

TORREY PINES

March 2012 Newsletter

Greetings! Spring seems to have sprung last November. What a great winter. Lets hope no last minute freeze. It was a dry winter though so watering this spring important.

First: Spring clean-up will be the weekend of April 20-22. There will be 3 dumpsters at the corner of 152nd & Sprague Circle. **You “can not” dispose of hazardous material (tires, paint, oil), appliances or garbage.** The association just has to pay and have someone else come in and pick up. Also if you would please throw everything in the dumpsters. Abe’s will not do it.

Website: Check out the new up-to-date website at: www.torreypinesomaha.com Thanks to Christy Kofoed for her great work. New items at least monthly.

Second: Annual TPHA meeting will be May 8th at St. Andrew Methodist Church at 150th and Maple. Time: 7:00. One board position available.

The board has changed the fiscal year of the association to coincide with our IRS calendar tax year so next years annual meeting will be in March. The dues will still be due July 1.

Existing Board: President—Barry Pedersen
Vice President—Michael Classen, Treasurer—Rhonda Zebolsky, Secretary— Sarah Stevens,
At Large member—Christy Kofoed. We can all be reached thru the website. Rhonda will exit board this year and we thank her for her service.

Covenant issues: Due to costs associated with covenants being abused and expenses to the association, the board has instituted a temporary annual assessment of \$10 per home for a legal fund to cover these costs and legal issues we will now address. We are sorry about this but blame those that break the rules. This will be reviewed on an annual basis. Dues will not change for 2012 other than the additional \$10 assessment.

Other issues: Blowing grass clippings into street or leaving on sidewalks and not cleaning up; trailers, ambulance, boats, storing these items in driveway vs

hidden in garage; trash, garbage containers out of site; taking care of your yards, putting up a metal fence when specifically told metal fences not allowed; leaving mounds of dirt on vacant lot along with trash from new built home. Yard waste dumped in vacant lots (you are actually trespassing and littering). Twelve (12) of your neighbors have not paid their 2011 dues yet(\$720) and liens have to be placed on homes (time & cost\$). The list as usual goes on and on. **Be pro-active. This is your neighborhood.**

Ok—enough of the negative. We hope the city gets in here before Easter to clean the winter gravel from the streets but know way of knowing. How about the

Third major item on the calendar, “The Garage Sale” We have had a couple neighbors ask already so put this item on your **calendar for**

June 21-24th. We will get out the signs on Wed June 20 (1st day of summer). An adv and map location number# will be in the Wed-Sat. garage sale listing. Most start their sale on Thursday and some go to Sunday so signs will be picked up on the 24th. We have notified Arbor Oaks so they can schedule also. The white fence sections on west boundary of Torrey were fixed; electrical lighting on parking areas fixed and/or replaced.

Entrance Islands! As most are aware there were electrical and are sprinkler problems with the islands on 153rd this year. Lights have been fixed. It was decided to not expand Christmas lights again. As for the sprinkler system it has a broken line on one of the islands that now needs to be fixed.

Torrey Pines Directory

The Torrey Pines Directory continues to be updated. New email, moved, new neighbors, please let us know thru website. Also we would appreciate as many email address’s as possible so that some newsletters and directory items can be sent without postage cost. Thank you.



Christmas: We again this year want to thank our TPHA neighbors for their wonderful Christmas decorations. Every year the number of homes decorating increases along with the amount of decoration. Very nice.

Financials from annual meeting

Opening Balance 1/1/2011	\$ 3,652.23
Dues collected thru 8/9/2011	\$ 5,040.00
Balance before expenses	\$ 8,692.23
Total Expenses same period:	\$ 4,939.48
Current Balance:	\$ <u>3,752.75</u>

Neighborhood Outings: An item at last years annual meeting had to do with doing : picnic, ice cream social, something for just adults. We would like someone to volunteer as both a committee head and other to be on this committee.??????????????????

Mayor's Hotline!

If you have issues involving city services, such as snow removal, overgrown lots, bike path mowing, trailer storage and vehicles in dead storage (to name a few). Many of the City of Omaha ordinances overlap with our own covenants and city enforcement is available. If you are an affected property owner, your call gets the highest degree of consideration and they really do respond. **Mayor's Email Hotline: hotline@ci.omaha.ne.us 444-5555.**

Of course contacting your TPHA board by phone or email (see website: www.torreypinesomaha.com), or mail **TPHA, Box 359, Boys Town, NE 68010**

DATES TO REMEMBER

April 20-23 Dumpsters

May 8 TPHA Annual Meeting @ St Andrew's, 150th and Maple @ 7:00

June 21-24th Neighborhood Garage Sale