



Picacho Hills Property Owners Association
PO Box 51
Fairacres, NM 88033

NEWSLETTER

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Fall, 2014

Serving your community since 1984 • Visit us @ www.picachohillspoa.com

INSIDE THIS ISSUE:

President's message	1
Water Issues	2
Programs & Projects	3
Environment	4
Community Interest	5
Communication	6
Membership form	7
Board of Directors	8



Lights!
Camera!
Action!



We all know how beautiful Picacho Hills and the surrounding area are to us and so does Hollywood. Recently, a Hollywood production spent several days filming the movie Captain Fantastic in our neighborhood and the local area. It set a buzz in Picacho Hills that had many talking. The production company was also kind enough to give a small monetary donation to the PHPOA.

On October 16 at 5:30, Dona Ana Mutual Water will come to the PH Country Club to present the infrastructure improvement plans for Picacho Hills. This will be a good opportunity for you to see the extreme conditions of our water and sewer systems and what is being done to update them. Two free drink tickets per household and snacks will be available thanks to our Hollywood benefactors.

I want to personally thank each property owner for your membership in the PHPOA. Your dues help maintain the beauty of our entrance and gives us the means to print the neighborhood directory and newsletters.

In order to keep things green and keep the costs down, the newsletters will be delivered to PHPOA members via email. Additionally the newsletter may be downloaded from our website which is available to all and includes archived newsletters as well as other noteworthy information. Your Board of Directors has taken pains to reduce costs. We understand our fiduciary responsibility to our members and take it seriously. Please read the article concerning the current water situation in Picacho Hills.

I hope you have all had a wonderful summer, and wish your fall and winter to be kind to your family.

Kay Trujillo, PHPOA President

It seems that the subject of water supply has again become a prominent and somewhat polarizing issue in Picacho Hills. Since the DAMDWCA has acquired the former utility (with the blessing of the courts and the PRC), there have been many changes in operational rules, rates, etc. related to our water supply. Some folks have embraced the changes with the understanding of how fragile our current water supply infrastructure is and how much this acquisition will benefit Picacho Hill residents in the future. Others, for whatever reason, seem to be intent on resuming the water battles of several years ago with a new target.

The role of the PHPOA in the transition has been to provide means for all residents of Picacho Hills access to the DAMDWCA for signing up as well as to provide information regarding the current state of affairs to our members. We have organized several meetings here in Picacho hills for the purpose of enabling users to sign up for service and to provide information regarding future plans. DAMDWCA has identified a several projects necessary to assure continuous water and sewage services for the growing population of Picacho Hills. These include:

- Replacement of the current water tank. The current tank is not repairable, and will be replaced with two tanks located at a higher level to provide the capacity 1.7 million gallons for the growing population.
- Upgrades to the wastewater treatment plant and sewage lines
- Activation of well #15
- New shop building at Picacho Hills
- Fire hydrant testing

Some of these are still in planning stage, and others are underway or scheduled. A meeting has been scheduled for **October 16** at the clubhouse in which the DAMDWCA will provide updates on plans and schedules for all of the various projects. For up to date information you can go to the DAMDWCA website. In addition to meetings we will provide important updates in the PHPOA website as they become available.

One footnote to the water issue - There is a rumor floating around the community that there was no outstanding financial obligation by the PHPOA to the law firm that was engaged by the PHPOA several years ago for support in battles with the previous utility company. As with most rumors, this one is absolutely untrue. If you are a member who would like additional information you can email us directly or contact us through the PHPOA website, and we will be pleased to discuss it.

- PHPOA Board of Directors
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Merchant Discount Program – Rosie Jay

The Merchant Discount Program is one of the most popular benefits of PHPOA membership. Folks have figured out that annual savings can easily defray the cost of PHPOA membership. The program continues to expand; we now have 50 participating merchants, an increase of 47% over a year ago. New additions to the list since our last newsletter include: Aguirre Auto Service, Gent's Barber Shop, Littlefield Landscaping, Nip 'N' Tuck, Sonoma Family Dental, The Hatch Chile Store (seasonal only), Dusty Paws, Massage Envy Spa, and Q's Steak-Pasta Restaurant. Enchanted Gardens has been dropped since they are no longer in business.

When a new merchant joins, they are introduced under the HEADLINES area of the website (www.picachohillspoa.com). Contact information for participating merchants along with the nature of the service or products and the discount agreement are published in our Merchant Discount Program listing. This list can be viewed on the PHPOA website and can be downloaded as a PDF file.

Please frequent these businesses and restaurants and take advantage of this membership benefit. If you have any suggestions for a new business/restaurant please email me at rbjay44@gmail.com or call me at (575) 649-3594.

New Project – Welcome package for new residents – Rosie Jay

The Board has decided to provide a Welcome Bag to each new Picacho Hills resident. Information contained in this packet include important phone numbers, where and how to obtain mailbox keys, requirements for obtaining a NM driver's license and vehicle registration, etc. Also included are a Las Cruces Community Guide, map of Las Cruces, PHCC brochure, the latest issue of the PHPOA Newsletter, the PHPOA Merchant Discount List, the Picacho Hills Directory, and ,of course, a PHPOA membership application form. Please let us know when a new person moves into your neighborhood so that a packet may be promptly delivered. Contact us at phpoanews@gmail.com

Newsletter Distribution – Rosie Jay

As we go to electronic distribution, we want to make sure that residents without internet access will also be able to obtain the newsletter. If you know of someone who does not have website access, please let them know that copies will be available at the country club. If anyone is unable to obtain a copy at the club due to physical limitations, please contact Rosie Jay at (575)649-3594 so arrangements may be made.

Dump Your Stuff

The PHPOA has arranged for two dumpsters to be delivered to Picacho Hills on Friday, October 17. This is an opportunity to get rid of things like worn out furniture, construction waste, yard cuttings, etc. that are usually too large to be handled by our waste management providers. This is a complimentary service provided by the South Central Solid Waste Authority. They will be located at: the corner of Picacho Hills Drive and Fairway Village Drive and at the corner of Via Norte and Vista Hermosa. Dumpsters will be removed on Monday, October 20.

Keep the Golf Course Clean – Forrest Beeson

For most of the month of September, the Club spent a lot of time and effort doing major maintenance on the fairways so that we have the best golf course in New Mexico. As my home sits along the 18th fairway, I took advantage of this opportunity to remove weeds on the easement that drops down to the course without the hazard of getting clobbered by an errant golf ball. As expected, along with a lot of weeds there were several golf balls. What I didn't expect was the amount of trash that I found. I picked up a couple of plastic cups, scraps of paper, a soda can, a beer bottle and more. I'm sure that some of this stuff, like newspaper and plastic bags, was blown in by the wind. But the heavier items most likely came from a few negligent people. Please take a few simple steps to help keep the course clean. If you're driving a cart and something falls to the ground, stop and pick it up. If you generate any kind of litter, take it with you when you're done playing. OK, if a small scrap of paper happens to get away from you it's not a real big deal. That piece of paper will degrade in a short time. However, plastics, cans and glass will not. They'll sit on the ground until someone picks it up. Some of what I found **should not** be on the course at all as the Club rules clearly state that food and beverages are not to be brought on to the club property! Please, let's all play by the rules.

Fall is here and that means that it's time to renew your annual property owner dues for 2015. Your Board of Directors has added more merchants to the Merchant Discount Program. That means more opportunities for you to save money. This past summer I saved more than my \$55.00 dues on just one automotive repair. When renewing, please remember to fill out the renewal/application form with your current contact information. That way we can keep you informed about what's going on in the community.

Forrest Beeson, Treasurer

Landscape Update – Chris Leyva

Storm Damage

We have had more than our share of rain in the past couple of months but thanks to Wasser and Wasser the weeds at the entrance to Picacho Hills have been kept under control. There was hail and rain damage to the "Y" area, and that area has been redesigned and rebuilt using a barrier and larger stone to prevent future washouts.

Tile Signs

Many of the original streets of Picacho Hills have tiled street signs. These signs, which were designed and created by an earlier PHPOA board, add some charm to our neighborhood. However over the years they have begun to show the effects of the elements and their age. As a result we are developing a project to restore these signs to their original condition. Missing tiles will be replaced, and posts and frames will be painted or replaced.

I would like to welcome Sheila Eilers to the landscape committee. Her hard work and knowledge have been invaluable.

Crime in the Neighborhood – Bruce Jay

The population of Las Cruces has grown to over 100,000 and even more when the population of neighboring towns is considered. There are some good things that result from the population growth. By passing the 100,000 mark Las Cruces has caught the attention of more national retail and restaurant chains and other businesses such as Dunkin Donuts and CVS which have or are in the process of adding second outlets. In general, this is a good thing for the whole area.

However, the growth also appears to have caught the attention of criminal types who now find more targets for their nefarious activities. A few weeks ago a vehicle parked in front of its owner's house here in Picacho Hills was burglarized. The particular vehicle was not locked so it would appear that this was a crime of opportunity. We can help reduce this type of crime by locking vehicles which are left outside overnight. Also, when driving around the neighborhood, we frequently see garage doors left open with no one in sight. There are dishonest people out there looking for just such an opportunity. It takes only a few seconds to grab a bag of golf clubs and throw them into the back of a truck.

More recently a Picacho Hills resident was followed to her house by someone with obvious criminal intent. Obviously the criminal was not waiting for an "opportunity."

As reported recently in the Sun-News, the Dona Ana County sheriff's office reported that there has been a spike in burglaries in the county and in District 2 in particular this summer. District 2 includes Picacho Hills as well as Fairacres, Shalem Colony, and Dona Ana. There were 29 burglaries in this area between July 1 and September 24. This is more than three times as many as in districts 1, 5, 6, or 7 in the same period and twice as many as in district 3 which includes the East Mesa area. The types of burglaries include auto, residential, and industrial, as well as breaking and entering.

There are several things that we can do to help ourselves:

- Lock your homes, including doors, windows, and gates, when you are away.
 - Lock your vehicles, even when they are parked in your driveway.
 - Don't leave your garage door open, even if you are elsewhere in your home or yard.
 - If you are going to be away from your home for any length of time have a neighbor keep an eye on your home and check it periodically as well as pick up any newspapers.
 - The sheriff's office also suggests that you document your belongings such as electronic devices, cameras, etc. by recording model and serial numbers and even photographing them. This aids the sheriff's investigation as well as increases the likelihood of recovering your property if it is stolen.
 - Finally, if you see suspicious persons or actions, do not hesitate to call the sheriff's office at. (575) 526-0795.
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Website – Bruce Jay

Since our new website went live in early March traffic has been substantial and consistent. Traffic understandably increased after release of the Spring Newsletter, but over the long term we have averaged about 300 hits per month. We have been able to operate the website with minimal support from our site developer, Digital Solutions, thus minimizing the cost of site maintenance. However, Digital Solutions has been very supportive when we have needed their help (mainly training me).

Besides the Newsletter the most popular download has understandably been the Merchant Discount List. The list is updated every time another merchant is added, and it is made available on the website for downloading in PDF format. Similarly, any changes in the PHPOA membership are also reflected in the membership list, and a downloadable PDF is available on the site. We try to make these changes in a timely manner because we are aware that some of our merchant discount participants use the website listing to confirm membership of customers requesting discounts. These are useful and popular features, but we want to make the site more attractive by adding more items and features that our membership will be interested in reading.

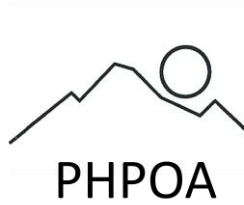
We would like to make the site interesting enough so that you will regularly go there to look for news of the neighborhood, projects, etc. This is your website. If you or your club, organization, or favorite charity is having an event that may be of interest to the general membership, or even if you are having a yard sale, we are pleased to put a notice in the HEADLINES section.

We would very much appreciate hearing of any thoughts that you might have that would make the website more serviceable. You can contact us either through the website (www.picachohillspoa.com) or via email (phpoanews@gmail.com).

Picacho Hills Real Estate Statistics for 2014 for homes, townhomes, zero lot lines, and condominiums May 1 through September 23, 2014

Provided by Laurie Beougher, RE/MAX Classic Realtor & Picacho Hills Resident

Description	#	Avg List Price	Avg Sold Price	Avg Days on Market
Active Listings	50	\$ 358,198	---	186
Under Agreement	11	\$366,360	---	155
Sold	12	\$ 265,908	\$ 259,884	65



PICACHO HILLS PROPERTY OWNERS ASSOCIATION

Membership and Directory form

Send to: Treasurer, PHPOA
 PO Box 51
 Fairacres, NM 88033

Date: _____

May also be hand delivered to the PHPOA drop box at the Clubhouse (note this is not the box for club or water payments)

Check one:

_____ New Member, _____ Renewal

Check enclosed for:

_____ \$55.00, one year dues for homeowner

_____ \$35.00, one year dues for lot owners

Picacho Hills Street Address: _____

Local telephone: _____

Mailing Address (if different) _____

mailing address, continued _____

(city, state, zip)

Member 1

Name _____ Email _____ Print in directory? Yes____, No____

Member 2

Name _____ Email _____ Print in directory? Yes____, No____

Other information or instructions _____

Position	Name	Phone	Term	Email
President	Kay Trujillo	575-649-2280	2015	katpaints@aol.com
Vice President	Bruce Jay	575-649-3594	2015	rbjay44@gmail.com
Secretary	Hazel Coelho	575-523-0004	2016	hazelcoelho@hotmailmail.com
Treasurer	Forrest Beeson	575-642-4939	2016	fmbeeson@gmail.com
Directors	Chris Leyva	575-323-3055	2015	elnino1@comcast.net
	Rosie Jay	575-649-3594	2016	rbjay44@gmail.com
	Sheila Eilers	575-526-6858	2016	sheilaeilers191@comcast.net

Standing Committees	Committee Chair	Members
Annual Meeting	Kay Trujillo	Hazel Coelho, Bruce Jay, Marilyn Leyva
Community Improvements/ Landscaping	Chris Leyva	Forrest Beeson, Sheila Eilers, Marilyn Leyva
Covenants/Safety/Security	Kay Trujillo	Bruce Jay
Directory	Rosie Jay	Nancy Fuller, Bob Oheim
Membership/Social Functions	Hazel Coelho	Rosie Jay, Marilyn Leyva, Kay Trujillo, Sheila Eilers
Merchant Discount Program	Rosie Jay	Hazel Coelho, Chris Leyva, Sheila Eilers
Directory Distribution	Rosie Jay	Marilyn Leyva, Sue Dueland, Sheila Eilers
Newsletter	Kay Trujillo	Bruce Jay
Nominating	Hazel Coelho	Kay Trujillo
Website Coordination	Bruce Jay	Forrest Beeson
Welcome Package	Rosie Jay	Kay Trujillo, Chris Piekarczyk

New Board Member – Welcome Sheila Eilers

I am originally from Iowa. We lived in Traverse City, MI for 10 yrs. and came to Picacho Hills nearly 4 years ago. We love this area for many reasons, but the beauty tops it all. I was in retail management for a number of years as a buyer and manager for a private chain of clothing stores for fifteen years and later managed a Gold Crown Hallmark store. During those years I served on the board of directors for a major mall for five years. I am currently a greeting card merchandiser at several local stores.

My husband, Ed, is Shop Foreman at Border International of Las Cruces, and if you are a golfer, you may know our son, Eli, who works here in golf operations. However what you may not know is that Eli is a senior at NMSU and has carried a 4.0 GPA for the last 12 yrs. We also have a dog named Lars. I like spending time with my family either watching sports or traveling the U.S. camping.