

KEMPTON CROSSING NEWSLETTER

APRIL 2013

VISIT OUR WEBSITE: www.kemptoncrossinghoa.org

A Poem for You Spring

Because the morning sun is gold
Because the smell of loam is bold
Because there's warmth within the cold
I know that I am Spring.

Because the aspen boasts her leaves
Because upon me warm air cleaves
Because the red squirrel 'round me weaves
I know that I am Spring.

Because the zenith sun's aflame
Because the lake is clear and tame
Because the larkspur knows my name
I know that I am Spring.

Because the crows above have scoffed
Because the dragonfly's aloft
Because the mossy rocks are soft
I know that I am Spring.

Because the twilight moon is pale
Because of crickets in the dell
Because the nighttime chill is frail
I know that I am Spring.

(Author) John Mav

The HOA looks for support from residents therefore, if you would like to offer ideas or support to our community, or to the social committee, please contact the HOA Newsletter mailbox.

kemptonnewsletter@hotmail.com

This and That

****ALERT****

Several residents communicated to VIP Management that they have experienced attempted "break-ins" to their homes.

Others have reported:

- Unknown individuals taking pictures of homes.
- Garage Door Keypads Opened.
- Strangers entering Unlocked RV gates.

Recent attempts have been during the day! We try to communicate these alerts to residents when we are notified. Our best defense is to report all suspicious activities, by any individual to the police!! Now that summer is near, we will have more traffic through our community and we must keep a watchful eye on our homes and children.

During the February 2013 HOA meeting, a slate of new Board Officers were voted on and approved. HOA Officers are as follows:

Allen Lund, President
Jim Milbert, Vice President
Bruce Kappele, Treasurer
Liz Madrid, Secretary
Werner Buchmann, Member at large.

****Congratulations Officers****

Around Town - Chandler

**Saturday, May 4, 2013
10 a.m. to 5 p.m.
22 S. Delaware (Chandler
Public Library courtyard)**

Free Admission
Watching the races is also free
Food and beverages will be available for purchase
Two Stages of Entertainment

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Vision Kidz Art Program
**Vision Gallery, 10 East Chicago
Street, First Floor
480-782-2695
www.visiongallery.org**

The popular Kidz Art Programs at the Vision Gallery in Historic Downtown Chandler are one-day art workshops in all mediums, designed to expose children to the visual arts. All workshops are taught by professional artists and are free to the participants. Class size is limited and they fill up quickly. Call for details.

"Restaurant Recommendation"

Rosati's Authentic Pizza
1050 E. Ray Rd.
Chandler, AZ
(480) 899-5444
<http://www.rosatispizza.com>

The owner and her family provide great food and excellent service.

Tuesday Dinner Specials.
E-mail your Recommendations!

Have you taken a look at our website lately???? Check it out: www.kemptoncrossinghoa.org
There is some great information for our residents, i.e. Business and Services advertisements. Previous Newsletters, Property Owners Manual, Requests for Architectural Approval Forms, HOA Guidelines and Common Area Reservation Form, Community Photos, & Alerts!

Kempton Crossing HOA
c/o VIP Property Management
26546 N. Alma School Rd. Ste. 100
Scottsdale, AZ 85255

****HOA RULES AND VIOLATIONS ****



Our board members continually notice and receive resident complains. Areas of concern are: **RV Gates needing painted, Front Doors needing treatment, Landscaping cleanup, Pet Feces being left in common areas and Street Parking.** **FYI: Campers or Boat and Trailers are not allowed to be parked on Kempton Streets for longer than 24 hours. If you need a longer parking time, it must be approved by contacting VIP Management.** Violations can and will result in fines assessed against the home owner! Please review the HOA rules for complete compliance! A copy of the HOA rules can be downloaded from the Kempton Website or contact the VIP Property Management for a copy. **All homeowners must maintain their lots in accordance with the HOA .**

Questions? Concerns? Complaints? Call: VIP Property Management

HOA Property Manager: Rudy Frame 26546 N. Alma School Rd. Ste. 100 Scottsdale, AZ 85255
Phone: 480-585-8684 Fax: 480-585-8650 E-mail: Rudy@vippropertymanagement.com

HOA DUES: \$110.00 due and payable quarterly on or before Jan. 15th, April 15th, July 15th, and Oct. 15th

Volunteer Board members: **President:** Allen Lund **Vice President:** Jim Milbert
Secretary: Liz Madrid **Treasurer:** Bruce Kappel **Member-at-Large:** Werner Buchmann

If you encounter or witness suspicious behavior by anyone in our community, please send an e-mail to the HOA newsletter mailbox. All complaints will be investigated! Please report suspicious activity to the Chandler Police and the HOA mailbox! **Chandler Police Non-emergency: (480) 782-4130**

Regular **HOA Board Meetings** are held the **third Monday** each month at **7:00 pm** at
The Community Congregational Church 240 S. Cooper Road. Chandler

Next Meetings: April 15, 2013 May 20, 2013 June 17, 2013

City of Chandler Contacts: Website: www.chandleraz.gov

Chandler Police Non-emergency: 782-4130

Sewer/Water Dept. emergency: 480-782-4130

City Neighborhood Services: 480-782-4320

Graffiti Hotline: 480-786-4322

Streetlight Repair: 480-782-3460

Solid or Hazardous Waste: 480-782-3510

Barking Dogs: 480-782-4130

NEIGHBORHOOD SERVICES

McNeil Painting LCC: Offers residential/commercial painting, interior and exterior. *Kempton Crossing Resident.* Call Paul at 602-622-2041 for special rates for our neighborhood. ROC 240721. Licensed, bonded, insured.



Transportation: Looking for a new or used car? Get the inside scoop on what you should do before you set foot on the lot. Call David Goldberg the Personal Transportation Consultant @ 480-310-1203.

The House of Wax: For a beautiful **wax shine** on Autos, Trucks, Small Boats, Jet Skis, Go-carts Showroom quality. Call for a free estimate. Bob Bolton 480-786-5950



Dawn till Dusk A/C & Heating, Inc.: Call Ken at 480-292-2763 for your A/C or Heating System Tune-Up. I offer Kempton Crossing residents a reduced service rate of \$55.00 for one unit. I live in Kempton Crossing and have been in the HVAC industry since 1991. Service, Sales, Repair, Installation, Remodels and New Construction. Servicing ALL makes and models. Residential ROC218897 Commercial ROC218898. LICENSED-BONDED-INSURED dawntilduskac@yahoo.com

Wrought Iron: Wrought iron pool fencing and repairs/welding. Handrails & Security doors. Call Don at 480-247-9420.



Wire One Electrical Services LLC & Wire One Solar Technologies. Custom interior & recessed lighting, outlets & switches/dimmers, dedicated circuits, security lighting, additions & remodels, wire inspection & repair Call Wire One Electrical Services LLC @ 480-835-1696 or email

HANDYMAN: Digger Clark Handyman Services Home repair specialist. 10 plus years of experience in remodeling, plumbing, painting for your entire home...
Call for free estimates (602) 677-6288 or email at: diggerclark@cox.net

MEDICAL FOR PEOPLE & PETS

McQueen Veterinary Clinic: Scott E. McComb, DVM 1020 E. Pecos Rd. #1 (NE corner of Pecos & McQueen) 480-899-0038

BackFit Health + Spine Dr. Radi Rahimi - CEO/Clinic Director (Kempton Resident for 10+ yrs)
4 Valleywide locations - Chandler, Gilbert, Mesa and Phoenix Offering full service Medical (primary care), Chiropractic, Physiotherapy, Pain Management services and more. All insurances/Medicare accepted.
Visit us at: www.BackFitHealth.com 1-866-44-CHIRO

PLASTICS, CAKES, CANDLES, AND FUN



Tupperware: All products with a lifetime warranty. For your own personal Tupperware experience or a current product catalog, call your neighbor, Diane@ 480-917-6521 or e-mail, diane0925@aol.com or go to website at <http://mv.tupperware.com/DPEVETO>.

Gold Canyon Candles: Variety Fragrances, Seasonal, Baking Collection, Pillars, Votive, and Aromatherapy. Call Paula Casto: 480-899-0639 pcasto@achen.com

At Wicks End: High quality, custom-made candles with superior scents, colors and burning times made in various sizes including containers, tea lights, votives, and holiday candles. Other candles can be made upon request. atwicksend@cox.net.

Kasey Mia Bella Candles: Great Gifts. Make your home smell wonderful. Have a party and receive a free gift. Please visit my website and if you have any questions, call me at 480-247-9420.
<http://www.kasevsmiabella.scent-team.com>

Passion for the Wax Team: Thanks for burning the best! Penney Wilson, Unit Leader. 480-855-4649 plcandlelady@qwest.net www.partylite.biz/penneycandles Let PartyLite pay you to party.

NEIGHBORHOOD SERVICES

Mona's Craft Works: Specializing in baby shower diaper cakes, bridal shower gift cakes, & custom photo albums. Call Ramona Gomez at 480-917-7960. celirose2006@yahoo.com

CCR Furniture Upholstery Cleaners, Inc. In Home Cleaning Couches and Chairs, Home Furnishings, Office Furniture, Panel System, Wall Coverings. *Servicing the Valley.* **George 602-439-2150**

T-Shirt Painting: Have a T-shirt Painting Party! For more information go to www.tpaintingparty.com or contact Carolyn at 480-650-2856 or info@tpaintingparty.com. Mention this Kempton Crossing ad and get \$20 off.

COMPUTER CONSULTANTS:



Computer Service or Repair. Need a new Computer or your current computer problems fixed? Want to switch over to a wireless network? Prices are very reasonable. Will come to you for work or pick up. A+ Certified. Give Mike a call at 602-312-9124.

REAL ESTATE PROFESSIONALS



RE/MAX Alliance Group: I live here in Kempton Crossing, and I know the value of the neighborhood! Call Clayton Hoyle at 602-550-0201 (www.HomesbyClayton.com) For a direct link to the Multiple Listing Service, complete with street addresses and mapping, go to remax.com and search all listings valley wide.

US Preferred Realty, INC Kempton Crossing resident. Call for a free home value estimate or any question on your real estate needs. I have your best interest at heart. Melissa Friesen 602-909-7150 melissafriesen@cox.net www.propertiesofaz.com

Old West Notary Signing Services: Joy Wolosonovich, Professional Notary Signing agent. Available for evening, late night and weekend signings! All documents properly signed and notarized! Electronic documents okay! Bonded & insured. 602-770-5980 joywo@hotmail.com

COUNSELING



Counseling Services: Individual, Relationship, Child, Adolescent, Family, Active Parenting Workshops. Spectrum Falls Counseling 2730 S. Val Vista Dr., Suite 135 Gilbert, AZ 85296 (480) 699-2116.

FINANCIAL SERVICES & BUDGETS



CAPITAL CHOICE: The right company for the right reasons...complimentary MONEYMAP analysis to help make financial decisions. We educate families on basic financial principles for future planning using their personal situations. Contact Lisa Smith at 602-751-0230 or by email at l_m_smith@cox.net.

Tailor-Made Budgets: Give your dreams a place to flourish with Tailor-Made Budgets. We create personal budget coaching services for individuals and families in the Phoenix area. On the web [at www.tailor-madebudgets.com](http://www.tailor-madebudgets.com) or call 480-200-2516

Working Moms Work @ Home - Save 40-50% on your monthly grocery costs just by switching stores. Safer for your home, safer for your family, safer for your environment. Scientifically proven effective, mom-proven economical. Call 480-232-0309

MUSICAL SERVICES



Piano Lessons: Learn to play the piano! Kempton Crossing resident with 30 years teaching experience is in search of students of all ages and all abilities. Call Patty Conley at 480-782-7523