

PARK PLAZAS NEWS

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August, 2026

From the President

Around the Neighborhood ----

Architectural Control Committee

At the July 22 board meeting, the board approved Susan Swoboda to serve as the Chair of the Architectural Control Committee (ACC). Susan has gathered a group of 11 Park Plazas residents who are volunteering their time to conduct annual inspections on all 442 houses. Once they are completed, owners whose homes need attention will be notified by letter regarding specific issues that need attention, time frames, guidelines, etc.

Temporary Job Re-Alignment

As you are aware, since earlier this year, we have been working to recruit a new Community Manager. To date, we have received 90+ resumes although most of them have not been appropriate candidates for the position. At the July 22 board meeting, the board approved a temporary job re-alignment for Richard and Cathy's job responsibilities. Beginning August 1, Cathy will not only continue in her role as Office Manager, but she will assume responsibility for matters relating to residents – covenant/policy issues, resident communications, and landscape services. While the office hours will remain as currently posted, Cathy will check emails/voice messages on Tuesdays/Thursdays.

Richard will transition to become an hourly employee, and his responsibilities will primarily focus on financial issues – budget, financial reports, annual audit, meter reading/water billing, real estate disclosures, and resident billings. He will continue to manage the website and publish the monthly newsletter, manage logistics for monthly board meetings, and work with contractors for water/sewer and asphalt issues. Richard will also be available for emergency situations.

The Community Manager job announcement will be reposted in mid-September.

Board Update

At the July 22 meeting, the board bid farewell to Cassara Higgins. She and her husband Chip are moving to Iowa for new job opportunities. A big thank you to Cassara for her efforts to develop more robust community engagement throughout Park Plazas. The community garage sale was a big success and pickleball is going strong! Thank you Cassara and the best of luck to you and Chip!



Black Eyed Susans

Join with others throughout our community in providing funds to the Food Depot for hunger relief. Between June 1 and August 31, neighborhoods compete to raise funds that support the nine county service area, approximately 43,000 people. Just \$1 raised during Neighbor to Neighbor (N2N) can provide up to four meals through Food Depot programs. For information on how to participate, please click the N2N flyer image.

Laurie Glaze,
President, PPCSA
president@parkplazas.org



From the Manager

Landscape

- Irrigation – in addition to their regular landscape work, the crew has been responsive to water leaks.
- A large branch from a Siberian Elm between Cordero and Campanilla split from the trunk. Our crew removed the fallen branch. Due to the extensive tree rot revealed inside the trunk, there was obvious risk of damage to adjacent properties, so the remainder of the tree was removed.
- The Siberian Elm on at the corner of Plaza Blanca and Rojo is of concern. The only falling branch of note was a small to medium-size branch breaking off and landing on the back fence of the adjacent house. The break was due to strong winds. The adjacent house is down wind of this tree and should a primary branch split off, the odds of damage to the house is high. Tierra Bonita provided an estimate of \$3,787 for removal of the tree.
- Restoration of the crusher fines path on Ristra has been completed by AFJ and it came out very nicely.

Sewer Lines

- Drainworks inspected the sewer lines in Cordero and discovered a shift in the sewer line that needs to be replaced. They will excavate to approximately 12' and replace the 4" clean outs. The cost of repair is \$9,521 and will be paid from the Reserve Fund.

Parking

- The pop-up RV previously parked on Nube has been removed.

Crime

- No reports have been received.

Sales & Walkins

- Currently there are 3 properties listed for sale and 0 are pending. Properties closed in 2026 total 28. Month to 7/31 walk-ins total 52.

Irrigation Leaks: When reporting an irrigation leak, please provide as much detail as possible. include the *day and approximate time* you noticed the leak. Reference nearby cul-de-sacs, walking paths, mailboxes, etc. If possible, including a photograph showing a wider view of the area. The better your directions, the faster we can locate the problem, reduce water waste, and make needed repairs. Thank you!

Board Meeting Notes

The board met on July 22, 2026. Items from the meeting included:

- Approved Susan Swoboda to serve as Chair of ACC;
- Approved various committee reports;
- Approved updated ACC Charter;
- Board went into Executive Session.

Next monthly board meeting will be held on **Wednesday, August 26, 2026** at 6:30 pm at PPCSA office, Rodeo Plaza Shopping Center. All residents **are** welcome to attend.



Morning Glories

Gene's Nature Walks

Gene's Nature Walks – Join your neighbors and learn about the flora and fauna throughout Park Plazas. Gene Harrell, a PP board member and Park Plazas resident, host a monthly walk – the third Saturday of every month at 8:00 am. Participants meet at the children's playground (Fresa cul-de-sac off of Plaza Rojo) for this approximate one hour easy stroll. Remember to wear comfortable clothing and shoes, plus bring your sunscreen and a hat so you can comfortably enjoy the walk!

Water and Sewer Billing. Here's the link to a [document located under Governance-Finance](#) that gives a bit of the history of how the Association brought a greater sense of equity to the allocation of the cost of water and sewer to individual lots by installing 442 water meters.

Planning exterior improvements? Please submit an [ACC application](#) before starting projects such as replacing windows, repainting, or other exterior modifications. Following ACC guidelines and using approved trim colors helps preserve Park Plazas' consistent appearance, protects property values, and ensures improvements complement the character of our community. New colors are at the office.

Back Yard Spots - We've received several requests from residents asking neighbors to check the aim of backyard spotlights. Please direct landscape and security lighting toward the ground and away from neighboring homes whenever possible. A small adjustment can reduce unwanted light intrusion while still providing effective illumination and helping everyone enjoy their home.

Summer Watering Restrictions

As we move into the warmer months, please remember that the City's seasonal watering restrictions are now in effect from May 1 through October 31, outdoor irrigation is not permitted between 10:00 a.m. and 6:00 p.m. This applies to all watering, including drip systems and sprinklers.

ESTATE SALE A Little Preparation Goes a Long Way

When a Park Plazas resident passes away, family members are often faced with settling an estate. If they live out of town, hiring a professional estate sale company can be an excellent solution. These companies bring experience, organization, and marketing expertise that can make a difficult process much easier.

As with any profession, it's worth taking a little time to choose the right company. Ask for references, read online reviews, and if possible, interview more than one firm before making a decision. A reputable company will welcome your questions and clearly explain its services.

Be sure you understand how the company is compensated. Most charge a percentage of the total sales, but fees can vary depending on the size of the estate and the services provided. Ask whether there are any additional charges.

Equally important is knowing how the sale will be documented. A professional company should explain how items are tracked, provide a written accounting of total sales, commissions, and expenses, and promptly remit the estate's proceeds.

August Dates

- Aug 1st - National Pinball Day
- Aug 5th - National Work Like A Dog Day
- Aug 13th - National Lefthanders Day
- Aug 18th - National Fajita Day
- Aug 26th - National Toilet Paper Day
- Aug 31st - National Trail Mix Day

Office Hours for the Manager's Office

Open Monday, Wednesday and Friday
from 8:30 a.m. to 1:00 p.m.
or by appointment. 505-471-8809

Calls and emails will be returned within 48 hours

Next Board Meeting

**Wednesday, August 26th
6:30 P.M.**

~ Manager's Office ~
Community input invited
at the beginning and end of the meeting.

The Board packet is available for download
on the Monday before the meeting.

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If you're managing an estate from outside Santa Fe, consider asking a trusted friend or neighbor to stop by the sale. An extra set of eyes can provide peace of mind.

Prescreening can help ensure the estate is handled professionally, transparently, and with the respect every family deserves.

PARK PLAZAS COMMUNITY SERVICES ASSOCIATION

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