

Ocotillo Ridge Estates Homeowners Association
P.O. Box 25466
Tempe, AZ 85285
480-820-3451

October 11, 2019

Dear Ocotillo Ridge Estates Member,

This letter is being sent to notify all members of a growing concern for security in the community. Approximately 4 lots with homes have reported incidents where they were contacted by Safeguard of alarm going off or the owner has had to contact the sheriff's department due to unusual pedestrian traffic particularly from the wash area of the community. No damage or break-ins have been reported from these incidents but there is evidence of the attempts.

We should all be diligent in watching for any unusual activity and immediately report to the sheriff's department at 602-876-1742 unless a 911 call is warranted. The sheriff's department is aware of the issues reported of vagrant pedestrian traffic from the wash and have responded when called to investigate. This is not an area they regularly patrol so the reason a call to them is important.

The community is making some improvements to the gated entrance as well. The access pedestal is being updated as the parts for repair will soon be obsolete due to the age of the system. Use for access will not change, your remote and code access will be the same. This may be a good time to contact Safeguard to update your personal code or change your contractor/vendor code if you are no longer using the same landscape, pool or cleaning service that you did in the past. The number to contact Safeguard to change a code or to replace or add a remote is 480-609-6242. Please do not post your access code at the entrance for use. It should only be assigned to the few you need to have access.

In addition, a camera system is being installed at the entrance that will be monitored by Safeguard should there be an incident where a vehicle needs to be identified. We anticipate the installation will be complete and operational by the first of the year. The cost for this will be absorbed into the operating budget and you will not see an increase in 2020 quarterly assessments.

At the Annual Meeting in January (date pending) Safeguard will attend to discuss cameras at your homes for those who may be interested. If you would like to talk to them in advance of January, the contact is Matt Moorhead at 602-228-0142 or mamoorhead@safeguard.us.

Below are a few reminders of the complaints that are occasionally received. Please pass this information along to family and your contractors as warranted.

- Please keep your pets on leash and pick up after them at all times. Pets should always be leashed outside of your property and when being walked.
- Parking of vehicles is to be in garages only for residents. Vehicles may only be parked where visible if necessary for short periods of time, if you have a service contractor onsite for cleaning/landscape/pool maintenance etc. or if you have guests.
- If you use the pedestrian gate please close it with each access. If you notice an issue, please be sure to report this to me so that I can have it repaired. That gate is not always checked by Safeguard with the monthly inspections so a needed repair could be missed. The pedestrian gate code is *####.
- As always, please remind your guests and service contractors of the 25 MPH speed limit throughout the community.

If anyone would like to volunteer to host the annual meeting and potluck in January, please let me know.

I can be reached at 480-508-4000 or peri@kinneymanagement.com with any questions on the above information.

Sincerely,
Peri Swenson
For the Board of Directors
Ocotillo Ridge Estates Homeowners Association