



November 2021

Vol. 37 – No. 11

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SHHA Office

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Albuquerque, NM 87122

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Closed on federal holidays

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Emails: sandiaheights@comcast.net
shha@sandiahomeowners.org

Now is the Time to Consider Serving Susan McCasland, Nominating Committee Chair

If you've ever considered being on the Sandia Heights Homeowners Association (SHHA) Board of Directors, now is the time to apply. Applications received before December allow time for the candidate to be interviewed (currently being done remotely) and, if accepted by the Nominating Committee, to be announced two months before the Annual Meeting in February. Then the member resident attendees at the Annual Meeting vote on the candidate(s) for the Board. Your service on the Board would start immediately after the Annual Meeting.

Being on the Board is a great way to help make our wonderful community even better. We need all kinds of people with all kinds of skills. Look to the left. You'll see the various committees that do the heavy lifting for SHHA. Board members are expected to be on at least one committee. Do you want to be sure our property values remain solid and our community beautiful? Architectural Control or Covenant Support might be for you. They are in particular need of those with a background in law (ahem, you attorneys out there) and welcome other members, too. Are you a writer, an editor or a web wiz? Communications & Publications is right up your alley. Would you like to work directly with the membership and our merchant members? Then look at Community Service & Membership. Do you know about environmental concerns, wildfire mitigation, personal and community safety? Parks & Safety is your best fit. Are you not quite sure? New Board Directors have a couple of months to figure out where to make their contributions.

Click on this link: <http://www.sandiahomeowners.org/forms> and scroll to the bottom. Now print out the statement of interest, fill it in, and drop it off at the office or scan it and email it in to one of the email addresses to the left. That's all there is to applying. Couldn't be simpler. Hope to work with you on next year's Board.

We'd Like Your Thoughts on the Website Susan McCasland, Communications & Publications Committee Chair

The design and basic layout of the SHHA website, www.sandiahomeowners.org, is 10 years old and a bit dated and tired. It's time to give it a makeover. We'd love to hear what you would like to see in the website—not only what content and information, but also your thoughts on functionality. You can send your ideas to TheGritSHHA@gmail.com.

Letter to the Editor on Thistles in Sandia Heights

from Dan Benton

Joe Boyce's article in the October *GRIT* (p. 7) leaves the unfortunate impression that purple thistles in Sandia Heights are an invasive species. The reality is that the purple thistle in Sandia Heights is our own native *Cirsium nemexicanum*. A similar species is our native *Cirsium undulata*. I have been chasing reports of invasive thistles on the west side of the Sandias for over 15 years as a U. S. Forest Service volunteer and have never found one. New Mexico is home to twelve native thistle species and two are listed as federally and state threatened or endangered species. All are ecologically important for pollinators and are innocuous in their native habitat, i.e., Sandia Heights. Before anyone starts pulling out our native thistles, I hope they would consult the guide to New Mexico thistles at <http://www.npsnm.org/education/thistle-identification-booklet/>.

[ed., thank you for the information, Dan. We appreciate it.]

Invasive Trees in Sandia Heights Covenant Support Committee

There is a growing awareness in Sandia Heights that trees, as they grow, proliferate, and mature, are causing a gradual loss of our valley and mountain views, contributing to mounting water usage and septic system maintenance costs, and decreasing our property values. It is important that homeowners know what trees should be considered weeds in Sandia Heights and how they can be controlled.

According to Mr. Joran Viers, past horticulturalist for the Bernalillo County Extension Service, Tree of Heaven and Siberian Elm should be considered weeds in Sandia Heights. Siberian elms are considered the greater present threat.

Siberian Elm

According to Baker H. Morrow, Best Plants for New Mexico Gardens & Landscapes, Siberian elm is "almost supernaturally hardy; thrives in any soil with little or no water and is not affected by heat or cold." It "can grow to 80 feet in height, with a 50-foot crown" and "reseeds itself profusely in early spring."

The USDA has determined that Siberian elm is sufficiently invasive, damaging, and difficult to control to be deemed a noxious weed. Because it is wide-spread in New Mexico, it is classified by the NM Dept of Agriculture as a Class C noxious weed.

Our covenants restrict houses to 2 stories or less in order to be in harmony with the surroundings and so as not to create an undue obstruction of views. At present, a few Siberian elms already tower over 2-story houses and there are hundreds, soon to be thousands, of Siberian elm saplings rapidly growing to join them. It would be prudent for all of us to be aware of this condition and to consider effective actions to control this growing threat to our views and quality of life. Mr. Viers advises that when removing Siberian elm, the trunk should be cut as close to the ground as possible and the stump treated with an herbicide. (Untreated stumps and roots will sprout new saplings.) He recommends the use of Garlon-4 to treat the stump. The threat constituted by the proliferation of Siberian elm is one of the very few instances he believes where the use of an herbicide is justified. Garlon-4 can be purchased online and applied to the freshly cut stump at any time during the year. A less expensive alternative is sold under the name of the active ingredient, Triclopyr4.

The Siberian Elm invasion in Sandia Heights in many ways is comparable with the Salt Cedar invasion of the Rio Grande Bosque, which was allowed to continue far too long. It is now costing enormous amounts of money and effort to rid the Bosque of this weed. If you have Siberian Elm seedlings on your property it would be a lot easier to remove them now rather than deal with them later after they have become very large trees.



Siberian Elm leaf



Siberian Elm 2-3 years old

**** NOTICE ****

The **Design Guidelines** established by the Architectural Control Committee have been formally recognized by the Board of Directors as Community Documents. In accordance with the New Mexico Homeowners Association Act of 2019, the Design Guidelines are now legally enforceable, not merely informational. You can find all the current Guidelines at

<https://www.sandiahomeowners.org/committees/architectural-control-committee/acc-design-guidelines>

Thank You from Sandia Heights Art Tour

The artists in the Sandia Heights Art Tour thank all of you for your interest and support in the tour. This was our best year and we are pleased that you challenged Covid-19 and participated in our person-to-person tour. The artists and others have made contributions this year to the La Mesa art program in the approximate amount of \$1400. We hope everyone stays safe and we look forward to next year.

Historical Article from the April 1985 GRIT

Church of the Good Shepherd's Dedication Set for Sunday, May 5 [1985]

New Building is Designed for Congregation's and Community's Use

With construction at 7833 Tramway Blvd NE [note: not current mailing address] beginning in the late summer of 1984, Church of the Good Shepherd (UCC) opened its doors for services on Sunday, March 24. Dedication Sunday is to be held on May 5.... All residents of the Sandia Heights community are cordially invited.

The Church of the Good Shepherd is a local unit of the United Church of Christ, a liberal mainline Protestant denomination of two million members—a union of Congregational-Christian and Evangelical-Reformed Churches whose roots go all the way back to the founding fathers of our land and to the heart of the Reformation spirit.

The new building was designed to accommodate an expanded church membership as well as to serve the needs of a large variety of community organizations and groups.

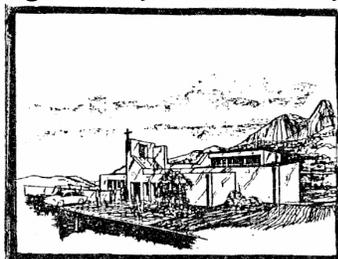


Illustration that accompanied original article

The CSC Protects Homeowner Information

Bob Thomas, CSC Chair

The Covenant Support Committee (CSC) has responsibility for enforcing the Sandia Heights Covenants. The Covenants are on file with the Bernalillo County Clerk, and the CSC has legal authority to enforce the Covenants, through the courts if necessary.

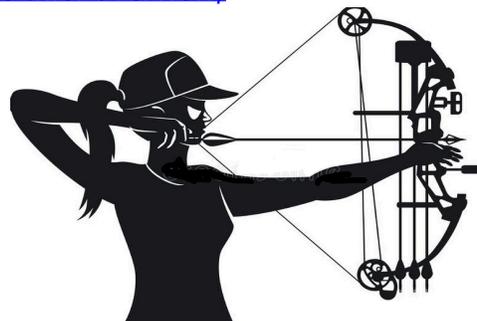
The CSC has an established procedure for homeowners to file a Covenant violation complaint, and an established process for CSC members to investigate the validity of the complaint. Throughout this process, the identities of the complainant, the alleged violator, the address, and the nature of the complaint are considered strictly confidential and never divulged outside of the CSC. Furthermore, the specific actions taken by the CSC to resolve a complaint are also considered strictly confidential.

The relationship between the CSC and the homeowners is built on trust that has been established over many years. The CSC trusts the homeowners are familiar with the Covenants in their unit and, when needed, bring to the CSC valid violations. The homeowners trust the CSC to investigate alleged violations thoroughly and enforce the covenants. And finally, the homeowners trust the CSC to treat the complaints with strict confidentiality and shield their identities. I commit to you that the CSC will not betray this trust.

Bow Hunting in Sandia Ranger District

Sandia Heights is adjacent to Sandia Ranger District of Cibola National Forest. This District is open to hunting all big-game, but is restricted to bow hunting only, and that only during established seasons. For the 2021-2022 season, those dates are **November 20–28** (youth only), and **January 1–15**, 2022. Approved hunting dates are similar year-to-year. Legal hunting hours are from ½ hour before sunrise to ½ hour after sunset. To report poaching, call 1-800-432-4263 or visit

<http://www.wildlife.state.nm.us/enforcement/operation-game-thief-overview/>.



SEPTEMBER CALLS TO SANDIA HEIGHTS SECURITY PATROL

The following statistics are the latest provided by Sandia Heights Security since the last GRIT. **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, please call **Sandia Heights Security** at 856-6347, **mobile** 263-4654.

September 2021	# of calls		# of calls
Alarms	15	Special Extra Patrol	5
Animal Control Assist	2	Special Request/Vacation	99
Customer Assist	2	Speeding Vehicle	1
Lost/Found Pet	1	Suspicious Activity	2
Loud Music/Party	1	Suspicious Person	5
Neighbor Dispute	1	Suspicious Vehicle	7
Newspaper/Package Pickup	4	Theft	2
Noise Complaint/Suspicious Noise	2		
Open Door/Window/Garage	2	Total Calls	151

Useful Numbers: Emergency Police/Fire/Rescue: 9-1-1 (Be sure to let the operator know you are in Sandia Heights – an unincorporated area of Bernalillo County) **Bernalillo County Sheriff Non-Emergency:** 798-7000 **Bernalillo County Fire Department Non-Emergency:** 468-1310 **SHS Water/Sewer Emergencies (M-F 7AM – 4PM):** 856-6345 **SHS Water/Sewer Emergencies After Hours:** 888-5336 **NM Gas Co. Emergencies:** 697-3335 **PNM Outage & Emergencies:** 1-888-342-5766

Announcements & Notices:

- **Office hours:** Monday – Friday 9 AM – 4 PM.
- **Board Meeting:** scheduled for Wednesday, November 10, 2021, at 6:30 PM via Zoom Meeting.
- **Office Closures for Holiday(s):** Thursday, November 11, 2021, in observance of Veterans Day. Thursday and Friday, November 25 & 26 for Thanksgiving.
- **Notary services (except on Fridays), copies (20 per month) and faxes, e-mail alerts, and contractor evaluation binder** are free to members. **Also, voter registration in office.**
- **Committee meeting dates** are posted on our website calendar: www.sandiahomeowners.org.
- **Classified ads** can be found on the website on the top bar menu under Notices and Information/Classifieds.
- **Safety vests for sale** in the SHHA Office. \$2.50 per vest for members, cash or check only.
- **Tram passes for sale** in the SHHA Office. \$7 per ticket for members on a **first-come first-served basis**. Cash or check only. Tickets purchased must be for one date at a time per residence. To view the Tram Pass Procedures for SHHA Members go to <http://sandiahomeowners.org/notices-and-information/notices-and-information/96-tram-passes>.

ACC Color Reference Guide is available to borrow in the SHHA Office for up to 30 days. \$20 refundable deposit is required. Cash or check only.

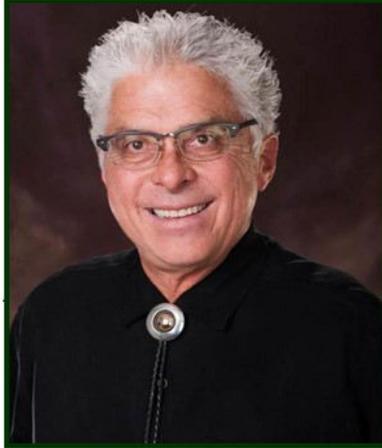
SHHA Member Benefits:

Check out the entire SHHA Member Benefits Program and the discounts offered to SHHA members at www.sandiahomeowners.org, under the **Notices and Information** tab. Each participating merchant offers a discount to SHHA members. The following is a list of currently participating merchants:

Barnett Alden Ironworks
Burrow Cafe
Chiropractor, Mark L. Schwartz DC PC
Critter Control
Finishing Touch Home Improvements, LLC.
HelpTek LLC
Jade Enterprises Inc.
Paleta Bar
Remax Select – Pete Veres
State Farm – Cynthia Bahling
Tutor Doctor

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- ♦ Extensive Relocation Department

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Sandia Heights MARKET UPDATE PAST YEAR 10/2020 to 10/2021

6 Larger homes For Sale on Larger Lots | Avg Asking price \$770,833 | Avg Asking price/sf \$225.75
6 Pending | Avg Asking Price \$839,967 | Avg Asking price/sf \$218.66
67 Homes Closed past year to date | Avg Sold Price \$753,242 | Avg Sold price/sf. \$209.08

1 Smaller homes on smaller lots | Avg Asking price \$399,000 | Avg Asking price/sf \$211.33
7 homes pending | Avg Asking Price \$ 365,571 | Avg Asking price/sf \$224.46
49 Homes Closed past year to date | Avg Sold Price \$369,501 | Avg Sold price/sf \$205.37

Note Every Home Is Unique . Price is always based on condition, updates, location and views.

Current Interest rates hovering around 3.1% for 30 year conventional & 3.0 % 30 year VA!

SOLD!



1405 San Rafael Pl NE

SOLD!



1195 Bobcat Blvd NE

SOLD!



8210 Indigo Court NE

SOLD!



54 Rock Ridge Court NE

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History of Veterans Day

from U.S. Dept of Veterans Affairs website

World War I—known at the time as “The Great War”—officially ended when the Treaty of Versailles was signed on June 28, 1919, in the Palace of Versailles outside the town of Versailles, France. However, fighting ceased seven months earlier when an armistice, or temporary cessation of hostilities, between the Allied nations and Germany went into effect on the eleventh hour of the eleventh day of the eleventh month. For that reason, November 11, 1918, is generally regarded as the end of “the war to end all wars.”



Soldiers of the 353rd Infantry near a church at Stenay, Meuse in France, wait for the end of hostilities. This photo was taken at 10:58 a.m., on November 11, 1918, two minutes before the armistice ending World War I went into effect

In November 1919, President Wilson proclaimed November 11 as the first commemoration of Armistice Day with the following words: “To us in America, the reflections of Armistice Day will be filled with solemn pride in the heroism of those who died in the country’s service and with gratitude for the victory, both because of the thing from which it has freed us and because of the opportunity it has given America to show her sympathy with peace and justice in the councils of the nations...”

The original concept for the celebration was for a day observed with parades and public meetings and a brief suspension of business beginning at 11:00 AM.

The United States Congress officially recognized the end of World War I when it passed a concurrent resolution on June 4, 1926. An Act (52 Stat. 351; 5 U. S. Code, Sec. 87a) approved May 13, 1938, made the 11th of November in each year a legal holiday—a day to be

dedicated to the cause of world peace and to be thereafter celebrated and known as “Armistice Day.” Armistice Day was primarily a day set aside to honor veterans of World War I, but in 1954, after World War II had required the greatest mobilization of soldiers, sailors, Marines and airmen in the Nation’s history and after American forces had fought aggression in Korea, the 83rd Congress, at the urging of the veterans’ service organizations, amended the Act of 1938 by striking out the word “Armistice” and inserting in its place the word “Veterans.” With the approval of this legislation (Public Law 380) on June 1, 1954, November 11th became a day to honor American veterans of all wars.



The ruins of the Cloth Hall, the Cathedral, and Bishop’s Palace, Ypres



In Flanders fields the poppies blow
Between the crosses, row on row,
That mark our place; and in the sky
The larks, still bravely singing, fly
Scarce heard amid the guns below.

We are the Dead. Short days ago
We lived, felt dawn, saw sunset glow,
Loved and were loved, and now we lie,
In Flanders fields.

“In Flanders Fields” by John McCrae

ACC Activity Log

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

5 Juniper Hill Loop – Re-stucco
9 Sandia Heights Drive – Replace Tile Walkway & Re-stucco
24 Sandia Heights Drive – Install a Retaining Wall
88 Juniper Hill Place - Reroof
190 Big Horn Ridge Drive – Hobby Greenhouse
221 Spring Creek Lane – Install PV Solar Panels
347 Paintbrush Drive – Re-stucco
547 Black Bear Loop – Continuation of Driveway
569 Black Bear Road – Replace Asphalt Driveway with Concrete
569 Black Bear Road - Reroof
754 Tramway Lane – Replace gravel Driveway with Concrete
1001 Tramway Lane – New Construction
1131 Marigold Drive – New Gutters
1181 Laurel Loop – Replace Garage Doors
1196 Bobcat Boulevard – Replace Windows
1233 Goldenrod Drive – Replace Evaporative with HVAC
1241 Rockrose Road – Replace Windows and Exterior Doors
1417 San Rafael Avenue – Extend Driveway
1540 Eagle Ridge Place – Reroof
1540 Eagle Ridge Place – Install PV Solar Panels
1560 Eagle Ridge Road – Install Roof Mounted Solar
1915 Quail Run Drive – Install Glass Door and Gates
1929 Quail Run Drive – Replace Wood Frame around Garage Door and Paint
1945 Quail Run Loop – Re-stucco and Miscellaneous
2003 Quail Run Drive – Replace windows
2501 Tramway Terrace Ct – Replace swamp w/ HVAC
2894 Tramway Place – Re-stucco Exterior & Courtyard Wall
6104 Bluebird Lane – Install Enclosure for Trash Receptacles
7743 Cedar Canyon Road – Add Roof on Existing Pergola
9110 Lynx Loop – Repair Front Walkway, Replace Existing Patio, and Landscaping
12700 San Rafael Avenue – Replace, Repair & Paint Fence and Landscaping

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

SH Hacks & Tips

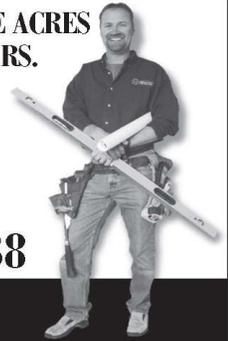
Many of us have septic systems to dispose of our waste. Here are a few tips on keeping your relationship with your septic system on the right track.

- Limit garbage disposal effluent. Not only is garbage not particularly healthy for the septic bugs, but it fills up your holding tank a lot faster.
- Be kind to your septic bugs. They're working for you. Limit bleach and other harsh chemicals. Try to stagger laundry loads through the week rather than all on a single day. Look for septic-safe products. Some people like to add bacteria to their tanks periodically to keep the colony size healthy.
- Don't let your tank fill up and overflow into the leach field. That could result in needing to replace the leach field, which costs several thousand \$\$\$\$. Have the tank pumped periodically—depending on usage and tank size, that's probably between 3 and 6 years.

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WHERE IS RESIDENTIAL REAL ESTATE HEADING?

The U.S. and Albuquerque housing market is hot right now. So hot, in fact, that buyers are paying over asking prices a lot of times, and inventory sits at record lows. The merging of factors that have led to this point has many comparing the current market to the previous housing bubble. However, comparing the current housing market to that of the early 2000s is not exactly apples to apples. Before sounding the alarm, consider the economic indicators that paint the truest picture of the current housing market to understand what will probably happen next.

Home Prices

Home prices are rising at a pace similar to that of 2006—right before the last housing bubble burst. September saw a 13.2% year over year price increase, the largest jump since December 2005. However, the next month's number actually exceeds August's extraordinary gain, coming in at 14.6% year over year growth in September. With home prices continuing to accelerate, some might think the market is heading toward a drop. However, the reality is the booming housing market at the moment is not necessarily translating to inflationary pressures.

The Consumer Price Index (CPI), a metric used for inflation that is supposed to represent the average change over time in the prices consumers pay for goods and services, including housing, has increased 5.4% over the past 12 months. However, when you look specifically at the Consumer Price Index for shelter (which includes rental payments, mortgages, etc.), you see that number increased only 2.6% in the past year. This means housing is actually acting as a deflationary pressure on the overall CPI at the current moment. In other words, the rapid increase in housing prices is not driving headline inflation.

Inventory And New Construction

A major contributing factor to the last housing bubble and 2008-2009 recession was excess housing supply. At that time, home prices were increasing at the same time that more supply (new construction) was being built on top of an already excess supply of homes. Now, the opposite is happening: the housing market is being driven by a limited supply and heavy demand.

Demand is further pent-up because of the lingering impact of Covid-19. Supply chain issues and restrictions slowed new construction, and this played out during the first half of this year in the price of lumber. Demand for new homes was such that lumber prices rose more than 30% from January through May, before that bubble burst in June.

Now that housing starts and new building permits are increasing, even if the Fed bumps up interest rates a bit, it's likely housing demand will remain strong. And with such low housing inventory, the market can likely build above historic averages for some time before offsetting the equilibrium of supply and demand.

A POSITIVE OUTLOOK

Being a "Glass ½ Full" kind of Guy, I think the housing market will continue to do well in Albuquerque. I'm not sure about some other markets in the Country (like San Francisco, LA, Denver, and others) because they have gone up too much too fast. But we still lag behind most markets when it comes to appreciation, and I think with all the companies moving in (Netflix, Facebook, Amazon, Intel, etc....), the future looks bright!



JUST LISTED

88 Juniper Hill Place NE
2876 SQ FT 4BR 3BA 1 Acre
List Price \$700,000



JUST SOLD

1010 Tramway Lane NE
3108 SQ FT 2BR 2BA



JUST SOLD

1846 Tramway Terrace Loop NE
1871 SQ FT 3BR 1.75BA



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JUST SOLD

760 Tramway Ln. NE #9
2219 SQ FT 2BR 2BA



JUST SOLD

2125 Globe Willow Ave. NE
1610 SQ FT 3BR 2BA



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*Installation times may vary, 2-3 days is standard for a shower system. **Lifetime warranty for Durabath SSP™ only.

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SANDIA HEIGHTS 2021 MARKET UPDATE

JAN 1 - SEPT 30, 2021

Homes SOLD: 102

Average Size: 2814 Sq. Ft.

Average Price: \$218.96 (per Sq. Ft.)

Average Sold Price: \$610,644

Average Days on Market: 25

Our Sandia market continues to do well, especially the smaller one story homes. These homes are selling very fast for top dollar. Interest rates continue to be very low. **This may be the BEST TIME to sell!** If you are thinking of selling please give me a call so we can discuss your real estate goals and objectives. I am here to help and serve our Sandia Heights residents!

RE/MAX SELECT • 798-1000 • 8300 Carmel Ave NE, Ste 203, Albuquerque, NM 87122



Data for all homes. Information is deemed reliable but not guaranteed from MLS.

Community Events Bulletin Board

This group is not sponsored by SHHA. Information is provided to keep residents informed.

Sandia Heights “Cork & Fork” Dining Activity: We are happy to announce that Cork & Fork has resumed our bimonthly dinners. We gather in the homes of our members. Each small dinner group is typically 6–8 people, including the hosts. The host decides the menu theme and prepares a main dish, with attendees contributing to some part of the meal—along with a wine to go with their dish. The emphasis is on food and fun rather than formal elegance. Though most of the dinners are smaller, there are 2 whole-group dinners during the year. All adult Sandia Heights residents are welcome. To inquire or join any time of year, call Rene Kessel at (505) 504-3886 or email at rene.kessel@cblegacy.com.

Notice: Any corrections to the printed version of the GRIT can be found on the website: www.sandiahomeowners.org. We always welcome Letters to the Editor and your response to articles in *The GRIT*. Email us at thegritshha@gmail.com.



Last Chance!! Send in Your Photos Now!

We are accepting your entries for our annual photo contest for the Sandia Heights 2022 *Resident Guide & Directory*. Submissions are due to the SHHA office by Friday, **November 5**, 2021. If you are the lucky winner, your photo will be featured on the cover of the 2022 *Resident Guide and Directory*, and you will be acknowledged as the photographer.

Submission criteria are as follows:

- 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 2021 and earlier *Directories*).
- Photos must fit reasonably on the cover without loss of the composition.
- Photos must be in color and may be submitted digitally to shha@sandiahomeowners.org or as a hardcopy print to the office. All hardcopy entries may be picked up at the office once the *Directory* is published.
- The resident must submit a statement that the photograph is an original taken by the homeowner, that they are not a professional photographer (in business as a photographer), and that they grant permission to SHHA to use their photo(s) in the *Directory* or on the SHHA website.

Last chance for 2022 *Directory* Changes, too

Take a look at your entry in *The Resident's Guide and Directory* for 2021 and see if you want any changes to it for 2022. There are two places to look: under your last name and by your street address. Ideally, they are the same information. If not, or if you want different information, please notify the SHHA office by Friday, **November 5**.

If you are a new resident in 2021, you should check with the office to see if the information to be published is what you want. You have a choice of being identified, or of just being “Resident” in the address part of the *Directory* with or without a phone number and without being in the by-name section. You can also be named, but not have your phone number provided. Check with the office if you have any questions.

Monthly Fun Fact

“Albuquerque” is the only word in the English language that repeats the letter sequence “que” twice. Of course, our city was named for the Spanish Duke of Albuquerque, specifically the 10th such duke, Francisco Fernández de la Cueva (1686–1733) who was also Viceroy of New Spain. (Somewhere along the way the city’s name lost an “r”.) Hence the city’s nickname: The Duke City. And our local high school’s name: La Cueva. And the high school’s mascot? You might think they’d be The Dukes—but no... they’re The Bears.

Semi-annual Tramway Trash Pickup

SHHA has “adopted” the stretch of Tramway between Simms and Paseo. If you’d like to help with the trash pickup, meet at the SHHA office at 9:00 on Saturday, **November 6**. Trash bags and high-visibility vests will be provided. See you there!



Sandia Heights Homeowners Association
12700 San Rafael Ave. NE Ste. 3
Albuquerque, NM 87122



The SHHA Office
will be closed on
Thursday, November 11
in observance of Veterans' Day
&
Thursday, November 25, &
Friday, November 26,
in observance of Thanksgiving