

Roadrunner Holiday Food Drive

The food drive was a huge success. Many of you brought goods to the office for the food drive. Thank you so much!



Sandia Heights Coffeehouse Concert Series presents...



The Carolyn Martin Band in Concert on Saturday, January 12, 7:30 p.m.
at the Church of the Good Shepherd,
7834 Tennyson NE.

Carolyn Martin is an award-winning, Nashville-based vocalist. Carolyn and her band perform music ranging from their own originals to Bob Wills western swing classics, swing-era songs, show tunes from Broadway and Hollywood, and traditional country tunes. A 2011 Texas Western Swing Hall Of Fame inductee, Carolyn was named as the 2008 and the 2010 Western Swing Female Vocalist of the Year by the Academy of Western Artists. Her latest project, "Cookin' With Carolyn", was nominated by the WMA as both Western Swing Album of the Year and

Album of the Year, and she was also nominated for the Outstanding Female Vocalist award. Read more about Carolyn and listen to her music on www.carolynmartinmusic.com.

This will be an all-ages, alcohol-free event, presented by the Sandia Heights Homeowners Association Community Service & Membership Committee (www.sandiahomeowners.org). General admission will be \$15/adults, \$10/teens and seniors 60+, \$5/12 & under, under 5 free. Admission for SHHA members & their houseguests will be FREE. **Lower Hall doors will open at 6:30 for MEMBERS ONLY. Doors will open to the general public at 7.** Admission is at the door only--no advance tickets. Complimentary refreshments will be provided. For more information or to volunteer to help, contact Linda Bolton, 856-7100 or email: nlightsmgt@aol.com.



President's Message - Ann Zimmerman Italian Winters in Raton

For me, winter has always been a favorite time of year. I grew up in Raton, NM, and according to my Dad, we had nine months of winter, and three months of (d---) bad weather. One day, in December, my Dad brought home a bobsled, with a plate screwed on its hood "made in Italy". Dad had found this sled in an old run- down and falling down shed in Las Vegas, NM, with the very old owners, anxious to sell. Dad's job, on the Santa Fe Railroad, was Raton to Las Vegas. After bargaining with the owners, Dad put his prize on the train that snowy night, and brought it home, 709 Moulton Avenue, fondly referred to as the Old Pass Road.

Continued on page 3



SANDIA HEIGHTS HOMEOWNERS ASSOCIATION

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www.sandiahomeowners.org
Email:
shha@sandiahomeowners.org

GRIT Editorial Policy is:

- Provide information on subjects of interest to the community.
- Reserve the right to edit any submission.
- Not to print any unsigned letters or articles.



New on the Website! SHHA homeowner members can now log onto the SHHA website at www.sandiahomeowners.org. You will be able to update certain property information such as adding/changing a mailing address and directory preferences, as well as access member-only features on the website, for example: Tram pass availability. Your account has been created for you, but you must follow the reset password instructions to activate it.

The reset password tool is located here

<http://sandiahomeowners.org/my-account?view=reset>

After you reset your password, you'll be required to enter your user name and your new password. Your user name is your first and last name combined in lowercase. For example, Bob Johnson would have the user name bobjohnson. After successfully logging in, you may change your user name.

If you have any issues with your user name, you can retrieve it via email here <http://www.sandiahomeowners.org/my-account?view=remind>. Please don't hesitate to contact the office at 797-7793 if you have any questions.



Tram Passes: As of January 1, 2013 SHHA has purchased 8 corporate tram passes per day! Please call the SHHA office at 797-7793 or visit our website for details: www.sandiahomeowners.org.



SHHA Membership Cards: Check out the entire SHHA Member Benefits Program at sandiahomeowners.org and enjoy discounts at our supporting local merchants. The SHHA Merchant Benefits Program includes the following current participating merchants:

Asian Café - Bair Medical Spa - Best Way Carpet - Bob's Painting - Chiropractor, Mark L. Schwartz DC - County Line of Albuquerque - Curves - Dance Fitness Party - Granite Transformations – Hairstyling by Carlos - High Finance Restaurant - Sandiágo's Mexican Grill at the Tram - Jade Enterprises - Los Equipales - Massage Envy - New Mexico School of Music - Ready Blinds & Shutters – Southwest Propane - The UPS Store - 3B Yoga



Continued from front page

Dad was up early that morning, sitting at the table in his underwear, drinking a cup of coffee, and smoking his Camel Cigarettes. It was Saturday, and I was also up early, checking the snow level, hoping there was enough snow to sled. There it was, "Dad's prize". A sled, a very long sled, with a blue hood, a steering wheel, and even a rear brake! Now you can bet that not one kid in Raton, even me, had ever seen a bobsled except in a picture book or at the movies.

"Oh, Dad, where did you get it? Is it for me?" I was six years old, and this was absolutely the best surprise ever. A bobsled with a steering wheel just for me. I started to run outside in my pj's, but Dad stopped me.

"Blitz, get your snow clothes on, wake up your sister, and we will give it a try."

"Dad, Norma doesn't like to sled, she is always cold, and it will take forever for her to get up, and get dressed." "Ann, we'll wait for her." From Dad's response, even at six, I knew that this wasn't just for me. I would have to share Dad's prize!

Before we could get it to the street, Dad and I walked carefully around it, like he did when he was buying a new car. I saw the plaque on the hood, and at six years old knew the words made and in, but had to ask Dad what was the third word. Dad replied "Italy, Ann; made in Italy."

"What's Italy?" Dad answered

"Italy is a country in Europe, like New Mexico is a state in the United States of America."

"Can we go there?"

"No Blitz, a nickname Dad coined for me, there is a War going on, but someday I'll bet you get to Italy." After the walk around, Dad indicated that it needed some repair, but nothing major. The steering needed to be tightened, and the runners needed cleaning and waxing. I was not worried, K.P. Zimmerman could fix anything.

Two runs down Moulton Avenue, on our demon sled, with Norma driving, Dad braking, and me in the middle, the neighborhood began to awake. Kids burst out of their doors, running with excitement, and shouting "Can I have a turn?" Dad would not let me steer the sled. We would have to practice together, and he promised someday soon, I would be able to steer. Roy, Bob, Jerry, Norma, Mary Ann, Mary Lynn, and Geraldine took turns at steering that morning, and Pat, Jimmy, and I rode in the middle and waited to get older.

The bobsled would hold eight kids, all squeezed together. We used the big boys and a few brave girls to steer, and the strongest, we put on the brake. I can still see us whizzing down Moulton Avenue with eight on the sled, me driving, Bobby on the brake and Sandy Pittman (who was five) in a wash tub we tied on the back with a long rope.

Dad and the Italian bobsled he had bought for ALL the kids in the neighborhood were infamous in Raton. When I returned to the 25th and 50th year High School reunions, the conversations, laughs, and fond memories of Dad's "prize" were at the top of the list.



SANDIA HEIGHTS SERVICES (SHS) 10 Tramway Loop:

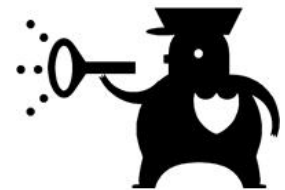
Please be reminded that Sandia Heights Services (they provide water, sewer, trash and recycle collection, and security services) is a subscription service separate from Sandia Heights Homeowners Association membership. Also, Membership in SHHA does not include Sandia Heights Security membership. You can call Security to confirm your membership with them. If you have questions regarding the following stats, please call Security 856-6347, mobile 263-4654.

Stats and more from the Sandia Heights Security Patrol:

Last Month	# of calls	Last Month	# of calls	Last Month	# of calls
Alarms	20	Motorist Assist	2	Special request	1
Animal control asst.	0	Dumped Material	0	Special (extra patrol)	13
Breaking & entering	2	Neighbor dispute	2	Suspicious person	11
Customer Assist	3	Newspaper pickup	35	Suspicious vehicle	20
Family Dispute	1	Noise complaints	1	Theft	0
Fire	1	Open door/window	7	Utility Co. assist	4
Fireworks complaint	0	Parking problem	3	Vandalism	6
Front office	4	Pet nuisance	4	Vehicle burglary	7
Loud music/party	0	Rescue assist	3	Wildlife report	0
Lost/found item or pet	3	Salesman problem	14	Total Calls	168
Mailbox Vandalism	0	Snake Call	1		

SECURITY TIPS:

All primary window locks should be in place and fully operational. Install secondary thumbscrew locks on guide rails. Place them in a location that prohibits the window from being opened more than a few inches. Also, make sure screens are in place and secure. (Note: Windows and pet doors are common illegal entry points)



If it snows while you're out of town, get a neighbor to drive into your driveway (SHS will do this, time and terrain permitting) and walk up to your door. Drifts of snow are a dead giveaway no one is home. Burglars don't take days off due to bad weather.

2013 Resident Directory and Guide

– here is the winning photo by Marie Wise that is featured on the cover of the directory. Directories are being mailed in early January. Also, we have an online directory that you can search by name or address. Please refer to the login information on page 2. If you have any questions do not hesitate to call the office at 797-7793 for assistance. You may submit your 2014 Directory photos at any time to sandiaheights@comcast.net.



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Member Benefits

- Copies, Faxes and Notary Services
- Annual Resident Directory & Guide
- ACC applications at no charge
- Free Classified Ads
- Free Sandia Peak Tram Passes
- Merchant Benefits Program: great discounts with cooperating merchants
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CSC Covenant Complaints - House Trailers, Trailers, and Recreational Vehicles

So far in 2012, Sandia Heights Homeowners Association (SHHA) Covenant Support Committee (CSC) has investigated 12 covenant complaints related to house trailers, trailers, and recreational vehicles being parked on homeowners' property longer than the times allotted by the individual unit covenants.

Most of these occurred in the spring and fall. In each complaint case, the homeowners were not in covenant compliance and were asked by the CSC to remove the house trailers, trailers, and recreational vehicles from their property by a specific number of days. SHHA members who own house trailers, trailers, camper trailers, boats, mobile homes, and recreational vehicles should check their Unit Covenants regarding the parking or storing restrictions on those items.

All of the SHHA covenants have some form of parking or storing restriction on house trailers, trailers, camper trailers, boats, mobile homes, and recreational vehicles. Unit covenants can be found on the SHHA website or by calling the SHHA office.



The Empty Nest - Rooms for Rent

Now that the house is "too big" for you it is tempting to make extra money by renting a spare bedroom or offer bed and breakfast (B&B) accommodations. We have received complaints of homeowners listing their homes on B&B websites for room rental by the day, week, or month. However, Sandia Heights is zoned Residential (single family) and therefore renting rooms is a Bernalillo County zoning violation. The Unit Covenants also prohibit renting rooms.

The CSC therefore asks that homeowners comply with both the Covenants and the zoning regulations and not rent out rooms. If you have already posted your house on a B&B web site please remove it. If you suspect that a neighbor is renting out space in their home please contact the SHHA and they will help you fill out a complaint. We will immediately investigate and seek compliance either voluntarily or with the help of the County Zoning Department, or other legal channels. Aside from the code and covenant violations it is also a safety concern for the neighborhood. Sandia Heights Security monitors unfamiliar cars and activities in order to preserve the safety of the residents. Remember, this is a Single Family Residential Area. Please help keep it that way.



Trash and Recycle Bins

Last summer brought a change in trash pickup in our Sandia Heights neighborhood. With the change to large rolling bins for both trash and recyclables came some unintended consequences.

It seems that many residents are now leaving their bins either on the roadside or next to their homes where they are visible to neighbors and passersby. We would like to remind everyone that improper storage of trash cans is a violation of all our Sandia Heights Covenants which state in general: "Garbage shall be placed in covered containers, said containers to be concealed from public view . . ." Please, when your trash and recyclables have been collected, return your bins to storage out of public view.

Thanks for helping keep Sandia Heights a beautiful place for all of us to live.



ACC Activity Log

Summary of *Approved Projects* activity since the last GRIT:

- 1 Juniper Hill Road – Remodel & Landscaping
- 30 Juniper Hill Loop – Landscaping after construction
- 51 Rock Ridge Drive – Fence Repair
- 85 Juniper Hill Place – Garage Door Replacement
- 140 Big Horn Ridge Drive – Landscaping
- 158 Juniper Hill Road – Remodel/Addition
- 560 Black Bear Place – Recoat Stucco
- 631 Cougar Loop – Patio & Portal
- 726-5 Tramway Vista Place - Patio
- 760-11 Tramway Lane – Re-stucco & Reroof
- 760-12 Tramway Lane – Parapet Repair & Re-stucco
- 925 Tramway Lane – Stucco Repair
- 965 Antelope Ave – Garage Addition
- 998 Lynx Loop – Deck
- 1059 Red Oaks Loop – Landscaping
- 1170 Laurel Loop – Replace Patio Cover
- 1601 Quailwood – Reroof & Re-stucco
- 1835 Tramway Terrace Loop – Reseal Driveway
- 1840 Tramway Terrace Loop – Garage Reroof
- 2320 Calle de Gabriel – Repaint Walls
- 2876 Brushwood – Landscaping & Patio
- 8229 Raintree Drive – Repaint Walls
- 11106 Bobcat Blvd. - Reroof

Go to the website: www.sandiahomeowners.org to read about all projects currently under ACC management.

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Summary of ACC Articles Published in 2012 by Bob Bower, Chairman, ACC

Following my usual custom for the January GRIT, articles published during the prior year are shown below for your reference. Please refer to the original articles if you want to view the entire text. I hope that these articles continue to be informative and helpful.

Jan: Summary of ACC Articles Published in 2011

Feb: An Update on Residential Photovoltaic Systems

Mar: Preliminary and Final Design and Construction Plans

Apr: How Does the ACC's Neighborhood Review Process Work?

May: Our Old Nemesis: Those Pesky Wildfires

Jun: The ACC, the Covenants, and You

Jul: Hire Licensed and Insured Contractors

Aug: Useful Project Planning Tips—the ACC Design Guidelines

Sep: An Update on the ACC's Neighborhood Review Process

Oct: No Article Published

Nov: Landscape Restoration—an ACC Requirement

Dec: Don't Let Your Water Pipes Freeze!

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SNOW REMOVAL

Most of the roads within Sandia Heights are County roads/streets, although there are a few private roads. If you need maintenance on your road/street, including snow removal, please call the county at 848-1503. The county is responsible for removing snow from the public roads.





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Sandia Heights Market Activity • 2005 - 2012

How is the Sandia Heights Market? Compare the Past 7 years.

2005 - 2012 MARKET ACTIVITY • SANDIA HEIGHTS DETACHED HOMES ON LOTS LARGER THAN .50 ACRES

There are now 14 homes FOR SALE on lots larger than .50 acres. The average asking price per SF is \$170.00. There are now 3 homes PENDING on lots larger than .50 acres. The average asking price per SF is \$110.04. There have been 37 homes SOLD on lots larger than .50 acres in 2012. The average sold price per SF was \$150.20.
40 Homes on lots larger than .50 acres SOLD in 2011
The average sales price per square foot was \$161
26 Homes on lots larger than .50 acres SOLD in 2010
The average sales price per square foot was \$165
25 Homes on lots larger than .50 acres SOLD in 2009
The average sales price per square foot was \$169
14 Homes on lots larger than .50 acres SOLD in 2008
The average sales price per square foot was \$193
30 Homes on lots larger than .50 acres SOLD in 2007
The average sales price per square foot was \$202
39 Homes on lots larger than .50 acres SOLD in 2006
The average sales price per square foot was \$205
35 Homes on lots larger than .50 acres SOLD in 2005
The average sales price per square foot was \$170

2005 - 2012 MARKET ACTIVITY • SANDIA HEIGHTS DETACHED HOMES ON LOTS SMALLER THAN .50 ACRES

There are now 10 homes FOR SALE on lots smaller than .50 acre. The average asking price per SF is \$154.85. There are now 7 homes PENDING on lots smaller than .50 acre. The average asking price per SF is \$150.87. There have been 26 homes SOLD on lots smaller than .50 acre in 2012. The average sold price per SF was \$151.58.
27 Homes on lots smaller than .50 acres SOLD in 2011.
The average sales price per square foot was \$154
29 Homes on lots smaller than .50 acres SOLD in 2010.
The average sales price per square foot was \$158
26 Homes on lots smaller than .50 acres SOLD in 2009
The average sales price per square foot was \$161
22 Homes on lots smaller than .50 acres SOLD in 2008
The average sales price per square foot was \$171
18 Homes on lots smaller than .50 acres SOLD in 2007
The average sales price per square foot was \$189
13 Homes on lots smaller than .50 acres SOLD in 2006.
The average sales price per square foot was \$179
11 Homes on lots smaller than .50 acres SOLD in 2005
The average sales price per square foot was \$156

2005 - 2012 MARKET ACTIVITY • SANDIA HEIGHTS ATTACHED TOWNHOMES

There are now 2 attached townhomes FOR SALE. The average asking price per SF is \$134.48. There are now 2 attached townhomes PENDING. The average asking price per SF is \$125.61. There have been 7 attached townhomes SOLD in 2012. The average sold price per SF was \$115.22.
6 Attached Townhomes SOLD in 2011. The average sales price per square foot was \$115
10 Attached Townhomes SOLD in 2010. The average sales price per square foot was \$120
3 Attached Townhomes SOLD from in 2009. The average sales price per square foot was \$144
6 Attached Townhomes SOLD in 2008. The average sales price per square foot was \$140
6 Attached Townhomes SOLD in 2007. The average sales price per square foot was \$147
11 Attached Townhomes SOLD in 2006. The average sales price per sf was \$151
16 Attached Townhomes SOLD in 2005. The average sales price per square foot was \$112



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Community Event Bulletin Board

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

St. Chad's Episcopal Church, 7171 Tennyson St. NE, www.stchadsabq.org, will be holding their **5th Annual Three Kings Party** on **Friday, Jan. 4th at 6pm**. This celebration of Epiphany is a wonderful multi-generational party celebrating the arrival of the three kings to Bethlehem. We will have a short liturgy followed by a dinner of **frankin-furters** (hot dogs), **gold** (Mac'n Cheese) and **s-myrrhs** (an indoor version of s'mores). We invite our friends and neighbors to join us on this special night. Join us also on Sunday, Jan 6th as we celebrate the Feast Day of the Epiphany at our three Sunday services, 8, 10, and 11:30.

Church of the Good Shepherd Looking for a welcoming, safe, liberal and justice church? Join us Sunday morning at Church of the Good Shepherd, 7834 Tennyson Street NE. All are welcome; no matter where you are on your journey; you are welcome. Services are at 8:30 and 10:45 with education for all ages is at 9:30 a.m. each Sunday. Visit www.ucccoqs.org or call the church office @ 856-1004 for more information.

Sandia Heights Artists

All artists living in Sandia Heights are invited to participate in the 2013 Sandia Heights Art Tour scheduled for September 7-8, 2013. The first planning get-together will be Wednesday, January 23 at 7pm at the home of Barbara Nahler, 1202 Marigold. Questions may be directed to 2013 Committee Chair, Mary Ellen Merrigan, phone 505-280-9772. We look forward to welcoming new artists to Sandia Heights Art.

What to do with that Christmas tree?

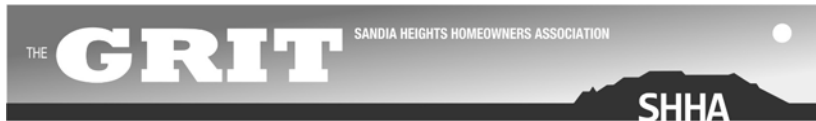
You may take it to the Eagle Rock Landfill Transfer station (857-8318) where the city mulches it, or you can just put it out with your regular trash, but the trees must be cut in half if taller than 6 feet.



Announcements & Notices:

- **Office hours:** Monday – Friday 9am – 4pm.
- **SHHA Board Meeting** – Wednesday, January 9 at 7pm in the SHHA Office.
- **Notary, copies and faxes, tram passes, email alerts and contractor evaluation binder** free to members.
- **Committee meetings** are posted on our website: www.sandiahomeowners.org.
- **Classified ads** can be found on the website on the top bar menu under Classifieds.
- **Safety Vests for sale** in the SHHA office. \$2 per vest for members.
- **SHHA membership cards:** do not forget to go to the website to get a full listing of the companies that offer a discount!





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

Thank you to everyone who submitted a photo for the 2013 Directory. The photo chosen for the cover is by Marie Wise. Her photo and other photo submissions are featured on our website under the Photo gallery tab. We encourage you to go to the website: sandiahomeowners.org and take a moment to enjoy the beautiful photographs! You may submit your entry for the 2014 Directory any time.