



TOWNE CRIER

APRIL 2026

TOWNE PARK HOMEOWNERS ASSOCIATION Est. 1984

425 Towne Park DR NE
Albuquerque, NM 87123

2026 BOARD OF DIRECTORS

OFFICERS

Jackie Woods
President

Terry Whitman
Vice President

Karen Kaminis-Bottorf
Secretary
Safety Security

Jolene Ellerton
Treasurer

DIRECTORS

Charles Jelinski
Paulina Saunders

Building and Grounds Manager

Jim Smith
Jimsmith@towne-park.com

505-291-8379

Terry Whitman
Maintenance Comm. Chair

Paulina Saunders
ACC Comm. Chair

PRESIDENT'S MESSAGE

Over the last twelve months, we have focused on three priorities: maintaining our property value, strengthening communication, and being responsible stewards of our budget.

Community maintenance & Improvements

- We completed several key maintenance projects that were overdue or essential for long-term upkeep such as tree trimming, water leaks and building maintenance.
- Routine repairs were handled timely this year, and Jim worked closely with vendors to ensure quality and cost-effectiveness. We are fortunate that he can resolve many things himself and even rebuild equipment motors when needed.

Financial Stewardship

- We stayed within budget while still funding necessary repairs and improvements. Rising costs require careful decision-making, but we managed to maintain financial stability without comprising essential services. Our reserves remain healthy, and we continue to plan responsible for future needs.

Community Engagement & Communication

- We always need homeowners to provide feedback throughout the year, and that input will help guide our decisions. The board works to make sure processes are transparent and accessible.

As we move into the new year, our focus will remain on **protecting property values, maintaining a safe and attractive community, and ensuring that every homeowner feels heard and represented.** We have several projects on the horizon, and we'll continue to balance improvements with financial responsibility.

Towne Park rental house has been updated and is currently available for rent. If you know of anyone interested in a home with amenities and strong community let them know.

Jim has replaced the gym floor and has ordered some weights for your workout plans.

Lock your cars and close garage doors, unauthorized individuals have entered via the walls or gates to access vehicles and property. Only open the gate for people you know.

Warm regards,

Jackie Woods
President

MANAGER'S CORNER

Dear Towne Park Owners,

Spring is here! As the weather warms up, please be mindful of your neighbors when your dogs are outside. We have received a few complaints about excessive barking, so we kindly ask that everyone help maintain the quiet enjoyment of our community.

This month, Towne Park welcomed two new neighbors—please join us in making them feel at home!

Wishing all our residents a wonderful Easter filled with sunshine and joy.

Warm regards,

Ana Moreira
Towne Park Community Manager/HOAMCO
505-888-4479 ext. 2122
amoreira@hoamco.com



FINANCIAL SUMMARY
February 28, 2026

TOWNE PARK
HOMEOWNERS
ASSOCIATION

ASSETS

Cash in Bank - Operating	\$ 137,835.99
Cash in Bank - Reserve	\$ 968,294.32
Cash in Bank - Land Lease	\$ 10,715.97
TOTAL CASH	\$ 1,116,846.28

Accounts Receivable \$ 99,821.37

	Current Period	Year to Date	YTD Budget	Variance
Income	\$ 105,539.95	\$ 212,402.52	\$ 206,959.82	\$ 5,442.70
Expenses	\$ (68,188.19)	\$ (136,667.23)	\$ (169,159.82)	\$ 32,492.59
Reserve Transfers	\$ (20,615.97)	\$ (41,231.94)	\$ (61,601.00)	\$ 20,369.06
Net Profit/Loss	\$ 16,735.79	\$ 34,503.35	\$ (23,801.00)	\$ 58,304.35

SPECIAL NOTICE REGARDING MAIL



If you receive mail for another Towne Park homeowner, simply put it back in the outgoing mail. Some of our house numbers are the same, but our street names are different. Mistakes happen!

Please **do not** write "NOT AT THIS ADDRESS" or "WRONG ADDRESS" on the envelope. Doing so prompts the Post Office to return to sender, causing problems like frozen accounts or undelivered refund checks for the intended recipient because it's not the wrong address...simply misdelivered.

Basically, if you receive mail for another homeowner, just put it in the outgoing mail slot.

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.

MR. MINH **MINH PROFESSIONAL CLEAN UP & YARD WORK**

ROTOTILLING GARDENS FLOWER BEDS
TREE, FLOWER, BUSHES, BRICK,
FLAGSTONE, GRAVEL BIG OR SMALL
ALL TYPES, TOPSOIL, RAILROADTIES
TREE SERVICE: TRIM, TOPPING, STUMPING
POWER PAKE AND CARAKE SPRING-FALL
NEWLAWN SOB-SEED, BARK CHIP
FENCE OR GATE, SPRINKLER OR REPAIR
ALL WORK GUARANTEES FREE ESTIMATE

MR. MINH 505 294 - 0912

Cell Phone: 505-450-3202

ACC POINT OF VIEW

Spring is the time to fix up our homes!! Please get your ACC Form in ahead of time, so there is no delay in your project. A few reminders: all conduit, roof vents, turbines etc. should be painted to match either the roof or the wall it's attached to. You don't want your neighbor blinded by shiny metal as they try to enjoy their morning coffee!!!

Be considerate and keep your yard clean and free of old wood, weeds and trash. This helps keep rodents and bugs at bay. We want to keep Towne Park looking it's very best, for a more peaceful, relaxing environment.

Paulina Saunders
Towne Park ACC



SOCIAL COMMITTEE UPDATE

April showers bring May flowers except in New Mexico where dust blows and rain comes maybe in June! Here in Towne Park we start to see tips of flowers trying to make a presence or maybe those blossoms off the trees that line Towne Park Drive. Whatever your view is, remember that April does have holidays and observances that tickle your joy of the season. Someone might fool you on the first of the month, give a nod of thanks to folks that volunteer above the call of everyday life, look for those pennies that are hard to find now and maybe round out the month by dancing into May.

No special event for our folks in April but enjoy the warmer weather.....

PS: We will have 2 events in May so stay tuned for more information or check our Facebook page for updates.

Jeanne Breck
Social Committee Chair

NEIGHBORHOOD WATCH

INFORMATION FROM THE FOOTHILLS AREA COMMAND

Interim Richard Whitten Area Commander in February's newsletter reminds us that now with more daylight hours, drivers should remain alert for increased pedestrian and bicycle traffic, especially in the early evening hours when visibility changes. In addition, with the warmer weather, windows are left open more often. Remember to secure your home, lock gates, close garage doors and never leave valuables visible in vehicles.

Once again, getting together with the police from our area command for pizza or coffee are planned once or twice a month. For specific days and times, call our area command station at 505 332 5240.

The Foothills Area Command Crime Prevention Unit partners with residents, HOAs, and Neighborhood Association to help reduce crime and improve safety. Samantha Martinez is the key person on this topic in the center and at some point we will solicit her expertise to help gather more information on how to improve safety in our community.

FIRST RESPONDER'S ARTICLE IN THE JOURNAL ON MARCH 15, 2026

The Bernalillo County Sheriff's Behavioral Health Unit works in conjunction with calls coming in from 911. It's a team composed of case workers, therapists, paramedics and detectives who respond to 911 calls involving mental health crises. Bringing in mental health professionals into the field with law enforcement is an emerging solution in public safety.

IF YOU SEE SOMETHING, SAY SOMETHING

CALL 311 OR 242 COPS OR 911

Karen Kaminis-Bottorf





Calendar of Events April 2026



Wednesday, April 1 April Fool's Day

Friday, April 3 Good Friday

Sunday April 5 Easter



Wednesday, April 15 Income Tax Deadline

Wednesday, April 22 Earth Day

Towne Park Gate Numbers

East Gate
505-292-7824 OR 505-304-9463

West Gate
505-294-5234 OR 505-304-7769

**Please save these numbers in your phone directory
to not miss someone important at the gate!**

Towne Park Homeowners Association

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

Ana Moreira, CMCA
Towne Park Community Manager/HOAMCO
505-888-4479 ext. 2122
amoreira@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