



Grayhawk Flight

February 2023

Inside:

*DLC Resources and
Grayhawk Community
Association receive
Landscaping Award*



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David Robertson, Seller
SOLD FOR \$3,061,000
COE 4/7/2022

James & Melanie Knarr, Buyer
SOLD FOR \$1,750,000
COE 6/30/2022

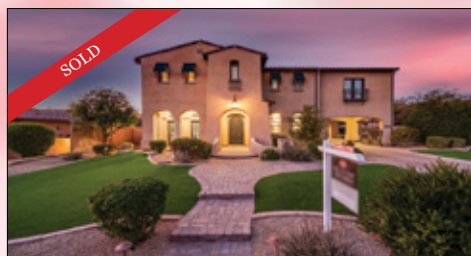
Kathryn Provost, Seller
SOLD FOR \$1,051,000
COE 6/22/2022

Helen Edens, Seller
SOLD FOR \$815,000
COE 9/21/2022

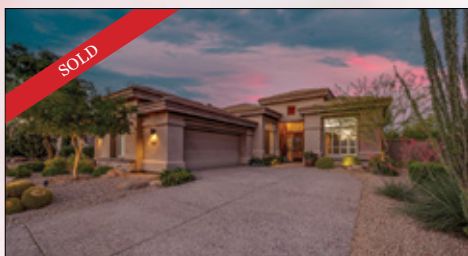
Dale & Lisa Acton, Buyer
SOLD FOR \$780,000
COE 8/5/2022

Ann Rubenstein, Seller
SOLD FOR \$750,000
COE 6/23/2022

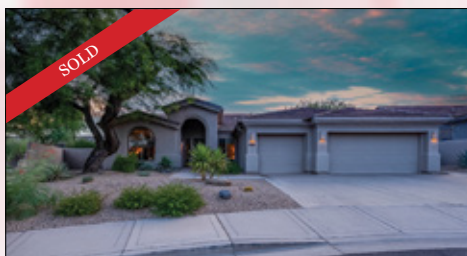
HERE ARE A FEW OF OUR TOP 2022 SALES



SOLD FOR \$3,061,000
COE 4/7/2022
8280 E TAILFEATHER DR
Scottsdale, AZ 85255



SOLD FOR \$1,051,000
COE 6/22/2022
21499 N 77th PL
Scottsdale, AZ 85255



SOLD FOR \$815,000
COE 9/21/2022
20608 N 74TH ST
Scottsdale, AZ 85255



SOLD FOR \$750,000
COE 6/23/2022
20802 N GRAYHAWK DR 1071
Scottsdale, AZ 85255



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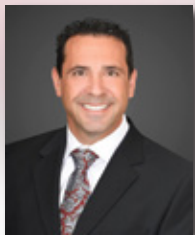
www.BVLuxury.com

Keller Williams Northeast Realty

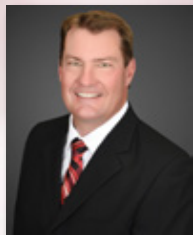
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FIND OUT WHAT YOUR
HOME IS WORTH



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Grayhawk Community Association

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7940 E. Thompson Peak Pkwy.
Suite 102
Scottsdale, AZ 85255

www.grayhawkcommunity.org

Phone (480) 563-9708

Fax (480) 563-9709

Talon Guardhouse/Roving Patrol
(480) 502-7685

Raptor Guardhouse
(480) 502-5078

Hours of Operation
Monday - Friday
8:00 am - 5:00 pm

GRAYHAWK STAFF



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Facilities Director
rdearo@ccmcnet.com



Chantel Martin
Maintenance Assistant



Martha Castaneda
Maintenance Assistant

Manager's Corner



The month of February is often associated with love and kindness, and that theme has made its way into Grayhawk this month. We will be having our Daddy/Daughter Dance on February 25. This dance has become a very popular annual event and it is a great chance for all of the fathers in Grayhawk with young daughters to spend an evening with their "Little Princess". We have moved the event back to Grayhawk Elementary for this year's Daddy Daughter Dance and are planning a super fun "Night in Hollywood" theme! I encourage all of the men in Grayhawk to bring their special little lady or ladies to this fun-filled dance.

Also, February 17 is "Random Acts of Kindness Day". As Grayhawk residents, I encourage you to consider your own random acts of kindness this month in your community. There are many things you can do for others in your neighborhood or community to show your appreciation and/or kindness. You can offer to keep an eye on a neighbor's house when they away, pull a trash can out for someone in need or watch a neighbor's pet(s) for them. You can welcome new homeowners to your neighborhood with a "hello" and waive to those you have seen for years. Have you considered a kind email or letter of thanks to the GCA or RVA Board of Directors for all their hard work and for volunteering their time to continue to make Grayhawk an even better community?

Speaking of the Board of Directors, this month you will receive information to view the Meet the Candidates video for the Grayhawk Community Association and Retreat Village Association 2023 Board of Directors election. The videos will contain brief question and answer sessions with candidates during which they will share their qualifications, goals for the association, and community interests if elected as a Board member.

The Boards of Directors have partnered with Vote HOA Now to provide the 2023 Annual Meeting information and voting electronically. We are pleased to share that votes received increased from 833 in the 2021 Annual Election to 1299 votes received in the 2022 Annual Election with the first year of electronic voting. Additional information will be provided throughout the month regarding this year's Annual Meeting. Make sure that you are signed up for the Grayhawk Buzz weekly email blast by emailing Jennifer Sheets at jsheets@ccmcnet.com.

In 2023, we are hoping to have our largest voter turnout ever at Grayhawk. This is your community and we are encouraging you to do your part and become involved in the Board election process. Please take the time to watch the candidate video(s), and vote in this year's election(s).

Stacey Harvey

Executive Director, Grayhawk

GRAYHAWK ADVERTISING

The Grayhawk Community Association (GCA) offers advertising as a service to our community and does not support or endorse the products, persons or services advertised in the Flight. GCA shall not be held liable or responsible for any misleading or incorrect advertising.

BOARD MEETINGS – FEBRUARY 2023

Board meetings are open to residents and we encourage you to attend.
Your involvement does make a difference!

Grayhawk Board of Directors

Monday, February 6 at 5:30 p.m. Call the GCA Office at 480-563-9708 for more information.
grayhawk_board@grayhawkcommunity.org

Grayhawk Board of Directors Executive Session Meeting

Monday, February 6 at 5 p.m. The Board of Directors will be meeting in Executive Session pursuant to A.R.S. Section 33-1804 (A)(3).

Retreat Village Board of Directors

Monday, February 6 following the GCA Board meeting. Call the GCA Office at 480-563-9708 for more information.
retreat_board@grayhawkcommunity.org

Retreat Village Board of Directors Executive Session Meeting

Monday, February 6 at 5 p.m. The Board of Directors will be meeting in Executive Session pursuant to A.R.S. Section 33-1804 (A)(3).

COMMITTEE MEETINGS

Communications Committee

Call Jennifer Sheets at 480-563-9708 for more information.

Event Planning Committee

Call Sarah Van Duyen at 480-563-9708 for more information.

Landscape Committee

Call Stacey Harvey at 480-563-9708 for more information.

Operational Review Committee

Call Stacey Harvey at 480-563-9708 for more information.

Architectural Review Committee

Tuesday, February 7 and 21 at 4:30 p.m.
Call Ashley Scott at 480-563-9708 for more information.

OTHER ASSOCIATIONS

Avian Condominium Association Board Meeting

Call Associated Property Management
480-941-1077 for details.

Cachet at Grayhawk Condominium Association Meeting

Call FirstService Residential at 480-551-4300 for details.

Crown Point Board Meeting

Call Ashley Scott at 480-563-9708 for details.

Edge Condominium Association Board Meeting

Visit www.theedgegrayhawk.com or call
480-584-4647 for details.

Encore Condominium Association Board Meeting

Call Associated Property Management
480-941-1077 for details.

Tesoro Condominium Association Board Meeting

Call Associated Property Management
480-941-1077 for details.

Venu Condominium Association Board Meeting

Call Vision Community Management at
480-759-4945

Village at Grayhawk Condominium Association Board Meeting

Call FirstService Residential at 480-551-4300 for details.

Vintage Condominium Association Board Meeting

Call Associated Property Management at
480-941-1077 for details.

2022-2023 Grayhawk Community Association

David Van Omen
President

Paul Alessio
Vice President

Derek Moore
Treasurer

Richard Zielinski
Secretary

Randy Brown
Director

Lou Ender
Director

Don Morse
Director

2022-2023 Retreat Village Association

Michael Loya
President

Don Morse
Vice President

Richard Fowler
Treasurer

Steve Berk
Secretary

Jim Ball
Director

VISION

Grayhawk: a Sonoran Desert home to vibrant southwestern living with an uncommon commitment to community.

MISSION STATEMENT

Grayhawk Community Association strives to enhance quality of life and community strength through inclusion, participation and pragmatic stewardship of human, financial and environmental assets.

Grayhawk Master Association Board of Directors Meeting – January 9, 2023

Homeowner Forum

Resident Ed Haberle addressed his concerns with consistency in enforcement, including overnight street parking, front yard landscaping and garage light fixtures. He also questioned the common area and NAOS maintenance. Staff will address Mr. Haberle's questions outside of the Board meeting.

Development Committee

David Van Omen reported that Pitch is now open at Cavasson. Approximately 20 acres of land is up for auction on the northwest corner of Legacy Blvd. and Miller Rd.

Operational Review Committee

Richard Zielinski reported that there was no major vandalism over the holiday break. Garda is down two staff members, but covering shifts with current staff.

The committee will be presented the final report on core samples of streets in the Retreat Village at their February meeting.

Upgraded lighting around monuments is currently being researched.

Landscape Committee

Arlene Smith reported that on December 7 the committee met and drove to four specific areas to discuss turf conversion: Grayhawk Drive opposite the Pinnacle entrance, the Native Plant Educational Garden site, Phantom Dr. school entrance and turf areas on 77th Way and Wingtip Way. DLC will submit Proposals for these areas of enhancement at the February meeting.

Three saguaros were lost recently due to the large amounts of rain. DLC will be spreading an iron supplement within two weeks to troubled turf areas.

There were two recent traffic incidents that did damage, one tearing up landscape in the median along Thompson Peak Pkwy. and one damaging the Talon monument in the Retreat. In early January DLC tested turf spray in an area where turf was struggling to grow. Arlene noted that she did not love the look of it up close.

Community Enhancement Committee

Ashley Scott reported that the committee did not meet.

Event Planning Committee

Sarah Van Dyne reported that she would be moving to another CCMC property. The calendar may be a little lighter for a couple months until her replacement is hired and trained. In the interim, staff will be covering.

There were over 320 pairs of pajamas and 750 pairs of socks donated to Arizona Helping Hands in November and December.

The Holiday Happy Hour was very successful. The Jalapeno Takeout Kitchen was a great venue and everyone loved the musician.

The Christmas Light Parade went well, and everyone seemed to enjoy photos with Santa.

The Event Planning Committee has decided to wait until 2024 to consider a golf tournament. With the transition to a new Lifestyle Director, the timing does not work for 2023.

Communications Committee

Jennifer Sheets reported the committee is meeting on January 10 to look at the mockup of the website and start discussing potential cost savings and increase in revenue for the Grayhawk Flight.

A few updates made by staff recently include a new door hanger for trash can violations and updates to the transponder form.

Jennifer will be working with the Event Planning Committee to create a survey to solicit feedback prior to their reflection meeting in March.

Architectural Review Committee

Paul Alessio reported the committee reviewed eight submittals at the December 6 meeting and seven submittals at the December 20 meeting. Submittals included exterior lights, front doors, sport courts, windows and stone veneer.

Budget/Finance Committee

Derek Moore reported that the committee did not meet.

Executive Committee

David Van Omen reported that the committee discussed a variety of topics including common area wall delamination, monument painting and a car accident that caused damage to a monument sign.

A Condo Board Presidents roundtable meeting is scheduled for January 18.

There was no damage to holiday lighting this year.

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Condo Board Presidents Meeting

David Van Omen reported that this group did not meet.

New Business

A motion was made and approved to appoint Richard Zielinski to chair the Community Enhancement Committee.

The Board-approved monument enhancement project began in 2018 and was completed in 2020. The smooth stucco finish painted Tutor Brown requires routine maintenance/refreshing due to the dark color.

A motion was made and approved to accept the proposal from Graphic Directions Inc. (GDI) to repaint eight of the fifty four monuments at a cost of \$7,210.00, paid from the reserve account.

A motion was made and approved to accept the proposal from ZMR Custom Fabrication for \$5,600.00 plus tax to complete iron fence repairs at two locations where damage was caused by trees during monsoon season. Repairs will be paid from the reserve fund.

Advanced Painting to repair delamination to the common area walls in the Coventry at Grayhawk neighborhood. With the age of the community and various environmental elements, stucco in some areas has failed. This repair would entail removing the existing stucco to the substrate, a base coat reapplied and a texture coat reapplied. A full prime to the raw stucco and repaint would then take place. Over the years our contractor has performed many repairs to these areas to prolong the life of the stucco but it has been determined that prior repair techniques are no longer effective and full stucco replacement is recommended. Advanced Painting has painted and repaired the common area walls and wrought iron fences in Grayhawk for the past several years and have proven to be a responsive contractor who provides outstanding customer service and quality workmanship at a competitive price.

A motion was made and approved to accept the Advanced Painting proposal of \$48,944.72 for delamination repairs on Coventry at Grayhawk common area walls to be funded through the GCA community enhancement fund.

Treasurer's Report

Derek Moore reported that the GCA was approximately \$12,000.00 over budget on income, but nearly \$11,000.00 over budget on expenses. The water bill was \$23,000 over budget.

There is currently \$3.37 million in the Community Enhancement Fund.

Management Report

Stacey Harvey reported that the client survey had been reopened as it had originally opened during the holidays and CCMC wanted to give the client more time to respond.

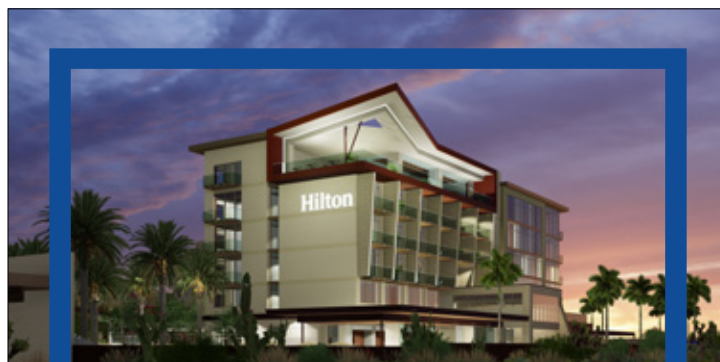
APS is currently working on laying metal poles along Hayden Rd.

Maintenance staff have been working with vendors to fix pedestrian gates throughout the community.

2023 GCA and RVA Board Elections

The 2023 Grayhawk Community and Retreat Village Association Board of Director elections will be handled electronically. The candidate information and responses to the questionnaire will be emailed to each homeowner with the official notice of the Annual Meeting and ballot(s) for voting in this year's Board election(s).

Please ensure that we have the correct email address on file by reaching out to Cierra Austin at caustin@ccmcnet.com or calling 480-563-9708.



Check Us Out
You'll Want To Check In

You've watched us grow, and now we are ready for you! Our doors are open, our staff is ready, rooms with a view and the libations and bites in the Desert Pony Tavern are calling your name! Package prices and offerings available at [Hilton.com](https://www.hilton.com).



*Subject to Availability. Terms & Conditions apply. Visit www.hilton.com for full details.

In & Around Grayhawk

Curbside Bicycles Pop-up Shop

Sun., Feb. 5, 12 and 19

Bike drop off at 9 am (pick up time may vary depending on amount of bikes dropped off)

It is that time of year where we are grateful for living in beautiful Arizona where we can enjoy the outdoors year round. One of the things you may enjoy most is riding your bike through the community. What you may not know is that it is a good idea to have regular tune ups on your bike so it doesn't fail you during your ride. Curbside Bicycles is teaming up with Grayhawk to offer affordable and convenient bicycle repair pop-up shops around the community! Ian is giving an exclusive discount to Grayhawk residents, offering a comprehensive tune-up for only \$60 per bike with a same day turnaround. Be sure to reach out to Ian at info@curbsidebicycles.com or (920) 574-5585 to register so that he knows how many bikes to expect. Find more information on his website at curbsidebicycles.com.

Pop-up Shop Location & Schedule:

Sun., Feb. 5 – Monterey at the Park Totlot (21329 N. 73rd Way) Talon Retreat/ Peregrine Pool

Sun., Feb. 12 – (must be a Retreat resident to participate in this location)

Sun., Feb. 19 – The Park- Grayhawk Event Greenbelt at 78th Pl and 78th Way

Ladies Gal-entine's Day Bunco

Tuesday, Feb. 14 at 6 p.m.

Raptor Room, GCA Office, 7940 E. Thompson Peak Pkwy. Ste. 102

Join neighbors this Gal-entine's Day for a night of food, drinks and Bunco! Never played before? Don't worry! It's an easy dice game- all you need to know is how to roll dice and count! We will do a quick lesson before we get started. All you need to do is bring yourself and pay \$5 exact cash to the office by 5 pm on Friday, February 10. Your \$5 will go into the pot for cash prizes at the end of the night. Register at grayhawkcommunity.org by Friday, Feb. 10 to save your seat. Spots are limited, so register early! This Bunco will be potluck style. Each person will be asked to bring either a bottle of wine and/or an appetizer to share with the group. Please list what you plan to bring when registering so we can plan ahead.

Lou Malnati's "Pizza By Me" class

Thurs., Feb. 16 from 5:30 p.m. to 7:30 p.m.

Lou Malnati's Restaurant, 17787 N Scottsdale Rd.

When life gives you tomatoes, make deep dish pizza! Considered by many the oldest family name in Chicago pizza, Lou Malnati's is as rich in history as its cuisine is in flavor. Guests will learn the art of creating the perfect deep dish and take an exclusive look behind the scenes in the kitchen at the famous restaurant. After watching your very own creation go into the oven, you will get to enjoy an assortment of Malnati's salads, bruschetta, calamari, and enjoy bottomless beer, wine, and soft drinks! Beer and Wine selection will be emailed to registered participants. To make this even more tempting, the event will end with your very own chocolate chip cookie pizza dessert. Cost to participate is \$60 per person and will be paid at the end of the event with cash from each participant. Space is limited to 30 people. Register on grayhawkcommunity.org by Monday, Feb.13.



Daddy Daughter Dance - A Night in Hollywood

Saturday, Feb. 25 from 5:30 p.m. to 7:30 p.m.

Grayhawk Elementary School Multi-Purpose Room, 7525 E. Grayhawk Dr.

Walk the red carpet and pose for paparazzi at this year's "A Night in Hollywood" Daddy Daughter Dance. We are planning a glamorous party complete with pizza dinner, delicious dessert, a glam station, games and crafts, and will end with an epic dance party. The girls will get to take photos with their favorite celebrities at our photo booth and bedazzle their very own pair of fabulous sunglasses. Girls will be able to get dolled up at the glam station and get their hair braided with a touch of glitter, and get a touch up with makeup. We will have 6 exciting raffle prizes available to win with purchased tickets, and a fun take home so no one goes home empty handed. Price is \$30 per couple and \$10 for each additional person. Register on grayhawkcommunity.org early as this event always fills up fast and space is limited! Registration will close by 5 p.m. on Tuesday, Feb. 14 No day of walkups or registrations after Feb. 21 will be accepted, as food and supplies are purchased days prior.

Raffle Prizes (tickets available for purchase at the event): Please bring cash for Raffle prizes

This year's raffle prizes for the girls includes exciting gift cards, Bath & Body Works, glitter pillows, crazy slime kits, colorful decor, and so much more! Don't worry Dads, we didn't forget you. You also have the chance to win baskets stuffed full of goodies that includes a \$100 gift card to the Grayhawk Golf Club!

Mimi's Paper Flower Art Class

Tuesday, Feb. 28 from 5:30 p.m. to 7:30 p.m.

Raptor Room, GCA Office, 7940 E. Thompson Peak Pkwy. Ste. 102

Learn how to construct a beautiful elegant giant paper flower that you can display on its own or as a part of a flower wall. Mimi will teach us using only card stock and a glue gun so you can take your new skills home to create even more! Bring your favorite beverage to share and have your friends join you for a fun craft night out. Class is \$40 per person and includes all the supplies, instruction, and some light snacks. Register on grayhawkcommunity.org by Friday, Feb. 24 to save your seat. Payments will be made via Venmo to Mimi prior to the class. The Venmo handle will be emailed to all registered participants prior to the class date.

GCA and RVA Annual Meeting

Thurs., March 9 at 6 p.m.

Fairway House- Grayhawk Golf Club, 8620 E. Thompson Peak Pkwy.

Join your fellow Grayhawk homeowners for a night of celebrating the amazing community that you live in. Elect new Board members, look back on the past year and, more importantly, look forward to what's in store in the future. There will also be tons of great raffle prizes! Doors open at 5:30 p.m. for light refreshments. Please call 480-563-9708 if you have any questions regarding the Annual Meetings.

Grayhawk Shredding Event

Sat., March 11 from 9 a.m. to 11 a.m.

The Offices at Grayhawk, 7940 E. Thompson Peak Pkwy.

Join us this month at the offices with Shred-it Document Destruction Services and clean house. This will be a drive up, unload and take off service. Each registered vehicle will be allowed up to two bankers box sized boxes. Documents will be shredded on site once the trash receptacle is full and placed inside the truck. You must be registered to participate as space in the truck is limited. Register on www.grayhawkcommunity.org if you plan to attend. Other necessary information will be e-mailed to all registrants closer to the event date. This is a free service for Grayhawk residents. We are asking for donations for our non-profit partner, Arizona Helping Hands. Specific items they are in need of are: newborn baby diapers, baby wipes, and all sizes of new children's tennis shoes

Grayhawk Community Garage Sale

Sat., March 18 from 7 a.m. to 11:30 a.m.

GCA Office Parking Lot, 7940 E. Thompson Peak Pkwy.

Grab some boxes, finish your spring cleaning, and then join us for the annual spring Community Garage Sale. Park residents will be marked on a printed sale map and on Google maps for \$5, and Retreat Village/Condo residents can rent a table and space at the Grayhawk Community Association parking lot for \$10 for your first table. Every table after that will be \$7. We will advertise for you, but please also post the sale on your private Facebook accounts and the Next Door App to get more attention. A Goodwill donation truck will be in the GCA parking lot from 11 am -12 pm to take any unsold items. We will be partnering with Goodwill for a donation drive that will benefit the Grayhawk Elementary School. Register on www.grayhawkcommunity.org by Wednesday, March 15. We WILL NOT be accepting additions to the sale past this date. If you are interested in being a customer instead of selling items, make sure to get out there early. The big items go fast!

Concert in the Park

Sunday, March. 26 from 3 p.m. to 5 p.m.

Grayhawk Greenbelt at 78th Pl. and 78th Way

Join your neighbors for the first live music concert of the year in the Grayhawk Greenbelt! We are excited to have the Americana and Celtic band, Switchback, joining us all the way from Chicago. Their Celtic music is authentically Irish and they are known for their powerful performances. Bring a chair or blanket to sit in the lawn, purchase eats from Poor Sams Italian Beef food truck, and most of all, enjoy a nice spring afternoon with neighbors. Cost to attend is only \$2 per person, but if you are enjoying the music tipping the band is encouraged! Registration is required at www.grayhawkcommunity.org.

STAY CONNECTED!



/GrayhawkAZ



@GrayhawkAZ



/AZGrayhawk



Our Desert, Our Home: Slow Water

By Victoria Kauzlarich, Volare

I want to introduce you to an old and dear friend; one whose near-daily companionship has meant a lot to me for more than 10 years. A provider of inspiration for many of these columns and a calming influence when I needed it most.

This friend also means a lot to Grayhawk and to our city. Only recently did I realize my friend's invaluable contribution to our ecosystem. It's time you were introduced.

Meet the Deer Valley Wash Trail - the location of my daily walk, adjacent to the Deer Valley Wash - to the right and off camera, above. The wash and trail are just outside Grayhawk and run parallel with the Los Gatos community, off camera and to the left.

The Deer Valley Wash

My fascination with this wash began about 10 years ago. I was out for a walk after a heavy rainstorm, staying inside Grayhawk because the desert was a muddy mess. I heard it before I saw it. The wash had become a torrential river, barely contained in its banks due to an extraordinary volume of water.

Where did the water come from? You're lookin' at it. The rain fell on the McDowells and gravity sent it downhill, adding it to the rest of the rainfall. The power of that much unfettered rising water was stunning. I had only observed that wash when it was dry and had no idea what it looked like when serving its intended purpose. More on that in a minute.

Deer Valley Wash is maintained by Grayhawk. The part we're responsible for is the section that runs from Pima to Scottsdale Road, much of it parallel and right next to Deer Valley Rd.

While the large volume of water into the wash has its origins in the McDowells, the entry point for us is through these three gated culverts which run under Pima Road. Measuring about 5' across each, they can carry a tremendous amount of water and this is where the story gets interesting.



How This Works

While the amount of water coming through those culverts is unchanged over the last 10 years, the amount of water flowing through the wash is dramatically smaller. How is that possible? Man-made boulder dams (courtesy of Grayhawk) - about 8 of them - not to stop the water, but to slow it.

Pictured here is one of those dams. Looks like an ordinary pile of rock, doesn't it? Note how the pile curves from front to back; it covers the width of the wash. Notice, too, the height of the rock pile. Each of these dams slows the flow of water.



From this photo's perspective, the water moves from left to right. When the water hits the boulders, it temporarily stops and starts again, giving the water time to run among the rocks and infiltrate into the soil. When the water slows, it has time to soak the soil instead of racing by.

These piles of rock are the place where surface water and groundwater connect. Now we're talking!



Groundwater takes tens of thousands (oftentimes millions) of years to accumulate and throughout most of Arizona, it is being depleted on a colossal and unregulated scale. Rural residents and agricultural interests (many of them from out of state or out of the country) routinely remove thousands of acre feet of groundwater that can only be replenished at the rate of normal desert rainfall. Punch a hole in the ground and drill down far enough and the water is yours for the taking. When that stops working, dig a deeper well.

We need a reset. We need to start thinking about groundwater as a non-renewable resource and rainwater as a natural resource to be retained as much as possible. Here, in Grayhawk, we're doing this in a big way by slowing the flow of the Deer Valley Wash. This is just one opportunity to 'slow the flow'. We'll talk about others in future columns.

The Final Assist

This wash is miles long, starting at the top of the McDowells, flowing under Pima and Hayden and continuing west. It rises somewhat and narrows considerably until the water is slowed yet again by this catch basin, pictured here.



This photo shows two features that look like steps; the taller one pulls water into the basin, the lower one retains it. The PVC pipe lets it out.

Where Does it All End?

This story has one final question: where does the water from the Deer Valley Wash go?

Onto and across Scottsdale Road.

Remember the Deer Valley Wash as a friend to the city? Less water flowing across Scottsdale Road during heavy storms benefits us all.

And, while traffic safety is important, the real takeaway from this story is much more powerful. Slower water allows underground water sources to recharge. Groundwater has many sources; one of them is water that infiltrates from rain. Why let this run off?

Let's start thinking about storm water run-off as an oxymoron. Let's put more of our rain to good use rather than letting it escape. It comes from the sky. It's free. It's a gift.

<https://www.nytimes.com/2023/01/07/opinion/california-flood-atmospheric-river-drought.html?smid=nytcore-ios-share&referringSource=articleShare>

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February 2023

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
			1	2	3	4
5 Bike Pop-Up 9 a.m. Monterey Park Tot Lot	6 GCA and RVA Board Mtg. 5:30 p.m. Talon Room	7 ARC Mtg. 4:30 p.m. GCA Office	8	9	10	11
12 Bike Pop-Up 9 a.m. Peregrine Pool	13	14 Ladies Bunco 6 p.m. Raptor Room	15	16 Pizza By Me Class 5:30 p.m. Lou Malnati's	17	18
19 Bike Pop-Up 9 a.m. Grayhawk Greenbelt	20	21 ARC Mtg. 4:30 p.m. GCA Office	22	23	24	25 Daddy Daughter Dance 5:30 p.m. Grayhawk Elementary
26	27	28 Paper Flower Class 5:30 p.m. Raptor Room	WHO TO CALL ROVING PATROL (480) 502-7685 GRAYHAWK ASSOCIATION (480) 563-9708 SCOTTSDALE POLICE (480) 312-5000			

Kids of all ages enjoying the Christmas Light Parade



*Thanks to David Van Omen
with Keller Williams NorthEast
Valley for sponsoring the
Chanukah Donut Party.*





Montevina Shares the Spirit of Giving

This past holiday season was the 21st year that the residents of Grayhawk's Montevina neighborhood collected canned good and monetary donations for St. Mary's Food Bank in trade for holiday cheer in the form of over-the-top lights and warm cocoa.

This year, Montevina neighbors collected \$25,765 and 5,473 pounds of food. Monetary and food donations from December of 2022 combined to feed 133,391 people. That is 133,391 people who had their 2022 made a little better by the kindness of others.

The generosity shown by the Montevina neighbors, who volunteer precious time during one of the busiest months of the year to man the Cocoa Hut, is a wonderful example of the spirit of Grayhawk. Thank you, Montevina residents, for your selflessness. And thank to all that stopped by to donate!





In November, the Arizona Landscape Contractors' Association (ALCA) presented DLC Resources and Grayhawk Community Association with an Award of Excellence in its annual Excellence in Landscaping awards program. That's the highest award that was given in our category, and we're thrilled and honored to be able to share that distinction with the Grayhawk Community.

According to ALCA, judging criteria reflects the association and industry's commitment to designing and maintaining the southwest environment as well as applying practices and methods that promote sustainability. Of course, none of this would be possible without our partnership and relationship with Grayhawk Community Association. The community management team, Board of Directors and Landscaping Committee help to make us better each day and allow us to do our jobs effectively. Your outstanding staff supports us with day-to-day communication and insight.

We're honored to be recognized by our peers in the landscape industry for our work in your community and to be able to share this award with the Grayhawk residents.



Grayhawk's Field Manager Kaipō Spencer and Irrigator Armando Ramirez accept the accolade at the ALCA 2022 Excellence in Landscaping awards

Retreat Residents: Are You Being Notified?

If you live in the Retreat Village, you are hopefully utilizing ABDI (either online at gateaccess.net or through the ABDI Gate Access app) to add and remove guests and vendors from your approved guest list. For those that are on your list, the gate will not call you to verify they can visit your home, but you can opt to receive a notification upon their entry.

Notifications have historically been offered either through emails, text messages and push notifications. Residents were able to choose to receive any combination of the above choices. The notifications allow for increased security as any resident gets alerted when someone is logged to his or her house.

Recently, residents began experiencing inconsistencies with text notifications, and some were not receiving notifications at all. After some research, staff found that cell phone companies are no longer working with gate access systems to ensure delivery of these types of notifications. That being said, you can still receive notifications through the ABDI Gate Access app. These are called push notifications.



Push Notifications

In order to receive push notifications, the resident must download the ABDI GateAccess.net app.

Once the app is installed, and the user opens the app and accepts notifications, push notifications will become active. The device settings will allow the owner to control the appearance of the notifications. On an iOS device, for example, they can be controlled by going to settings-> notifications-> gate access and changing the alerts values.

Please note that if a guest or vendor is logged into a different address (for example, a pool service company who services many homes in the community may be logged in elsewhere), then no notification will be sent to you as an owner at a separate property.

Updated Transponder Costs

Each homeowner account in the Retreat is entitled up to four transponders, two at no cost and the additional two at \$40 each. For tenant accounts, the first two transponders are \$20 each (up from \$15 in 2022), and the third and fourth at \$40 each.

Replacement transponders are now \$20 each instead of \$15. This is a charge incurred when you swap out one vehicle with another or when your transponder that is over a year old needs to be replaced. If for some reason your transponder is under one year old, it can be replaced at no charge.

As a reminder, transponder installations take place Mondays from 8-9 a.m., Tuesdays from 2-3 p.m., Wednesdays from 9-10 a.m., Thursdays from 12-1 p.m. and Fridays from 8-9 a.m. at the GCA Office at 7940 E. Thompson Peak Pkwy., Ste. 102. Transponders can be paid for by check, credit card or by charging your HOA account.



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HEALTHY HINTS

Eating Healthy – Setting Yourself up for Success

By Tina Uphoff, Grayhawk resident, Certified Fitness Trainer, Health Coach & Yoga Teacher

We are now a month into the new year. At this point, many New Year's resolutions have fallen by the wayside. Losing weight and eating healthy is always in the top resolutions set each year.

One primary way to eat better is to have your kitchen stocked with healthy foods. Once you've started eating healthy and delicious foods, you won't want to stop! Here's a list of suggested healthy foods to have in your kitchen.

Please Note: Next month this article will transition from Healthy Hints to a new topic going forward that is focused on sharing healthy recipes. Feel free to contact me at tina@tinahealthcoach.com or my cell (612.720.3596).

REFRIGERATOR

- Lemons and limes
- Lettuce
- Leafy greens
- Non-starchy vegetables (e.g., Brussel sprouts, broccoli, cauliflower, celery, peppers, tomatoes, asparagus, onions)
- Avocado
- Assorted mustards
- Miso paste
- Free range, organic eggs
- Raw walnuts, hazelnuts, almonds
- Salsa
- Seeds: sunflower, pumpkin, flax, hemp

FREEZER

- Assorted organic berries
- Non-starchy vegetables (e.g., Brussel sprouts, broccoli, cauliflower,)
- Butternut squash or sweet potatoes
- Organic spinach
- Free range meats
- Wild caught cold-water sustainable fish

FLAVORS & SEASONINGS

- Apple cider vinegar
- Red wine vinegar
- Rice wine vinegar
- Mustard – Dijon, stone ground, honey, spicy
- Extra virgin olive oil (for salads and dressings)
- Olive oil
- Avocado oil
- Toasted sesame oil
- Onions
- Garlic
- Raw honey
- Sea salt
- Pepper
- Broth
- Dried herbs and spices: paprika, chili powder, bay leaves, ginger, turmeric, thyme, oregano, cumin, coriander, curry, crushed red pepper, sesame seeds, etc.

GRAINS

- Quinoa
- Oatmeal



CANNED GOODS

- Jars of tomatoes, tomato sauce and tomato paste
- Variety of canned beans
- Dried lentils, black beans and other legumes
- Canned chilies and chipotle in adobo
- Artichokes in water
- Olives
- Sun dried tomatoes
- Canned chunk light or albacore tuna
- Canned wild salmon
- Wakame seaweed



Sip and Tell

By Sue Lukenbill, Encore Resident

Welcome to the fun-filled month of February. I am saying this with a hint of sarcasm. Just when the busy holiday season seems to be behind all of us, bam!

February arrives. With spring the Barrett

Jackson, Arabian Horse Show, Waste Management Open and then spring training, this is Scottsdale event season. This year adding the Superbowl into the mix will make things especially crazy. I am tired just thinking about it!

The restaurant Jennifer Sheets and I visited this month is not exactly new. **Etta** has been opened for quite a bit, but we've been putting it on the back burner and I'm sort of glad we did. With Valentines Day coming up, this was the perfect time to visit! **Etta** replaced **Brio** at Scottsdale Quarter. While we seem to have a plethora of Italian eateries in North Scottsdale, each one seems to be different in atmosphere and menu and Etta was no different.

The 8,000 square foot, single-story restaurant features an outdoor patio and an plants, trees and a trellis covered with vines that creates a garden-like atmosphere. It is very open and airy and almost felt like eating outside. The menu features locally sourced and seasonal fare cooked over a wood-fired oven including wood-fired pizzas, freshly made focaccia, house-made pastas and fresh salads.

Jennifer and I ordered **Bubbling Shrimp** with ginger, chiltpin chile (small chile peppers), smoked tomato and herbs. The shrimp came swimming in sauce and served with a pita bread perfect for sopping up all that goodness. I ordered the **Burrata**, found under Salads and Veggies, The presentation was amazing. It was burrata with muhammara (spicy dip), focaccia, salsa verde and herbs. Jenn ordered the **Bucatini** with cacio (cheese) and pepe (pepper). She shared some of her pasta with me and it was very good! It was a nice change from a red sauce.



One thing that we noticed quite a few patrons ordering was the **Fire Baked Focaccia**, served whipped ricotta topped with honey and black truffle. It looked delicious! Other items I have heard are very popular are the Branzino and pizzas. It was hard for me to skip a wood fired pizza at lunch, but I knew I was having pizza for dinner and didn't want to overdo it. Can you believe my restraint?

Make sure if you are celebrating a special occasion you ask for the celebration shot, which comes with a lady finger and shot of patron xo cafe with cold brew.

Etta is a popular spot right now, and for good reason. Both the food and service were amazing. Until next month, enjoy the month of February and Happy Valentine's Day!

Etta

15301 N Scottsdale Rd, Scottsdale, AZ 85254
(480) 939-4444



Important Contact Numbers

Grayhawk Onsite Office	480-563-9708
Capital Consultants Management Corp.	480-921-7500
Grayhawk Community Patrol	480-502-5078
Talon Guardhouse	480-502-7685
Raptor Guardhouse	480-502-5078
After Hours Answering Service	602-234-9288

UTILITIES

Southwest Gas	877-860-6020
City of Scottsdale Water	480-312-5650
City of Scottsdale Solid Waste	480-312-5600
APS	602-371-7171
Street Light Repair (SA/ ID prefix on pole)	602-371-7171

CITY OF SCOTTSDALE

Non-Emergency Police Department	480-312-5000
Fire Department Main Phone	480-312-8000
Police or Fire Emergency	911

Parks and Recreation	480-312-2771
Street Light Repair (SS prefix on pole)	480-312-5483

SCHOOLS

Grayhawk Elementary School	602-449-6600
Mountain Trail Middle School	602-449-4600
Pinnacle High School	602-449-4000
El Dorado Private School	480-502-6878

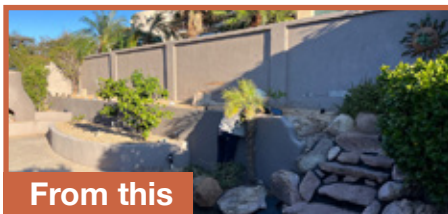
LIBRARIES

Appaloosa	480-312-7557
Arabian	480-312-6250
Mustang	480-312-6050
Grayhawk Golf Club	480-502-1800
Boys and Girls Club, Thunderbirds	480-538-9547
Motor Vehicle Division	602-255-0072
Poison Control	602-253-3334
US Post Office, Kachina Branch	480-513-2935
Southwest Wildlife	480-471-9109



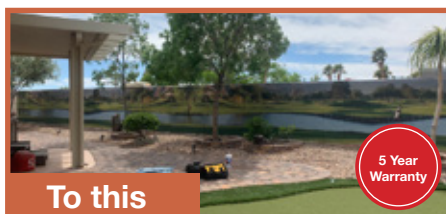
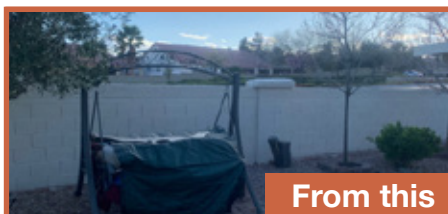
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- James Ball, Grayhawk Board Member



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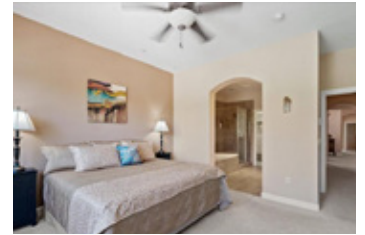
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