



INDIAN RIDGE COMMUNITY QUARTERLY

The official newsletter of the Indian Ridge Homeowners Associations



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WELCOME & THANK YOU

MESSAGE FROM THE GENERAL MANAGER

by Jeri Mupo

Dear Indian Ridge Homeowners,

Summer is here, the heat is on, and we are moving forward with our day to day operations while navigating the many obstacles faced during the COVID-19 Pandemic. It has definitely been a challenge over the past few months serving our homeowners, while working to keep employees safe and stay on top of evolving County mandates, but we have done so to the best of our ability and with no decrease in the level of service.

Our Management Office has been closed to walk-in traffic and operating with safety first in mind with staff on rotating schedules, establishing socially distanced settings and utilizing face coverings when social distancing is not possible.

Management and your HOA and PUD Boards have been working to safely make community amenities such as the dog park and swimming pools available to homeowners. Eighteen pools selected by the Board of Directors based on each of the pool areas having been identified as "Emergency Communications Centers" and have equipment available to the Emergency Preparedness Committee in the case of an event throughout the community have been



HOA BOARD OF DIRECTORS

JIM LOEB, PRESIDENT
 DIANNE KNAPP, VP
 GEORGE BERS, CFO
 STEVE HEIFERMAN, SECRETARY
 JOEL MARK, DIRECTOR
 DAN NEWELL, DIRECTOR
 SHARON SEVERSON, DIRECTOR

THIS QUARTER'S
HOA BOARD MEETINGS

AUG 5 AT 1:00 P.M.
 SEP 30 AT 1:00 P.M.

PUD BOARD OF DIRECTORS

DOUG LINDAL, PRESIDENT
 MICHAEL SACKS, VP
 JACK KANE, CFO
 JAN MCDONALD, SECRETARY
 JEFF HALPERN, DIRECTOR
 CATHERINE KRUEGER, DIRECTOR
 DAVID MACFARLANE, DIRECTOR

THIS QUARTER'S
PUD BOARD MEETINGS

JUL 7 AT 9:00 A.M.
 SEP 1 AT 9:00 A.M.

***ALL MEETINGS ARE HELD
 VIRTUALLY BY GOTOMEETING
 UNTIL FURTHER NOTICE**

reopened and we continue to work with the Boards to find ways to safely reopen more. I would like to give our janitorial and maintenance staff a special thanks as they have worked very hard to keep Indian Ridge amenities and common areas clean and safe for residents in this extraordinary time. We hope residents and guests can do their part as well to help keep our beautiful amenities clean and follow proper social distancing guidelines and use face coverings when appropriate.

New procedures have been set up and are continuing to be implemented to allow for safe and socially distanced interactions. All of our Board and Committee meetings have moved to a video teleconference format with great success and even homeowner participation. New Sirit Tag installations are now being conducted by appointment and Management appreciates your patience and cooperation with this new process.

We are in unprecedented times now with the pandemic, but volunteers and staff continue to strive to maintain the Indian Ridge lifestyle. With the kindness, understanding and support of our homeowners I am positive we can continue to achieve this no matter what challenges come our way.

POOL REOPENING EFFORTS

from Management

Thank you very much for your patience while we keep up to date with guidelines from the State and County regarding the Coronavirus pandemic. The Boards have carefully chosen 18 of the 37 pools to open and are being sanitized frequently per State or County recommended guidelines.

Pools that are currently open for use are: 2, 5, 7, 9, 11, 13, 14, 17, 19, 21, 22, 25, 27, 29, 31, 33, 35, 38. Pools will be reviewed for re-opening once the State and County have decreased the sanitation requirements. We will keep all homeowners up to date with information as the situation changes.

ACCEPTING CREDIT CARDS

from Management

The Associations are working with a vendor to provide us with the ability to accept credit & debit cards (with a Visa or Mastercard logo). Your card payment will only be used for incidentals such as Sirit Tags, not for your monthly assessment. We are working on the details and more information will be available soon.



ASSESSMENT PAYMENTS

Indian Ridge Homeowners Association

c/o Albert Management Inc.
P.O. Box 514300
Los Angeles, CA 90051-5730

ACH Auto Debit Available

Drop Box Available at Office
173 Rainbird Circle
Palm Desert, CA 92211

USEFUL PHONE NUMBERS

Frontier Communications
(Bulk Cable Service)

(844) 660-0648

Burrtec Waste - Pickup on Mondays

(760) 340-2113

Coachella Valley Mosquito & Vector Control

(760) 342-8287

SIRIT TAG PROTOCOL

from Management

Do you have a new car? Need a new Sirit Tag? Pick up an application out front of the HOA office and return in the drop box with a copy of your registration, proof of insurance, and a check/money order for \$20 made out to Indian Ridge Homeowners Associations. We will contact you to set up an appointment for installation of the Sirit Tag. Appointments are scheduled on a first come first serve basis on Monday, Wednesday and Fridays between 8:30 a.m. and 11:30 a.m. When your appointment is confirmed, simply drive up to our office, park, remain in your vehicle, and someone will come install the Sirit Tag. Please plan to arrive a few minutes prior to your appointment so that you are already parked and ready at your scheduled appointment time.

This only applies to homeowners that need a brand new Sirit Tag due to a new vehicle or a damaged/lost existing tag. If your existing tag expired, you do not need to fill out a new application. Simply provide us with a copy of your current insurance and registration via e-mail, fax, or in the drop box, and we will renew your tag for another 3 years.

Please submit your documents in the box in front of the office or by e-mail/fax, and we will contact you to set-up an appointment:

E-mail: CustomerService@irhoa.com

Fax: (760) 772-7239

PUD PALM TREE TRIMMING

from Management

The PUD Association's Governing Documents require all homeowners to have their palm trees trimmed by June 30th of each year. If you have not already done so, the trimming needs to be done both for the sake of uniformity throughout the community and for the health of the trees.

Please be considerate of your neighbors and have your trees trimmed at the appropriate time. Palms that have not been trimmed produce an overabundance of debris, which blows throughout the neighborhood, and litters properties. Please expect to receive a "Non-Compliance" Notice if you have not yet scheduled this mandatory landscape maintenance.

Should you have any questions, please contact our Architectural and Compliance Manager, Doris Urbina, at: (760) 772-7234 Ext. 229 or architectural@irhoa.com.



COMMUNITY PLANNING COMMITTEE

by Tom Obenberger, Chair

The Community Planning Committee extends a sincere “Thank You” to the more than 600 homeowners who participated in the recent survey.

The great majority of responses – more than 90% - indicated a very high level of satisfaction with all of the subjects addressed in the survey. Overall, homeowners are pleased with Indian Ridge and all it has to offer. There were also a number of thoughtful comments and suggestions as to improvements that might be considered, some more of a “local” nature to be addressed by either the HOA or PUD Boards, and a few of community-wide interest that will be addressed by the CPC itself.

Outside perimeter landscaping along Country Club Drive generated a number of comments and is being addressed by the CPC in conjunction with the HOA and PUD Landscape committees. There have been several plans proposed, and all will be reviewed or redone. The Country Club Drive entrance also drew a number of comments primarily about congestion, process and appearance, including landscaping and lighting. The CPC will be reviewing those issues with the HOA Security and Landscaping committees.

Comments about our community pools – heating, hours, furniture and maintenance, as well as HOA office services and pest control have been referred to the HOA and PUD Boards, where plans as to some of these matters have been discussed, but not yet finalized. Attention is also being directed to the Community Newsletter, the content of which will be enhanced.

Although the survey did not ask about the Country Club, its facilities or services, any such surveys being left to the Club, a number of comments and suggestions were volunteered concerning the Club. Those have been passed on to Club management for consideration.

The CPC is continuing to meet during the Summer months and, as empowered by its charter, will be preparing recommendations for action on these and other topics for presentation to the General Managers and Boards.

Thank you again for your participation!



EMERGENCY PREPAREDNESS COMMITTEE

by Catherine Krueger, Chair

You are already making great sacrifices to fight Covid19. Don't survive the pandemic only to go up in flames or succumb to poisonous gasses.

Replace your Smoke Alarm Fire Detectors: We all know that we must change the batteries in our smoke alarms when they start chirping. The noise is impossible to ignore. But did you know that the smoke alarm itself needs to be replaced periodically? The life expectancy of smoke alarms, whether hard-wired or fully battery operated, is generally 10 years, after which their smoke sensors can begin to lose sensitivity. While the test button might lead you to believe that the system is functioning, the test button only confirms that the battery, electronics, and alert systems are working properly; it doesn't indicate that the smoke sensor is working. To test the smoke sensor, you need to use an aerosol can of smoke alarm test spray that simulates smoke. You can purchase smoke alarm test spray at vendors such as Home Depot or Amazon. Even if your 17-year-old smoke alarms can still detect smoke, experts recommend replacing them with new models after 10 years. Most homes in Indian Ridge are at least 20 years old. While a savvy homeowner can replace a hard-wired smoke alarm him/herself, the safest bet when dealing with electricity at the top of a ladder is to call an electrician. The National Fire Protection Association recommends that homes should have a smoke alarm installed inside every bedroom, and outside each sleeping area.

Replace your Carbon Monoxide Detectors: Homes, such as those in Indian Ridge, that utilize natural gas to power stoves, water heaters, clothes dryers and fireplaces, are at increased risk for carbon monoxide (CO) problems. Carbon monoxide is an odorless, colorless gas formed by the incomplete combustion of fuels. CO has no odor, color or taste and cannot be detected by our senses. This means that dangerous concentrations can build up when appliances aren't functioning properly. CO molecules can displace the oxygen in our bodies and lead to poisoning, often with a deadly result. Because CO detectors are a relatively recent invention, they are very easy to replace. Just order some from Home Depot or Amazon or the vendor of your choice and plug them in. It is recommended that every home have one CO detector on each floor, with one in or just outside each sleeping area. In homes where multiple bedrooms adjoin a common hallway, a single CO detector in a hallway can provide protections for all rooms. For safety reasons, CO detectors are required by current building codes for all new construction and remodels. They were not a requirement when Indian Ridge homes were built. If you don't have them, now is the time to install them.

Replace your Fire Extinguishers: We buy home fire extinguishers, place them and forget them. This is not the best strategy. It is really important to replace home fire extinguishers on a regular basis because a fire extinguisher has a limited life span, after which it may not perform reliably. Even if the "pressure" gauge is in the green zone, the propellant needed to spray the fire retardant the necessary distance may no longer be viable. Fire fighters don't recommend relying on the pressure gauge or manufactures date to determine when to replace your home extinguishers. Instead, write the date of purchase on your extinguishers and replace them annually just to be safe. It is recommended that you have a fire extinguisher in your kitchen, laundry room and garage. Always place your extinguisher in these areas near an anticipated exit route should a fire become more than you can handle. Home fire extinguishers can be purchased from places like Costco and at hardware and home stores.

Updating your smoke alarms, CO detectors and fire extinguishers is a hassle. But now is the time, when you have time on your hands, to reinvest in your home and your life.



INTERVIEW WITH: POST COMMANDER ARTHUR SINGH

by Luis Ochoa



Arthur Singh, IRHOA Post Commander

Arthur Singh has been part of the Indian Ridge Security Team since 2016 and became the Post Commander in 2019. As the Commander, he has the responsibility of maintaining the security and safety of our community with the assistance of his security staff, who are all employees of Allied Universal Security Services.

Arthur was born and raised in Brawley, California and early in life developed an affinity for the game of baseball. He coached boys and girls softball teams in Imperial Valley before moving on to umpire high school baseball games. He later attended and completed a major league umpire school in Florida and has continued to umpire baseball games when possible

After graduating from high school, Arthur enlisted in the United States Navy and served as an Avionics Technician on an F-14 Tomcat and F/A 18 Hornet fighter aircraft while

assigned to naval bases in California and Virginia. When his enlistment ended, he returned to Brawley and found his grandmother in need of assistance so he became her caregiver for the next six years. In 2015, he and his wife moved to Palm Desert.

The 12 member security team at IRCC does much more than gate and perimeter security. They maintain a roving patrol that will respond to residents' calls for service, look for any criminal activity or violations of community rules and assist the sheriff's office and fire department within the community when necessary. A golf cart patrol also operates nightly from 8:00 PM to 4:00 AM. The golf cart patrol supplements the roving patrol and is also responsible for ensuring all community lighting is in good working order. Arthur and all of his staff are CPR certified and also trained to use the Automated External Defibrillator (AED) that is maintained within Indian Ridge. The AED is a portable medical device that is used to help anyone experiencing sudden cardiac arrest by analyzing the heart's rhythm, and if necessary, delivering an electric shock to the heart to help re-establish an effective rhythm.

Arthur thoroughly enjoys his work at Indian Ridge and is especially proud of his staff, who he describes as well experienced and team oriented. He can be found Monday through Friday, patrolling in the security truck or assisting at the main gate. He is very approachable, a good listener and willing to help residents and visitors with any concerns.



USEFUL INFORMATION

Burrtec Yard Pull Out Service



Burrtec provides a premium service called the 'Yard Pull Out Service'. They will pull your Burrtec trash receptacles out to the curb, and will bring them back in after pickup. Burrtec will create a separate account billed directly to you and auto-pay options are also available. The cost is \$9.79 per month. Please contact Burrtec for more information at (760) 340-2113.

Dumpster Behind Office

The garbage dumpster for household trash only behind the HOA office is picked up on Tuesday mornings by Burrtec and is not available until it returns in the late afternoon.



No Dumping

Homeowners may not dispose of hazardous materials in the dumpster. This continues to cost the Association money from EPA fines.

Hovley & El Dorado Gate Security Arms

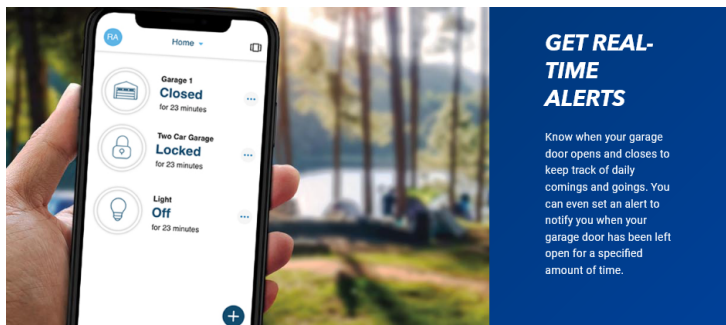


The gates at Hovley and Eldorado have a security arm that drops after one car passes. We have an ongoing problem where the arm drops on vehicles that are trying to follow another car in or out prematurely. To avoid the cost of a repair bill and prevent damage to your vehicle and association property, please wait about ten seconds after the car before you enters until you see the arm to start moving down before driving ahead and the security arm will activate to lift. All gates are monitored by security cameras and the expense incurred from repairing any damage caused will be charged back to the homeowner.

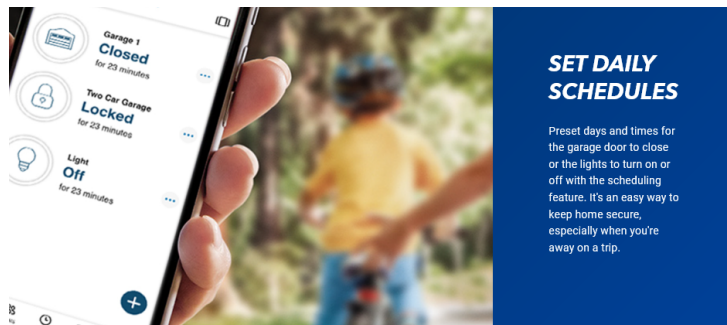


TECH SPOTLIGHT

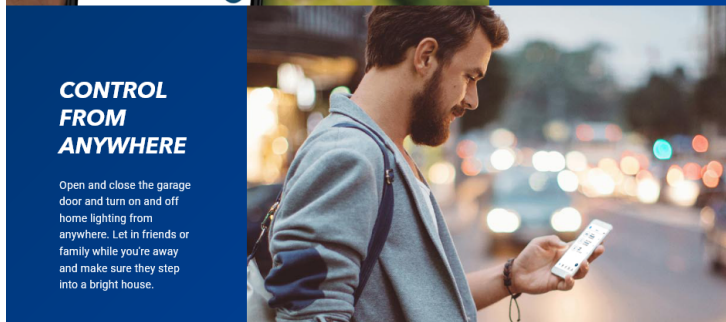
myQ Smart Garage Door Opener

**GET REAL-TIME ALERTS**

Know when your garage door opens and closes to keep track of daily comings and goings. You can even set an alert to notify you when your garage door has been left open for a specified amount of time.

**SET DAILY SCHEDULES**

Preset days and times for the garage door to close or the lights to turn on or off with the scheduling feature. It's an easy way to keep home secure, especially when you're away on a trip.

**CONTROL FROM ANYWHERE**

Open and close the garage door and turn on and off home lighting from anywhere. Let in friends or family while you're away and make sure they step into a bright house.

**INVITE GUESTS**

Securely invite up to three guests to control your myQ connected garage door openers and lights from their own myQ app and login info.*

Do you want complete control over your garage door anytime and anywhere? Here is a very useful app used by homeowners right here at Indian Ridge that will give you complete control of your garage door from anywhere using your smartphone. Please visit www.myq.com for more information.



WELCOME & THANK YOU

New HOA Board Director

Please give Sharon Severson a warm welcome back to the HOA Board of Directors. Sharon was appointed in June 2020 to fill the remainder of Lynette Tranbarger's term. She has a past history with HOA Board participation as well as experience in her current participation on the Architectural Committee and as the Chair of the Landscape Committee.

We thank Mrs. Tranbarger for her time and efforts on the HOA Board of Directors, as well as on the HOA Architectural and Landscape Committees.

Thank You Mrs. Hosman

On behalf of the Indian Ridge Homeowners Associations HOA and PUD Board of Directors, we would like to send a heartfelt



IRHOA Guards Betty (Left) & Olga (Right)

thank you to Indian Ridge Homeowner, Mrs. Hosman. We appreciate the initiative you took to make face masks with the Indian Ridge logo for all of our guards. This is a great example of how communities can come together and help during an emergency such as the one we have been experiencing.

Thanks to you, our guards are able to comply with the requirements to wear masks to protect themselves and others, while providing an identifiable and uniformed appearance.

WELCOME TO THE COMMUNITY

We would like to welcome the new homeowners from the following addresses to the community!

PUD

776 Mission Creek Dr.
840 Mission Creek Dr.
990 Snow Creek Dr.

HOA

850 Deer Haven Cir.
273 Desert Holly Dr.
240 Desert Holly Dr.
526 Desert Holly Dr.
560 Red Arrow Tr.
689 Red Arrow Tr.
702 Red Arrow Tr.



2020 – 2021 HOA AND PUD BOARDS OF DIRECTORS

HOA Board of Directors

Jim Loeb, President
 Dianne Knapp, Vice President
 George Bers, Chief Financial Officer
 Steve Heiferman, Secretary
 Joel Mark, Director
 Dan Newell, Director
 Sharon Severson, Director

PUD Board of Directors

Doug Lindal, President
 Michael Sacks, Vice President
 Jack Kane, Chief Financial Officer
 Jan McDonald, Secretary
 Jeff Halpern, Director
 Catherine Krueger, Director
 David MacFarlane, Director

HOA Architectural Committee

Thomas Knapp, Chair
 Bonnie Fox
 Stanley Kravitz
 Sharon Severson, Board Liaison

PUD Architectural Committee

Jeff Halpern, Chair
 Jackey Gray
 Allen Bauman
 Barbara Koch
 Peter Steinman

HOA Landscape Committee

Sharon Severson, Chair
 Kathie Latting
 Dan Newell, Board Liaison
 Judy Newell
 Patti Thinger
 OPEN SEAT
 OPEN SEAT

PUD Landscape Committee

Patrick Corasiniti, Chair
 Steven Doyen
 Cyril Honz
 David MacFarlane, Board Liaison
 Cheryle Nesbit
 Ginny Rowlette
 Roger Cruickshank

HOA Finance Committee

George Bers, Chair/Board Liaison
 Steve Heiferman
 Jim Katz
 Larry Hart
 Jerry Pusch
 Lauri Siskind

PUD Financial Review Committee

Jack Kane
 Doug Lindal
 Howard Fox



2020 – 2021 JOINT COMMITTEE MEMBERS

Joint Emergency Planning Committee (PUD and HOA).

Catherine Krueger, Chair, PUD Board Liaison

Penny Englert

Paul Fishman

Joe Heinz

Tony Lord

Peter Steinman

Jan McDonald

Roger Rowlette, Club Board Liaison

Philip Faraci

James Gottesman

Paul Hinkes

Mike Pascavage

Johnny Walz

Jim Loeb, HOA Board Liaison

Joint Security and Safety Committee Committee (PUD and HOA).

Pat Martin, Chair

Ron Anderson

Steve Heiferman

Kenneth Raya

Jim Loeb, HOA Board Liaison

Bob Glast, Club Board Liaison

Rod Englert

Luis Ochoa

Tony Stevens

Doug Lindal, PUD Board Liaison

Joint Newsletter and Website Committee (PUD and HOA).

Dianne Knapp

Jan McDonald

Doug Lindal

Sharon Ochoa

Joint Community Planning Committee (PUD, HOA, IRCC).

Tom Obenberger, Chair

Jack Kane

David MacFarlane

Sharon Ochoa

Tim Schruth

Dianne Knapp

Joel Mark

Michael Sacks

Joint Maintenance Review Committee (PUD, HOA, IRCC).

Ted Blatt, Chair

Steve Doyen

Ron Katz

Joel Mark, HOA Board Liaison

Steve Larson, Club Board Liaison

Neil Kerr

Lon Mickelson

Jan McDonald, PUD Board Liaison