



www.WeAreVision.com/STR

SPRING TIME

in San Tan Ranch

1st Quarter Improvements

Upcoming Community Events

Community Block Walls

ProQual Landscaping

Phone:
480.759.4945

FAX:
480.759.8683

1ST QUARTER PROJECTS



This year is the year of landscaping at San Tan Ranch! We are super excited to announce we have completed the following projects: plant and tree replacement throughout the common areas, erosion repairs, removal of all desert carpet plants along the canal, granite installation and retention area river rock clean up. We are working on getting all the weeds sprayed in the turf areas to ensure our summer grass looks great! We recently had all the citrus tree bottoms painted to prevent sunburn. If you drive through the community you will notice they are painted white. At the barn park, we had the ramada flooring redone and it looks great. We are also working on getting the tables at both the barn and basketball park repainted. If you see anything as you are walking through the community that needs repair or improvement, please email SanTanRanch@wearevision.com.

Our goal is to keep improving and making the community a clean and well maintained neighborhood for all homeowners to enjoy!

Trailers/Boats/RVS

These items can **ONLY** be in view for **unloading and loading purposes**.

They need to be stored out of view at all other times. They cannot be stored behind your side gate as they need to be out view from the common area & neighboring properties.

Vehicle Parking

Please park in your garages or driveway. Street parking makes it more difficult to see pedestrians, and children riding their bikes.

If you need to park on the street, make sure you park the correct direction, do not block any sidewalk areas and only park in front of your home.

Weeds

We are still seeing yards with excessive pesky weeds.

Please take the time to remove your weeds and maintain your front yard to keep the entire community looking nice and clean.



San Tan Ranch

Spring 2024

Community-Wide Garage Sales

Presented by Jim & Pam with RE/Max Solutions

Saturday, March 16th: Be sure to register by March 9th in order to be included in the garage sale map. To register email: rockazrealtor@gmail.com

Baseball Night

Presented by Jeffrey Hester

Thursday, March 21st 4PM – 5:30PM

The Barn Park – 3663 S Cupertino

Games, raffle, snacks, create your own baseball card!

Easter Egg Hunt

Sponsored by Tina Nerland with ProSmart Realty and Bryce Nerland with Starboard Financial

Saturday, March 23rd

The Barn Park – 3663 S Cupertino

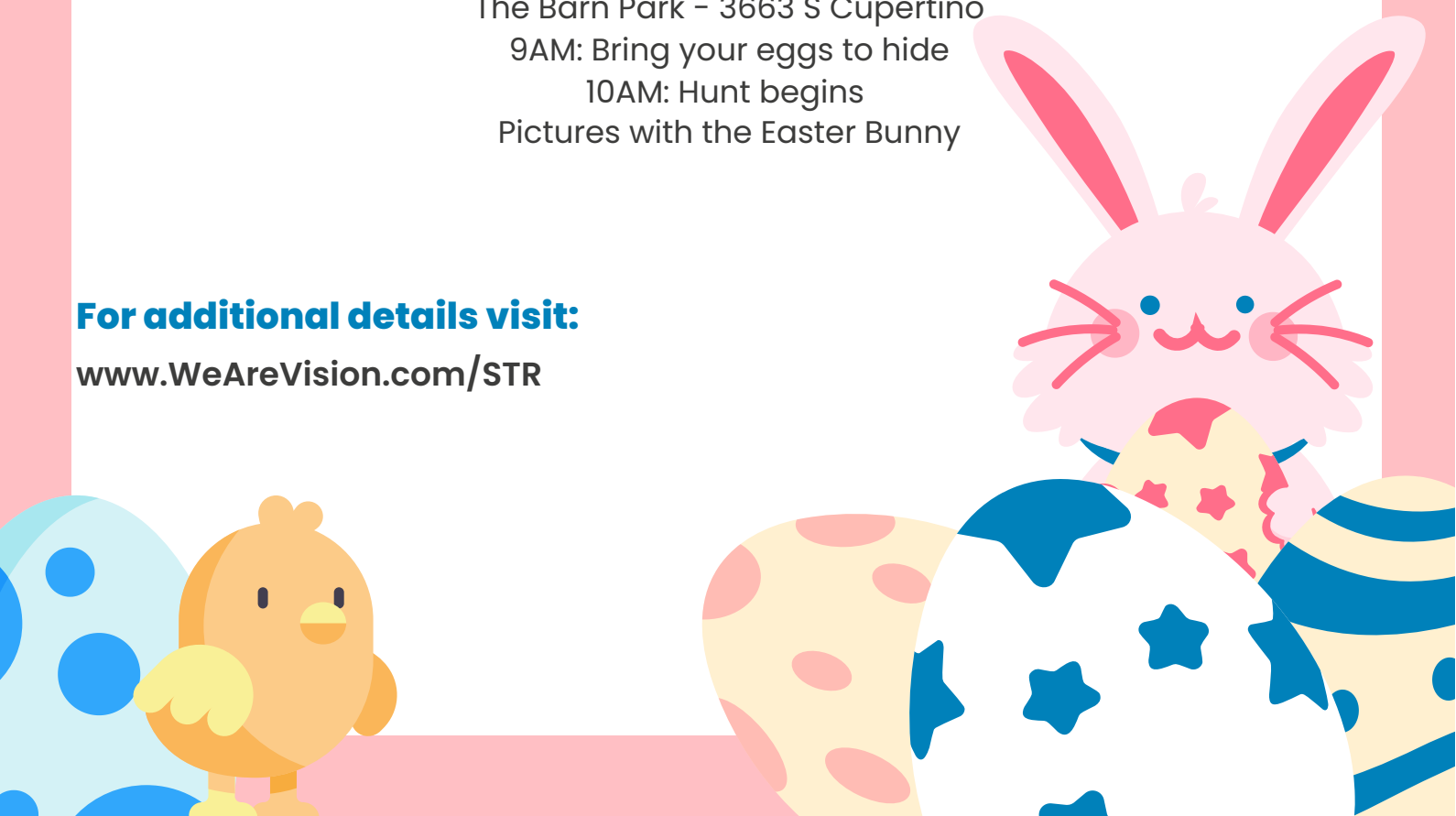
9AM: Bring your eggs to hide

10AM: Hunt begins

Pictures with the Easter Bunny

For additional details visit:

www.WeAreVision.com/STR





community BLOCK WALLS

We are working our way through the community inspecting the common area walls to check for any repairs that might need to be made. The walls are aging and we are seeing more wear and tear on them. Please make sure you not over watering and causing damage to the joint common area walls.

Also, we cannot have anyone backwashing their pools into the common areas. This causes damage to the walls and the landscaping which increases the HOA's cost to repair.

Please note, any joint common area wall repair that is completed and the damage has been identified as coming from the inside of the wall each owner will be charged back at 50% of the repair.



Homeowner PORTAL

The portal is a great tool to keep yourself up-to-date on your account. Owners can review account balances, make an online assessment payment, or download Association documents and forms by registering for the homeowner portal on our website WeAreVision.com/STR.

When making your assessment payments please keep in mind the recent assessment increase to \$143.00 quarterly.



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Email: SanTanRanch@WeAreVision.com



San Tan Ranch Homeowners Association

Sustainable Landscape Management – Seasonal Pruning

Plant Rejuvenation

Trimming back or cutting back Yellow Bells (*Tecoma stans*), also known as Arizona Yellow Bells, is necessary for several reasons:

1. Encouraging Bushy Growth: Pruning encourages the plant to grow more densely, resulting in a fuller appearance.
2. Shape Control: Trimming helps maintain a desired shape or form, preventing the plant from becoming too leggy or unruly.
3. Removing Dead or Diseased Branches: Cutting back allows for the removal of dead, damaged, or diseased branches, promoting overall plant health.
4. Promoting Flowering: Pruning can stimulate new growth, which may lead to increased flower production.
5. Preventing Overgrowth: Yellow Bells can become invasive if not properly maintained, so cutting back helps control its spread.
6. Enhancing Aesthetics: Regular pruning can improve the overall appearance of the plant and the landscape.

