



Grayhawk Flight

October 2019

Inside:

*Small Changes,
Big Impact*

THE REAL ESTATE MARKET DOESN'T DICTATE YOUR RESULTS, THE REAL ESTATE TEAM YOU HIRE DOES!



GRAYHAWK PUMPKIN PATCH

Sat., Oct. 26 from 11 a.m. to 1 p.m.

Monterey park

Throw on a costume and come pick out the best pumpkin in our "patch!" Get creative at the DIY pumpkin decoration station and then join in on other fun that includes Debs Dragons, face painting, and more. DLC Resources, our community landscaping company, will be providing hot dogs, drinks and potato chips! There will also be plenty of sno-cones to go around. Cost is \$8 per child if RSVP online at www.grayhawkcommunity.org and prepayment is received by Monday, October 21. Registration will be taken through Thursday, October 24, however, the cost increases to \$10 per child if registered between October 22 and 24. There will be NO event day walk-ups for this event. Special thanks to Trident Security, DLC Resources, and Andrew Bloom & David Van Omen with BVO Luxury Keller Williams AZ for sponsoring this incredible event.



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19550 N Grayhawk Drive 1117 Scottsdale AZ 85255

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CALL BVO at (480) 999-3238



20802 N Grayhawk Drive #1106 Scottsdale AZ 85255

3 Bedroom | 3.5 Bath | 2,185 Sqft | **Avian at Grayhawk** | Offered at \$449,500
CALL BVO at (480) 999-3238



19700 N 76th Street Unit 2122 Scottsdale AZ 85255

2 Bedroom | 2 Bath | 1,729 Sqft | **Village at Grayhawk** | Offered at \$389,900
CALL BVO at (480) 999-3238

"Anyone who dreams of an uncommon life eventually discovers there is no choice but to seek an uncommon approach to living it." - Gary Keller, The ONE Thing



Andrew Bloom
REALTOR®,
Senior Partner
Andrew@BVOLuxury.com



David Van Omen
Associate Broker,
Senior Partner
David@BVOLuxury.com



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Features



8 Grayhawk Elementary



18 Our Desert Our Home


INSIDE SCOOP

| | |
|----------------------------|----|
| Board Briefs..... | 6 |
| In & Around Grayhawk | 10 |

| | |
|----------------------------|----|
| Landscaping | 16 |
| Still Sweet and Salty..... | 20 |
| Sip and Tell..... | 21 |

Grayhawk Community Association

Professionally Managed By



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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Chantel Martin
Maintenance Assistant



Martha Castaneda
Maintenance Assistant

Manager's Corner



The Grayhawk Community Association and the Retreat Village Association have had a very busy summer working on numerous community projects throughout the past several months. Below is an update on some of these projects:

- The new readers at the entry gates throughout the Retreat Village that have been recently installed are working very well and the feedback from homeowners has been overwhelmingly positive. Approximately 2,800 new transponders have been installed to date.
- The Board-approved street sealing project in the Halcon Villas, Halcon Vistas, Halcon Retreat, Volare, and Crown Point Norte neighborhoods began on September 9 and concluded on September 13.
- The new stone style and stone caps have been installed at the monument signs located on the NW corner of Thompson Peak Parkway and Pima Road, Scottsdale Road and Thompson Peak Parkway, the two signs at Grayhawk Drive and Scottsdale Road, Hayden Road and Deer Valley Road, and the Raptor and Talon Retreat entry gates. The stone caps have also been installed on the new stone on the neighborhood monument signs in Montevina, Windsong, Pinnacle, Coventry at the Park, Coventry at Grayhawk on Grayhawk Drive, and Coventry at Grayhawk on 76th Street, which completes these monument signs. The new stone has been applied to the Monterey Park and Featherwind monument signs with the stone caps scheduled to be installed soon. Graphic Directions, Inc. (GDI) is currently working on the renovation of the monument signs in the Talon Retreat and the new stone is currently being installed on these monument signs. This portion of the project is scheduled to be completed in October.
- Advanced Painting has begun the stucco repairs on the exterior of the Avian common area walls and is scheduled to begin painting these walls in October.
- The GCA Board approved engaging Studio KZ as the architect for the guardhouse renovation project. The revised contract was approved by the GCA Board of Directors at the September 9 GCA Board meeting.
- Board-approved DLC Resources landscaping projects:
 - Deer Valley wash drop structure clean out has been completed.
 - Drainage and erosion repair project on the south side Thompson Peak Parkway between Hayden Road and Grayhawk Drive has been completed.
 - Drainage and erosion repair project on the north side of Thompson Peak Parkway between 78th Street and 76th Street is underway.
 - Montevina NAOS fire mitigation project and cleanout for the painting project has been completed.
 - Fire mitigation project between the Monterey Retreat neighborhood and the Cachet at Grayhawk condominium development is scheduled to be completed in early October.
 - Sidewalk edge erosion project and culvert headwalls project is underway.
 - Erosion repair project along the greenbelt adjacent to the power line corridor is underway.

On another subject, this is the time of year that we will begin having many of our biggest events. On Saturday, October 26, we will be having our annual Pumpkin Patch event in the Monterey Park greenbelt located near Whistling Wind Way and 73rd Way. Also, on November 3, we will be having a Sunday in the Park event in the Grayhawk greenbelt near the GCA office at the corner 78th Way and 78th Place. This event will feature food from local restaurants, live music, games and crafts, as well as a lot of other activities to make sure it is a fun-filled Sunday afternoon. Please mark your calendars for these and many of our other events this fall season. I hope to see you there.

We'll talk again soon.

Michael Fee

Grayhawk Community Manager

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 – OCTOBER 2019

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

Grayhawk Board of Directors

Mon., Oct. 7 at 5:30 p.m. in the Talon Room,
GCA office
Grayhawk_board@grayhawkcommunity.org

Grayhawk Board of Directors Executive Session Meeting

The Board of Directors will be meeting in
Executive Session pursuant to A.R.S. Section
33-1804 (A)(3) at 5:00 p.m. in the GCA office.

Retreat Village Board of Directors

Mon., Oct. 7 following the GCA meeting in
the Talon Room, GCA office
Retreat_board@grayhawkcommunity.org

Retreat Village Board of Directors Executive Session Meeting

The Board of Directors will be meeting in
Executive Session pursuant to A.R.S. Section
33-1804 (A)(3) at 5:00 p.m. in the GCA office.

COMMITTEE MEETINGS

Communications Committee

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

Event Planning Committee

Call Sarah Van Duyne 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

Tues., Oct. 1 and 15 at 4:30 p.m. at the
GCA office.

OTHER ASSOCIATIONS

Avian Condominium Association Board Meeting

Tues., Oct. 15 at 6 p.m. in the Talon Room,
GCA office. Call Associated Property
Management 480-941-1077 for details.

Cachet at Grayhawk Condominium Association Meeting

Tues., Oct. 15 at 6 p.m. at the Cachet
Clubhouse. Call FirstService Residential at
480-551-4300 for details.

Crown Point Board Meeting

Call Stacey Harvey 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

Thur., Oct. 10 at 6 p.m. in the Encore
Clubhouse. Call Amcor Property Management
at 480-948-5860 for details.

Tesoro Condominium Association Board Meeting

Mon., Oct. 21 at 6 p.m. in the Tesoro
Clubhouse. Call Kinney Management at
480-820-3451 for details.

Venu Condominium Association Board Meeting

Tues., Oct. 15 at 6:30 p.m. in the Venu Great
Room. Call Associated Property Management
at 480-941-1077 for details.

Village at Grayhawk Condominium Association Board Meeting

Thur., Oct. 17 at 6 p.m. in the Talon Room,
GCA office. Call FirstService Residential at
480-551-4300 for details.

Vintage Condominium Association Board Meeting

Mon., Oct. 14 at 10 a.m. in the Talon
Room, GCA office. Call Associated Property
Management at 480-941-1077 for details.



Grayhawk Community Association Board Members

David Van Omen
President

Paul Alessio
Vice President

Richard Zielinski
Secretary

Jeanette Griswold
Treasurer

Lou Ender
Director

Derek Moore
Director

Bob Mann
Director

Retreat Village Association Board Members

Arlene Smith
President

Ira Mallin
Vice President

Alan Fernandez
Secretary

Barb Nelson
Treasurer

Michael Loya
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 – September 9, 2019

DEVELOPMENT COMMITTEE

David Van Omen reported that the Lennar homes being built at the corner of Pinnacle Peak Road and Miller Road are slated to be open by March or April of 2020.

OPERATIONAL REVIEW COMMITTEE

Stacey Harvey reported the committee had discussed a few thefts from vehicles that had occurred within the community. Vehicles involved were unlocked. Management will continue to remind residents of ways that they can help keep the community safe.

The Retreat Village gate reader transition went well over the summer.

The committee discussed ongoing compliance issues and determined that many of the problems are a result of homeowners not submitting the Architectural Review Committee before making changes to the exterior of their home.

LANDSCAPE COMMITTEE

Arlene Smith reported that DLC Resources is in process of transitioning the turf from Bermuda grass to rye grass for the winter. There is a map that highlights which areas will not be overseeded that can be found on the community website.

A large, prominent tree blew over at the NW corner of Hayden Road and Thompson Peak Parkway earlier this year. Management will be looking into options to decorate that corner during the holiday season due to the lack of the tree.

COMMUNITY ENHANCEMENT COMMITTEE

Stacey Harvey reported that the committee did not meet.

EVENT PLANNING COMMITTEE

Sarah Van Duyne reported that approximately 25 people attended the Brunch and Bubbly event and had a great time.

Upcoming events include Paws at the Park, Pumpkin Patch and Sunday in the Park. Paws at the Park will include a DJ, pet portraits, pet adoptions a prize raffle and much more.

Pumpkin Patch is always a popular event that features creepy crawlies from Deb's Dragons, food and a variety of activities.

Sunday in the Park is back this year and there are a number of great restaurants participating. The J.W. Marriott will be giving away a two-night stay at the resort as a grand prize.

COMMUNICATIONS COMMITTEE

Jennifer Sheets reported the committee will be meeting in September to look at options for event registration. Hopefully a recommendation will be made to the Board of Directors at the next meeting.

ARCHITECTURAL REVIEW COMMITTEE

Paul Alessio reported that the committee had three meetings on August 6, August 20 and September 3, with a total of about 20 submittals. Submittals have been fairly routine, including new windows, front doors, gutters and synthetic turf.

BUDGET/FINANCE COMMITTEE

Jeanette Griswold reported that the committee met with the GCA's auditor on September 20 and made a recommendation to approve the 2018 audit.

A motion was made and approved to accept the 2018 GCA audited financial statement prepared by Mansperger, Patterson and McMullin.

EXECUTIVE COMMITTEE

Michael Fee reported that the committee did not meet.

NEW BUSINESS

A motion was made and approved to accept the holiday light proposal from Custom Holiday Lights, which includes a \$5,000.00 discount, at a cost of \$44,218.30 to be paid from the GCA Community Enhancement Fund.

A motion was made and approved to accept the revised guardhouse renovation architect services contract.

TREASURER'S REPORT

Jeanette Griswold reported that year-to-date income is over budget. Year-to-date expenses are also over budget, primarily due to legal expenses, collections expenses, and increased water expenses due to the lack of rain this summer.

MANAGEMENT REPORT

New stone and caps have been installed at main intersections and the contractor is starting to install the new stone at the neighborhood monument signs.

Painting of the common area walls and fences in the Talon Retreat is complete.



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Ronald S. Chamberlain,
MD, MPA, FACS
Chief, Surgical Oncology

Nasrin Ghalyaie,
MD, FACS, FASCRS
Chief, Colon & Rectal Surgery

Committed to bringing world-class healthcare to our community!

Dr. Chamberlain and Dr. Ghalyaie are nationally renowned surgeons who specialize in the care of patients with gastrointestinal cancer (stomach, liver, pancreas, bile ducts, small bowel), as well as those with colorectal cancer, and advanced peritoneal malignancies. They utilize the latest minimally invasive and robotic surgical techniques to treat patients who have received a cancer diagnosis, and/or suspicion of cancer diagnosis.



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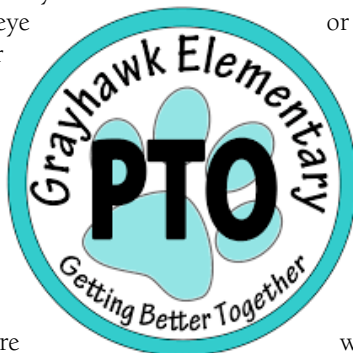
Grayhawk Elementary School Kicks Off a Busy Fall

Shannon Christie, Grayhawk PTO

October is a busy month for Grayhawk Elementary School! We have many fun events planned for the Fall Season involving our students, families, and the Grayhawk community.

Please keep an extra close eye on the roads Wednesday, October 2nd, as you begin your morning commute. October 2 is National Walk to School Day, inspiring the entire community to come together and promote health and safer routes for students to walk and bike to school. Students and their families will meet Scottsdale Police and Fire Departments as well as the Chick-fil-A Cow and more fun as they conclude their walk or bike to school at the south gate of Grayhawk Elementary School.

Our Annual Fall Festival is Friday, October 4, 5:30-8:30pm, at the Grayhawk Neighborhood Park. Join us for food, games, entertainment, and a night of Family Fun to kick off the Fall season! Wristbands will be available for advance purchase through our website and onsite the day of the event.



Each November, we honor our veterans, active duty military, and community heroes with a Heroes Day celebration. Family, neighbors, friends, and members of the community who have served or are serving in any military branch or reserves, governmental office, fire or police department, or the Red Cross are invited to attend our annual celebration and luncheon. If you know a hero or are a hero who would like to participate, please visit our website for more information or to RSVP.

Our annual LYNX Laps fun run will take place at Grayhawk Park on Thursday, November 21. LYNX Laps is an all-school event with a DJ, snacks, water, and tons of fun! We have community sponsorship packages available starting at just \$250.00, for business placement on Lynx Laps shirts worn by all of our students and staff! If you are interested in sponsoring this exciting event, please visit our website! GrayhawkPTO.com



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SMALL CHANGE, BIG IMPACT

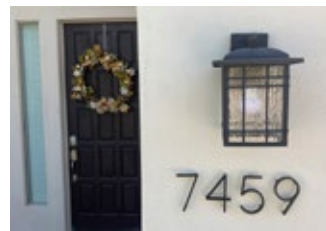
Grayhawk is over 20 years old, and homeowners are starting to look for ways to make improvements to their home in order to freshen it up. Many owners are engaging in large-scale projects, but a project does not have to be extensive to be noticeable.

These are just a few examples of smaller projects that homeowners took on that ultimately made a significant impact. Remember, any exterior changes should be submitted to the Architectural Review Committee for approval prior to any changes taking place.

NUMBERS: You may have noticed floating numbers popping up throughout the community, in addition to new light fixtures. This is an easy and inexpensive way to improve your curb appeal.

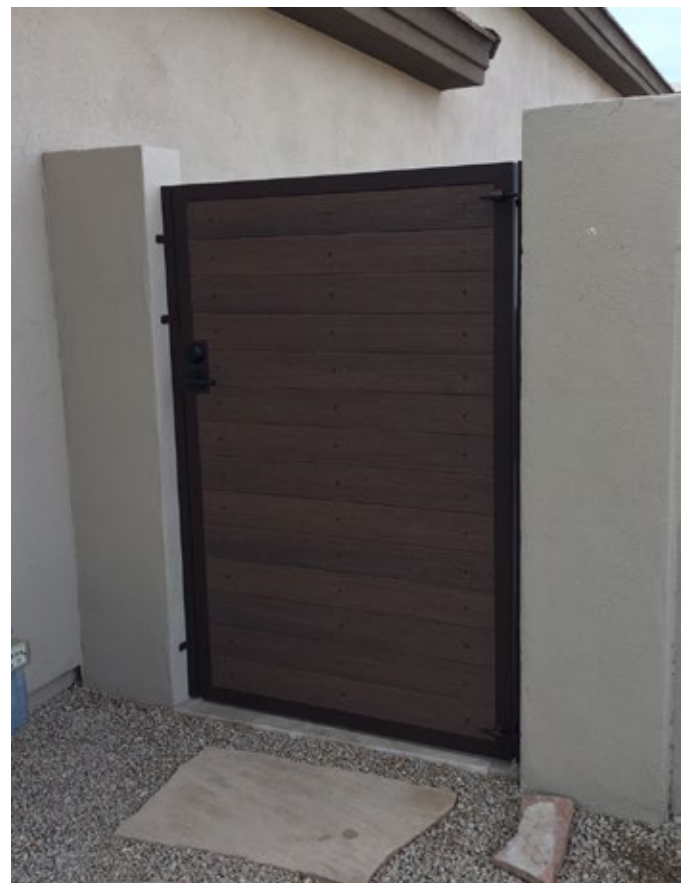


GATES: Your side gate might be the last place you think to make an improvement, but it is another relatively inexpensive way to add a unique touch to your home. Gates with horizontal slats and metal gates are just examples of some creative options homeowners have been approved for.



PAVERS: One of the most obvious ways to improve the look of your home from the street is through pavers or tile at your entryway. Many homeowners have extended the look all the way to the sidewalk.

To submit to the Architectural Review Committee for approval on a project, or if you have any questions, please contact Stacey Harvey at sharvey@ccmcnet.com or 480-563-9708.



In & Around Grayhawk

Adopt-a-Road Clean up

Sat., October 19 from 8 a.m. to 10 a.m.

Meet at the GCA Office, 7940 E. Thompson Peak Pkwy. #102

CALLING ALL VOLUNTEERS!! In an effort to keep our community beautiful, we are looking for volunteers to help us on this clean up day. The City of Scottsdale will provide all volunteers with gloves, trash bags, safety vests and cold waters. We will not be in the road so all litter pick up will be on the property beyond the curb. We will meet in the GCA office at 8 a.m, go over some quick instruction, and then will start walking the trails along Hayden Road north of Thompson Peak Parkway. The walk will be approximately 1 mile each direction, a little over two miles in total after both sides of the road are cleaned. All volunteers 17 years of age and under must come with a guardian. This is a great way to complete community service hours for school. We are only able to accommodate the first 15 volunteers who register. All others will be encouraged to sign up for the next chosen date this winter. Register online at www.grayhawkcommunity.org.

Paws at the Park

Sun., Oct. 20 from 10 a.m. to 1 p. m.

Grayhawk Greenbelt at 78th Place & 78th Way

Join us to enjoy a Doggie D.J., kid's fun zone, pup portraits, pup adoptions, ask the Pet Vet, raffles and more! This is a great opportunity to meet your neighbors, learn about new pet products and services, and to gain resources that enrich the lives of your pets. The event hosts live, work and play within the beautiful community of Grayhawk and are thrilled to be celebrating canines at this Pawwwsome event! This is a free event, but please RSVP online at www.pawsattheparkaz.com to help ensure we provide enough supplies for all. Thank you to the Cashman Partners | Russ Lyon Sotheby's for sponsoring and organizing this memorable event.



Grayhawk Single Sippers

Wed., Oct. 23 at 5:30 p.m.

The Vig McDowell Mountain, 10199 E Bell Rd.

If you are a single looking for casual conversation, a friend, or just to meet some other singles in your neighborhood, then this event is for you! Grab yourself a light bite to eat and a drink on the beautiful patio at the Vig with some of the best views in the valley. This is a great way to broaden your circle of friends and to try something new. We must give the restaurant our final count of attendees by October 21, so please RSVP online at www.grayhawkcommunity.org to reserve your seat by that date.

Grayhawk Pumpkin Patch

Sat., Oct. 26 from 11 a.m. to 1 p.m.

Monterey Park Greenbelt

Throw on a costume and come pick out the best pumpkin in our "patch!" Get creative at the DIY pumpkin decoration station and then join in on other fun including Deb's Dragons, face painting, a fun house obstacle course and so much more! DLC Resources, our community landscaping company, will be cooking and supplying hot dogs, cold refreshments and potato chips. There will also be plenty of sno-cones to go around too. RSVP online at www.grayhawkcommunity.org and prepayment of \$8 per child must be received by no later than Monday, October 21. Registration will be taken through Thursday, October 24, but the cost will go up to \$10 per child if registered between Tuesday, October 22 and Thursday, October 24. There will be NO event day walk-ups for this event. Special thanks to Trident Security, DLC Resources, and Andrew Bloom & David Van Omen with BVO Luxury Keller Williams AZ for sponsoring this incredible event.



Living Trust Seminar

FREE SEMINAR: LEARN THE LATEST STRATEGIES TO PROTECT YOUR ESTATE.

Mon., October 28 from 10 a.m. to 11 a.m.

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

Planning Is Essential – Do You Have A Plan? Everyone should attend this seminar – Even if you have a Will or a Trust. A good estate plan coordinates what happens to your home, savings, and your retirement accounts. Learn how to appoint someone to make healthcare and financial decisions for you when you are unable to do so. If you do not, a court may decide for you. You will learn why a will is not enough, why many people with living trusts will end up in probate, and how to avoid it. If you have your plans finalized, find out what may have changed, needs updating or is still applicable in Arizona. Guests will have an opportunity for questions after the seminar with Attorney Richard M. Dwornik. Presented by: Dwornik Law Firm. RSVP by Friday, October 25 online at www.grayhawkcommunity.org.

HIKING CLUB

GRANITE MOUNTAIN LOOP IN MCDOWELL PRESERVE – Sat., October 12 at 8 a.m.

Join the Hiking Club for its first hike of the new season. This will be a moderate hike in the McDowell Sonoran Preserve. This beautiful 6 mile loop hike has an estimated hiking time is approximately 2-3 hours.

BROWN'S RANCH AREA – Sat., October 19 at 8 a.m.

Join the Hiking Club for the first in a series of Beginner Hikes in the Brown's Ranch Area. This 3 mile round trip hike is ideal for folks brand new to hiking. Estimated hiking time is approximately 1.5 hours.

PARSONS/SYCAMORE CANYON HIKE NEAR COTTONWOOD – Sat., October 26 at 8 a.m.

Join the Hiking Club for a fall color hike in the Cottonwood area. This 7 mile moderate hike is great for intermediate hikers. Estimated hiking time is approximately 3-4 hours.

To learn more about these hikes and/or RSVP, go to <http://www.meetup.com/Grayhawk-Hiking-Club/>.

To participate, you must have joined the club online (if you have not already done so) and RSVP'd "YES" to this event. On the website, you can review many other upcoming hikes and email the organizers with questions.



COMING SOON:

Sunday in the Park

Sun., Nov. 3 from 2 p.m. to 5 p.m.

Grayhawk Greenbelt, Corner of 78th Place and 78th Way

We are ringing in the best time of year with our favorite resident event-Sunday in the Park! Enjoy samples and tasty eats from favorite area restaurants like Isabella's Kitchen, JJ's Deli, Meritage Urban Tavern, Thai Express, Cien Agaves, Tryst Café, and The Keg Steakhouse, just to name a few. You will also be able to finish off your feast with a sweet treat from Nothing Bundt Cakes! Enjoy the fall weather while you listen to the smooth sounds of our incredible band Outside the Lines. Kids will love the exciting rides, bounce houses, glitter tattoos and more. We have an incredible raffle with huge gift cards to your favorite restaurants like \$100 to Parma, and a Grand Prize winner will take home a complimentary two night stay at the JW Marriott-Desert Ridge. If paid by October 29, cost for the event is \$8 for adults and \$3 for kids 4-12 and kids 3 and under are free. If paid after October 29, the price goes up to \$15 for adults and \$5 for children. Final registration date is Friday, November 1 at noon.

All delicious eats at the event are included in the registration cost. There will be NO event day walk-ups for this event. RSVP online at www.grayhawkcommunity.org. Thank you to our sponsors David Van Omen and Andrew Bloom with Keller Williams AZ Realty, DLC Resources, Kathy Craig- Skin Care Consultants with Rodan + Fields, Premier Fitness Systems, The JW Marriott Desert Ridge, Jeremy Mueller with State Farm, Mo Hamideh with Homeowners Financial, Impact Physical Therapy, and Dwornik Law for making this event possible.

Mistletoe Market

Sat., Nov. 16 from 12 p.m. to 5 p.m.

The Offices at Grayhawk parking lot and GCA office, 7940 E. Thompson Peak Pkwy.

Hot chocolate and sweets await you at our first Mistletoe Market featuring upscale, unique home fashions and décor; Men's, Ladies and Children's fashions and accessories; and personal products for yourself, your pets, or special gifts for your loved ones. Enjoy the Revolution Creperie truck for a meal, dessert, or a tasty coffee, tea, or cocoa. Relax and enjoy the holidays knowing you've already started checking off your shopping list. If you own a business that might be a good fit for this event, we invite you to join us! Contact Sarah at svanduyne@ccmcnet.com for more information and a vendor application. All applications must be submitted by October 11 so that chosen vendors can be confirmed and notified by October 16.

SAVE THE DATE:

SANTA PARTY

Tues., Dec. 3 from 5:30 p.m. to 7:30 p.m.

HOLIDAY AT THE HAWK: DUELING PIANOS

Thurs., Dec. 5 from 6:30 p.m. to 9 p.m.

HOLIDAY HAYRIDES

**Wed., Dec. 11 & Thurs., Dec. 12,
Rides at 6 p.m., 7 p.m. and 8 p.m.**

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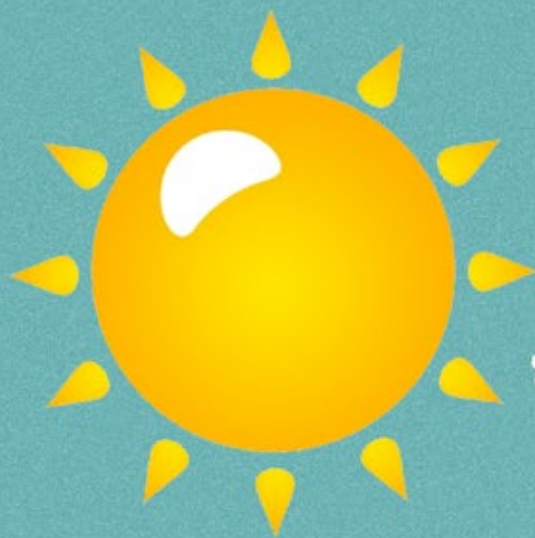
SUNDAY, OCTOBER 20th

10:00 AM - 1:00 PM

GRAYHAWK GREENBELT

October 2019

| Sunday | Monday | Tuesday | Wednesday | Thursday | Friday | Saturday |
|--|---|--|--|--|-----------|--|
| WHO TO CALL ROVING PATROL (480) 502-7685 GRAYHAWK ASSOCIATION (480) 563-9708 SCOTTSDALE POLICE (480) 312-5000 | | 1 ARC Mtg. 4:30 p.m. GCA Office | 2 | 3 | 4 | 5 |
| 6 | 7 GCA & RVA Board Mtgs. 5:30 p.m. Talon Room | 8 | 9 | 10 Encore Board Mtg. 6 p.m. Encore Clubhouse | 11 | 12 Hiking Club 8 a.m. |
| 13 | 14 Vintage Board Mtg. 10 a.m. Talon Room | 15 ARC Mtg. 4:30 p.m. GCA Office Avian Board Mtg. 6 p.m. Talon Room Cachet Board Mtg. 6 p.m. Clubhouse Venu Board Mtg. 6:30 p.m. Great Rm | 16 | 17 Village Board Mtg. 6 p.m. Talon Room | 18 | 19 Adopt-A-Road 8 a.m. GCA Office Hiking Club 8 a.m. |
| 20 Paws at the Park 10 a.m. Grayhawk Greenbelt | 21 Tesoro Board Mtg. 6 p.m. Tesoro Clubhouse | 22 | 23 Single Sippers 5:30 p.m. The Vig McDowell Mtn. | 24 | 25 | 26 Hiking Club 8 a.m. Pumpkin Patch 11 a.m. Monterey Park Greenbelt |
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The Benefits of Not Overseeding

Late September to mid-October marks a major milestone for turf landscape in the desert. It's the time that those who want to maintain green parks and lawns through the winter need to overseed Bermuda grass with winter Ryegrass. It's also the time to thoughtfully decide which areas to not overseed and allow going fully dormant in the winter in order to have lush, strong Bermuda grass in the spring.

In 2013, the Grayhawk Community Association approved implementing a process of NOT overseeding certain areas within the community each year. Each year, designated areas throughout the community do not go through the overseeding process, which allows for a better quality of spring turf. The locations that are not overseeded rotate based on a four-year schedule, which can be found on grayhawkcommunity.org under Resident Services/Landscaping/Landscape Articles.

What to Expect in Non-Overseeded Areas

Bermuda grass can stay green until the first frost, usually late November or early December. The grass in the selected non-overseeded areas will start to turn a brown, blonde, straw like appearance. This is the natural dormancy cycle of the Bermuda grass and is not the result of irrigation problems. Around the middle to end of March, when nighttime temperatures begin to approach 60 degrees, Bermuda will start to grow again and will return to a regular mow and care cycle.

The Science Behind It All

Overseeding in the fall does not allow Bermuda grass to complete its normal growing cycle before winter dormancy approaches. Much like a bear preparing for hibernation, Bermuda



Bermuda overseeded



Bermuda left dormant

Both turf areas shown above have experienced the same amount of resident activity

spends the weeks and months prior to the cold season storing the reserves it needs to keep its roots and stems alive through the winter. Overseeding interrupts this process, and often die-back results in the root system. The effects of interrupting this process are seen in the spring when weather conditions are right for Bermuda to begin growing again. The thick, tall Ryegrass will keep the Bermuda shaded and cool, which prolongs the dormancy period. By keeping the Bermuda dormant longer, the percentage of Bermuda that runs out of food before it can begin to photosynthesize increases.

When the Bermuda does come out of dormancy, it must contend with the Ryegrass for nutrients while the Ryegrass is at its strongest. Ryegrass is a fierce competitor for all the resources required for Bermuda to grow: sunlight, water, nutrients and even oxygen. During early spring, the Bermuda is at a disadvantage during the time it should be strengthening to withstand the extreme heat and dryness of a typical Arizona summer. By mid-summer, the Ryegrass dies out and physically impedes the Bermuda's ability to spread. The dead Ryegrass must be removed through dethatching, which may further injure and set back the Bermuda. In most cases, the Bermuda does not get the time needed to recover because overseeding starts again in just a few weeks. We recommend suspending the overseeding process for at least one season to help restore the root system and nutrients of the Bermuda grass.

Potted Flowers and Care

By John Eubank, DLC Resources, Inc., Field Manager

This fall you may be considering adding new plants to your home, either inside or out. While many shrubs and trees will be planted directly into the ground, there are also numerous options for potted plants. Potting allows for a wide variety of plants to be placed in a more favorable soil while also having the benefit of growing inside a controlled space.

Where desert plants are groomed to withstand harsh environments with little care, these flowers will require more frequent attention, especially in regards to fertilization and watering. The potted flowers should be fertilized once every two to three weeks during the warm blooming seasons. When selecting a fertilizer to use, look for a 20-20-20 compound as this may differ from your usual fertilizer.

The plants should also be watered once or twice per day, depending on their location. A plant placed in heavy sunlight or another very warm location will require more water than one that is not receiving sunlight as frequently or is in a cooler location.

After blooming season, the dead blooms should be removed completely, as opposed to waiting for them fall off naturally. This allows for new blooms to grow unobstructed in the next warm season.

Throughout Grayhawk, you will find a variety of potted plants across your landscape. Our crews change these pots, along with flower beds, twice yearly to coincide with proper blooming seasons. Below are several plants you will find throughout the year in your community, and that you may consider adding to your home.



Angelonias, Golden Fleece, and Potato Vine potted at Grayhawk

Angelonias

These flowers bloom in a variety of colors including, pink, white and blue. They are relatively tall, usually growing to approximately 20 inches. This makes them excellent as a backdrop flower or a center flower within a round arrangement.



Angelonia plants at nursery waiting to be planted!

Golden Fleece

This desert plant is an excellent border flower with its low height and vibrant yellow flowers. The Golden Fleece grows to be approximately 7 inches tall with a similar width. The plant spreads seeds often, allowing for frequent blooming throughout warm seasons.



Young Golden Fleece in nursery before planting

Potato Vine

Despite the name, you will not find any vegetables attached to this vine as the plant derives its name from the resemblance between its roots and sweet potatoes. The potato vine may grow as high as one foot and will typically display either light green or dark purple leaves.

Geranium

Geraniums are a great option for fall and winter. They come in a variety of colors like red, white and pink. They are a tall flower that grows to be about 10-12 inches. This makes it a great flower to layer behind smaller annuals. Geraniums grow in full sun and do not require shade.



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Aiming High

By Victoria Kauzlarich, Volare

The last thing an Agave does before it dies is send up its flower stalk. That seems unnatural, doesn't it? Why would a plant send up its last, best, and sometimes only opportunity for reproduction shortly before its death? Because it has no choice.

The Backstory

Agaves can produce either new leaves or a flower stem from their centers, but they cannot do both and remain alive. Next time you see an Agave flower stalk, pay attention to the base of the plant. As the stalk grows, the base begins to die back. That Agave is using every ounce of its reserves to flower. It is literally killing itself to bloom. Yes, this makes us momentarily sad but it is also essential to the life cycle of an Agave.



Agave americana Flower Stalk
About 30' Tall

The really cool part of this final burst of energy is that these flower stalks are unique to each Agave species. In general, the larger the Agave, the taller its stalk. Some of these can grow up to 35' in a matter of weeks. They look like giant spears of Asparagus until they branch out - often candelabra-style - and ultimately bloom.

Whenever I see these, I pay close attention because the stalks can become vulnerable and dangerous. It isn't uncommon for the weight of the stalk to pull the plant out of the ground. In high winds they can tip over and create a hazard to whatever is within reach. More often than not, they will be removed before that happens which is a shame. To see them fully extended is other-worldly.

Agave geminiflora

Speaking of other-worldly, how about this? This doesn't look like an Agave, but it is. Meet the *Agave geminiflora*.

Take a look at the base of this plant. This agave sports hundreds of leaves and looks more like an herbaceous shrub. It doesn't produce pups (or offsets) so, once it flowers, it needs to be replaced.

When it does flower, the stalk is slim and grows to be about 15' and as it emerges, it is reminiscent of a sea urchin. Also, note the contrast between the base color of the plant and the dark brown stalk. This is one to enjoy as it flowers because it doesn't become unmanageable.

The *geminiflora* is also a great landscape plant. You don't have to fuss with pups, it stays small at 2-3' x 2-3', it's dark green and contrasts well with just about everything. But wait, there's more.



Agave geminiflora



Agave perryi



Agave perryi

Here is an Agave that practically deserves its own column. This plant is in the perryi species. All of the plants in this species are blue/gray. One of these you may know and love is the Artichoke Agave.

The plant pictured here was about 3' x 3' when it sent up its stalk. I was stunned at the color contrast of the stalk and the base. When still in its early stages of growth, the stalk was as maroon as it appears in this photo.

As the stalk grew, it lost some of its color only to bring it out again in its buds, shown here. Look closely. When the flowers emerge, they are deep yellow. Quite a show, huh?

Agave vilmoriniana

And, finally, no discussion of Agave stalks would be complete without mentioning the Octopus Agave (*Agave vilmoriniana*). These plants leave nothing to chance.

Instead of sending up a flower stalk and waiting for pollination to occur, this agave's stalk is made up of hundreds of bulbils or "plantlets" - perfect clones of the base plant. The stalk pictured here is in its early stages of growth but, even now, you could remove one of the plantlets and start a new plant. As you might imagine, these



Agave vilmoriniana

stalks grow much more slowly than flowering stalks because the stalk itself needs to create all those plantlets.

And, in another really unusual twist, not all Octopus Agaves do this. Some send up a blunt flower stalk that, when it blooms, looks like a giant yellow pipe cleaner.

Pretty interesting plants, these Agaves.

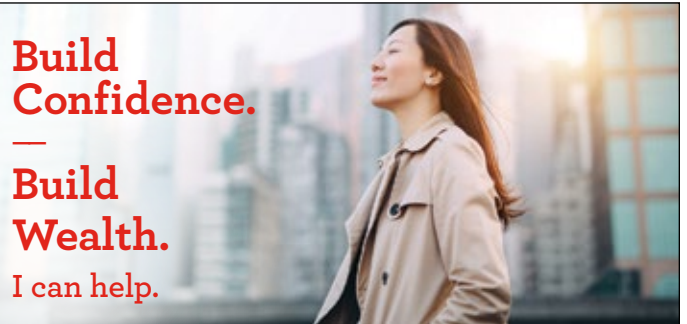
The Bottom Line

So, why do Agaves aim high? Bats. Bats are Agaves' primary pollinators and scientists think that the height of agaves' flower stalks and their convenience to bats is an example of co-evolution. Bats may be primary but that doesn't leave bees and Hummingbirds out of the action. They like agave flowers, too, and are happy to help with pollination.

The Agaves featured here are only a few of the hundreds of Agave species that grow in the Sonoran Desert. Once you know of the variations from plant to plant, you'll also know what to look for in a blooming Agave. It just may be that your appreciation for these plants soars. Just like their stalks.

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Paleo Stuffed Peppers

By Lori Bosch and daughter, Stephanie, Cachet at Grayhawk

On a recent visit to Grayhawk, Steph and her significant guy made delicious stuffed peppers. I hadn't had stuffed peppers in years because my mom used to make them with green peppers, which were not my favorite when I was young. So when I came home from Arizona I decided to try to make a paleo version for my husband, using red and yellow peppers, which are much sweeter than green peppers. I also used lean ground turkey, substituted cauliflower rice for white rice, and did not top with cheese. Also, here is my biggest secret ingredient alert....any time I cook with ground meat, or make stews or pot roasts, I add a shot of vodka to help tenderize the meat just before I put a lid on the pot and simmer.

We have been trying to eat healthier and learned that a Paleolithic diet has many benefits such as improved heart health, increased energy and circulation, decreased inflammation, and an added bonus of weight loss. Sometimes called the "caveman diet", eating paleo is really just about choosing organic foods low on the food chain, as humans ate for thousands of years prior to farming and the agricultural revolution. Many

people with diabetes, arthritis and auto-immune diseases have made drastic improvements in their well-being by switching to a paleo diet. Absolutely no sugar, dairy, grains, or legumes are allowed so it's really important to read labels carefully because sugar is often added to salad dressings, mayonnaise, chicken broth, canned tomatoes, and other sauces. We have found all of these items without added sugar at Whole Foods. Paleos can eat as much organic lean meat, fish, vegetables, and certain fruits as they like. Snacking on pistachios, cashews, almonds, walnuts and a variety of other nuts and seeds is also allowed. We have noticed that organic foods that are low on the food chain are much more filling than processed foods, and after a few days of clean-eating, we don't even crave sugary treats or dairy. However, we don't eat exclusively paleo, and we do allow ourselves cheat days to indulge in our favorite foods. I hope you enjoy these stuffed peppers and bet you won't even miss the rice and cheese!

And always, always, always treat your body right and try to eat healthy most days...you will feel better overall, have less aches and pains and much more energy to do the activities that you love! We welcome your feedback, suggestions and recipe requests! Please feel free to email us at boschl@me.com.



Paleo Stuffed Peppers

Prep time: 30-35 minutes; Bake time: 30 minutes
Servings: 3-4

Ingredients:

- 5-6 peppers, any color, hollowed out
- 2 lbs. organic ground turkey, or ground beef
- 1 14 ounce can organic chicken broth (no sugar)
- 1 shot vodka (optional)
- 1 ½ cups uncooked cauliflower rice (in most grocery stores)
- 1 medium Vidalia onion, chopped
- 3 cloves garlic, minced
- 1 teaspoon dried oregano
- 1 tablespoon paprika
- 1 ½ teaspoon Himalayan sea salt
- 1 ½ teaspoon black pepper
- 1 14.5 ounce can diced tomatoes
- 1 6 ounce can tomato paste
- 1 tablespoon olive oil
- parsley, chopped to garnish

Instructions:

1. In a large, deep pan, brown meat on medium high for 10 minutes, adding chicken broth occasionally to avoid burning. Brown and caramelize meat to increase flavor.
2. Add onions, cauliflower, garlic and other spices to meat and sauté 4-5 minutes on medium, stirring constantly until onions are translucent.
3. Add shot of vodka, and can of diced tomatoes, cover and simmer on medium for an additional 15-20 minutes to tenderize meat. Then mix in tomato paste to thicken. Set aside.
4. While meat is simmering, add olive oil to skillet and heat to medium. Lightly char peppers for about 5-7 minutes turning frequently with tongs.
5. Stuff peppers with meat and vegetable mixture, and bake peppers uncovered in a baking dish at 375 in preheated oven for 30 minutes.
6. Garnish with parsley, serve with your favorite green or fruit salad and enjoy!



Sip and Tell

By Sue Lukenbill, Encore Resident

October is that time of the year when we can finally say goodbye to that last stretch of hot weather which brings with it our first hints of Arizona

fall. Football is in full swing and the World Series is fast approaching. I really love this time of the year. I am starting to remember why I love living here!

Those of you who really know me, know that I love the made up holidays that we dedicate to food throughout out the year. Did you know that this month we celebrate one of the most universal foods? It is one that is definitely a favorite of mine. October is National Pizza Month! It's time to celebrate all things crusty and gooey, thin and deep dish and everything in between.

Over the years I have reviewed a handful of pizza and Italian restaurants. But I don't think any has come with such a reputation of this month's featured restaurant. Grayhawk's Director of Communications Jennifer Sheets and I lunched at the one and only **Lou Malnati's Pizzeria**, which opened a location on Scottsdale Road in September of 2018. I thought that I had dined at every pizza place in Chicago with all my visits there, but I was definitely wrong! Many Grayhawk neighbors and friends of mine speak so highly of **Lou Malnati's** that I had to give it a try.

Phoenix is the leading shipping destination for **Lou Malnati's** frozen pizza delivery service Taste of Chicago. That would explain why in 2016 Arizona became the first expansion state for **Lou Malnati's Pizzeria**, which now has about 53 locations in metro Chicago and three in Arizona.

I was born in Chicago, but never got a chance to know the city as a child. As an adult, I have enjoyed visiting Chicago over the years. I recently read about the background of Lou Malnati, his family and his many pizzerias. Considered the oldest family name in Chicago pizza, **Lou Malnati's** has been a Chicago institution for over 45 years. Lou Malnati opened the original **Lou Malnati's Pizzeria** in Lincolnwood, Illinois on March 17, 1971. On opening day, people lined the street just to get a taste of his now legendary deep dish pizza.

The **Lou Malnati's** in Scottsdale is their largest Arizona pizzeria to date. The 10,000 square foot pizzeria offers dine-in, carryout and delivery. The restaurant features an indoor/outdoor space with garage doors opening up to a large patio and two private dining areas for group reservations. Design elements include petrified palm trees and vintage Chicago posters. It's super cozy and fun.

I know, you are probably worried or concerned about the pizza in Scottsdale tasting the same as it does in Chicago, but have no fear because their recipe and ingredients is exactly they same. They ship in the mozzarella cheese from the same Wisconsin dairy that has supplied their pizzerias with delicious cheese for over 40 years. The Scottsdale pizzas will still be topped with their exclusive California vine-ripened tomatoes. They are even bringing in their Chicago water! Rick Malnati, Lou's youngest son, "swears that their water is what makes our dough so downright

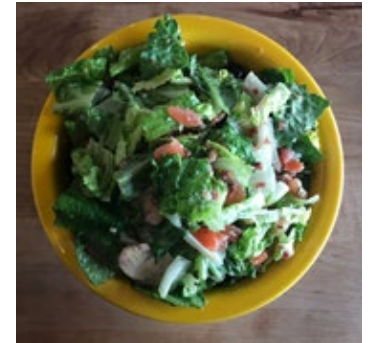
delicious." When they opened their first pizzeria in downtown Phoenix, they worked with a company to replicate the pH level of Chicago water, which they believe is essential to producing the taste they all know and love. They're doing all of this because they believe that a slice of Lou's pizza in Phoenix and Scottsdale should taste the same as it does in Chicago.

After looking at the menu briefly, we decided to split a pizza and a salad. There are two deep dish specials. They do offer thin crust, but Jenn insisted we order deep dish as it is their specialty, although

both of us were apprehensive not being fans. We chose The Malnati Chicago Classic and were not disappointed. It was made with Lou's lean sausage, cheese and vine-ripened tomato sauce on Buttercrust™. We split the Malnati's Salad which was made with romaine lettuce, tomatoes, black olives, mushrooms, salami bits and gorgonzola cheese with their Sweet Vinaigrette dressing and Romano cheese. Jenn especially loved the salad. It was simple but absolutely delicious. I think it was the dressing that made it.

The pizza was also great. I am pretty sure I'm a deep dish convert! Jenn commented that she was surprised how crunchy the crust was and how much she actually did like it, having had previous bad experiences with deep dish. Even though I am a cheeseoholic, it was a tad too much cheese for me. I did notice that Jenn also pulled a bit of cheese off. To be fair, we were warned (it said "extra cheese" right in the description). We ordered a small that was sliced into four pieces. We each had one slice and Jenn took the other two back to the office to share. It was truly the flaky Buttercrust that made the pizza so yummy. I can see why it's popular.

Next time, I think I will order *The "Lou"* which is a deep dish pizza with spinach mix, mushrooms and sliced roma tomatoes covered with blend of mozzarella, Romano and cheddar cheese on garlic Buttercrust. They also have other great appetizers, soup, salad, sandwich, pasta and dessert menu options. Happy Hour is Monday through Thursday from 3-6 pm and features beer, wine and appetizer specials. I highly recommend you go check it out if you haven't been there. Until next month, enjoy the fall!



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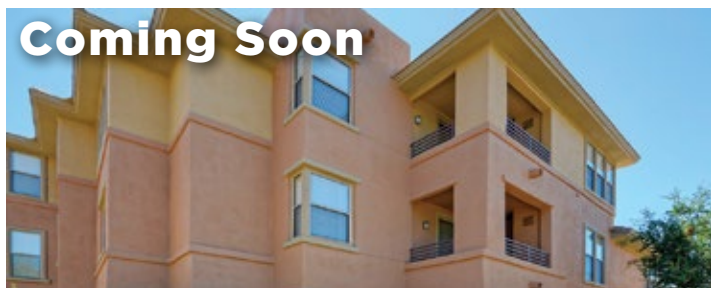
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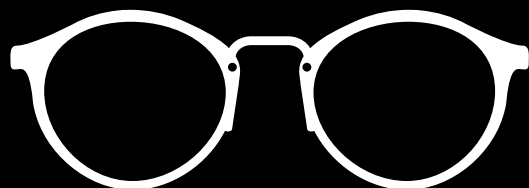


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