

# THE GBRITT

Sandia Heights Homeowners Association

Sep 2008

## President's Message by Sy Caudill

My BAD!

In my last article I stated that members could attend BOD and Committee meetings of the association. What I failed to do was address space and time issues and this led to an inconvenience for some of our members. If you would like to attend any of our meetings to either speak or listen we need to know in advance as our office meeting space is rather limited and meetings can run rather long depending on the topics. Please call the office and let our staff know that you would like to attend and they will put you on the list for that specific meeting. Same applies if you desire to present information, just let the staff know your topic and the Committee Chair will allocate a few minutes for you to present your position. Both of these will be on a first come basis and if space is an issue we may have to limit attendance. These actions are necessary to allow us to avoid overcrowding in a small office and for the BOD to accomplish our monthly agenda of business and actions. As always a chair may close a meeting and enter executive session at the chairs discretion. However, some open time will be available at all meetings if members sign up ahead of time for questions or comments. My apologies to those of you who showed up at the Parks and Safety meeting and were turned away, I should have been more detailed in my invitation to attend meetings and I should have had procedures in place.

Speaking of Parks and Safety, at the August BOD meeting the board voted to approve the following:

It is resolved that the position of the SHHA board of directors that SHHA will remain neutral in all of these matters; speed limits, emergency vehicle response time and speed bumps. Bernalillo County has the responsibility, processes and procedures in place for establishing/modifying speed limits, emergency vehicle response times and installation of speed bumps.

A great deal of controversy has arisen over these issues and we have a distinct division in our membership over them. Since the county has control we have determined that the best position for the organization is to facilitate communication between the county and our members while staying neutral as an association. Elsewhere in this issue is an announcement for a town-hall meeting chaired by the county on these issues. We would encourage members with input on these issues to attend and meet face to face with county representatives. Officers\directors of the association may be in attendance but they will be there in an unofficial capacity--speaking as individual homeowners. As a board and association we will remain neutral.

As you may have seen, we have been successful in getting road paving inside Sandia Heights and also on Tramway. Your association works these issues with our representatives and with county\state employees. We will continue to work these infrastructure issues as well as other issues relevant to our community but we need your help and volunteer support to keep these efforts alive. Please consider joining us. We have recently had two directors leave the association and would very much like to have volunteers sign up to replace these members--if you have some free time and would like to help improve your community please contact us at the office.

## Speed Resolution Studies in Sandia Heights

Hello GRIT readers. My name is Dave Mitchell, and I'm the County's Operations and Maintenance Director. Mr. Robert Baker is the County's Traffic Engineer within the O&M Department. I was asked, and am pleased to have the opportunity to write a guest column to explain the County's response to a recent request by the Traffic and Safety Committee of the Sandia Heights Homeowner's Association Board. The request was for an evaluation of San Rafael Avenue and Tramway Lane where 15mph speed humps exist currently.

A little background on speed limits and how they are set and changing them is in order. All Counties in New Mexico are technically arms of State government, so while the Counties can adopt independent Ordinances, Codes and Policies, they cannot supersede State Law. For speed limits, Bernalillo County does not have its own set of standards, but defers to the State Law governing evaluation and setting of speed limits. The County can perform a speed study to assess posted speed limits at its discretion based on any request that comes in. In addition the Federal Manual on Uniform Traffic Control Devices recommends studying speed limits every 5 years where changes are occurring, such as in Sandia Heights, where build out has occurred since the original speed limit signs were posted.

Obviously, a registered elected homeowner's or community association will always receive top consideration for an evaluation. Once the request is made, the criteria for a road's speed limit study is very well defined, and a standard form exists. Criteria include: 1. The type of terrain, ie: flat or rolling topography, 2. The type of development it serves ie: Residential, 3. The

classification ie: major arterial, divided highway, or local undivided 4. The width, 5. Quality of the surface, 6. Shoulder conditions, 7. The sight distance along curves or hills, 8. Average daily traffic volume in vehicles per day, 9. Reported Accidents, and finally, 10,11 and 12. average and other statistical speeds as actually measured on the roadway, along with ranges of speeds by traffic.

What is not involved in this study is the question of whether speed humps should or should not exist. That is the purview of the County's Traffic Calming Policy for which there is no corresponding State statute. While the two questions are not tied, one affects the other, for example there exists different style speed humps for different posted speed limits.

At the time of this writing, the County has completed one study for all of San Rafael Avenue. Tramway Lane in the area of the speed humps only, will be complete by the time a town hall meeting is scheduled for the County to present its results for both roads.

Again, the studies currently ongoing are not looking at whether speed humps should stay or go, although there are some interesting data points that were collected for speeds in the hump zones. Mr. Baker, who is conducting the speed study, and I are looking forward to meeting with you at the scheduled town hall meeting. We'll provide copies of the studies, and take questions. We know that residents of Sandia Heights are a passionate, intelligent and opinionated group and like their voices to be heard. Maybe fortunately this is an area where there is not room for opinion against the State study.

*Continued on Page 7*

## July 2008 Treasurer's Report ~ Ed Tull, Treasurer

<b>CASH FLOW</b>		<b>ACCOUNT BALANCES</b>	
		<b>Bank Accounts</b>	
<b>INFLOWS</b>		CD #2	\$36,643.16
ACC income	\$125.00	CD #3	\$15,364.33
Tram Pass Deposits	\$295.00	CD #4	\$103,050.19
GRIT Advertising	\$0.00	Money Market	\$12,902.57
Membership Dues	\$12,855.55	Checking	\$1,606.41
<b>TOTAL INFLOWS</b>	<b>\$13,275.55</b>	Cash Accounts	\$1,649.63
		<b>Total Bank &amp; Cash</b>	<b>\$171,216.29</b>
<b>OUTFLOWS</b>			
ACC	\$16.66	<b>ASSET ACCOUNTS</b>	
Community Service & Membership	\$0.00	Miscellaneous	\$1,379.21
Communications and Publications	\$2,952.31	Office Equipment	\$4,973.06
Executive Committee	\$748.13	Office Furniture	\$5,651.99
Insurance	\$0.00	Software	\$932.34
Office Expense	\$8,009.26	<b>TOTAL Asset Accounts</b>	<b>\$12,936.60</b>
<b>TOTAL OUTFLOWS</b>	<b>\$11,726.36</b>	<b>Liability Accounts</b>	
		Improvements & Legal Reserve	\$146,592.00
<b>OVERALL TOTAL</b>	<b>\$1,549.19</b>		
		<b>OVERALL TOTAL</b>	<b>\$37,560.89</b>

### **Announcements & Notices:**

- **OFFICE HOURS:** Monday – Friday 9am – 4pm.
- The office will be closed on Monday, September 1, in observance of Labor Day.
- SHHA Board Meeting – Wednesday, September 10 at 7pm in the SHHA Office.
- Coffeehouse – Saturday, September 13 at Church of the Good Shepherd
- Notary public services are free to members only. Please call to make an appointment.
- The Contractor Evaluation binder is a valuable tool for our members. The association would much appreciate your references for people or companies you use. Please fill out a contractor evaluation form and either mail or email it to our office. Thank you.
- Check out the SHHA website at: [www.sandiahomeowners.org](http://www.sandiahomeowners.org) for updates, neighborhood resources and classified ads from homeowners.



**Executive Committee**

President – Sy Caudill  
Vice President – Andy Anderson  
Secretary - Marsha Thole  
Treasurer – Ed Tull

**Board Members**

Phil Abshere  
Andy Anderson  
Kerney Bolton  
Bruce Childs  
Alyson Clark  
Frances Desonier  
Pete Heinstejn  
Jim Irving  
Phyllis Moore  
Suzanne L. Popejoy  
Burt O’Neil  
Mona Lee Schilling  
Steve Walsh  
Mike Winokur

**Office Staff**

Betsy Rodriguez –  
Administrative Assistant  
Sheraz Saint-Lôt –  
Administrative Assistant

**SHHA Office**

2-B San Rafael Avenue  
Albuquerque, NM 87122  
Office Hours: M-F, 9am-4pm  
Phone: 505-797-7793  
Fax: 505-856-8544  
Website:  
www.sandiahomeowners.org  
Email:  
[shha@sandiahomeowners.org](mailto:shha@sandiahomeowners.org)

**GRIT Editorial Policy is:**

- Attempt to publish both sides of every issue, including constructive criticism; no abusive or insulting remarks.
- Reserve the right to edit any submission.
- Not to print any unsigned letters or articles.



**Stats and more from the Sandia Heights Security Patrol**

Month of July Call Type	# of calls	Month of July Call Type	# of calls
Breaking & Entering	2	Suspicious vehicle	23
Alarms	36	Theft	2
Car accident	2	Personal threat	1
Fireworks complaint	12	Utility Co. assist	5
Fire	1	Special request	6
Front office	1	Customer assist	10
Loud music	2	Noise complaints	1
Lost/Found item	3	S.O. assist	1
Lost/Found pet	6	Parking problem	2
Mailbox vandalism	2	Vandalism	16
Motorist assist	7	Wildlife report	33
Motorcycle nuisance	1	Vehicle burglary	5
Open door/window	4	Newspaper pickup	21
Pet nuisance	2	Homeowners on vacation	247
Snake call	15	Special patrol	19
Salesman problem	4	<b>Total Calls</b>	<b>511</b>
Suspicious person	19		

NOTE: There were 29 bear sightings or bear related calls this past month. If you have questions regarding these stats, please call Security at 856-6347. Please call Security to confirm your membership with them.

**Bylaws Committee** ~ Chair, Marsha Thole:

We are seeking comments regarding how the Association might accommodate renters. In Home Owner Associations (HOAs) where membership is mandatory, there may be various classes of memberships. For example, renters might hold an associate's membership and pay regular dues or reduced dues to avail themselves of various authorized benefits. One common element is that renters do not have voting privileges, but they are extended other benefits that have nothing to do with the association's governing rules. There is no transfer of the membership itself, either. If you have any suggestions or ideas, please email or mail them in to the SHHA office to the attention of the Bylaws Committee.



# SHHA PARKS AND SAFETY COMMITTEE

~ Burt O'Neil

Sandia Heights offers its residents some of the most spectacular mountain and city scenery in New Mexico. We have parks in the heights and a long foot/bicycle path along Tramway Blvd. Unfortunately Sandia Heights does not have a system of foot trails. Joggers, bicyclers and pedestrians share our roadways with automobile traffic. One must always be alert to oncoming traffic and move off the road to let drivers go by. Pedestrian walkers should be in the oncoming automobile traffic lane so both the pedestrian and car driver can see each other. When a driver sees a person walking they usually move to the centerline and give the walker room. This is a coordinated maneuver and requires that both driver and pedestrian see each other and both take evasive action. Early morning, when it is cool, and in the evening after supper residents of



Sandia Heights jog or walk. This is especially true now in the summer, but many walk with their dogs and kids even in the winter.

The key safety feature for joggers, walkers, and bike riders is to be clearly seen by the oncoming automobile driver. This is generally not a problem during a cloudless midday but can be a problem early morning or during evening twilight. The SHHA does not recommend being on foot on any road in Sandia Heights when the visibility is bad. Walkers should consider the path along Tramway Blvd or drive over to the Elena Gallegos Park. This park is immediately south of Sandia Heights and has a vast array of foot trails. One can bring along a leashed dog. A year pass is available for about \$20. These trails are far from any automobile traffic.

Our concern is to address the existing reality of many Sandia Heights residents who desire to walk, jog or bike ride on the roads in Sandia Heights. The SHHA office has available safety vests to be worn by residents when walking on our roads. The vests are colored an emergency orange and have highly reflective material sown into them. They should be worn day or night. The emergency orange color helps during the day and the reflective material helps make you visible in the evening or at night. The SHHA charges \$2 per vest for members and \$4 per vest for non-members. The vests are on order and will be available in September 2008. The vests can be purchased during normal business hours at the SHHA office on San Rafael near Tramway Blvd.





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**Stephen Saint Onge** "The Home and Style Designer for the Everyday Family." He has made numerous television appearances on programs and networks such as *Oprah* and *The View*. His work has been featured in *House Beautiful*, *In Style*, *Child*, *Real Simple*, *Elle Décor*, and *Metropolitan Home*. Stephen's production company has just completed the pilot for his home and lifestyle television program.

## Green Ideas

Christina Brown

Phone 505-883-9657

Toll Free 877-GR-IDEAS

E-mail: [info@igishows.org](mailto:info@igishows.org)

[www.igishows.org](http://www.igishows.org)





*Sandia Heights Coffeehouse  
Concert Series Presents . . .*

From  
Garrison Keillor's

**"A PRAIRIE HOME  
COMPANION"**

**Robin & Linda  
Williams  
& Their Fine Group**

**Sat., Sept. 13  
7:30 p.m.**

**Church of the  
Good Shepherd  
7834 Tennyson NE**

**A free concert for all Association Members & Their House Guests**  
General Admission \$15/adults, \$10/teens & seniors, \$5/12 and under, under 5 free.

Robin & Linda appear regularly on Garrison Keillor's *A Prairie Home Companion* and are veterans of *Austin City Limits*, *The Grand Old Opry*, and *The American Radio Company* and tours with *Emmylou Harris*, *Mary Chapin Carpenter*, *The Seldom Scene* and many others. Mark your calendars!

*"Individually their voices can melt cheese, and in duet they can do all-purpose welding."*  
--Garrison Keillor

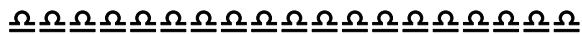
*"Among contemporary country performers, Robin and Linda Williams shine like a diamond amid rhinestones. Their sound is so sincere as to give the listener chills."—David Johnson, Boston Globe*

An all-age, alcohol-free event, presented by the Sandia Heights Homeowners Association, Community Service & Membership Committee. Doors to the Church Lower Hall will open at 6:45. No reservations required, there is plenty of seating. Refreshments will be available, but feel free to bring a favorite dessert. For more information or to volunteer, contact Linda Bolton, 856-7100 or [nlightsmgt@aol.com](mailto:nlightsmgt@aol.com).

*Continued from page 2*

Nonetheless we'd like to present the results, and proceed to make the road match the study, if changes are called for, in a reasonable timeframe. There will be plenty to talk about around merely the speed resolution study, so we hope to see you there.

*A Town Hall Meeting has been scheduled for Wednesday, September 17th at 6:30PM at the Church of the Good Shepherd, 7834 Tennyson. All parties interested in the speed studies that have been conducted on San Rafael and Tramway Lane are invited to attend. Dave Mitchell and Bobby Baker, O&M Director, and Traffic Engineering Manager will be present to explain the parameters of their studies and their findings. Mark your calendars and plan on being there.*



## **Recycling Update**



In response to homeowner questions about recycling options, I spoke to Mr. Larry Buynak, manager of Sandia Heights Sanitation.

As you may know, sanitation is a part of Sandia Heights Services (SHS) and they provide our weekly trash pickup. They also will pick up large items such as furniture for a modest fee, if you call in advance. Although the city of ABQ does provide curbside recyclable pickup, there is no such provision for recyclables here in the SHHA area. True, the underlying reason may be financial but it's more complex than that.

The winding and narrow roads of our neighborhood present a special challenge to SHS trash collection trucks. Consider that weekly recyclables pickup would require the purchase of an additional refuse truck and hiring an additional employee. Add to that the high price of diesel and you can see how it would be prohibitive in both cost and time for a dedicated recycle truck to drive throughout our neighborhood. And after collection, recyclables need to be transported to a private facility in the south valley, then bundled up and transported to Denver.

So, here is an option Larry suggested whereby SHS could help our community recycle. Depending upon community response he could make available a drop off area near the SHS office and we could bring our recyclables to them one afternoon a month. Now this would be for paper/newspaper/cardboard and plastics. Glass and aluminum have to be dropped off in one of the dumpsters behind Smith's. But this idea would be handy because it is closer than the other locales and shows community spirit.

I have also spoken to Ms. Kim McKibbin at the Solid Waste Dept of Bernalillo County. She is looking into options that might include a dumpster located along Tramway Blvd. Please do read the web page at [bernco.gov](http://bernco.gov) and go to Solid Waste to become informed.

I would like to get an indication of how many residents would participate in this effort. Please call or email the SHHA office by September 30<sup>th</sup> if you would be interested.

~ Alyson Clark, SHS resident

## ACC Activity Log

*The following is a summary of your Architectural Control Committee's activity since the last GRIT.*

Cognitive Behavioral Institute of Albuquerque – Monument sign. Approved  
48 Rock Ridge Road – ADA access ramp. Approved  
61 Pinon Hill Place – Replace roof. Approved  
323 Paintbrush Drive – Re-stucco & refinish trim. Approved  
531 Road Runner Lane – Garage & additions. Neighborhood Review completed. Approved  
552 Black Bear Road – Landscaping. Approved  
624 Cedar Hill Road – Sunroom. Approved  
636 Cougar Loop – Storage shed. Disapproved  
691 Black Hawk Drive – Replace roof, re-stucco, refinish trim. Approved  
699 Bluebird Lane – Revised photovoltaic system. Approved  
726-6 Tramway Vista Drive – Refinish trim. Approved  
727-6 Cedar Hill Lane – Replace roof, replace evaporative cooler. Approved  
805 Tramway Lane – Patio. Approved  
906 Tramway Lane – Replace roof. Approved  
949 Deer Drive – Re-stucco & refinish trim. Approved  
992 Lynx Loop – Re-stucco. Approved  
1111 San Rafael Ave – Deck. Approved  
1117 Rockrose Road – Replace roof. Approved  
1431 Honeysuckle Drive – Revised landscaping Plan. Approved

1457 Bluebell Drive – Replace roof, re-stucco, and refinish trim - Approved  
1519 Eagle Ridge Terrace – Replace windows. Approved  
1608 Quailwood Road – Plant tree. Approved  
1699 Quail Run Court – Refinish trim, garage door and gates. Approved  
1925 Quail Run Drive – Stucco, stone veneer siding, front patio wall. Approved with conditions on placement & height of wall  
2028 Quail Run Drive – Patio and landscaping. Approved  
2036 Quail Run Drive – Replace garage door & landscaping. Approved  
2516 Tramway Terrace Court – Replace evaporative cooler with HVAC equipment. Approved  
2702 Tramway Circle – Re-stucco. Approved  
2818 Tramway Circle – Re-stucco & refinish trim. Approved  
2875 Brushwood Street – Storage shed. Disapproved  
2887 Tramway Place – Replace evaporative cooler with refrigerated air. Approved with condition  
11106 Bobcat Place – Landscaping. Approved  
11109 Bobcat Blvd. – Landscaping & 2 shading devices. Landscaping approved, shading devices disapproved pending definitive drawings

*Check the ACC Project Log at the Sandia Heights Homeowners (SHHA) website [sandiahomeowners.org](http://sandiahomeowners.org). Click on [THE A.C.C.](#) then on [Architectural Control Committee Project Log](#) and read about all projects currently under ACC management.*

## Community Event Bulletin Board

*Not all of these groups are sponsored by SHHA. Information is provided to keep residents informed*

### **Sandia Heights 5<sup>th</sup> Annual Artist Studio Tour**

**Save these dates! Saturday and Sunday, October 25 and 26, 2008 1-5 pm**

Featuring works in watercolor, acrylics, oils, stained glass, gourds, fabric and mixed media. All Sandia Heights residents and their guests are welcome. Maps of the tour will be available in October at the Sandia Heights Homeowners Association office. For more information: [www.sandiahomeowners.org](http://www.sandiahomeowners.org) click on the News/Information tab and scroll down to view the two pages.

You can also come and see some of the tour artists' work at the next Sandia Heights Coffeehouse Concert, Saturday, September 13 at 7:30pm at the Church of the Good Shepherd.

**The Church of the Good Shepherd Preschool** is hosting a consignment sale fundraiser, called the "Closet Cleaner Sale," on September 20th between 9:00 a.m. & 3:00 p.m. in Fellowship Hall (downstairs--lower parking lot). The Church is located at 7834 Tennyson Street NE. Anyone can become a seller; visit [www.closetcleanersale.com](http://www.closetcleanersale.com) to download the contract and view the guidelines. Space is limited to 50 sellers, so sign up soon!

### **Sandia Heights Cork & Fork**

If you are a Sandia Heights resident, then you are eligible to join our Cork & Fork Group. We meet for dinner and wine in groups of eight every other month in Cork and Fork members' homes. Our yearly organizational meeting will be at the home of Larry and Kit Anderson, Saturday, September 13<sup>th</sup> at 4pm. If you are interested please call Larry or Kit at 821-3158.

### **Sandia Heights Wildflower Club**

LET'S GO HIKING!! The Sandia Heights Wildflower Club invites you to join us for a hike to the Embudito trailhead or to the Crest. We will have reconnoitered both sites to choose the best wildflowers.

Charles & Connie McDonald will lead the group on the hike and would like all participants to meet at 10:00 am at the Quail Run Shopping Center parking lot on September 6<sup>th</sup>. We will carpool to the wildflower location.





Sandia Heights Homeowners Association  
2-B San Rafael Ave NE  
Albuquerque, NM 87122

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## **PHOTO CONTEST!**

We are accepting entries for our annual photo contest for the 2009 Sandia Heights Resident Directory. Submissions are due to the SHHA office by November 15. If you are the lucky winner, your photo will be featured on the cover of the 2009 Directory, and you will be acknowledged as the photographer. Submission criteria:

- You must be a member of the Sandia Heights Homeowners Association and you must be an amateur photographer.
- Photos must be related to the Sandia Heights area (see the 2008 Directory).
- Photos must fit reasonably on the cover without loss of the composition.
- Photos must be in color, and may be submitted digitally, as a hardcopy or by email to [sandiaheights@comcast.net](mailto:sandiaheights@comcast.net).
- The resident must submit a statement that the photograph is an original taken by the homeowner, that he/she is not a professional photographer (in business as a photographer), and that you grant permission to SHHA to use the photo.

All entries may be picked up at the office once the Directory is published. Be creative and good luck!