



CANYON GRANADA TIMES

ISSUE 13 – WINTER EDITION

FEBRUARY 2025

Fruit Trees – Urgent Notice

You may have noticed that our beautiful Canyon Granada citrus trees have not been looking too good this winter. Some branches are dying off, fruit is shriveled, and leaves are curling and looking less vibrant. This is partially due to the brutally hot summer our trees just survived. However, in addition, we have discovered that our citrus trees are infested with aphids. Our landscape maintenance service has already treated the trees with an antibacterial spray. The fruit on the trees is still edible but wash before eating.

On March 5, our maintenance crew will be injecting the root system of all citrus trees with a magnesium sulfur compound. After this treatment, the fruit will not be edible. Notices will be posted near the mailboxes, and an email reminder will be sent to homeowners letting residents know when this magnesium sulfur treatment is about to take place.

What does this mean for those of us enjoying the winter harvest of citrus fruit? Pick as much fruit as you can use between now and March 1. Look for another notice around this date, that we will be picking any remaining fruit for donation to local food banks, and we will make this a community volunteer event.

We will provide updates on how these treatments are working, and we will hope and trust that once our trees are back in bloom, they will produce another fine crop of fruit for us to enjoy next Winter.

Management Messages

Same Song – Different Verse

Pedestrian Gates

As a community, we must work together to ensure that unwelcome visitors do not gain access to our Canyon Granada property through pedestrian gates. This subject came up once again at our annual

meeting. Please make sure that gates are securely closed and locked when entering or leaving the property. And for owners who lease their units, please pass this along to your renters.

Trash Talking (Again)

The household garbage and recycling dumpsters at Canyon Granada are a dirty subject. Here are some pictures of conditions recently encountered:



A reminder that disposal of large objects, like the pallet pictured above, are the responsibility of the individual unit owner. The HOA must pay to haul this trash away, transferring the cost to everyone. If an owner is renovating a unit and a contractor is creating excess trash, like the large boxes pictured above, the contractor is responsible for haul away. And, of course, all cardboard boxes must be broken down before placing them in the dumpster. The City of Palm Springs offers large cardboard recycling at Palm Springs Disposal Services located at the corner of Mesquite and Williams Street. The drop-off bin for cardboard is located at the Williams Street entrance.

Items recently found in the recycling bins included a ceiling fan, table lamps, and a television. These items are not appropriate for either the recycling bin or the household waste bin. Palm Springs Disposal Services has a drop off bin for electronic waste, located at the corner of Williams Street and Mesquite. Please take individual responsibility for disposal of this kind of waste and leave our recycling and garbage bins available for household trash.

Board Members – Volunteers at your Service

An important reminder to all residents that Canyon Granada Board members are not to be contacted for day-to-day problems associated with the property. If you have a problem with your unit, or you see an issue or problem on the property, please contact our property management company:

Management Contact:

Cindy Anderson

Maryellen Hill & Associates

1111 Tahquitz Canyon Way, Suite 120

Palm Springs, CA 92262

Office: 760-320-5033, Ext. 225 Cell

(For After Hours Emergencies):

760-275-2943

Email: canderson@mehill.com

Canyon Granada Annual Meeting

On November 23, 2024, Homeowners gathered on the Canyon Granada tennis court on a perfect Fall Day, to hear the results of our Homeowners Association Board of Directors election, and to also hear a recap of notable events from 2024. Elected to the Board for two-year terms were Wayne Bunten and Karen Ross. Mark Azar, HOA President, provided a brief update. Highlights included: correction of pool deck run off issues; Pool deck resurfacing, both east and west pools; New handicap entry behind 500 building; Erosion control projects for parking behind mailboxes and at the west end of the 400 building and south end of the 700 building; Final resolution of the failed door paint issue.

Mark concluded his comments by reminding homeowners that we are in a shared community. If something bothers you, try to resolve it one on one. If that is not successful, elevate it to our management representative, Cindy Anderson. Mark also encouraged homeowners to get involved with Canyon Granada. Ways to get involved include joining a committee, attending Board Meetings via Zoom, or considering running for a Board position.

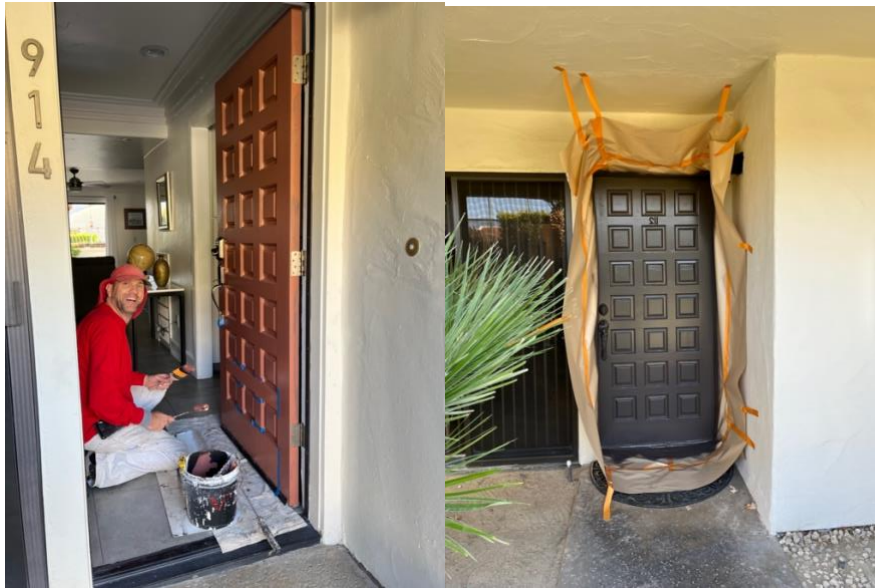
In the aftermath of the “official” meeting, residents gathered at the east pool for a potluck lunch, great conversation, and a relaxing and fun time for everyone. Thanks to Carla Swecker and Karen Ross for helping to organize this gathering, and for all the community members who helped with set-up and tear down for the luncheon.



Projects

FRONT DOORS

At long last, our damaged Canyon Granada front doors have been repaired and repainted. The week of February 3, 2025, Springs Painting arrived on site to begin the makeover process. Our complex is looking much nicer now that we are rid of the peeling and blistered paint on many of our front doors.



STORAGE DOORS

The contractor retained for repair and replacement of carport storage closet doors did not perform. We are in the process of seeking alternate bids for this work. Management will contact homeowners before work commences. Storage closets will have to be unlocked and the contractor will take due care to protect contents. Standard locks will be reissued with keys held by both management and homeowners.

Landscape Committee

Our Canyon Granada landscape is a source of pride for our community. Lush and populated with over 30 fruit trees and a wide variety of desert plants, our beautiful grounds enhance the value of our individual properties. You can thank our Landscape Committee, chaired by Duane Hockenberry, for the oversight of our grounds. Working cooperatively with our landscape contractor, the committee has been creating plans and solutions to address irrigation, erosion, and runoff issues. We are now trying to get ahead of regulations coming our way, which will mandate the removal of non-essential turf. The committee is working closely with the City of Palm Springs and the Desert Water Authority to design modifications to our landscape that will allow Canyon Granada to obtain rebates for changes that will return significant, long-term water savings, while preserving the overall beauty of Canyon Granada.

PALM SPRINGS JAZZ FESTIVAL



February 20-23, 2025

“To jazz or not to jazz, there is no question!”

— Louis Armstrong

The desert will be swinging with jazz in February. Here's the line-up for The 2025 Palm Springs International Jazz Festival:

Charles Lloyd, Dianne Reeves, Chucho Valdés, Arturo Sandoval, Irakere 50, Cécile McLorin Salvant, Bill Frisell, Gerald Clayton, Reuben Rogers and Lance Conrad.

For more information visit: <https://psjazzfest.org/>

Security

As homeowners and residents of Canyon Granada, we strive to live a peaceful life with consideration and friendly cooperation amongst our neighbors. If you encounter a neighborhood issue that you cannot address in a satisfactory way, contact our Management representative, Cindy Anderson, for her advice and appropriate resolution. Most importantly, if you witness or suspect illegal activity, report this to the proper authorities in a timely manner to protect your property and preserve a crime-free environment in our Canyon Granada neighborhood.

An ongoing reminder: Please remember that no community can ever be crime-free. For example, it is possible for someone to enter the property under false pretenses to commit crimes, for residents to commit crimes against their own neighbors, for guests of residents to commit crimes, and for employees to commit crimes. As a result, the association cannot guarantee your security. You should NOT rely on the association to protect you from loss or harm. You should provide for your own security by keeping your doors locked; refusing to open gates or doors to strangers; asking workmen for identification; installing a security system; carrying insurance; etc.

Tenants

Our Canyon Granada newsletter is distributed to owners only. We encourage owners to share communications with tenants. If you have a question or suggestion for a future newsletter, contact Karen Ross at powerup6850@gmail.com