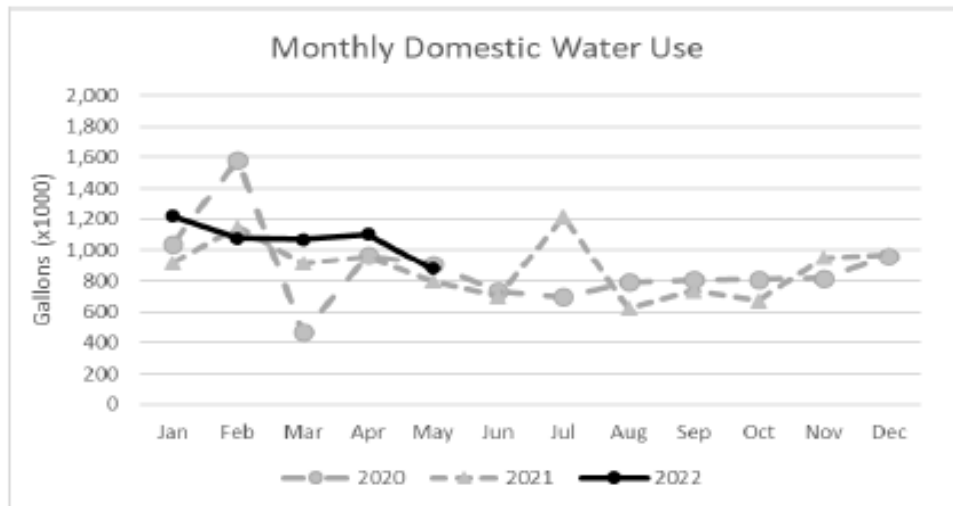
## Financial Report thru June 2022

Chairperson - Mark Collins

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

Board Liaison - Marge Lesnever

YTD Income	Budget	379,867.00	
	Actual	386,832.49	
	Difference	6,965.49	more than budget
YTD Operating Expenses	Budget	339,570.00	
	Actual	299,505.87	
	Difference	40,064.13	less than budget
YTD Out-of-Ordinary Net Expense		50,083.81	
YTD Total Expenses		349,589.68	
Checking Account		50,103.16	
Reserve Accounts	Operational Reserve	183,438.67	
	Capital Reserve	634,485.05	
	Total Reserves	817,923.72	
Accounts Receivable	Total Receivables	3,713.00	
	Monthly Change	1,703.00	increase



# Summer Activities

<b>Mondays</b>	8:30 to 9:15 am	Water Aerobics
	6:00 PM	Hand-Foot-Toe card game
<b>Tuesdays</b>	8:30 to 9:15 am	Water Aerobics
<b>Wednesdays</b>	8:30 to 9:15 am	Water Aerobics
	12:00 PM	Hand & Foot card game
	6:00 PM	Game Night
<b>Thursdays</b>	8:30 to 9:15 am	Water Aerobics
	1st Thursday	Wells Bells out to Lunch - sign up at the club house
	1:00 PM	Needle Work Circle
<b>Fridays</b>	8:30 to 9:15 am	Water Aerobics
	6:00 PM	Game night
<b>Saturdays</b>	3rd Saturday	5:00 pm Meet Your Neighbor Pot Luck Sign up at the club house
<b>Sundays</b>	1:00 PM	Mexican Train Dominoes
<b>Note:</b>	Special Events	See Bulletin Board Postings Special Summer Events 4th of July BBQ Pot Luck Labor Day BBQ Pot Luck

# Happy Birthday

## **AUGUST BIRTHDAYS**

Bergeson, Mitch	08/01	Queensland, Peggy	08/13	Page, Laurie	08/21
L'heureux, Joe	08/01	Messing, Marvin	08/13	Files, Laveda	08/22
Wasmund, Diane	08/03	Berg, John	08/14	Bronson-Koppi, Karen	08/23
Essmeier, Greg	08/04	Tomasic, Robert	08/15	Gilmer, Lillian	08/24
Monigold, Patrick	08/04	Hagen, Calvin	08/16	Thurston, Andrew	08/24
DeWeerd, Theresa	08/06	Torres, Oscar	08/16	Dallio, Diane	08/25
Hayward, Brenda	08/06	Schroedel, Christine	08/16	Larson, Bruce	08/26
Skinner, Betty	08/08	Peterson, Darlet	08/17	McDermott, Don	08/26
Boughton, Nova	08/08	Dorazio, Janet	08/17	Parker, Susan	08/26
Neus, Nancy	08/08	Ogle, Bill	08/17	Schultz, Carolyn	08/26
Miller, Curtis	08/08	Lyle, Bill	08/18	Todd, Mary Joan	08/26
Gibson, Charles	08/09	Allen, Diane	08/18	Ahlquist, Russell	08/27
Collins, Mark	08/10	Hausauer, John	08/18	Anderson, Bonnie	08/28
Lyle, Stella	08/10	Jenkins, Ivan	08/18	Sorgaard, Sylvia	08/28
Nelson, Sharon	08/11	McNew, Mary	08/18	Graham, Karen	08/30
Urness, Roselynn	08/12	Iverson, James	08/20	Turner, Karen	08/30
Nelson, Sylvia	08/12	Iversen, Grace	08/20	Gaiovnik, Sharon	08/31
Nelson, Richard	08/12	Rogalla, Katherine	08/20	Danczyk, Michael	08/31
		Crossman, James	08/21		

# Happy Anniversary

## **AUGUST ANNIVERSARIES**

Chester, Wayne & Carrol	08/03/1963	Urness, Reginald & Roselynn	08/13/2005
Perry, Lee Roy & Kris	08/05/1978	Kubik, Don & Monte	08/15/1970
Caligiuri, Philip & Gail	08/06/1966	Dabbert, Steve & Joan	08/19/1978
Winkels, Bob & Gloria	08/09/1975	Vinje, John & Kay	08/22/1970
Bergeson, Mitch & Tamra	08/09/1980	Speaks, Jeffery & Sonia	08/27/1988
Aakre, Nelson & Judith	08/10/1968	Boe, Bob & Debbie	08/28/1971
		Iversen, James & Cindy	08/31/1984

## **In Memoriam**

Bill Cowperthwait Lot # 412 passed away on Saturday July 16th, 2022

Sonny Olson Lot # 328 passed away on Sunday July 17th, 2022

## **On a Personal Note**

I wanted to say thank you again to the ladies of the Wells. Your generosity is overwhelming. I so much enjoyed doing the lunch, but even more so I enjoyed spending time with this awesome group of women. - Thank you –Julie Shelton

*Dear The Wells Bells, Mesa, AZ,, Thank you for your generous gift of \$600.00 on 07/13/2022, to the American Foundation for Suicide Prevention. The American Foundation for Suicide Prevention is dedicated to saving lives and bringing hope to those affected by suicide. AFSP creates a culture that's smart about mental health through education and community programs, develops suicide prevention through research and advocacy, and provides support for those affected by suicide. Led by CEO Robert Gebbia and headquartered in New York, AFSP has local chapters in all 50 states with programs and events nationwide. Learn more about AFSP in our latest Annual Report, and join the conversation on suicide prevention by following AFSP on Facebook, Twitter, Instagram, and YouTube. Thank you for supporting suicide prevention. Sincerely, Mike Lamma  
VP of Development and Field Management.*