



Officers & Board

Members

- President – Joe Pappe
- Vice President – Bob Bower
- Secretary – George Connor
- Treasurer – Woody Farber
- Carnie Abajian
- Don Aunapu
- Anne Manning
- Kyran Mish
- Cindy Mottle
- Dave Mottle
- Michael Pierce
- Hugh Prather
- Emily Rudin
- Marion Simon
- Bob Thomas
- Dick Wavrik
- Bill Wiley

Office Staff

- Amanda Allen- Administrator
- Betsy Rodriguez – Administrative Assistant

SHHA Office

2-B San Rafael Avenue
 Albuquerque, NM 87122
 Office Hours: M-F, 9am-4pm
 Phone: 505-797-7793
 Fax: 505-856-8544
 Web site: www.sandiahomeowners.org
 Email: shha@sandiahomeowners.org
 For the GRIT Editorial Policy please visit our website: sandiahomeowners.org.
 The policy can be found in the SHHA Rules and Regulations for the Association under the Board tab.

SHHA Annual Meeting
Church of the Good Shepherd on Tennyson,
9 – 11 AM, FEBRUARY 4, 2017

Doors open at 8:30 a.m. Refreshments available.

Business to be conducted includes:

- Introduction of new officers elected by the Board
- Presentations by the SHHA committee chairs and officers
- Town Hall Meeting following the Annual Meeting for members to express their concerns
- Door prizes – tickets will be given to members who sign in *before 9 am*. Must be present to win door prizes.

The SHHA Board needs to know the concerns of the community.
 Please plan to attend.

Officer Elections:

The following is the slate of officers who were elected for the 2017-2018 operational year at the December Board Meeting:

- Joe Pappe, President
- Emily Rudin, Vice President
- Bob Bower, Secretary
- Woody Farber, Treasurer

There are no changes to the Bylaws or Director Candidates to be voted on at the 2017 Annual Meeting.

Annual Meeting Conduct Procedures:

1. Please silence all cell phones during the meeting.
2. Questions to the Officers or about committee reports will be addressed at the end of each presentation.
3. Before speaking, please present yourself at a microphone to be recognized by the Presiding Officer and state your name.

Town Hall Conduct Procedures:

1. Please silence all cell phones during the meeting.
2. Please fill out the Member Question/Comment Form with a summary of your questions or comments and present them to the Presiding Officer.
3. Before speaking, please present yourself at a microphone to be recognized by the Presiding Officer and state your name.
4. Each speaker is limited to three minutes.
5. No member may speak twice until all who wish to speak have had the opportunity to do so.



History of Conversation Hearts

NECCO must produce about 100,000 pounds of the **candy hearts** every day in order to meet the Valentine demand, when about 8 billion **hearts** are sold in six weeks. **Conversation hearts** were invented in the 1860s by the brother of NECCO's founder. These first **hearts** had printed paper notes tucked inside.

The story of conversation hearts began in 1847, when a Boston pharmacist named Oliver Chase longed for a way to get in on the apothecary lozenge business. Lozenges were quickly becoming popular as the medicine conveyance of choice, and were also popular remedies for sore throats and bad breath. But making lozenges was complicated and time-consuming—the process involved a mortar and pestle, kneading dough, rolling it out, and cutting it into discs that would eventually become lozenges.

There had to be a better way, and Oliver came up with it. Inspired by the new wave of gadgets and tools that hit America as it industrialized, he invented a machine that rolled lozenge dough and pressed wafers into perfect discs. Oliver had inadvertently created America's first candy-making machine, and before long, he had abandoned his pharmacy business to crank out miles of what would become New England Confectionery Company (NECCO) wafers.

Legend has it that Oliver's NECCO wafers were carried by Civil War soldiers, and some speculate that the tradition of sending loving greetings to the troops morphed into the conversation heart, but those claims are hard to verify. What is clear is that as Oliver built his candy empire, his brother Daniel decided he wanted a piece of the action.

Daniel wondered if it would be possible to print sentimental messages on candy. In 1866, he figured out a way to print words on candy with vegetable dye during the cutting process.

People loved conversation candies (they weren't available in heart shapes until 1902) and their witty messages, which could stoke the flames of love or warn off flaky suitors.



Movie Reviews by "The SHHA Couch Potato"

We are lucky to live in an age when Werner Herzog is making documentaries. Herzog composes his films using the narrative experiences of individuals who turn out to be much like ourselves, and this "everyman" cinematic device renders Herzog's documentaries infinitely more accessible, and infinitely more enjoyable, than is typical of the genre.

"Lo and Behold: Reveries of the Connected World" is Herzog's latest, and it is populated with a bewildering variety of humans whose collective impressions paint a picture of the technologies on which our modern world depends. The film's structure is divided into chapters with titles like "Chapter I: The Early Days", with UCLA Internet pioneer Leonard Kleinrock reminiscing of how the first ARPANET message crashed the destination computer in Palo Alto. That failed login only managed to send the first two characters "lo", but this abbreviated message served as the genesis of the modern Internet.

Other chapters document a less-sanguine view of our interconnected world. Chapter III tells the story of Nikki Catsouras, whose family shares their torment at the hands of Internet trolls who posted images of Nikki's body mangled by a fatal car crash. These images went viral before the family knew of Nikki's death, and this chapter of the film is aptly titled "The Dark Side". As in all Herzog documentaries, the viewer is invited to experience an emotional roller-coaster ride, and Chapter III supplies its painful nadir.

Herzog's cast of characters includes dreamers like Elon Musk, who thoughtfully articulates his vision of interplanetary travel providing a lifeboat for humanity, and astronomer Lucianne Walkowicz, who deftly deflates Musk's vision. The sum total of these stories is a sprawling documentary scope that proves equal to the broad reach of information technology in our interconnected age. This film is a must-watch for fans of great documentaries.

Living with Bobcats in Sandia Heights



When we moved to Sandia Heights in 1994, we realized that we had many new neighbors of the four legged variety and we met jackrabbits and coyotes on our walks. We also wanted to attract birds and bought a large pole that has attached hooks for seed feeders and a large flat water dish. We filled the bird feeders and the water dish and waited to see what would happen. Since we live on a wide arroyo we discovered that many other animals used this path to the forest boundary and got some bird books to identify the different summer and winter bird varieties. The local quail, cotton tops and scaled quail, were prolific at first, but then the gamble quail moved in and took over. Both varieties seemed to get along and came regularly to feed on the ground below the feeders and enjoyed the water dishes. It didn't take long before we also attracted bobcats and learned that their favorite food are quail.

One day, we observed an adult bobcat finishing a meal of quail surrounded by feathers. After the cat left, there was little evidence of the meal. Over the years we saw the bobcats coming up the arroyo and visiting our patio regularly. Usually, it was a female with two, sometimes three kittens. Since we have a low wall or banco surrounding our patio, the kittens came to sit there and look in the kitchen windows wondering who we were. The mother with soft sounds would encourage them to move on, but they didn't always follow. They also liked the water dish and always drank from it. The kittens were so adorable and we saw them growing up, since they usually stay with the mother for a year, sometimes two.

One day, our housecat was on the patio when one of the adult bobcats came visiting. We happened to look out the kitchen window to see the encounter between a housecat and a wild bobcat three times its size. Our cat had every hair standing up to make himself appear larger. He had no chance of escape since the bobcat had its back against the door, while he was backed up against the banco wall. My husband decided it was high time to open the door and the bobcat was startled and jumped over the banco wall, while our cat shot like a bullet through the open door into the house. He decided to stay indoors after that experience for a couple of days. He led a charmed life although he sometimes spent nights outdoors in his younger days. He was 17 when he died of kidney failure and did not become another "lost cat" in Sandia Heights who are victims of coyotes and bobcats.

We love our wildlife and co-exist with them. One spring a bobcat was lying in front of our patio gate stretched out and sunning himself and watching traffic going by in front of the house. Many times they have observed us before we realized they were there. Sometimes, we see one by the side of the road just watching who is coming along. They won't run like rabbits, but remain motionless and usually escape detection. They change their coat from summer to winter and their camouflage is adapted to the changing vegetation. They are very unique animals and help control the rodent population. We very much appreciate this balance and variety of our wildlife in this neighborhood.

STATS FROM SANDIA HEIGHTS SECURITY PATROL

If you have questions regarding the following stats, please call Sandia Heights Security 856-6347, Mobile, 263-4654.

Last Month	# of calls	Last Month	# of calls	Last Month	# of calls
Alarms	28	Motorist assist	2	Sheriff Office assist	2
Animal control asst.	2	Motorcycle nuisance	0	Special request	207
Breaking & entering	1	Neighbor dispute	1	Special (extra patrol)	10
Car accident	2	Newspaper pickup	14	Suspicious person	14
Customer assist	3	Noise complaints	3	Suspicious vehicle	20
Dump/spilled material	1	Open door/window	17	Theft	13
Fireworks complaint	2	Parking problem	1	Utility Co. assist	1
Home burglary	2	Pet nuisance	0	Threat/personal	1
Lost/found item or pet	4	Rescue assist	2	Vandalism	1
Fireworks	2	Salesman complaint	0	Vehicle burglary	2
Miscellaneous call	6	Speeding vehicle	5	Wildlife report	0
				Total Calls	369

SANDIA HEIGHTS SERVICES (SHS) 10 Tramway Loop:

Please be reminded that Sandia Heights Services (they provide water, sewer, trash and recycle collection, and security services) is a subscription service separate from Sandia Heights Homeowners Association membership.

Also, Membership in SHHA does not include Sandia Heights Security membership. You can call Security to confirm your membership with them. If you have questions regarding the following stats, please call Security 856-6347, mobile 263-4654.

MAIL THEFT

Sandia Heights Security says that mail theft is still a problem. Residents are advised not leave mail in mailboxes, either incoming or outgoing. If you cannot retrieve your mail promptly ask a trusted neighbor to get it for you. If you are leaving town suspend your mail delivery - have it held at the Post Office.



If you have mail that would be considered sensitive, you may want to mail it at a USPS office. Another suggestion might be to replace your mailbox with either a heavy duty locking type or totally enclosing the box with acceptable construction and a lock to impede vandals as well as thieves.

Please be alert to anyone in a vehicle checking mailboxes. A license number on a vehicle along with a vehicle description would go a long way to putting an end to this activity.

If you experience mail theft, notify the BernCo. Sheriff's Office (BCSO) (798-7000), the USPS inspector (1-877-876-2455), and Sandia Heights Security (856-6347 and 263-4654). If you witness a crime in progress notify BCSO and Security.

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For Sale & Sold in Sandia Heights!



981 Antelope NE
\$399,900 • MLS# 877627

Unique, Custom, SW Style Casa on private view lot. Breathtaking Sandia Mountain Vistas! Sunken greatroom w/custom Kiva style fireplace & curved Adobe walls, spacious kitchen w/raised T & G ceiling, 3 large bedrooms; Private MBR w/ custom Kiva style fireplace & curved Adobe walls, 2 baths, 2 car garage. Curved driveway, covered patio w/T & G ceiling & privacy wall w/Banco.
Offered by Sharon McCollum



1518 Eagle Ridge Terr NE
\$599,900 • MLS# 843495

One-of-a-Kind, Spacious Two Story Quality Custom on 1+/- Acre View Lot! Serene pond setting, 5 BR, Separate MBR, FLR, FDR, FR/entertainment area, Gourmet kitchen, view patios, 4 door/4 car carriage house garage, service room with desk. Walk in Pantry. Custom cherry cabinetry. Genuine hardwood flooring. Three custom fireplaces. Privacy, views, space!
Offered by Sharon McCollum



12709 Colony Place NE
\$329,900 • MLS# 866358

Custom contemporary retreat by Roger Smith, in the heart of Sandia Heights, situated on a quiet, serene, panoramic Sandia Mountain & city prime view lot. Courtyard entry, 3BR or 2+study/office, Eat-in Country Kitchen, Expansive greatroom, custom fireplace, Spacious MBR Retreat. Breathtaking city & sunset views!
Offered by Sharon McCollum



1484 Morning Glory Rd NE
\$479,900 • MLS# 847878

Southwest Contemporary Custom, Partial Adobe, on a City & Mountain View Lot. Courtyard entry. 4 BR or 3+study/office; master with FP & private view deck, 3 baths, spacious greatroom, dining room, family room, gourmet country kitchen, butler's pantry, den, gazebo & an oversized 3 car garage. Panoramic vistas surround!
Offered by Sharon McCollum

Sandia Heights Homes Are Selling

The Following Homes Are Pending in Sandia Heights

STREET	LIST PRICE	SQ FT	\$ PER SF
Antelope	\$399,900	2,526	\$158.31
Big Horn	\$669,900	5,400	\$124.06
Honeysuckle Dr	\$1,200,000	7,891	\$152.07
Roadrunner Ln	\$490,000	2,759	\$177.60
Rockrose Rd	\$599,000	3,353	\$178.65
Tramway Ln	\$375,000	2,366	\$158.50
Tramway Ln	\$500,000	2,702	\$185.05
Brushwood St	\$375,000	1,970	\$190.36
Tramway Terrace Ct	\$264,900	1,709	\$155.00
Tramway Terrace Ct	\$235,000	1,504	\$156.25



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For a complete list of Greg's current listings please visit any of his websites
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538 BLACK BEAR RD. NE



2,805 SQFT - 3 BR - 2 BA - 3 CG - .64 AC LOT

Absolutely stunning single level Sandia Heights custom Nick Garcia adobe home. The kitchen has been very tastefully updated with Hanks House cabinets, granite and corian counters, a subzero fridge, built-in wine rack, and an adjacent morning room complete with a Kiva fireplace. Featuring brick floors throughout, as well as tons of storage. Huge flex space that would make a great office/study, exercise room, or even a home theater. Extremely private backyard w/ a sparkling in-ground pool as well as several patios for entertaining. The 3 car garage offers a work bench, & an adjacent potting room for the gardener in the family. Three fireplaces and newer stucco.
Offered At: \$575,000

176 BIG HORN RIDGE DR. NE



3,152 SQFT - 4 BR - 4 BA - 3 CG - .60 AC LOT

Enter the home via the private courtyard with large fountain. Upon entry of the home you are immediately greeted by the luxurious Living Room, complete with gleaming hardwood floors. The large light/bright kitchen is located just off the Family Room, making entertaining a breeze. Features include a gas cook top with hood, large bar top, a butcher block center island, and a bright breakfast nook. The Master Suite offers lush carpeting, a separate sitting area with built in shelving, private access to the backyard. The backyard offers stunning views, fireplace and and a built-in BBQ.
Offered At: \$550,000

1053 RED OAKS LP. NE



4,914 SQFT - 5 BR - 3 BA - 3 CG - .75 AC LOT

This stunning custom Parkwest Sandia Heights home offers 5 bedrooms, 3 bathrooms, 2 Living Areas + a Rec Room & Den, a Study, and a Loft off the Master Suite! The Kitchen is a Chef's dream! Featuring granite counters, beam ceiling, a large center island with a gas cook top, and tons of cabinet space for storage. Upstairs you will find the spacious Master Suite with a huge walk-in closet, a private covered balcony with stunning views of the Sandia Mountains & City Lights, as well as a spa like Master Bath. The spacious Family Room offers a Kiva fireplace, and opens to the Kitchen which is ideal for entertaining. The private backyard offers both covered and open patio space as well as unobstructed views of the Sandias.
To Be Offered At: \$850,000


1222 ROCKROSE RD. NE



3,353 SQFT - 4 BR - 3 BA - 3 CG - .84 AC LOT

From the custom wood entry door to the herringbone wood ceilings w/ vigas, this home has it all! The living room offers a rounded wall of windows that let in plenty of natural light as well as show off the stunning mountain views. The kitchen offers 20" porcelain tile, granite counters, a Viking range, & custom cabinets. The Master suite offers an attached nursery or workout area complete with carpet, recessed lighting, and a spa like master bath w/Jacuzzi tub, dual sinks, & stunning mountain views! Over sized 3 car garage, 2 Newer AC combo units, & a private backyard with over \$30k in landscaping updates.

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Covenants and Emerging Technologies

By Bob Thomas, Covenant Support Committee (CSC)

When the Tram Company developed Sandia Heights the area was divided into Units. Each Unit had restrictive covenants (Architectural and Use). There are now over 38 of these Units and their related covenants. Many of the Use Covenants were written and put into effect in the 1970's. Since then we have seen the emergence of roof-top satellite dishes, roof-top solar panels, photovoltaic window panels, and now outdoor security cameras and closed circuit television (CCTV). What's next? Drones?

So, in these instances, the SHHA Covenant Support Committee has had to deal with the impact of these emerging technologies on the Sandia Heights residents, specifically how to address them, if necessary, with sometimes outdated and often non-existent covenants. Remember, the goal of the Association is to represent the interests of the residents and to help protect the values of their properties. In general, the Association exists in order to preserve the quality of life for which the development was established.

We are receiving an increase in lighting complaints. Oftentimes this is the result of residents unknowingly lighting up their nearby neighborhoods, or new residents unaware of the covenant restrictions and Bernalillo County Ordinances for light pollution. And we suspect that security concerns from the residents are now a major contributor for leaving lights on all night. The issue at hand is that there have been many advances in lighting over the years, both bulbs and fixtures, and so how does the SHHA enforce the resident's concerns over light shining into their living rooms with 1970's language? While it is the responsibility of the CSC to address this issue, we cannot rewrite your Covenants.

For example, as reported in the January 2017 issue of the GRIT: When the covenants were initially written in the 70's, there weren't any high intensity LEDs or Quartz lights; however, the CSC will consider these newer technologies as "flood lights" in our enforcement of lighting complaints. We try to use the terminology found in the Bernalillo County Ordinance to guide us on the meaning of shielded lights and light cutoffs. But how do we quantify light that shines into (or on) the homes of other residents? Many times the light that is being complained about is not from a directed source but is a reflection off the house walls. - Should we measure light intensity at the property boundary? Note that there are criteria for such a measurement in the Bernalillo County lighting ordinance.

At the last meeting of the Covenant Support Committee we voted and agreed to research what constitutes light

pollution. We are developing a photo gallery of outdoor lighting in the community to better quantify light patterns to aid us in making a determination if there is a violation.-Our end-goal is a modern day, quantitative definition of light intrusion consistent with the wording in your Covenants, in order for the SHHA to better enforce the covenants, both with regard to a technologically defensible enforcement, and a consistent application across all outdoor lighting types--in fairness to the residents.

In the meantime remember that:

1. Outdoor lighting fixtures should point down, and must be shielded
2. Lights for driveways and walkways have very restrictive conditions. (BERNCO)
3. Outdoor lights cannot at any time cause light to shine directly into (or on) the homes of other residents. (Covenants)

If you have expertise in light measurement the CSC would appreciate your input. Please contact the SHHA office and we will contact you.

Covenant Support Committee (CSC) Needs Volunteers

The CSC is looking for new members. If you are a member of the Sandia Heights Homeowners Association (SHHA) and a homeowner please consider volunteering for your Covenant Support Committee and help ensure the enforcement of SHHA covenants. We meet at the SHHA office once a month and we have the excellent back up of our SHHA staff.

Covenant enforcement contributes significantly to maintaining our property values and to preserving our unique community. If you would enjoy meeting with interesting, concerned, and fun neighbors who share your appreciation of Sandia Heights please consider joining the CSC.

You can volunteer by calling the SHHA office at [505-797-7793](tel:505-797-7793).

THE FOLLOWING IS A SUMMARY OF ACTIVE CSC VIOLATIONS:

Unit No.	Type of Suspected Violation
S11	Lighting Issue
S7	Yard Maintenance
SHHA Court Action	
S5, S6	No Prior ACC Approval

3 Files Closed Since the Last GRIT



ACC Activity Log

Summary of *Approved Projects* activity since the last GRIT:

- 26 Cedar Hill Place - Restucco
- 40 Rock Ridge – Roof Repair
- 94 Juniper Hill Road - Reroof
- 782-B Tramway Place – Trash Bin Enclosure
- 998 Lynx Loop – Window and Door Replacement
- 1148 Marigold Drive – Reroof, Restucco, Window Replacement, and Re-paint Trim
- 1550 Eagle Ridge Lane - Reroof
- 9508 Ridge Vista Drive – Door Replacement

Visit the website: www.sandiahomeowners.org to read about all projects currently under ACC management.



SHHA MEMBER BENEFITS:

Check out the entire SHHA Member Benefits Program at www.sandiahomeowners.org. The SHHA Merchant Benefits Program includes the following current participating merchants:

- ABQ Dream Homes by Veronica Gonzales/
Keller Williams Realty**
- Albuquerque Natural Health Center-
About Face Medical Spa**
- Alarm Research Inc.**
- Albuquerque Custom Tint and Glass**
- Avis/Budget Car and Truck Rental**
- Balanced Physical Therapy & Wellness**
- Bair Medical Spa Blue Lotus Spa Service**
- Brown & Brown Insurance of NM**
- Domino’s Pizza Jade Enterprises**
- Lovely Nails and Day Spa PCM Electrical**
- Chiropractor, Mark L Schwartz DC**
- Roofing USA**
- Visionary Body Works**

Each merchant participating in the Member Benefits Program offers a discount to SHHA members. To identify what discounts each merchant offers visit the SHHA website at: sandiahomeowners.org and under the *Notices and Information* Tab you will find *SHHA Members Benefits*.



The Arroyos

After recently seeing a few people wandering around the arroyo behind our home with their dogs, (one who actually allowed her unleashed dog to go toward deer who fled into the road in fear....) and some walkers out there with children this fall, it seemed like a good time to advise our new neighbors, and remind everyone again that the arroyos are not “Open Space” for public use. While they may appear to be a good place to walk, no public easement exists to access them from the privately-owned property surrounding them, and any entrance onto private property without the express permission of the homeowner is prohibited at all times. Although the snakes may be out of sight during the colder weather, our arroyos serve as defacto wildlife conservation areas with abundant deer, rabbits, coyotes, bobcats and more who regularly frequent these arroyos, and clearly are accustomed to these being a safe haven. As housing development seems to continue around us, these arroyos down from mountains indeed may be the last place of sanctuary where these precious animals can roam free. Also noteworthy, throughout the year, the arroyos are filled with cactus and plants that, unseen, could injure a person or pet. Given the number of approved and rarely busy hiking trails right here around us, walkers should have no trouble avoiding the arroyos and private property, and find these public trails great alternatives.



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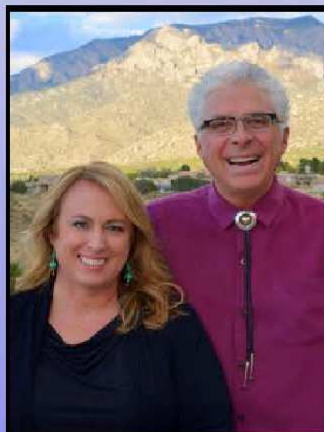
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Community Event Bulletin Board

Not all of these groups are sponsored by SHHA. Information is provided to keep residents informed

Sandia Heights “Cork & Fork” Dining Activity: We are in our eleventh year of the Sandia Heights “Cork & Fork” dinner group. We meet bimonthly in small groups in the homes of our members. Each small group is usually three couples plus a host couple, with each couple contributing to some part of the dinner menu. All couples and singles are welcome. The emphasis is on food and fun rather than formal elegance. We’re always happy to have new folks join us, so if this sounds like an activity that you might be interested in, please contact Linda Mason at lindamason307@gmail.com or [505-554-2934](tel:505-554-2934).

Sandia Heights Artists: The dates are set, come join us! The 14th annual Sandia Heights Artists Studio Tour will be held Saturday and Sunday, September 9 and 10, 2017. If you are an artist living in Sandia Heights who would like to participate in our wildly successful studio tour please call Nancy Mattern 856-6313 or Marta Burckley 798-1765 for time and location of the next Sandia Heights Artists meeting. We’d love to welcome you to our studio tour. Check out our website at www.sandiaheightsartists.com

Do you have a child who loves to sing?

The New Mexico Symphonic Youth Chorus is holding auditions each month for young singers in Grades 4 through 12. Music Directors, Marilyn Thomas Bernard and Louise Loomis, are experienced music educators, who have been providing professional instruction and choral performance opportunities in Albuquerque for over 20 years. NMSYC is a 501(c)(3) non-profit division of the NM Symphonic Chorus. For general information, go to www.nmsyouthchorus.org. To schedule an audition, please call (505) 263-1445.

Announcements & Notices:

- **Office hours:** Monday – Friday 9am – 4pm.
- **Office closed for Presidents’ Day, Monday February 20, 2017.**
- **Board Meeting** – The Annual Meeting is held in lieu of February Board Meeting.
- **Notary, copies and faxes, email alerts and contractor evaluation binder** free to members.
- **Committee meeting dates** are posted on our website calendar: www.sandiahomeowners.org.
- **Classified ads** can be found on the website on the top bar menu under Classifieds.
- **Safety vests for sale** in the SHHA office. \$2 per vest for members. Cash or check.
- **Tram Passes:** for sale in the SHHA office. \$6 per ticket for members (as of January 1, 2017). Cash or check only.
- **SHHA membership cards:** remember to go to the website to get a full listing of the companies that offer a discount!

Happy Valentine’s Day



Notice: Any corrections to anything found in the printed version of the GRIT can be found on the website.
