



THE AWBREY GLEN  
**GLIMPSE**

Winter 2015



**Awbrey Glen  
Homeowner's Board Members**

**Larry Hinkle  
President**  
ARC

541/388-4027  
lhinkle@bendbroadband.com

**Jean O'Brien  
Vice President**  
Landscaping

541/617-1286  
jjobrien@bendbroadband.com

**John Seaton  
2nd Vice President**  
Infrastructure

541/306-4543  
jhseaton@gmail.com

**Bev Maul  
Secretary**

Communications  
530/304-0445  
bdmaul@icloud.com

**Brown Thompson  
Treasurer**  
Fire Prevention and Safety

541/678-5263  
bt3kthompson@bendbroadband.com



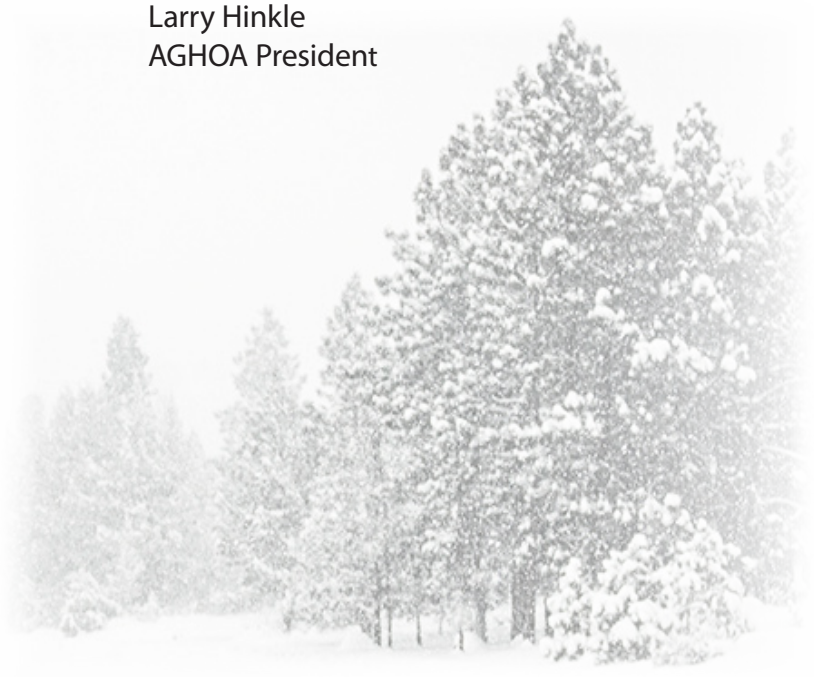
**Homeowners Association  
Management, Inc:  
Terrie Harris: 323-3033**

**PRESIDENT'S MESSAGE**

This is my first message since taking over from Ed Hagstrom who did a fantastic job handling all of the volatile issues that have come up during the last few years. Hopefully, we will see smooth sailing as some of these issues are resolved. Many thanks to Ed for his years of service and his commitment to maintaining a wonderful community for all of us!

We have appointed Beverley Maul to the board to replace Ed on the board. Bev brings many years of experience in school administration and as a member of several nonprofit boards. She was selected from a fine group of applicants. We thank everyone who applied to serve on the board.

Larry Hinkle  
AGHOA President



## MANAGEMENT CORNER

### Who's Who and Who to Contact

- Terrie Harris** – Board Member Communications - terrie@hoa-bend.com
- Lee Montgomery** – Infrastructure, Bylaws/CC&Rs enforcement - lee@hoa-bend.com
- Dave Montgomery** – ARC Communications, enforcement - dave@hoa-bend.com
- Kristal Eddington** – ARC, Homeowner Relations, Office Support – kristal@hoa-bend.com
- Wendi Edwards** - Homeowner Relations, Office Support – wendi@hoa-bend.com

For your convenience, here is a quick call reference guide, and list of the current Board Members.

#### Quick Call Reference Guide

Management Company	HOA Management Inc.	541-323-3033
ARC	HOA Management Inc.	541-323-3033
Bookkeeping	Diversified Bookkeeping Service	541-388-1573
Security	Patrol Northwest	541-706-1900
Gates	HOA Management Inc.	541-323-3033
Non Emergency Services	Bend City Police/Fire Dept	541-693-6911
Emergency Services	Police/Fire/Ambulance	911

You may contact HOA Management Inc. with any questions, concerns, or assistance you might need. We are here to help.

Sincerely,

Terrie / Lee / Kristal / Wendi  
 HOA Management, Inc.  
 335 NE Lafayette Ave.  
 Bend, OR 97701  
 541-323-3033 – phone  
 541-382-0246 – fax  
 mgmt@hoa-bend.com



Awbrey Glen Homeowners,

It certainly looks like winter is upon us, and it's a great time to thank everyone who participated in the Fire Wise Fall Cleanup (just beating the snow by a couple of weeks!) It was a huge success once again this year, setting a new record for the amount of debris hauled out of the neighborhood. A special "Thank You" goes out to Brown Thompson for his countless hours coordinating this project and ensuring Awbrey Glen will continue to be a Fire Wise community. Again, thank you to all of those who took the time to clean up their properties, making Awbrey Glen a safer neighborhood in which to live.

The summer and fall seasons brought forth a very busy season for the ARC committee and we would like to take this opportunity to thank them for their time and willingness to volunteer. There have been close to 200 projects submitted since April to spruce up and maintain the properties within the neighborhood. Thank you to everyone who submitted their project(s) within the guidelines of the Architectural Standards of Awbrey Glen.

Complying with the architectural standards helps maintain the beauty and serenity of our community. We have noticed that

there seem to be quite a few satellite dishes that are not yet painted, and the standards require that satellite dishes be painted to match their surroundings/roof. This is your chance to bring these into compliance as we will begin notifying the homeowners who are out of compliance with these requirements. If you subscribe to any satellite service, please take a look at your dish to see if it is painted to match its surroundings. If not, please do so. Remember, satellite dish installation requires ARC approval.

Walking the dog? Just letting the dogs out at night? Awbrey Glen has adopted the leash laws of the City of Bend, and dogs must be on leash when off the owner's property. Also, please monitor your dog(s) when outside to prevent them from chasing other people who might be walking down the road next to your property. This can be very startling when it happens. And don't forget the doggie bags on your walk! There are several disposal stations around Awbrey Glen to assist in proper disposal. Please do not leave these bags on the side of the road to pick up later on your way back. Keep them with you and dispose of properly.

## LANDSCAPE

We love our Spring blooming Rhododendrons and there are things we can do now to ensure they continue to grow and delight us with their beautiful colorful blooms in the Spring.



Rhododendrons are shallow rooted plants that set their buds in August for bloom the following Spring. A three inch deep mulch of pine needles around the roots protects against freezing and a drink of water occasionally during the cold dry months is very beneficial for their continued growth and beauty. In the Spring fertilize with an acidic fertilizer - your plants will love it!

### ENJOY WINTER AND LOOK FORWARD TO SPRING

Jean O'Brien  
 Landscape Coordinator

## A FEW ADDITIONAL REMINDERS

1. **LOCK YOUR CARS** and shut garage doors before turning in for the night.
2. Recreational vehicles or trailers of any kind may only be parked in driveways for a maximum of 48 hours after contacting HOA Management at 541-323-3033.
3. There is **NO OVERNIGHT PARKING** on Awbrey Glen streets.
4. All exterior improvements to your home's exterior or landscaping must receive prior approval from the ARC before beginning work.

**THANK YOU FOR HELPING US ALL KEEP AWBREY GLEN A SAFE AND BEAUTIFUL PLACE TO LIVE!**

## FIRE WISE AND SAFETY COMMITTEE

The fall clean-up project provided a cost effective service for our homeowners this November after a very big pine needle drop. In our fall 2015 program we used 17 large dumpsters (30 cubic yards each) to transport the material to the recycle center. We also delivered material to the west side center in trucks and trailers. In both spring and fall clean-ups of 2015 we removed a total of 9,299 bags of combustible material which resulted in 760 cu. yards delivered to the recycle center. We also chipped up 25 cu. yards of material. This is much more material than in 2014 when we removed 3,710 bags which came to 540 cubic yards.

**Everyone did a great job clearing their lots and getting the material to the curb on time.**

### SIMPLE FIRE PREVENTION MEASURES

- Maintain at least 30 foot clearance around a home. Fire burns 16 times faster uphill, start yard maintenance on the downhill side of your home.
- Mow grass to less than four inches high.
- Protect large trees by pruning branches below 8 feet to remove ladder fuels.
- Trim branches away from the roof and house.
- Keep gutters clean of debris, and especially pine needles.
- Store firewood at least 20 feet away from house during fire season.
- Trim branches along driveway at least 14 feet high and wide so emergency vehicles can access the property.
- Screen vents and areas under short decks with metal mesh one-quarter inch or smaller.
- Be sure that your house address is clearly visible and easy to read.



If you have any questions, or would like to have your property evaluated, the Awbrey Glen FireWise-Fire Prevention Committee is available. Please call either HOA Management at 541-323-3033, Bev Murphy at 541/330-2391 or Brown Thompson at 541-678-5263.

## ARCHITECTURAL REVIEW COMMITTEE

We would like to take this opportunity to thank the ARC committee for their time and expertise. It has been a very busy season with 9 new homes, 2 remodels and many, many paint and tree removal requests. THANK YOU TO ALL for recognizing projects that need approval and utilizing the rules provided in the AG documents by contacting HOA Management with your plans for change. Please try to give us as much notice as possible for your requests as (believe it or not) ARC members have lives.

With John Seaton's election to the board last spring, we have added Jerry Jayne to the ARC, and he is doing an outstanding job coming up to speed. With only 20 vacant lots available and many inquiries so far, we expect next year to be equally busy.

We would also like to thank everyone for their patience with the gate project. We are still doing a little fine tuning but they seem to be working much better.

**Many thanks to John Seaton for his work on this project!**

**Homeowners Association Management, Inc: Terrie Harris: 541/323-3033**

## COMMUNICATIONS

### New Homeowners

We'd like to welcome 30 new families who have moved to Awbrey Glen in the past year. Our new home owners dinner held on Tuesday, June 10 was well attended. It was great meeting you all and finding out your interests and where you moved from.

### Newsletter

Our HOA newsletter, The Glimpse, will be sent out twice a year in the Fall and Spring instead of 3 times. It is emailed to homeowners with email addresses and mailed to those without computers. This newsletter contains information from all of our committees, some golf course information and restaurant specials and important information regarding our Spring and Fall cleanups.

### Awbrey Glen Website ([www.awbreyglenhoa.org](http://www.awbreyglenhoa.org))

I hope many of you are using our AG website. From the home page, you can access a picture gallery, events offered to homeowners, copies of our current Newsletters, Bylaws, CC&R's and Frequently asked questions. If you are a new homeowner, please call Kristal at HOA Management to get your individual homeowner's web-site secure log-in password. This will give you access to the Member page where you can find HOA board meeting minutes from the past 12 months. New minutes will be added as they are approved and accepted by the Board, also the Balance sheet and Income statements are available from the past 12 months, and added monthly as approved by the Board.

If you don't find a document on the website that you would like to see, please contact HOA management, and they will let you know if it can be mailed to you. Hopefully our website can answer most of your questions, but if not, please give HOA management a call.

## INFRASTRUCTURE

Over the last year, our infrastructure investments have focused on maintenance rather than new projects.

- The new gates have already saved us money in mechanical repair costs. A special thank you to John Seaton who continues to handle the gate project.
- There were some issues with vehicle collision repair that took longer than anticipated, and we were finally able to get a new call box in for the Underhill gate. The gates are open for 30-seconds and will stop for those who tailgate.
- The controllers are really powerful and having the mechanisms raised out of the snow should keep problems to a minimum this winter.
- Bend is experiencing another building boom that has consumed all of the contractor resources in the immediate area.
- We recently had difficulties with the gate repair company and finding electricians to install new mailroom lights. Hopefully, next year it will be easier to get contractor resources to complete our repair projects more promptly.
- Please report any infrastructure issues to HOA Management so we can address the necessary repairs.
- We've begun the snow season. The plowing contractor got suddenly busy with the big Thanksgiving week snowfall.



## GOLF CLUB NEWS

We would like to invite you to join in on the FUN with us! Let us show you as an Awbrey Glen Homeowner why we say "Come for the Golf, Stay for the Friendships." We invite you to take a membership tour of our beautiful facilities and learn more about our new Membership opportunities for the coming year!

### Journey Membership

No initial Membership or Equity Fees until June 30, 2017

Up to \$50 reduced dues for 12 months

Full access to all Club amenities including: Golf, Swimming, Fitness Center, Kid Friendly Events, Recreational Outings, Wine Events, and much more!

### Sports Membership

Come see why this membership value will exceed your expectations.

Only a limited number remaining

### For Awbrey Glen Homeowners Only

One time Membership Fee reduced from \$800 to \$500 until April 1, 2016

More memberships are available to fit your family's lifestyle with our year-round Fitness Center and Learning Center.

For more information, please visit our website at [www.awbreyglen.com](http://www.awbreyglen.com) or contact Barbara Malcom,

Membership Department at 541-385-6011 or [Barbara@awbreyglen.com](mailto:Barbara@awbreyglen.com).

Like us on Facebook and watch what is happening real time at our Club.

Mark Amberson  
General Manager/COO  
Awbrey Glen Golf Club

**COME FOR THE GOLF,  
STAY FOR THE FRIENDSHIPS**



## THE RESTAURANT AT AWBREY GLEN

Invites you to come and enjoy a great dining experience!

Don't forget, our Restaurant is always open to the public!

On Thursdays evenings we are offering our "No Corkage Night". Bring a bottle of your favorite wine and we will waive the corkage fee!

Friday remains one of the favorites for our ever popular Prime Rib Night. Chef Darrin prepares a perfect Certified Angus Prime Rib with all the right accompaniments.

"Small Plate Saturdays" will feature a variety of delicious small plates for your enjoyment. Darrin and his culinary team have a lot of fun with this theme so come out and

try their creations!

We are open for lunches Thursday through Sunday, and of course, on Sunday our breakfast is a great way to start your day! Bring the paper, sip on some coffee and take in the delicious flavors of breakfast. Keep in mind there's never a parking issue here at Awbrey Glen!

For your next special event, big or small, think about having us help plan, host and impress your guests! Office events, meetings, celebrations, weddings and more – we can do it all so that you don't have to!

Gail Moulton- Restaurant Manager  
Darrin Hauser- Executive Chef

## THE RESTAURANT AT AWBREY GLEN

**Our Restaurant is  
always open to the public**

### WINTER HOURS

Sunday

**Breakfast: 9 a.m. - 1 p.m.**

**Lunch: Sun. 11 a.m. - 1:30 p.m.**

**Thursday, Friday, & Saturday**

**Lunch: 11:30 a.m. - 2:30 p.m.**

**Dinner: 5 - 8:00 pm**

### HAPPY HOUR

**Thurs., Fri., and Sat.**

**3:30 pm to 6 pm**

### Thursday Night

**"No Corkage Fee"**

**Bring a bottle of your favorite wine  
and we will waive the corkage fee!**

Restaurant is Closed  
Monday, Tuesday and Wednesday

Visit  
[www.awbreyglen.com](http://www.awbreyglen.com)  
For Additional  
Restaurant Information

**Please Call to Make Reservations  
541-317-2885**

The HOA Board meets the second Monday of every month at 9:30 a.m. at the Restaurant at Awbrey Glen.

If you wish to attend a Board meeting, contact HOA Management at 541-323-3033 to be put on the agenda.