

TOWNE CRIER
MARCH 2025

TOWNE PARK HOMEOWNERS ASSOCIATION
Est. 1984

425 Towne Park DR NE
Albuquerque, NM 87123

2025 BOARD OF DIRECTORS

OFFICERS

Jackie Woods
President

Paulina Saunders
Vice President

Karen Kaminis-Bottorf
Secretary

Jolene Ellerton
Treasurer

DIRECTORS

Bill Fulenwider

Martin Gilbert

Larry Treft

Building and Grounds Manager

Jim Smith
Jimsmith@towne-park.com
505-291-8379

Martin Gilbert
Maintenance Comm. Chair
Security Comm. Chair
martolo@icloud.com

Paulina Saunders
ACC Comm. Chair

PRESIDENT'S MESSAGE

I would like to introduce myself to you. I am Jackie Woods and have lived in Towne Park for a little over 2 years. I grew up in Albuquerque and moved away for a few years and decided I wanted to return to be with friends that I grew up with.

I'm anxious to take on this role and looking forward to working with all of you.

The annual meeting on February 15th was a great success with a good number of people in attendance and enough proxies to meet quorum. I sincerely hope that we will continue to have you attend the monthly meetings to enable the board to support you as issues arise.

All committee members presented their reports, and it was wonderful to hear that TP is in a strong financial position. The previous board should be congratulated for their diligence in managing our finances.

Residents continue to have questions/concerns about barking dogs. We would encourage you to speak with your neighbors about your concerns before reporting them.

Residents' safety is our primary concern and encourage you to let Jim know of any problems as he is always happy to assist you. I have personally been impressed by how smoothly this community operates and feel safe here.

The next board meeting will be held on March 18th at 6:30 PM in the Club House. Please join us!



Regards,

Jackie Woods

President

TPHOA BOARD MEETING
January 21, 2025

ATTENDANCE
Helen Martin, Paulina Saunders, Jolene Ellerton, Bill Fulenwider, Karen Kaminis, Martin Gilbert, Marcia Scott

OTHERS PRESENT
Jim Smith

ABSENT
Cherish Jaramillo

The meeting was called to order at 6:30pm by Helen Martin.

Karen Kaminis read the Minutes for November 19, 2024. Bill Fulenwider made the motion to accept the Minutes. Paulina Saunders seconded it. The motion was passed.

Cherish Jaramillo's Report read by Jolene Ellerton stated that 5 new letters of noncompliance were sent between November and December. One, a courtesy letter was sent for roaming animals, one for quiet enjoyment, one for ACC approval, one for unsightly appearance, one for political signs/banners.

Jolene Ellerton gave the Financial Report for December. We have $7,187.02 in Operation Cash. The Land Lease Account is at $15,785.40. Expenses were $110,391.08 for the month and Income Received was $106,937.34.

Martin Gilbert on Maintenance. Residents must keep an eye on vagrants periodically coming through our community wanting to test car and house unlocked doors.

Karen Kaminis on Neighborhood Watch imparted pointers that our Area Commander passed on regarding one's car and one's home safe during the winter months.

Jeanne Breck on the Social Committee. She shared the calendar events that are planned to take place in Towne Park in 2025. On February 8th at 1pm a PG13 movie for all ages will be shown. Snacks and refreshments will be served.

Paulina Saunders gave the ACC Report for December. There were 4 new projects, 0 were cancelled, 4 were completed and 9 are still pending. A reminder to residents that even though it's a roof replacement, ACC must give prior approval. A reminder again that ACC approval must be given for all exterior work done on one's property.

For the President's Report, Helen Martin reminded everyone that an individual roams around at night time checking for open car and home doors. The Annual Meeting will take place on Saturday, February 21. Please hand in the proxies to Jim if the resident will not be present.

Homeowners' Issues: 1) A resident understands that their chicken wire on their back wall needs to be removed. An issue of flood lights shining on her house from a neighbor's property is a concern.

The Meeting was adjourned at 6:50pm.

Submitted by:
Karen Kaminis



MANAGER'S CORNER

Hello Towne Park,

A BIG thank you for all of you that sent in your proxy for the annual meeting and for those of you that made it in person. It is nice to see that there are so many homeowners that are interested in Towne Park and its future.

Please continue to leash your pets for the safety of all.

There were 2 lots sold in **January 2025.**

Happy St. Patty's Day!



Cherish Jaramillo
Towne Park Community Manager/HOAMCO
505-888-4479 ext. 2125
CJaramillo@hoamco.com

HOAMCO

FINANCIAL SUMMARY
January 31, 2025

TOWNE PARK HOMEOWNERS ASSOCIATION

ASSETS	
Cash in Bank - Operating	$ 67,330.61
Cash in Bank - Reserve	$ 784,406.16
Cash in Bank - Land Lease	$ 15,785.40
TOTAL CASH	**$ 867,522.17**
Accounts Receivable	$ 76,000.36

	Current Period	Year to Date	YTD Budget	Variance
Income	$ 105,030.13	$ 105,030.13	$ 116,280.83	$ (11,250.70)
Expenses	$ (52,244.94)	$ (52,244.94)	$ (81,671.25)	$ 29,426.31
Reserve Transfers	$ (25,685.40)	$ (25,685.40)	$ (33,311.75)	$ 7,626.35
Net Profit/Loss	**$ 27,099.79**	**$ 27,099.79**	**$ 1,297.83**	**$ 25,801.96**



ACC POINT OF VIEW

As always, please remember to turn in your ACC form before scheduling or beginning any projects. We recommend a licensed contractor because they will help you with any required permits. We had a lot of home improvement projects done last year and I hope we can continue that trend. If you need/want to paint your trim but don't like the color, you can choose any of the options located in the foyer of the office. Ask Jim if you have any questions about what needs approval. We keep alternating warm to cold days so hopefully the warm will prevail and we can do all our improvements!!

Paulina Saunders
ACC

SOCIAL COMMITTEE UPDATE

No social event this month in Towne Park but made me think that March is the slow anticipation of Spring which we welcome on March 20th. The month starts out with a tapestry of traditional and unexpected celebrations for this hopefully warmer month. We can make a smile brighter on “Share a Smile” day. Enjoy Mardi Gras. Let us get over whatever ails us on “National Get Over It” day. If you have a girl or had a girl in Girls Scout, it’s a month to celebrate “Girl Scouts Birthday”. For those of Irish decent, and aren’t we all on March 17th, and enjoy the corn beef and green cabbage. We should also remember our farmers and farm workers, who without their skills, we would not enjoy food on our table.

Overall, the month of March is full of surprising and fun monthly, weekly and daily observances.

Since no event this month, I think we will all look forward to our Easter Egg Hunt and Movie Night in April!

Jeanne Breck
Social Committee Chair



NEIGHBORHOOD WATCH

INFORMATION FROM THE FOOTHILLS AREA COMMAND

Commander Aaron Jones in the February newsletter shared pointers from a letter written and sent to all Area Commands by APD Chief Harold Medina: “As a way to better connect with the community, we are putting more focus into Nextdoor. We will continue using our page to share proactive information, including upcoming community events, crime data, operation results, safety tips and important community updates.”

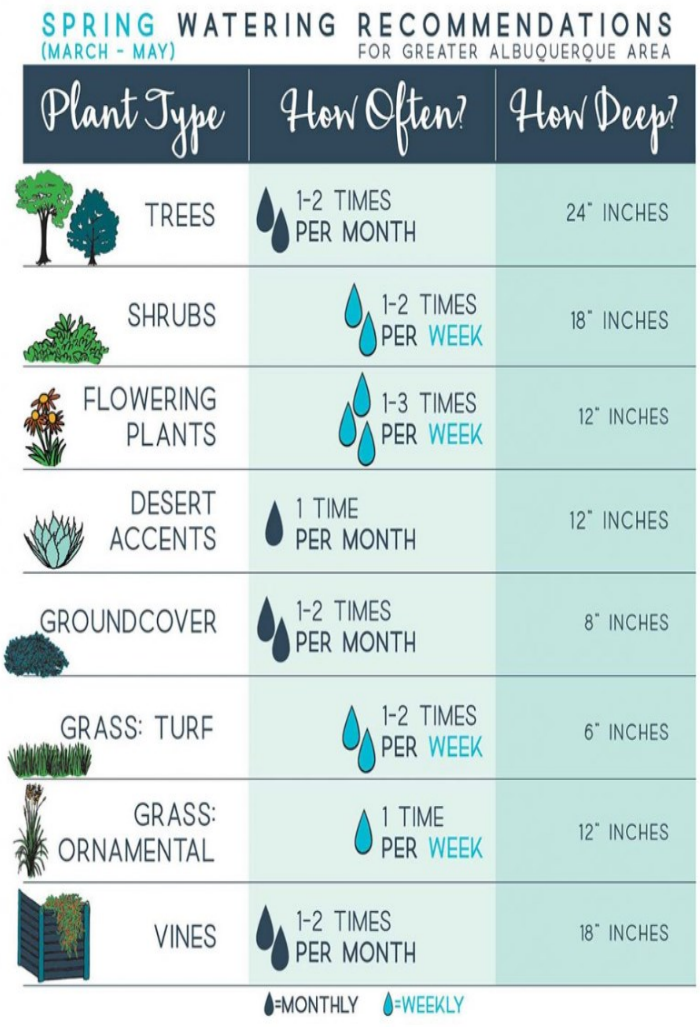
Once again Coffee With A Cop short one hour meetings at designated venues in our area command will take place throughout the year. If you’re interested in attending and want further information call the Foothills Area Command Station 505 332 5240.

WE ARE ONLY AS SAFE AS WE MAKE OURSELVES TO BE SO!!

CALL 311 or 242 COPS (2677) or 911

Karen Kaminis-Bottorf

NEIGHBORHOOD CRIME WATCH





March 2025



Sunday, March 9, Daylight Savings

Monday, March 17, St. Patrick's Day



Friday, March 21, Spring Begins



Tuesday, March 18, 2025
TPHOA Board of Directors Meeting
Clubhouse, 6:30 PM

Exercise Classes

Gentle Exercise: Mon, Wed, Fri, 8:30 AM to 9:05 AM

Exercise Group: Mon & Wed, 9:15 AM to 10:00 AM

All adult residents will be welcomed to exercise with either group. It's a wonderful way to meet neighbors and get a little more fit too.

Towne Park Homeowners Association

Towne Park Clubhouse Hours
Monday - Friday 7:00 AM - 3:00 PM
Clubhouse Office: 505-291-8379

Cherish Jaramillo

Towne Park Community Manager/HOAMCO
505-888-4479 ext. 2125
CJaramillo@hoamco.com

COMMON AREA EMERGENCIES :
Monday - Friday: 505-417-0031

AFTER HOURS AND WEEKENDS
Contact HOAMCO: 844-744-4316

EMERGENCY 911
NON EMERGENCY 505-242-COPS
311 Community Contact Center — City of Albuquerque

SIGNAL 88 SECURITY
Non-Emergency Dispatch Center 7:00 pm - 5:00 am
505-477-2665

TOWNE PARK WEBSITE AND FACEBOOK GROUP

Check out the Towne Park Homeowners Association Website at www.towneparkabq.com

If you are a Facebook user, check out the link to our Facebook Group: https://www.facebook.com/groups/towneparkabq/

For suggestions and comments, please contact:
Claire Shuford, Webmaster/Social Media Manager
claireshuford@gmail.com
(505) 610-1816

Towne Crier Notifications and Classified Ads

Deadline for Crier submissions is the 17th of the month.

Please send materials in jpg or pdf format
To: Jim Smith at Jimsmith@towne-park.com

ADVERTISING RATES:
10% discount if paid 12 months in advance

Business Card $45 Quarter Page $75
Half Page $125 Full Page $210

Advertisement payments should be sent to:
Jim Smith 425 Towne Park Drive NE , Albuquerque, NM 87123