

THE RANCHER

SPRING 2023



McCormick Ranch
Property Owners' Association



2023 NEWLY ELECTED MRPOA BOARD OF DIRECTORS



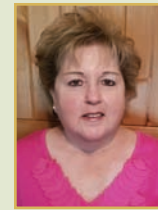
Rick Currey
President



Fred "Sam" Luft
Vice-President



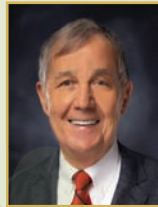
Jeffery Steinberg
Treasurer



Nancy Bogardus
Secretary



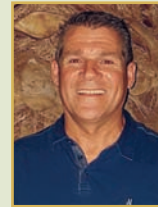
Gary Donahoe
Director



George Fekas
Director



Allan Friedman
Director



Chris Mielke
Director



Jim Vaughan
Director

The Annual Meeting of Members of McCormick Ranch Property Owners' Association was held February 14, 2023, at the Scottsdale Resort at McCormick Ranch. Absentee ballots were accepted and the results of the Board of Directors' election were tabulated and announced. Thank you to the members who participated in the process and to those who attended.

MRPOA MISSION STATEMENT

The McCormick Ranch Property Owners' Association is dedicated to maintaining a safe and sustainable community, while increasing the value of its owners' property through the prudent use of resources for the benefit of all who live, visit or work in the Association.

McCormick Ranch Property Owners' Association, will adhere to and enforce the governing documents, while planning for the future.



2023 MRPOA ASSOCIATION MEETINGS

Association Meetings are open to members of MRPOA only. An agenda for each Association Meeting is available by logging into your account at <https://members.mrpoa.com/> the Friday before the scheduled meeting.

BOARD MEETINGS

Requests to add an item to the Board agenda must be submitted by noon on the Thursday before the meeting. Appeal requests must be submitted within 30 days of the denial date to be accepted. All requests should be emailed to admin@mrpoa.com, or dropped off in person at the office. It is your responsibility to make sure your request has been received.

When: Wednesday, April 26th, and
Wednesday, May 24th

Where: MRPOA Office – 9248 N. 94th St.

Time: 4:00 PM

Visit the website for up-to-date information from the Board of Directors in June, July and August.

ARCHITECTURAL CONTROL COMMITTEE MEETINGS

Applications for the ACC must be submitted by noon on the Thursday before the meeting.

When: 1st and 3rd Wednesdays of each month,
unless otherwise noted

Where: MRPOA Office — 9248 N. 94th St.

Time: 1:00 PM

MRPOA UPCOMING OFFICE CLOSINGS AND MEETINGS

Always check our website, www.mrpoa.com, for the most up-to-date office closings and meeting information. MRPOA Administration and Maintenance Departments will be closed in observance of the following Holidays:

- Memorial Day
Monday, May 29th
- Independence Day
Tuesday, July 4th

FOR UPDATED INFORMATION,
please visit our website at www.mrpoa.com.

THE MRPOA ARCHITECTURAL CONTROL COMMITTEE NEEDS YOU!



Love living on McCormick Ranch? Want to be more involved in the community? The MRPOA Board is seeking two candidates for the Architectural Control Committee "ACC". The ACC works together with members, to keep their properties updated, maintained and in harmony.

The ACC understands the needs of owners change and are dedicated to assisting Association members improve their lots to today's building and floor plan needs, placing importance on proportion and eliminating frivolous details which follow fashionable trends and have unpredictable day-to-day appeal.

The primary responsibility of the ACC is to ensure community compliance with the recorded documents of the Ranch. The ACC is comprised of member volunteers who own within McCormick Ranch, and a current board member who serves as Chairperson. Using the Rules and Regulations, which provide an interpretive guideline and explanation of the recorded documents, the ACC reviews applications that affect the exterior of residential and commercial properties, including but not limited to paint, landscape, pavers, additions, etc.

Requirements: If you would like to learn more about the responsibilities and the time requirements for serving as a McCormick Ranch ACC member or request an in person meeting with the election committee, please email board@mrpoa.com.



CONFLICTS WITH COYOTES

Coyotes are curious, clever and adaptable, and will take advantage of any food source. Yards with abundant fruit on the ground, pet food, unsecured garbage cans or unattended pets such as small dogs and cats are often easy food sources for coyotes.

WHAT ATTRACTS THEM?

Generally, coyotes frequent a home or neighborhood if they find food, water, or shelter.

- Food can include rabbits, livestock, birds or rodents attracted to bird feeders, pet food, unattended pets, garbage, or fallen fruit.
- Water sources can include a pet's water bowl, fountain, or swimming pool.
- Shelter can include shrubs, a storm drain or any cave-like area beneath a shed, a porch, or unused building.

If you see a coyote near your home, don't ignore it. The coyote may lose its natural fear of humans, which can eventually lead to bold behavior.

HOW TO SCARE OFF A COYOTE

- Make loud noises, but DO NOT turn and run away; the coyote may view it as an opportunity to chase.
- Keep eye contact.
- Shout and bang pots and pans or rattle empty soda cans with pebbles in it (coyote shaker).
- Wave your hands or objects like sticks and brooms.
- Throw small stones or cans.
- Spray the coyote with a hose.
- Use a commercial repellent like Mace, if necessary, on bold animals that refuse to leave.
- Move toward other people, a building, or an area with activity.

IN CASE OF AN EMERGENCY CALL 911

If a coyote is approaching a person or has bitten a person, seek medical attention by calling 911. Anyone bitten by a coyote must immediately seek medical attention from a qualified healthcare provider.

Also call your local Arizona Game and Fish Department office, 8 a.m. to 5 p.m., Monday – Friday excluding holidays. After hours and weekends, a dispatcher is available at 623 236-7201.

REMOVAL IS USUALLY A LAST RESORT

Coyotes will return to the same area if attractants such as readily available food and water are not removed. Homeowners can hire a wildlife control business to capture and remove coyotes for a fee. However, coyotes tend to be abundant where food is plentiful, so even if a coyote is removed, other coyotes may keep visiting the same area if the attractants are not removed.

TIPS TO AVOID A CONFLICT

- Remove attractants outside your home, including garbage, pet food, water sources, and bird feeders that can attract rodents and birds for coyotes to eat.
- Never feed wildlife. It is unlawful to feed coyotes in Maricopa county per Arizona Revised Statute 13-2927. Some cities and less populated counties have adopted ordinances against feeding or attracting bears, coyotes, javelinas, and mountain lions. Violations can result in a fine of up to \$300.
- Encourage your neighbors not to feed coyotes or leave anything out that might attract the animals.
- Feed your pets inside and never leave them unattended, especially at dusk and dawn when coyotes are most active. If it's necessary to leave a small pet outside unattended, keep it in a sturdy enclosure with a roof.
- Keep poultry, rabbits, and rodents in secure enclosures with roofs.
- Trim and remove any ground-level shrubs and branches that provide hiding places or den sites for coyotes or their prey.
- Secure garbage containers and eliminate odors by cleaning trash cans with a 10 percent chlorine bleach solution. Put out trash containers on the morning of pickup, not the night before.
- When you encounter coyotes while walking a small pet, pick up your pet and leave the area.

POSSIBLE HEALTH CONCERNS

- **Rabies:** Symptoms of this disease include foaming at the mouth, erratic or hyperactive behavior, and/or fearful, paralyzed or lethargic behavior. Call 911 or your closest Arizona Game and Fish Department office immediately if you see any animal with rabies symptoms.
- **Canine distemper:** This viral disease consists of fever, eye and nose discharge, loss of appetite, and coughing. It can be transmitted to and from dogs through bodily fluids. Symptoms can appear similar to those of rabies.
- **Canine heartworm:** Coyotes can serve as carriers of this type of heartworm, which is spread among dogs by mosquitoes.
- **Mange mite:** Coyotes may be a host for the itch or mange mite. Female mites can burrow into the skin. Coyotes with mange can lose their hair, which can make it difficult for them to control their body temperatures. Mange must be extremely severe before it disables a coyote. Most coyotes can survive with the disease for a long time. Transmission to dogs is possible through direct contact.

ADDITIONAL INFORMATION

mrpoa.com/wp-content/uploads/2023/03/Coyote-Brochure.pdf

THINKING OF MAKING CHANGES TO YOUR YARD OR HOME EXTERIOR?

DON'T FORGET...

MRPOA requires Property Owners to submit an application to the ACC/ARC for any changes proposed to be made to the exterior of the Property Owner's property that will be visible from the street, common areas or neighboring properties, including but not limited to:



- Exterior painting (for new or existing colors)
- Replacing, repairing, or repainting fences
- Planting or removing trees
- Adding a shed or pergola to your back yard

Review guidelines (Rules and Regulations) by scanning the above QR code or download applications online at:

<https://mrpoa.com/rules-and-regulations/>

WANT TO HELP KEEP McCORMICK RANCH A GREAT PLACE TO LIVE?

Volunteers needed to serve on these committees:

- Architectural Control Committee
- Architectural Review Committee
(Commercial property owner east of the 101)
- Landscape Committee

Download an application from our website at:
www.mrpoa.com.

IF YOU ARE SELLING YOUR HOME REQUEST A REVIEW!

Properties within the Association are routinely reviewed for compliance with the Rules and Regulations. In addition, a review is conducted at the time of sale, when an application is submitted to the ACC/ARC, resident request, or by neighbor inquiry. Property Owners can save time and challenges by requesting a review of their property prior to putting their home on the market by calling (480) 860-1122, ext. 201.

AN IMPORTANT REMINDER: To achieve the goal of harmony, Property Owners are required to obtain approval from the Association for many things, primarily changes to a Property Owner's exterior property and even re-painting a home the same color it is currently painted. If approval is not received for a change to the property, a monetary penalty of at least \$250 will be added to the owners account — regardless of approval or disapproval after the fact by the appropriate architectural committee. Additionally, you may be required to remove the improvement at your own expense. Please review the Rules and Regulations, and the Association website for the most up-to-date information regarding submittal forms, requirements, colors, etc. www.mrpoa.com.

RETAIL ROUND-UP

NOW OPEN! MELISSA BROWN MASSAGE

District 5 – Ranch Center
9393 N 90th St #108B
480-720-4134

Let's give a big McCormick Ranch
Welcome to Melissa Brown Massage.
Stop by and say hello today!

If you recently have opened a new business on the Ranch, we would like to share your information with all of our residents. Please email us at commercial@mrpoa.com.





AFTER HOURS EMERGENCY NUMBERS

Although the MRPOA regular weekday office hours are from 8:30 AM to 5:00 PM, Monday through Friday, we are prepared to respond promptly to after hour calls.

Both the Executive Director and/or the Maintenance Director are "on call" 24 hours a day, seven days a week for emergency type situations regarding McCormick Ranch.

Emergency type situations normally involve improper use of common areas or lakes, broken or malfunctioning common area sprinkler systems, flooding of the roadways or common areas and vandalism.

By dialing the McCormick Ranch office at 480-860-1122, you will receive specific instructions as to how to report such an emergency during periods when the office is closed.

FREQUENTLY REQUESTED NUMBERS

Scottsdale Healthcare Hospital
480-323-3400

City of Scottsdale Sanitation Dept.
480-312-5600

City of Scottsdale Police Non-Emergency
480-312-5000

City of Scottsdale Fire Department
480-312-8000

City of Scottsdale Parks Department
480-312-2722

City of Scottsdale Information Line
480-312-2414

Hopi Post Office Sub Station
800-275-8777

McCormick Ranch Golf Course
480-948-7010

McCORMICK RANCH WOMEN'S ASSOCIATION (MRWA)

SPRING EVENTS FOR THE MRWA!

Looking for a way to meet new friends and reacquaint yourself with other Ranchers? Mark your calendars and join the McCormick Ranch Women's Association (MRWA) for one of their upcoming events. The MRWA 2023 line up is outstanding! Hope to see you there.

Thursday, April 20th, 2023

TPC – Tournament Players Club
17020 N. Hayden Road
Scottsdale, AZ 85255

Program: Business Meeting and Charity Awards

Thursday, May 18th, 2023

Maggiano's Little Italy
16405 N. Scottsdale Road
Scottsdale, AZ 85254

Program: Debbie Offenhauser, Pianist

MEMBERSHIP

Membership in the MRWA is OPEN to those ladies who live on or off the Ranch. The annual dues are \$45.00. For additional information contact Linda Blanton, at 305-401-2270 or visit our website

www.mccormickranchwomen.com.



At this year's annual Silent Auction, 137 members of the M.R.W.A. raised over \$5,000 toward the needs of one Sister City traveler as well as Community Partners Senior's Brown Bag and School Kid's Healthy Packs Programs. Pictured are committee members who oversaw the Auction's action!

PET ETIQUETTE

PICK UP AFTER YOUR PET!

Picking up dog waste is the neighborly thing to do.

Pet waste that is left on sidewalks, roads, driveways, parks and yards can mix with rainfall and travel to storm drains and MRPOA lake waters causing pollution and an increased risk of disease. It may be difficult to picture how one dog or cat depositing a small amount of animal waste here and there can result in potential water pollution, but studies have shown that the cumulative impact of waste from all the pets, livestock, and resident waterfowl within a watershed can have a significant impact on water quality and may also cause human health risks. The diseases can also be carried by flies and other insects, wind and dust or balls and toys that come into contact with pet "dirt". The germs can be ingested by people and begin to grow in the body, where infection continues to spread.

There are other hazards to leaving pet droppings behind. Injuries could result from slipping on a pet's mess. The entire community will benefit when dog waste is picked up and disposed of properly.

What you can do:

- Pick up pet waste from your yard. It is not a fertilizer.
- A plastic bag, such as a sandwich bag or a newspaper bag, is all you need to keep the neighborhoods clean and free of disease. Each time you take your pet out for a walk, make sure you have a bag in your pocket. There are also commercial products available specifically designed for picking up pet waste.
- Use the MRPOA pet waste stations.
- Follow the City of Scottsdale's Ordinance regarding animal waste and take care to keep an eye out for others to do the same.

LEASH LAW

With the warmer temperatures it is tempting to walk your four-legged family members with out a leash...

Long strolls with your four-legged friend in Scottsdale parks are finally attainable again. One thing to keep in mind when out in public is making sure your dog is always on a leash. In Arizona, it is against the law to have a dog off-leash in a public area.

According to Arizona Revised Statute 11-1012: "D. No person in charge of any dog shall permit such dog in a public park or upon any public school property unless the dog is physically restrained by a leash, enclosed in a car, cage or similar enclosure or being exhibited or trained at a recognized kennel club event, public school or park sponsored event."

Having your dog off-leash may seem harmless, especially if they are well trained, but often times it is more dangerous than it seems. Dogs that are off-leash can be a danger to other patrons and children who may not be comfortable with dogs approaching them. Other dogs may not be as well trained as yours, putting their safety and yours in danger.

Dogs off-leash can also be in danger to wild animals in Arizona. Coyote sightings are more prominent in neighborhoods, and if you're visiting the McDowell Sonoran Preserve, there are a number of wild animals that can harm your dog.

In Arizona, it's the law that your dog needs to be on a leash when out in public. No matter where you take your dog or how well trained they are, your dog is safer when on a leash.

GET SOCIAL WITH US!

Visit our website at www.mrpoa.com

