

Apache Plume

A newsletter for the community of High Desert, Albuquerque, New Mexico

February 2022

City Has Big Plans to Develop Elena Gallegos

By Neil Wetsch, Board Director

Big changes are afoot near our community, as explained to the High Desert Board of Directors at the January 18th meeting. The Board's Zoom meeting was highlighted by an Albuquerque Parks & Recreation Department online presentation of a rather surprisingly advanced plan to develop an Educa-

(Continued on Page 7)



Three Positions Open on the Board of Directors

By The High Desert Nominating Committee: Camille Singaraju-Chair, Harry Jones-Mentor, Bomi Parakh, Kristy Frame, Mark Soo Hoo, and Millie Yamada

High Desert is one of the nicest places to live in Albuquerque and, indeed, the most wonderful place many of us have ever lived. But perhaps it could be even better. If you have skills and experience that would make this wonderful community even better, if you see something that you would like to fix, if you think we could forge a more perfect union, and if you want to know your neighbors and neighborhood better, now is your chance! Submit your name for one of the open positions for a two-year term on our Board of Directors.

Experienced Board members – who are motivated by a desire to be involved, to help our community and to become more strongly bonded with its members– report a deep sense of satisfaction from their work on the Board. For example, George Marsh, Board Vice President, has commented that his first year on the board has been most rewarding in allowing him to meet and communicate with the various homeowners on issues that impact their everyday life and to help amicably resolve their problems which otherwise might have become sources of contention and conflict. He cites one example where he and another Board member met with a new homeowner to discuss the homeowner's concerns regarding the construction of his home. The meeting was very beneficial for all and resulted in a better understanding of the issues that were causing the problem. In a second example, George and other Board members met with a group of homeowners to answer their questions regarding landscaping in their gated community arriving at a resolution that was satisfactory to all.

Not sure of what's required of a Board member? There are plenty of past and present experienced board members who can guide/orient you.

Procedure: If this vision ignites your desire to know and improve

your community, please submit your Statement of Interest (SOI) by April 7, 2022. If you have any questions, please call Camille Singaraju at 505-821-6887 or email bsingaraju@msn.com. Please, contact Camille when you submit your SOI. The SOI template can be accessed and completed online on the High Desert website at www.highdesertliving.net as follows:

- Click on "Volunteer SOI Form" at the bottom right of the page.
- Complete the relevant fields on the SOI and submit the form electronically by clicking "Send."

Once you submit an SOI, the Nominating Committee will reach out to schedule a panel interview with you during the week of April 11, and an interview with the Voting Members on April 22-23. The process will conclude with the election by the Voting Members on April 28 of the Annual Meeting.

Qualifications: Before applying, please check that you are eligible under the High Desert By-Laws which require that candidates for membership on the Board (Nominating Committee Charter):

- a. – shall not have been removed as a Director by the Voting Members or the Board pursuant to Section 3.5 of the By-Laws within the prior two years.
- b. – shall not be more than 60 days delinquent in the payment of any assessment or other charge due the Association.
- c. – shall not have any hearings or appeals pending before the Board, New Construction Committee, Modifications Committee or Covenants Committee nor shall they have any legal action pending against the Association or any Officer thereof.
- d. – must have lived in High Desert as a resident for at least six (6) months prior to the date of the election

The Nominating Committee looks forward to receiving your SOIs. If you don't feel you can meet the obligations for a Board Director position, please consider other volunteer opportunities on committees, events, or as a Voting Member.

President's Summary

By Reg Rider, HDROA President



Reg Rider

Welcome to the New Year and, unfortunately, more COVID issues to deal with. My compliments to the volunteers who continue to persevere despite all that goes on around us. I have several topics to bring up today, the top one being the Board election that will occur in April.

Elections

The High Desert Board of Directors is made up of seven High Desert residents elected by the Voting Members as described above. Each year either four or three members are selected in order to keep continuity on the board. This year there are three positions open. The Board presently meets at a meeting open to any High Desert resident every other month. According to our By-Laws Article 4.2. Election and Term of Office; The officers of the Association shall be elected annually by the Board of Directors at the first meeting of the Board of Directors following each annual meeting of the Voting Members. Those officers are the President, Vice President, Secretary and Treasurer. This has traditionally been done in a special meeting following the Annual Meeting.

What about the duties and time required to serve on the Board? Keep in mind that the Board is a "policy level" board and does not conduct the day-to-day operations of the Association. The position of the President does get involved in much of the business of operations but the remainder of the Board does not. Other than the

time spent in the bi-monthly Board meetings, your time spent will be largely used to research issues of interest and on committee(s) that you choose to be involved with.

Your Association very much needs your expertise and energy. Please consider volunteering.

High Desert Security Patrol

We have recently experienced changes in our Security patrols and with gates for the gated communities. G4S, our current contractor, was bought by Allied Universal who has recently been acquiring several security contractors in the Albuquerque area. We have noticed a number of issues with their performance lately and will be meeting with the new management to address these and other topics.

Gate Maintenance

Gate maintenance for gated villages is again at the forefront after we thought that we had a good process established with quarterly maintenance and a solid contractor to respond to emergency needs. Automatic Access, our contractor, abruptly closed its doors as of the end of the year. That leaves only two companies in Albuquerque who can work with the gate systems we have. We are working hard to fix this problem but it is taking time. We are not the only community left hanging.

By-Law Changes

Our By-Laws require an update to conform to the New Mexico Home Owner's Association Law of 2019. There was an attempt to do this in 2020 which did not garner sufficient votes to reach the required 75 percent of all owners' approval. Your Voting Members cast these votes. We had a good discussion of the changes required at the quarterly Voting Members meeting in January.

Those required changes are:

- Add a provision requiring the Association to hold an annual meeting at least once every thirteen (13) months, in compliance with the Homeowner Association Act (the "Act"). (Section 2.5)
- Update the notice requirements for Voting Member meetings to include providing notice to all Members to match the Act. (Section 2.7)
- Update the waiver of notice provision to apply to all Members, because notice must now be given to all members. (Section 2.8)
- Update the notice requirements for Board meetings to match the Act. (Sections 3.7 and 3.8)
- Update requirements for Board meetings to be open meetings (with certain exceptions), to match the Act. (Section 3.13)
- Update the requirement for providing the Association's annual report to include the requirement that the report be made available to Members within thirty (30) days of its completion. (Section 3.18(g))
- Update the enforcement procedures to match the requirements of the Act before imposing fines. (Section 3.21)
- Clarify what records Owners are entitled to review and the process, to comply with the Act. (Sections 6.4(b) and (c))

We will be bringing this up to the Voting Members in the next month after finalizing the changes.

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Manager's Message



Lynnette Rodriguez

*By Lynnette Rodriguez,
Community Association Manager*

Unfortunately, due to an increase in Covid cases, we have temporarily closed the HOAMCO office on Montgomery.

The staff can be reached by email at High-desertmanager@hoamco.com or by phone at (505) 314-5862.

For after hour emergencies, please contact High Desert Security at (505) 485-5658, or the High Desert Manager on call at (505) 221-0189.

If you need a gate remote, a vehicle permit or pedestrian keys we are able to drop it off to you or leave it for pick up on our door. We will continue to monitor the pandemic and hope to reopen soon. Thank you for your understanding.

Gate Issues

As Reg Rider talks about on page 2, our gate contractor Automatic Access has closed its doors permanently. We are now meeting with the only other two companies in town to obtain proposals for a suitable contract. Meanwhile, if you encounter a problem with your gate, call the numbers above (in the first section above) and we will do our best to resolve the immediate problem.

New Amazon Boxes for Gated Villages

In January, the Board approved a proposal by Amazon representatives to install new Amazon access boxes for drivers at the entry

gates of the eight gated villages in High Desert. This will permit Amazon trucks to enter the gate only if a delivery code matches an address in the village. This should streamline deliveries and prevent unnecessary calls to residents and management.

High Desert Security

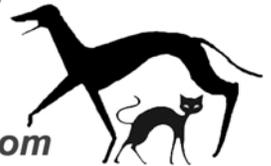
Please note that G4S, the company that we contracted with for security services, was bought last year by Allied Universal Security, a worldwide security company. For clarity's sake, we will refer to the company within our community as "High Desert Security" from now on. The vehicles in our community may be temporarily labeled "G4S."

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HAPPY 2022!

The Real Estate Market in High Desert is still on FIRE! With a low inventory of homes for sale, and strong demand, I'm seeing a lot of multiple offers and properties selling for more than list price! But how long will this continue? Interest rates are creeping up (along with inflation), and typically as rates go up, home values can soften. Still, High Desert is still one of the most desirable areas in the city. It has come a long way since I was the 7th home here in 1998, where a 3,700 square foot custom home on an Estate Lot sold for \$500,000! Below are 2021 home sales vs 2020, in High Desert.

High Desert 2021 Closed Sales (On Estate Lots)

Listing Count: 23

SqFt: 4,737 \$/SqFt: 268.82 DOM: 64 **Averages:**
 L-Price: \$1,295,730 S-Price: \$1,258,043 %LP to %SP: 97.64
Price:
 High: \$2,300,000 Low: \$675,000 Median: \$1,310,000

High Desert 2020 Closed Sales (On Estate Lots)

Listing Count: 26

SqFt: 4,369 \$/SqFt: 237.95 DOM: 40 **Averages:**
 L-Price: \$1,075,623 S-Price: \$1,041,267 %LP to %SP: 97.18
Price:
 High: \$2,180,000 Low: \$615,000 Median: \$1,062,000

High Desert 2021 Closed Sales (On Non-Estate Lots)

Listing Count: 66

SqFt: 2,400 \$/SqFt: 248.65 DOM: 22 **Averages:**
 L-Price: \$588,661 S-Price: \$591,233 %LP to %SP: 100.62
Price:
 High: \$1,020,000 Low: \$350,000 Median: \$594,750

High Desert 2020 Closed Sales (On Non-Estate Lots)

Listing Count: 74

SqFt: 2,434 \$/SqFt: 220.92 DOM: 48 **Averages:**
 L-Price: \$541,218 S-Price: \$533,153 %LP to %SP: 98.63
Price:
 High: \$880,000 Low: \$290,500 Median: \$510,000

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Valentine's Day
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Email or call Greg by February 12th to be entered into a drawing for a chance to win a \$150 Gift Certificate to TEN 3 for Valentines Day at 7:30 pm

If you don't like crowds, you can go on the day of your choice. If this is gets to you after February 14th, Greg will still honor the drawing until the end of the month



High Desert Patrol Report: October 2021-January 2022

Call Type:	Oct.	Nov.*	Dec.	Jan.
CRIMINAL/				
CRITICAL EVENTS:	-	-	-	-
Assault/Fight	0	0	0	0
Breaking/Entering: Home	3	0	0	0
Breaking/Entering: Vehicle	1	0	0	0
Construction Site Burglary	0	0	0	0
Dwelling Fire	0	0	0	0
Vehicle Fire	0	0	0	0
Grass/Wild Fires	0	0	0	0
Medical Emergency	0	0	0	0
Alarms	1	0	0	0
Suspicious Person/Vehicle	0	0	1	0
Vandalism	0	0	0	3
TRAFFIC EVENTS:	-	-	-	-
Vehicle Crash	0	0	0	0
Parking Violations	0	0	1	3
PREVENTION & NUISANCE:	-	-	-	-
Loud Music/Party Noise	0	0	1	2
Salesperson/Solicitor	0	0	0	1
Open Door/Window/Garage	0	0	1	2
Notices Posted on Residences	0	0	0	0
Pool Issues	0	0	0	0
QUALITY OF LIFE:	-	-	-	-
(Lost) Children	0	0	0	0
(Lost) Pets	0	0	0	0
(Lost) Property	0	0	0	0

Call Type:	Oct.	Nov.*	Dec.	Jan.
Gate Issues	1	0	0	6
Street Lights/Maintenance	0	0	0	0
OTHER:	-	-	-	-
Animal Control Calls	0	0	0	0
Abandoned Vehicle Calls	0	0	0	0
Snake Calls	1	0	0	0
Vacation Home Checks	15	32	29	42
Security Inspection	128	154	131	313

**According to Allied, the incident reporting feature on their phone was malfunctioning in November. To their knowledge, no major incidents were reported.*

Security Contact Numbers:

- In the event of a true emergency (a crime in progress or a life-threatening situation) call **911** immediately. Residents should then follow up immediately with a call to High Desert Security Patrol at **(505) 485-5658**.
- For urgent, but non-emergency situations (a suspicious person or vehicle, an annoying salesperson, a loud party, an animal complaint, etc.), call the High Desert Security Patrol at **(505) 485-5658**. Albuquerque Police Department's non-emergency number is **(505) 242-COPS (242-2677)**
- For routine calls (such as notifying High Desert Security of vacation dates, etc.) you should also call the Security Patrol at: **(505) 485-5658**, or go to www.highdesertliving.net, click on *High Desert Living/Community Safety* and then *Safety Tips* to see contact numbers.



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City Has Big Plans to Develop Elena Gallegos With Large New Educational Center & Trails

(From Page 1)

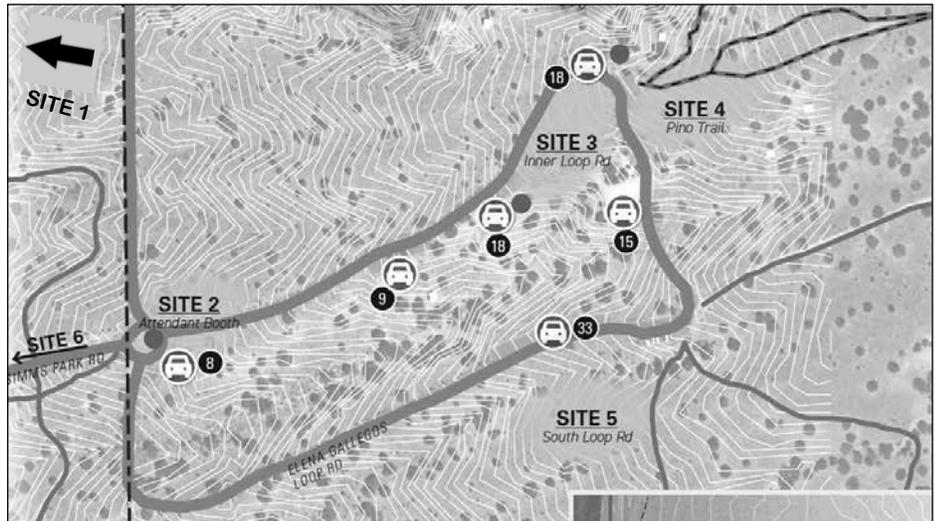
tion Center and other major improvements in the Elena Gallegos Open Space area trailhead located between Sandia Heights and the northeastern edge of our High Desert community. This is a development plan not unlike the Education Center at Rio Grande Nature Center, located in the bosque of Albuquerque's North Valley.

The changes to the highly popular foothills area would be dramatic. Elena Gallegos Center will be larger, possibly almost double the size of her North Valley counterpart building, coming in with a building footprint of between 6,000 and 10,000 square feet. Inside there will be a large education space, cafe coffee shop, staff offices and indoor restrooms. A large outdoor viewing shed will be built in the area. By comparison, according to their website, the Nature Center building is 5,500 square feet.

As explained by the upbeat presentation of Tricia Keefer, City of Albuquerque Open Space Division Planner, Simms Park Road (designated "Site 6") would be widened with dedicated bike lanes in each direction. The hiking trail would remain. A proposed parking lot and bus shuttle area at the northeast corner intersection of Tramway/Simms would be built to transport visitors up and back down from the area during high usage occasions.

The city's objective is to make the open spaces of Elena Gallegos area more accessible and better known to the greater Albuquerque area public at large. The city representatives went on to say that special events, student field trips and additional parking, among other improvements, will encourage a greater public awareness, usage and appreciation of the spectacular natural beauty of this open space.

In addition to the road improvements, the infrastructure



This drawing from the city's website shows five of the possible sites for the proposed development. Site 1, near the Kiwanis picnic area, is just off the upper left of the drawing. Site 3, at the top of the Inner Loop Road, scored highest in the point system created by the landscape architect firm of Dekker/Perich/Sabatini hired by the city.

changes will include, but are not limited to, repaving the Loop Road used to access parking and trail heads, and updating the reservation entry area, vault toilets and picnic areas. The ADA accessible Cottonwood Springs Trail would also be updated.

Possible Site Locations

Five possible site locations have been identified with preference given through a point system. Site 3 at the top of Inner Loop Road scored highest (see photo page 1). Ms. Keefer also mentioned Site 1, located above the Kiwanis picnic area at the most northeastern extent of the study area, as a possibility. However, while that site would require more infrastructure improvements with a new road and parking, it is located in a more open area with spectacular vistas. The old barn in that area is also slated for demolition.

Park and Recreation Director Dave Simon also spoke on behalf of the city and although no Neighborhood Impact Study was included in the presentation he assured the board that there would be opportunities for public input and exchange of ideas.

After the approximately 20-minute presentation, Board President, Reg Rider pledged the cooperation of the High Desert community going forward and a desire to work with the city on a mutual beneficial project.

For more information and city updates go to <https://foothillseducationcenter.com>; from there you will find more details and a map of all the sites if you go to "meeting" then to "Exhibit Board" and finally to "View Here." Parks and Recreation also has a site: <https://www.cabq.gov>. You can check our community website www.highdesertliving.net and future Apache Plumes for updates.

FAQ

- **Size of Proposed Education Center:** 6-10,000 square feet
- **Proposed Cost:** 1) Education Center Improvements, Project 1515, \$2 million; to plan, design, construct, and otherwise improve the Education Center and outdoor spaces. 2) Other Foothills Open Space improvements, Project 1913, \$400,000; To plan, design, construct, demolish, preserve, rehabilitate and otherwise improve the open space in the foothills.
- **Consultants:** The Landscape Architect firm of Dekker/Perich/Sabatini was hired by the city. The firm developed the point system and scored each site.
- **Timeline:** The city is seeking funding for the proposal now. If that is obtained the project will eventually go forward with public input, site approval, further design and construction.



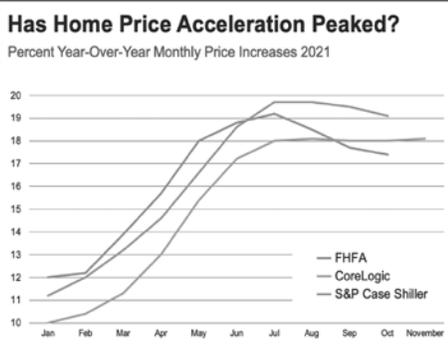
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High Desert 2021 year over year Market Stats**	Closed Sales 101 -2% from 2020	Average Sale Price \$766,930 + 13% from 2020	Avg Days on Market 31 -34% from 2020	Avg Price per sq.ft. \$256.06 +13% from 2020
	Change in percentage compared to the 2020 Real Estate Market **single family detached			



Will home values continue to appreciate in 2022?
 No doubt appreciation is still very strong but will home values continue to appreciate or have they plateaued. On average forecasters are predicting 5.2% appreciation nationally for 2022. They are already starting to uplevel their forecast. These forecasts seem somewhat conservative especially considering the lack of inventory. I expect the coming year to be very strong for sellers.

High Desert Home values increased by 13%
in 2021 compared to 2020

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2021 High Desert Crime Mapping Statistics As Reported by the Albuquerque Police Department



Doug Weigle

By *Doug Weigle HD Crime Prevention Chair*

Many of you are aware there is a crime mapping website (<https://www.crimemapping.com/>) which captures Albuquerque Police Reports by type of instance. These can range from non-criminal service reports such as “Animal Call” or “Missing Person” to more serious criminal events involving dangerous situations. This data is based upon what was reported to APD and is not what was adjudicated in court. I summarized these reports and ranked them from the least to the most serious event. I then grouped these into the following categories:

- Level 1: Assistance Service – not criminal
- Level 2: Low Level Events - traffic tickets and car accidents
- Level 3: Mid-Level – property, vehicle vandalism outside the home
- Level 4: More Serious – aggravated assault, burglary events inside the home
- Level 5: Most Serious - homicide or civil unrest.
(High Desert did not experience these.)

The chart below is an abbreviated summary of this information for the year 2021 as reported by APD online. The detailed information is also available on the High Desert website under “High Desert Security.” This data differs from the existing Patrol Reports reported by our private security service. Each report captures data as reported by that entity, APD or High Desert Security (formerly G4S) Patrols. Therefore, the data will not agree in all cases because some events may not have been reported to both entities, and the line-item descriptions may differ between entities. Both sets of data over time can give the community a reference point as to trends in criminal, or service calls which have occurred within High Desert.

This APD Crime Mapping information as mentioned above, does not represent convictions, but events reported to APD. It is my intention to post this information on our High Desert Living website monthly which may be useful in analyzing trends.

High Desert Bulletin Fills the Gap

By *The High Desert Communications Committee*

We know you love the Apache Plume, but High Desert homeowners have asked us to provide more frequent updates about High Desert topics. We also know it’s not realistic to ask homeowners to dig this information out from the High Desert website.

To bridge this gap, the Communications Committee has started sending out a monthly bulletin with key announcements via email. Often, we’ll send you to a spot on the website to get more information so we can keep the bulletin brief.

The bulletin is being emailed to homeowners who have provided their email information to HOAMCO through Caliber.

If you are not receiving the bulletin, please email HOAMCO at highdesertmanager@hoamco.com or call them at 505-314-5862 and give them your email address. We are also posting the bulletins on the High Desert website under “News.” We welcome your feedback and ideas, so please email them to us at communicationscommittee@hoamco.com.

Level	Type of Crime Month	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Total Year
1	Animal Call		1											1	0	0	0	1
1	Rescue Call	1					1		1		1	1	1	1	1	1	2	5
1	Missing Person	1			1					3		1		1	1	3	1	6
1	Stolen Vehicle Found					1				1		1		0	1	1	1	3
2	Neighbor Trouble				1									0	1	0	0	1
2	Direct Traffic			1										1	0	0	0	1
2	Traffic Stop	1							1					1	0	1	0	2
2	Traffic Accident no injury				2	1	1			1	1			0	4	1	1	6
2	Auto Accident with injury					1								0	1	0	0	1
2	Drunk Driver				1									0	1	0	0	1
3	Disturbance	4	3	1	7	2	5	2	1	3	1		1	8	14	6	2	30
3	Vandalism			1		1					1			1	1	0	1	3
3	Suspicious Person/Vehicle	4	4	2	3	2	1	1	2	5	5	10	1	10	6	8	16	40
3	Burglary Auto	1				1		3	1	1	3			1	1	5	3	10
3	Vehicle Theft	2				3			1		4		1	2	3	1	5	11
4	Theft/ Larceny	1		1		1	2	1		1		1		2	3	2	1	8
4	Theft/Fraud/Embezzlement		1	1	2	3	1	1			2	1		2	6	1	3	12
4	Burglary Residence	1	3	1	3	2		1		1	3	1		5	5	2	4	16
4	Family Dispute	4	5	2	4	4		1	3		2		2	11	8	4	4	27
4	Aggravated Assault/Battery			1		1	1							1	2	0	0	3
4	Shots Fired	1												1	0	0	0	1
	Total	21	17	11	24	23	12	10	10	16	23	15	6	49	59	36	44	188

Treasurer's Report: As of Year-To-Date December 31 ——— By Ray Berg, Treasurer



By Ray Berg, Treasurer

Rather than restate the financial data that is in the tables here, I would like to discuss some of the changes we are making to the reporting. These changes are designed to reduce the complexity of the finances and improve their transparency.

Ray Berg First, we have eliminated the "Extraordinary" accounts and moved the money in these accounts to the corresponding cash account. We have searched the Association records and found no statement of what these are intended for. Moreover, our Accountant and Tax contractor Thad Porch has indicated that there is no tax or accounting purpose in them. This will eliminate several line items and motivate us to collect cash where it is more appropriate.

The second item has to do with the accounting system we use, which is an Accrual system. This basically means that when we don't have a specific number that has been billed and paid, we enter a number that we expect to see. Because of the issues we have with some of the landscape billings as well as a few others, we have had to rely on accruing expenses. We are working diligently on reducing the number of accruals so the expenses are more accurate.

Third, in the Reserve accounts, we have added line items that show where expenses were encountered. This means that you can look at your Reserve accounts and see where the money went. This added transparency will help all of our owners understand what is being done to maintain their community. (If you are interested in a current file with your reserves, you can send me a note and I will forward it to you. If you wish an older file, you will need to go through the request process, which involves submission of a form stating the information you wish.)

Fourth, the current Reserve Study has been completed and submitted to the Board. This set of documents shows the items that are supported by the Reserve accounts, although the report is quite complex. You can find

the report on the website under "Documents & Forms/Annual & Special Reports/Reserve Asset Inventory Report." This report will provide important information for the coming year's dues. We are looking at how we can provide information about the Reserve Report.

Finally, we are looking at items that are not on the Reserve list that we may want to add. This includes items that a previous Board removed from the list. The two items of concern are 1) any property item that is under \$5K and 2) roads. The smaller items tend to be in and out frequently, sometimes annually. So it may be appropriate to leave them off. However, roads are another matter. Since we consciously do regular road maintenance on our private roads, they are expected to last significantly longer than the Reserve Study indicates. However, when they do need a larger effort to keep them in good shape, this is expected to be a significant expense. So we need to look at this again.

One comment about the numbers: you will see a significant reduction in the Master Reserve account. This is due to the large wall repair expense. We determined that to wait for the budget to catch up to the wall repair expense would cause further damage to the walls and increase the cost even more. We will be working on correcting the Master Reserve balance in the coming years. • See more Treasurer's Reports on page 11 •

MASTER	\$147,773.25
CANYONS	\$195,945.35
CHACO CMP	\$65,346.37
DESERT MTN	\$234,321.92
ENCLAVE	\$50,810.86
TRILLIUM	\$199,966.06
WILDERNESS CMP	\$104,997.03
LEGENDS	\$121,944.91
WILDERNESS CANON	\$16,824.97
Total	\$1,137,930.72

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HDROA Income/Expense Report YTD as of Dec. 31, 2021

Accounts	Actual	Budget
Income		
<u>INCOME</u>		
4100 - HOMEOWNER ASSESSMENTS	\$584,280.00	\$584,280.00
4200 - COST SHARING - ALTEZZA	\$43,405.97	\$42,579.06
4310 - ASSESSMENT INTEREST	\$679.78	\$1,000.02
4330 - ASSESSMENT LATE FEES	(\$96.00)	\$1,500.00
4350 - LEGAL/COLLECTION FEES	\$384.00	\$4,999.98
4600 - INTEREST INCOME	\$44.13	\$1,000.00
Total INCOME	\$628,697.88	\$635,359.06
Total TRANSFER BETWEEN FUNDS	(\$90,000.00)	(\$40,000.00)
Total Income	\$538,697.88	\$595,359.06
Expense		
<u>ADMINISTRATIVE</u>		
5150 - ADMINISTRATIVE SUPPORT PR	\$38,225.30	\$39,474.00
5250 - BANK CHARGES	\$0.00	\$75.00
5400 - INSURANCE	\$11,435.50	\$8,346.00
5530 - LIEN/COLLECTION COSTS	\$451.30	\$525.00
5625 - OPERATIONAL SUPPORT	\$2,461.09	\$1,125.00
5650 - BOARD/VOTING MEMBER MEETINGS	\$3,141.02	\$2,100.00
5800 - OFFICE EXPENSE	(\$51.30)	\$750.00
5820 - PRINTING	\$320.10	\$3,750.00
5840 - MAILINGS	\$5,413.95	\$3,750.00
5850 - BILLING STATEMENTS	\$3,501.95	\$5,250.00
8600 - RESERVE STUDY	\$0.00	\$3,000.00
<u>LANDSCAPE</u>		
6300 - LANDSCAPE MAINTENANCE	\$194,768.14	\$181,500.00
6305 - LANDSCAPE CONSULTANT	\$47,128.30	\$32,500.02
6310 - LANDSCAPE REPLACEMENT	\$1,132.69	\$4,999.98
6330 - LANDSCAPE OTHER	\$227.75	\$4,999.98
6340 - ARROYO & POND MAINTENANCE	\$417.34	\$10,000.02
6350 - EROSION CONTROL	\$0.00	\$5,250.00
6360 - IRRIGATION REPAIR & MAINTENANCE	\$5,495.13	\$12,499.98
6370 - PET CLEANUP	\$15,469.82	\$4,500.00
6380 - TRAIL MAINTENANCE	\$1,387.62	\$4,999.98
6395 - LANDSCAPE PROJECTS - MASTER PLAN	\$3,408.85	\$10,000.02
<u>MAINTENANCE</u>		
6100 - GATE & GUARDHOUSE MAINTENANCE	\$1,267.45	\$1,999.98
6575 - SIGN/ENTRY MAINTENANCE	\$5,705.46	\$2,500.02
6600 - SNOW REMOVAL	\$0.00	\$4,750.00
6850 - LOCKS & KEYS	\$0.00	\$250.02
<u>PROFESSIONAL FEES</u>		
5100 - ACCOUNTING/TAX PREP FEES	\$6,364.63	\$7,500.00
5270 - CONSULTING	\$26,386.98	\$25,000.02
5500 - LEGAL FEES-COLLECTION/SMALL CLAIMS	\$2,588.24	\$10,000.02
5501 - LEGAL-GENERAL SERVICES	\$6,436.67	\$15,000.00
5600 - ASSOCIATION MANAGEMENT	\$73,398.18	\$73,500.00
8200 - SECURITY SERVICES	\$109,684.54	\$112,500.00
8201 - SECURITY-APD & BCSO	\$715.00	\$10,999.98
<u>TAXES/OTHER EXPENSES</u>		
5200 - ALLOWANCE FOR DOUBTFUL ACCOUNTS	\$3,437.07	\$2,500.02
5860 - COMMUNITY EVENTS	\$767.10	\$4,999.98
5870 - WELCOME COMMITTEE	\$0.00	\$600.00
5900 - WEBSITE	\$2,241.91	\$4,999.98
8250 - MISCELLANEOUS	\$2,326.09	\$1,000.02
8400 - HDROA OFFICE	\$4,666.20	\$4,999.98
8800 - TAXES - CORPORATE	\$50.00	\$6,187.00
<u>UTILITIES</u>		
7100 - ELECTRICITY	\$1,625.07	\$1,750.02
7500 - TELEPHONE	\$510.00	\$550.02
7900 - WATER/SEWER	\$42,411.47	\$44,000.00
Total UTILITIES	\$44,546.54	\$46,300.04
Total Expense	\$624,916.61	\$674,982.04
Operating Net Income	(\$86,218.73)	(\$79,622.98)

Gated Villages Income/Expense Report YTD as of Dec. 31, 2021

Accounts	Actual	Budget
<u>Canyons</u>		
Total INCOME	\$12,877.89	\$12,870.00
Total TRANSFER BETWEEN FUNDS	(\$3,500.00)	(\$3,500.00)
Total Expense	\$5,365.65	\$10,109.92
Canyons Operating Net Income	\$4,012.24	(\$739.92)
<u>Chaco Compound</u>		
Total INCOME	\$6,078.97	\$6,072.00
Total TRANSFER BETWEEN FUNDS	(\$3,750.00)	(\$3,750.00)
Total Expense	\$2,533.13	\$2,187.54
Chaco Compound Operating Net Income	(\$204.16)	\$134.46
<u>Desert Mountain</u>		
Total INCOME	\$62,191.30	\$62,100.00
Total TRANSFER BETWEEN FUNDS	(\$22,500.00)	(\$22,500.00)
Total Expense	\$40,486.68	\$41,242.48
Desert Mountain Operating Net Income	(\$795.38)	(\$1,642.48)
<u>Enclave</u>		
Total INCOME	\$14,663.70	\$14,652.00
Total TRANSFER BETWEEN FUNDS	(\$4,000.00)	(\$4,000.00)
Total Expense	\$6,254.90	\$8,116.15
The Enclave Operating Net Income	\$4,408.80	\$2,535.85
<u>Trillium</u>		
Total INCOME	\$25,511.53	\$25,488.00
Total TRANSFER BETWEEN FUNDS	(\$7,500.00)	(\$7,500.00)
Total Expense	\$11,721.26	\$10,906.48
Trillium Operating Net Income	\$6,290.27	\$7,081.52
<u>Wilderness Compound</u>		
Total INCOME	\$7,804.79	\$7,800.00
Total TRANSFER BETWEEN FUNDS	(\$1,500.00)	(\$1,500.00)
Total Expense	\$4,205.90	\$3,976.32
Wilderness Compound Operating Net Income	\$2,098.89	\$2,323.68
<u>Legends</u>		
Total INCOME	\$17,004.15	\$16,992.00
Total TRANSFER BETWEEN FUNDS	(\$3,500.00)	(\$3,500.00)
Total Expense	\$9,486.06	\$13,036.82
The Legends Operating Net Income	\$4,018.09	\$455.18
<u>Wilderness Canon</u>		
Total INCOME	\$4,825.65	\$4,824.48
Total TRANSFER BETWEEN FUNDS	(\$2,500.00)	(\$2,500.00)
Total Expense	\$1,993.22	\$4,274.14
Wilderness Canon Operating Net Income	\$332.43	(\$1,949.66)

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The critical part of this is integrating your taxes with your investment, estate, charitable, income, college, as well as emergency cash planning. Orchestrating this correctly will allow you to make the most with the least amount of risk and, of course, with the least amount of taxes. No, it isn't very easy to get all these factors to work together. Luckily, I have nearly 40 years of experience in doing just that.

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Sunset Ridge Luminaria Event Glows Brightly

By Doug Weigle, Voting Member Sunset Ridge

Sunset Ridge Subdivision in High Desert hosted their second annual luminaria event on December 24, 2021.

Special thanks to volunteers Marcia and Ricardo Castillo who organized this event. The night was aglow with 1,800 luminarias placed on the curb throughout Sunset Ridge Village. Special care was given in the placement to prevent a wildfire.

The luminarias were purchased from the Albuquerque Youth Orchestra members to support their annual fundraising event. Delivery of the bags of sand and candles took place a week in advance of the event.



L-R: Cecilia Backe, Mike Backe, Townsend Hyatt, Ricardo Castillo & Marcia Castillo

Marcia and Ricardo took it upon themselves to coordinate collection of checks from each resident in the neighborhood. According to Marcia, "more than enough funds were raised to start a reserve for next year's event."

Many volunteers helped, from storing luminarias upon delivery, to placement on the streets to pickup and disposal after the event.



A total of 1,800 luminarias lit up Sunset Ridge on Christmas Eve thanks to the efforts of dozens of volunteers.

Thank you to Sunset Ridge volunteers for your time and energy in making this night a special thing to behold. We hope other residents were able to see the luminarias in person as the spirit of giving in the community was in full display. These lights shone brightly in the darkness of a pandemic. Joy does light up the darkness!

The display was captured by Joseph Coston, photographer which can be seen by visiting the link below.

<https://adobe.ly/3mzIOM3>

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Now is the Time to Prepare for the Coming Fire Season

By Judy Pierson, Chairperson High Desert Fire Preparedness Committee, with Lt. Joe Kandel, ABQ Fire Rescue Wildland Division

The recent fires in Colorado have gotten our attention. Could we be next given that we live in a Wildland Urban Interface (WUI) area? Our committee met with Lt. Joe Kandel to walk around High Desert and learn how our risks are similar, or not. Could we have a devastating wildfire that destroys dozens of homes? Probably not, but...Lt. Joe explained that there were many factors that contributed to the highly destructive fire in Boulder, but the one factor that really stood out was the wind. Winds during this event exceeded 100 m/p/h which in turn created a wind-driven fire. Fortunately for us, our winds do not reach these extreme speeds and our prevailing winds are predominately out of the southwest so the chance of an out-of-control, wind driven, wildfire crossing into High Desert from this direction is unlikely. We do however still have risk, but mitigation steps can be very effective in preventing community-wide devastation.

Over the past two years, we have been working with Albuquerque Fire and Rescue (AFR) to develop approaches to reduce wildfire hazards, create defensible spaces and develop landscaping recommendations. We have learned to “think” like a wildfire: fire is opportunistic. It starts with an ignition source that can come from an unmonitored firepit, barbecue, luminaria, cigarette and even lightning. With ignition, we consider how fire moves. Like a three-year old, it runs, it jumps and it hides.

- **Fire Runs** - The ignition of an overgrown bush will quickly engulf that bush as flames run to the next nearest source of fuel. We are currently working with Yellowstone landscapers to break up the continuity of our bushes by creating islands of vegetation along with fire breaks in the arroyos to stop the running. Reducing the fuel by removing or trimming back bushes will also result in bushes burning themselves out faster, too.

- **Fire Jumps** - It jumps from ground level grasses and bushes into larger adjacent bushes or low hanging tree branches. This phenomenon is called “a ladder fuel situation.” The fire moves up to engulf the entire tree until the fuel source is depleted. Plants must not be planted below trees, and trees must be limbed up to four or five times higher than the height of nearby bushes. Some fire guidelines suggest trimming trees up 4-6 feet or even a third of the total tree height. Once a tree catches fire, it presents the danger of the fire jumping horizontally from tree to tree. No tree limbs should be closer than 10 feet from the home or from another tree’s limbs. The distance from trunk to trunk is not relevant. Limb to limb is the important distance. Dead or dry trees are deadly! Get rid of them.

- **Fire Hides** - Lastly, fire embers hide while smoldering until they ignite. The dangerous embers fly as far as a mile away. Embers are the greatest risk. Embers settle on outdoor wood furniture, find small holes to enter



This High Desert pine is properly pruned at the bottom of the trunk to prevent lower flames from igniting the entire tree.

the home, ignite roofs or vigas. Embers can lead to houses burning down.

What Can We Do?

What can we do? Our Fire Preparedness Committee is finalizing a set of guidelines for homeowners that will give specific strategies in four main categories:

- **Get Ready** – Residents in Colorado ran out with the clothes on their backs. We would likely have more time, but not much. Therefore, each home needs to have a “To Go” bag that has things you might want to save such as important documents, and items such as water, hard-soled shoes, pet supplies and fire extinguishers in the car. Put valuable papers or other items in a fireproof box that you can pick-up and carry out. What could you quickly grab to load up your car to go? Be prepared to be ready.

- **Harden Your Home** – That means to remove all items that could catch fire at least six to 10 feet away from the structure and to seal penetrations. Invest in good fire and smoke alarm systems. Our guidelines will have more specific steps you can take.

- **Harden Your Landscaping** – Eliminate flammable plants and trees within a six to 10 foot Ignition Zone so nothing can catch fire close to the home. Nothing. Again, you must take down dry or dying trees. (See Sharon’s related article below.) Then, implement fire-safe landscaping within 10-30 feet as a “Defensible Zone.” If another home is that close to you, then talk to your neighbor. You are in it together.

- **Prepare to Evacuate** - Plan on taking only one car! The Fire Rescue department working with the police and sheriff departments will set up the evacuation plan and routes. We just need to be ready. In our fire up the Elena Gallegos arroyo in 2018, one neighbor had to leave so fast she didn’t have shoes! When they say “Go!” they mean now! Grab your To Go Bag and get out!

The Fire Preparedness Committee will continue to share information and resources in this newsletter and on the website. We have brochures from AFR we can distribute if you contact me. Our guidelines for residents will be available this quarter with specific actions you can take. Anyone on our committee, is available to talk to you or your village residents. Contact me at judy@judypierson.com. We all have a stake in being safe.

High Desert Fire Risk Due to Dead and Dying Trees

By Sharon Littrell-Marsh, Member Fire Preparedness Comm.

With the recent Marshall fire in Colorado, residents are becoming more aware of fire danger in High Desert. Weather conditions in Colorado gave the fire in Superior, Colorado fuel and winds that are not often found here. For instance, we do not have the wind velocity that Colorado had coming through a canyon at more than 140+ miles an hour. We also do not have the “dry, wet, grow” cycle of grasses that were in the Boulder area. In addition, our homes are stucco rather than primarily wood with shake shingles. Our prevailing winds are from west to east so a fire that starts low will go up the mountain and be a danger to the areas on the east side of the mountain. We have few natural firebreaks in the arroyos to slow down or ward off a fire.

The Fire Preparedness Committee has often written about the potential for fires in High Desert. A look at the terrain with its trees as well as the bushes in our association managed arroyos are of concern. Over time, this undergrowth in the arroyos will be addressed by Yellowstone Land-

scaping. In the meantime, homeowners must maintain their landscaping in accordance with the restrictive covenants. Prudent fire awareness says that we should have six to 10 feet of open space between our homes and mature plants with minimal landscaping that features low-growing plants. Our trees were planted when High Desert was developed, and we have watered them and cared for them well. Now many of them are grown beyond what our covenants allow giving wildfires a chance to take hold and grow. Many trees are too close to our homes and are much too tall, often towering feet above our homes. Because we live in a desert and trees are a luxury, we are hesitant to remove them. This reluctance is also a fire hazard.

High Desert Residential Homeowners Association is urging residents to remove trees from their property that do not comply with the Covenants, Conditions, and Restrictions (CC&R). At your request, Yellowstone Landscaping will remove trees that are out of compliance. You will be charged the same amount that they would charge the homeowners association.

To arrange for your trees to be removed please contact Judy Pierson at judy@judypierson.com.

Compliance Officer Report



Stefan Nicholishen

By Stefan Nicholishen, Compliance Officer

Hello and welcome to another article on compliance with the High Desert regulations here in the Apache Plume. I just wanted to take the time and wish you all a Happy New Year, if I have not already.

My job requires me to frequently drive each street throughout High Desert. If I see any red flags (such as trash cans stored within sight, parking violations, any litter issues or other violations of the rules), I will send you a violations letter. Please reach out to me once you receive the letter. You will have 14 days to correct the issue before you get another letter. Please remember that if you are not able to comply within the 14 day period, call me and we can discuss it. Compliance is not a “good cop, bad cop” routine. High Desert is the beautiful community it is because of the rules and regulations we have in place. It is my job to enforce them — it is nothing personal. I want to maintain strong interpersonal relations with all of the residents in the community.

Holiday Decorations

The lights, wreaths and decorations throughout High Desert this past holiday season were beautiful. High Desert regulations require that all outside decorations be removed promptly. Thank you!

If you ever have any questions, please email me at Stefan@hoamco.com.

High Desert Gated Villages Report

By Kitty Smith, Chair of the Gated Villages Committee and Board Director



Kitty Smith

The Voting Members of the eight gated villages in High Desert are members of the Gated Villages Committee.

We started out the year with our first quarterly meeting by Zoom on January 11, 2022. In the last six months, we met with Ray Berg, High Desert Treasurer, to standardize the village CC&Rs with regard to wall (stucco) and landscape maintenance, and to correct some errors. This required participation and a representative vote from the eight gated villages’ Voting Members.

Two Pressing Concerns

We took this opportunity to poll each village about the particular problems they were having with gates, security, finances, and reserve funded maintenance. Our two pressing concerns are developing a policy about gate codes and understanding the expectations and limitations of our contract with High Desert Security (Allied Universal Security Company, formerly G4S). What can they handle before we call Albuquerque Police Department?

Gate maintenance had been normalized and predictable until the loss of our preferred provider Automatic Access. We expect to be able to develop a working relationship with another of the local companies. There will undoubtedly be some lag time in repair and maintenance until a new provider is up to speed.

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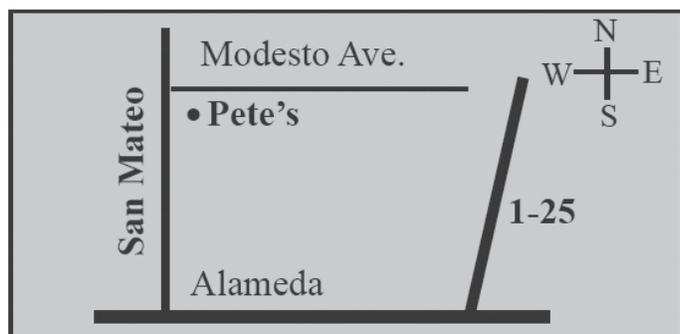
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By Mary Martin, Website Liaison

If you've spent any time at all on our new website (www.highdesertliving.net) you're sure to have noticed the spectacular pictures throughout...of course it's almost impossible to take a bad picture in High Desert. Now we're looking for NEW pictures from our talented friends and neighbors. Changing out the photos gives us a chance to freshen up the site as well as to showcase your talents.

It's easy to submit your pictures. Simply go to HDwebcom21@gmail.com and email your photos. Send us the biggest pictures you can. A low pixel count results in blurry images.

We're looking forward to seeing your best work...and many thanks – your participation makes High Desert a community like no other.

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- Pat & Rob D., Los Alamos/Sandia Labs Scientists

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Understanding High Desert Security Patrol Services

By Lynn Claffy, Contracts Committee Chair,
and Doug Weigle, Crime Prevention Committee Chair

Many residents have asked, what services are provided by our High Desert Security Patrol, Allied Universal? A review of the Post Order procedures in our contract provides an answer to that question. Summarized below is a synopsis of those duties performed by the Patrol Officers.

The primary activity of the security patrol officer is to perform a continuous roving patrol in a random pattern covering the entire High Desert community, excluding Altezza apartment complex, to deter vandalism, loitering, trespassing, theft, and similar undesirable incidents. Allied Universal, our security patrol provider, supplies one patrol officer driving a marked vehicle seven days a week, 24 hours per day, 365 days per year. An additional vehicle is supplied at the discretion of High Desert, such as on the 4th of July or New Year's Eve. All villages are patrolled a minimum of once per eight-hour shift. The security patrol officer acts as "eyes and ears" in the community but does not intervene in criminal events.

Additional duties include:

- Responding to reports of burglar alarms, lost child, lost pet, suspicious persons or vehicles, homeowner vehicle failures, and vacation home checks.
- Reporting the vehicle license numbers and other information on speeding vehicles or other dangerous situations to law enforcement personnel.

- Inspecting High Desert monuments once per shift.
- Opening and closing High Desert Park and Emery Trailhead Park daily.

Besides the duties listed above the patrol is intended to deter those entering our community with criminal activities in mind. We hope this information clarifies the duties of our security patrol services. For High Desert Security phone numbers, see page 5.

Ceremony to Dedicate Tom Murdock Memorial Park Should Take Place in Feb. or March

The dedication of the newly named Tom Murdock Memorial Park (previously Kiva Park) at Spain and Imperata should take place sometime in February or March, said Reg Rider, Board President. A bronze memorial plaque mounted on a sandstone base has been ordered and the ceremony to install it will be scheduled shortly. All homeowners are invited to the ceremony, the date of which will be publicized in the monthly email bulletin and on the website.

The High Desert Board of Directors agreed to change the name of High Desert Kiva Park at Spain and Imperata to the "Tom Murdock Memorial Park" in memory of longtime community volunteer Tom Murdock who died last July. For more than 20 years, Tom served as a Board director, treasurer and president. He was also Race Director for several seasons of Run For The Hills, a trail race that drew hundreds to the community each year.



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The High Desert Gardener

Soils in Albuquerque and Here in High Desert

By Margo Murdock
High Desert Resident

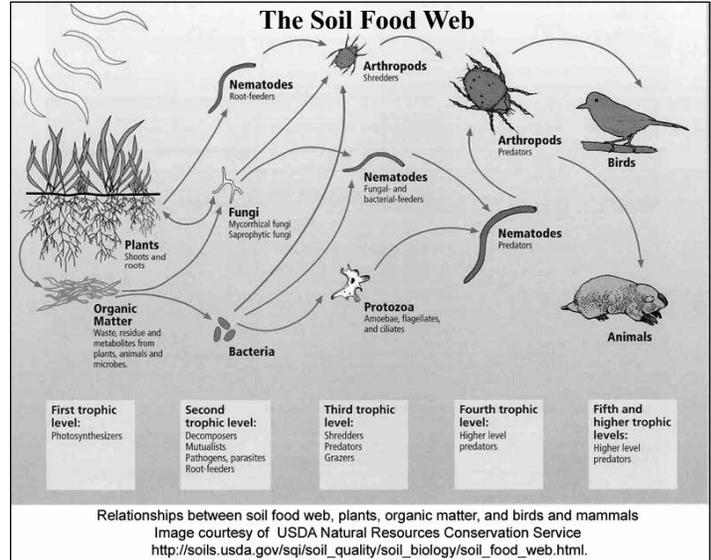


Margo Murdock

When Tom and I first moved to Albuquerque I purchased a book that the Master Gardeners wrote about gardening in the Albuquerque area (Down to Earth). I wanted to learn more about how to garden in the “soil” I found in our back yard – decomposed granite. I’d never heard of that soil type. The book really helped me to learn how other gardeners in the foothills garden on it and the lessons they learned. I’m still fascinated by how different the

soils in Albuquerque are and how they were formed millions of years ago by the geology and the Rio Grande rift. If you want to learn more about the rift, there are some pedestal markers in the Lauda Miles Park within High Desert or even more information at the Natural History Museum in Old Town. What I learned is that the granite from the rift slid down the west side into alluvial fans. The fans contain granite that cracked providing not only gravel but larger boulders. Granite is the parent material of most of our soil. Limestone makes up most of the rest of it.

Albuquerque also has layers of caliche (a hardened natural cement) formed when the river, at one time about 25 miles wide, flowed across various areas of the sunken part of the rift. The limestone layers on top of the Sandias, formed when there was a sea here, were dissolved by the river water gluing sand and gravel particles together in layers or lenses. So the Heights has some decomposed granite, some caliche, and a little bit of silt. The lowest river area was created with the alluvium that became finer with



years of weathering, so the valley has clay with layers of caliche. The westside soil was formed with volcanoes, resulting in cinders and scoria, which flowed over a base layer of sand. The backside of the rift, created by the tops of the Sandias, filled in dimples with clay, boulders, and small canyons of loose rock. All of these soils are found within the boundaries of Albuquerque.

Back to the soils of our foothills. Decomposed granite has not

(Continued on page 21)



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Soils in High Desert— From Page 20

even aged to a soil. I've always referred to it as "soil to be." It is made up of granite particles that are even bigger than sand, with lots of pore spaces to hold air, water and minerals that are not really accessible to plants – but with great drainage. Great drainage means little water holding capacity and very little organic matter. Good soil is all about organic matter. One reason the valley has great soils in addition to years of weathering and clay, is centuries of compost, manure, and other organic matter additions from generations of farming. What the foothills lacks that is so necessary to growing crops like vegetables as well as non-native plants is the organic component.

Life and Death in the Soil

Soil also is deposited in layers which include the topsoil layer of one to three inches and the sub-soil layer which makes up the rest until you reach the basal rock.

The topsoil layer of organic matter contains the life and death found in the soil. It's composed of dead plant material, bacteria, fungi, nematodes, insects, and small critters. As these components live and die they form the topsoil. Plants grow in the organic matter putting a few anchoring roots into the subsoil, but spreading most of their roots in the topsoil areas. All the life in the top layer of soil has functions: some are fungi that help plants uptake nutrients (mycorrhizae) and some are decomposers to help process dead material (bacteria, red wigglers, earth worms). There are shredders, grazers, pathogens, parasites, and of course plants (photosynthesizers). The Soil Food Web is a great visual source for the life in the soil. I call it the chart of "who eats who." None of this process happens quickly. It takes years and sometimes centuries.



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Add Life Back to Dead Soil With Compost

But the 5 percent of soil that is made up of organic matter is where we want to focus our efforts.

Our objective with decomposed granite is to try to build up the organic layer. One way is through adding compost because it helps fill the pore spaces which slows down the drainage and mulch which helps keep the compost layer at the top of the soil. It adds life to our dead soil. This is especially important for non-native plants, but even native plants need organic matter. They create their own by dropping leaves and other debris, tucking it under their lower branches, providing shade to help decompose the matter.

Water is a very necessary component to help with the decay which is why native plant seeds germinate best where water is available. Remember they can't move once they germinate so they like areas with cracks, moisture and shade. In High Desert that's often found along curbs, sidewalks, buildings, walls, and the edges of large rocks. I often call them "volunteers."

Weeds, which are an early stage in plant succession, are also important to loosening soils. They typically have a taproot form that opens channels for water to flow. When they die they also become part of the organic matter and when growing provide shade for the next stage in succession which is grasses and forbs. Each type of plant opens the way for the next type of plant in natural succession.

The top level is made up of mature trees. Removing any of these layers with wind, fire, or man-made actions causes nature to step back and start the rebuilding process to move forward again towards mature trees.

In High Desert we are between the mixed herbaceous (soft stems) stage and shrubs. The native trees in High Desert before man moved in included pinons and junipers. In canyons some Gambel oak and some shrubs like mountain mahogany. Yes, cottonwoods grow in Albuquerque, but along the river where the soil is better (has more organic matter and a higher water table so access to water).

It's Difficult to Fight Nature

What did I learn about soil in High Desert – that it's difficult to fight nature.

If I want to grow vegetables I need to do it using raised beds or pots where I can create my own soil. I need to grow landscape plants that are predominantly native to be successful. If I choose non-native plants I need ones that are adapted to Albuquerque conditions: high UV, low organic matter, wind, lack of humidity, and lack of precipitation. For me it's been a fun trip, challenging, and I always continue to learn.

Planting New Plants? Removing a Live Tree?

You Need to Submit a Modification Request First

By Kate Mitchell, Modification Committee Chair

We're approaching that time of year for spring landscaping projects. Before tackling those projects, please remember to consult the Approved Plant List, which is posted on the High Desert website.

If you are planting new plants or replacing existing plants in areas that are visible from the street, you'll need to submit a modification request with the approved plant list attached, the plants requested circled, and the number of each noted. A landscape plan or drawing is also required.

Also remember to submit a modification request before removing any live trees. Removal of dead trees and any dead vegetation is considered maintenance and does not need a modification request. If you have any questions, please contact HOAMCO at 505-314-5862.

High Desert Committee & Project Contact Information

If you have a question about High Desert, who should you ask? The answer to many questions is easily found on the High Desert website at www.highdesertliving.net. A calendar of events, all our governing documents, easy access to the request form for modifications, and a great deal more is found on the site. When it comes to High Desert, the website is the place to start. For other questions:

- Owners should contact HOAMCO at (505) 314-5862 for any inquiry about High Desert development, questions about the CC&Rs, or concerns with the operation of the association.

- See the names and telephone numbers on the opposite page for board members, patrols, website and newsletter information.

- High Desert residents can contact their elected Voting Members for specific answers to questions concerning their villages. Village Voting Member contact information can be found online at: www.highdesertliving.net. At the top, click on "Villages" and choose the village from the dropdown menu. Residents can also call the office at 505-314-5862 to learn their village representative. High Desert Committee chairperson contacts are below.

- **Crime Prevention Liaison:**

Douglas Weigle: 281-682-0255:
hdcrimeprevtn@googlegroups.com

- **Welcome Committee:**

Amy & Bill Stein: (404) 987-5254: alsypula@gmail.com
Robin Troy; 505-967-5119; TRY_RBN@YAHOO.COM

- **Voting Members Chairperson:**

Harrison Jones: 505-440-8198 (cell): hsvmchair@gmail.com

- **Gated Village Committee:**

Kitty Smith: kitty.h.smith@gmail.com

- **Tramway Cleanup Project:**

Michelle Leshner: 505-844-2854: mlesher222@comcast.net

- **Fire Preparedness Committee**

Judy Pierson: 505-220-9193: Judy@judypierson.com

- **Communications Committee:**

Co-Chairs: Reg Rider & Susan Camp:

CommunicationsCommittee@HOAMCO.com

High Desert Security Provides Vacation Watches for HD Homes

Are you leaving on vacation or business and would like High Desert Security to keep an eye on your home? You can call the patrol service directly or fill out a form and submit it electronically.

Go to the High Desert website at www.highdesertliving.net. On the homepage, go to the bottom under Important Forms and click on Vacation Watch Form. Residents can fill the form out online and submit it directly. Or, call High Desert Security directly at (505) 485-5658.

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Treasurer	• Ray Berg	2020-4/2022
Secretary:	• Steve Hartig	4/2021-4/2023
Director:	• Kitty Smith	2020-4/2022
Director:	• Neil Wetsch	4/2021-4/2023
Director:	• Camille Singaraju	4/2021-4/2023

Contact Board Members by emailing:
highdesertboard@HOAMCO.com

Management:

• HOAMCO:

8700-A Education Pl. NW, Albuquerque, NM 87114
 PO Box 67590, Albuquerque, NM 87193-6590
 (505) 888-4479 Fax: (505) 888-4483

For Accounting and Billing Questions:

Website: www.HOAMCO.com

Email: HOAMCO@HOAMCO.com

• High Desert Office (Northeast Heights):

10555 Montgomery Boulevard NE
 Building 1, Suite 100 87111

(505) 314-5862 Fax: (928)-776-0050

(Located on the north side of Montgomery, west of
 Juan Tabo between Savoy and El Patron restaurants.)

After-hours emergency maintenance phone contact:

Call (505) 221-0189 (an on-call staff member will
 answer or return your call shortly.)

• Northeast Heights Office Hours:

Monday through Friday from 9 a.m. to 4:30 p.m.

(Temporarily closed: see article on page 3 for details)

Management Staff:

- Community Manager: Lynnette Rodriguez,

lrodriguez@HOAMCO.com

highdesertmanager@HOAMCO.com

- Assistant Manager: Erin Brizuela

ebrizuela@HOAMCO.com

- Violations Coordinator and Administrative Support:

Stefan Nicholishen,

stefan@hoamco.com

- High Desert Security:

Security Patrol: **(505) 485-5658**

(See page 5 for details on calls.)

- High Desert Apache Plume Newsletter:

Rebecca Murphy: Editor, (505) 377-7227;

EEnews@outlook.com

Newsletter Liaison: Doug Weigle

CommunicationsCommittee@HOAMCO.com

- High Desert Website:

Website Liaison: Bill Freer & Mary Martin:

hdwebcom21@gmail.com

The next issue of the Apache Plume will be mailed to all
 High Desert homeowners in mid-May 2022.

Contact Rebecca Murphy (505-377-7227) to place an ad.

- Ad deadline for the May issue: April 25, 2022
- Copy deadline for the May issue: May 2, 2022

Board & Committee Meetings

• Modifications Committee Meetings:

All requests processed by email. Write HOAMCO at
highdesertmanager@HOAMCO.com. For information on
 submissions, see website at www.highdesertliving.net.

• Board of Directors Meetings:

March 15, 2022, 2 p.m.

Location: virtual Zoom meeting

(Note: Board meetings are now held every other month.)

• Voting Members Annual Meeting:

Thursday, April 28, 2022 at 6:30 p.m.

Location: virtual Zoom meeting

• Town Meetings:

March 11, 2022: 3 p.m. (Held every other month)

Location: virtual Zoom meeting. Obtain link on website.

Note: For a complete list of all upcoming events and meetings,
 see the website calendar at: www.highdesertliving.net.

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 High Desert website: www.highdesertliving.net; Management Company: HOAMCO: (505) 888-4479
 Community Association Manager, Lynnette Rodriguez: highdesertmanager@HOAMCO.com: (505) 314-5862
 The Apache Plume is edited by Editorial Enterprises, Rebecca Murphy: EEnews@outlook.com: (505) 377-7227
 Communications Committee, Co-Chairs Reg Rider, Susan Camp: CommunicationsCommittee@HOAMCO.com



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Good news for High Desert Home Owners. High Desert Home Sales Continue To Be Brisk In 2022. The Albuquerque and High Desert real estate market activity shows continued increases in home values. Low inventory, low interest rates, strong demand and a vibrant real estate market are great trends for High Desert Home Owners. Now is the time to sell your home while the market is hot and interest rates are low. Sharon McCollum offers you a full service, comprehensive and aggressive Marketing Plan to get your home SOLD fast with the best terms for you! Sharon's marketing plan includes intense investing in internet & social media marketing and up to date prospecting and marketing technology systems promoting your home to all buyers for High Desert Homes.

Below is average sales activity this past year. Every home is unique in High Desert - Price is always based on condition, upgrades, updates, location, lot size and views!

HIGH DESERT MARKET ACTIVITY - PAST YEAR 2/2021 TO 2/1/2022

HIGH DESERT HOME SALES ACTIVITY	HIGH DESERT ESTATE PROPERTIES SALES ACTIVITY
1 home for sale average asking price \$550,000 asking price per \$277.58 per sf	1 home for sale average asking price \$1,085,000 at \$245 per sf
5 PENDING average asking price \$515,780 at \$249.13 per sf	1 PENDING average asking price \$1,525,000 at \$330.09 per sf
67 SOLD this past year (12 mo) average sold price \$512,791 at \$248.55 per sf	30 SOLD this past year (12 mo) average sold price \$1,202,824 at \$271.85 per sf

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