



# Round Up

F A R A W A Y F E E L I N G . . . C I T Y C L O S E

*Serving the Rancho Viejo Communities of Windmill Ridge II, III, IV and La Entrada*

## The Firewise “Tumbleweed Round Up” Event Cleans Up in Rancho Viejo.



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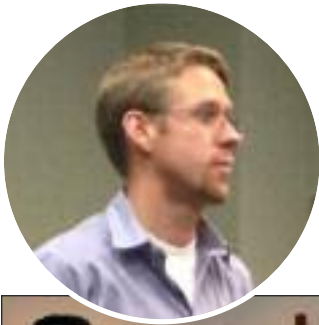
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Red t-shirted volunteers were seen all over Rancho Viejo during the Firewise USA/Community Day event. Santa Fe County Commissioner Liz Stefanics presented event organizers Pat Barnes and Annie McGovern with a proclamation from the County Commissioners and a plaque from Firewise/USA. Fire Chief David Sperling also spoke to the crowd and congratulated all of Rancho Viejo for receiving the Firewise Community designation. All montage photos on this page courtesy of Jim Bailey, RV South Resident and Dan Johnson, RV La Entrada resident

**SEE FIREWISE STORY ON PAGE 3.**

# Everything About Backyard Betterment the Topic of Latest Coffee & Conversation



Reported by Lee Lefton, Member RVS Communications Committee

**The Spring Coffee & Conversation** meeting sponsored by Rancho Viejo South was held Saturday morning, May 2nd at the Institute of American Indian Arts (IAIA) auditorium. Attendees were treated to coffee and pastries before the presentation began at 10:00 a.m. Trent Spratling, the Residential Field Technician for Heads Up, spoke on the topic of "Backyard Betterment." Trent presented many interesting

ideas as well as showing visuals on ways to make backyards more beautiful and functional. They included how to install outdoor kitchens, fireplaces, water features, lighting accessories and more. After the presentation, which included time for questions and answers, Heads Up provided free wildflower seed packets for all attendees. The event ended at noon and a number of people handed in evaluation sheets stating that the information presented was helpful and that they plan to attend future Coffee & Conversations. Our next one is planned for the fall and will be sponsored by La Entrada. Watch for the topic to be announced in the August issue of the *Round Up*.



Top photo: Trent Spratling from Heads Up takes an attendee's question.  
Bottom photo: Guests enjoy coffee, pastries & conversation before the event.

Photos courtesy Dan Johnsen

## The Round Up

is a publication of  
Rancho Viejo South  
and Rancho Viejo La Entrada  
Community Associations

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# Rancho Viejo's First Firewise/US Community Day a Resounding Success

*Prepared by Pat Barnes and Annie McGovern*

**Special Thanks to  
These Organizations For  
Their Generous Support  
of the First**

## **Rancho Viejo Firewise/USA Community Day:**

Village Market — Use of their parking lot  
Franco's Landscaping — t-shirts and crew  
Heads Up Landscaping — t-shirts and crew  
Proscaped Landscaping — t-shirts and crew  
Southwest Spray and Foam — t-shirts  
Estancia Homes — t-shirts  
Rancho Viejo Properties — t-shirts  
Rich Duran Plumbing — t-shirts  
Piccolino Italian Restaurant — Dinner for six  
Santa Fe Capitol Grill — Dinner for two  
Midtown Bistro — Dinner for four  
Chocolate Maven — Dinner for two  
Kakawa Chocolate — \$50 gift certificate  
Big Joe's — 30 worker gloves  
Sam's — 4 cases of water  
Home Depot — 20 safety goggles

**On Saturday, April 26th, over 50 volunteers** made up of Rancho Viejo residents, members of the La Cienega Fire Department, students and staff from The Academy for Technology and the Classics (ATC) joined together performing cleanup in our community and on the school campus. Volunteers met in front of the Rancho Viejo Market on a blustery morning to share coffee and donuts, visit with neighbors and get their t-shirts, safety goggles, and gloves for a two hour work session. Driving around the community, it was exciting to see so many people in red t-shirts working for the common good of our community.

The work session was followed by food and festivities. This was the first time in several years that all three associations have come together to celebrate a Community Day, which will now become an annual event. The program included a personal presentation by Santa Fe County Commissioner Liz Stefanics, who rewarded the community with a proclamation from the Board of County Commissions Office and a plaque from Firewise/USA Community. Rancho Viejo is one of 16 communities in New Mexico and currently the only one in Santa Fe County to be so recognized. Ms. Stefanics also spoke on the benefits of this designation to our community.

Santa Fe County Fire Chief David Sperling also gave a moving speech in which his dedication to the well-being of all residents was very apparent. He presented valuable information specific to our cause.

Cass Thompson, representing the Rancho Viejo developer, gave an informative talk that provided insight into the mindful development of Rancho Viejo as a sustainable community with minimized risk of wildfire.

Many people, including our various HOA Boards and committees, contributed to the success of this venture. Companies who donated items are recognized at left.

### **ADDITIONAL RECOGNITION MUST BE GIVEN TO:**

- Krys Nystrom, Wildlands Urban Interface Specialist for Santa Fe County, who guided us every step of the way through the application process.
- La Cienega Fire Department for their ongoing support including participation in our regular Firewise meetings, providing professional expertise in assisting the community in developing appropriate emergency preparedness. Eleven volunteers assisted with cleanup on April 26th in addition to bringing fire, emergency trucks and informational brochures.



Photos courtesy Dan Johnson

Left: Tumbleweeds collect in a La Entrada backyard, Middle: Same backyard is tumbleweed free, Right: Bags of tumbleweeds ready to be thrown away.

## South News: THE PAST TWO MONTHS HAVE BEEN BUSY AND PRODUCTIVE.



**Vince Montoya**  
RV South Manager  
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### SOUTH BOARD

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*Submitted by Lee Lefton, South Communications Committee member*

**Here's everything in a nutshell.** Construction-wise, the townhome stucco repairs are wrapping up. The shade structure is up at the Windmill Park. And the Plaza Park stage repairs have been completed. The Board has selected the Accounting and Consulting Group firm to perform our audit and Criterium Engineers will be doing our reserve studies. We are now accepting bids to hire a new contractor for the final phase of the sidewalk repairs. The office drop box has recently been installed.

Now that the weather has warmed up, the weeds are out in abundance. Please be sure to remove them from your property before they get out of hand.

A number of residents have mentioned that people are still speeding through the community. The safety committee has researched installing speed humps but after the Santa Fe County Fire Department strongly discouraged that idea due to the impact on response times, the Board decided to pursue other options. You've probably seen the new signage, *"We Love Our Children, Please Drive Carefully"* which were recently installed. This is one approach we are taking to help resolve the speeding problem. We are looking into others. That's the latest news. Here's to a safe and happy summer.

.....

**Hello to all residents!** A reminder: You can be a part of the RVS Water Watch by reporting leaks and clogged sprinkler heads in the parks and common areas of Rancho Viejo. Don't assume that someone else will spot these leaks. Please report your findings immediately to Manager Vince Montoya (See contact information at left). So while you are out and about with your cell phone, take a photo of any malfunctioning irrigation you see. Also note the exact location when you contact Vince so he can have Heads Up fix the problem. Irrigation of common areas is part of our HOA expenses so, besides not wanting to waste valuable water, please do us all a favor by reporting leaks.

Please remember to be responsible for your personal water use in irrigating the landscaping on your property and also car washing which is allowed once per month maximum.

In Rancho Viejo, we are to abide by the city water use restrictions: May 1st - October 31st, no watering between 10 a.m. and 6 p.m. ([http://www.santafenm.gov/water\\_use\\_restr](http://www.santafenm.gov/water_use_restr))

**It is said that beauty is in the eye of the beholder. Finding beauty in xeriscaping means seeing the natural beauty of native plants, shrubs and trees.**

**Xeriscaping doesn't mean ZERO landscaping.** Xeriscape landscaping is designed specifically for areas that are susceptible to drought and/or where water conservation is practiced. Derived from the Greek xeros meaning "dry," the term means literally "dry landscape" as in the elimination/reduction of supplemental water from irrigation.

Our community is designed to promote the efficient use of supplemental water. The goal of the Landscape Committee is to build upon that design by transforming the streetscapes into xeriscapes that, once established, will require little or no water.

A typical spray irrigation system can use 25-30 gallons of water per square foot to maintain an oasis type landscape. A well-designed and managed xeriscape should use 5 to 15 gallons of supplemental water per square foot per year.

**Please see the color photo at the top right of page 15 for a beautiful example of xeriscaping.**

## RV SOUTH COMMITTEE REPORTS

### DESIGN REVIEW COMMITTEE

For April/May, we received 14 modification requests. Eleven were approved and one other was partially approved.

Spring is planting time! There are some things you need to know about landscaping and planting: The DRC does need to approve any landscaping projects. DRC approval is NOT needed to replace dead plants if the replacement plant is the same type of plant and planted in the same location.

If your landscaping is within your walled area, you do NOT need DRC approval if your plants meet the criteria on the "Landscaping Within the Walled Areas Submittal Form" (available on our website [ranchoviejosouth.org](http://ranchoviejosouth.org)) and are on the Approved Plants List (in the Homeowner Handbook). But you do need to fill out the form and submit it to the Association Manager.

Check out the Homeowner Handbook for the Approved Tree/Plant List. It is a very extensive list! It covers perennials, vines, wildflowers, ornamental grasses, native grasses, flowering and fruit trees and much more. There are some prohibited plants on that list because they displace New Mexico native plants. They are Siberian Elms, Russian Olive, Salt Cedar/Tamarisk, Silver Lace Vine, Silver Maple, and China Berry.

Have fun with your landscaping and yard work!

*Reported by Susan Young*



*Susan Young, Chair*

### LANDSCAPE COMMITTEE

Thanks to the concerted efforts and cooperation of all, the RVS irrigation system is up and running with only a few mishaps. We all agree the start-up went much better this year than last! Still, if you see a leak, please notify our community manager Vince Montoya at 505-670-7000.

Looking to the future of increasing cost for reclaimed water, we are investigating the effectiveness of switching to a type of rotary sprinkler that will distribute multi-streams of water in a more uniform pattern and actually uses less water. We are in the process of running a trial, utilizing rotary sprinklers donated by Heads Up to determine the actual cost effectiveness of this product. The data gathered (gallons of water used with existing sprinklers vs. gallons used with new rotary sprinkler) will determine the actual cost savings which will in turn guide long term plans to create a more efficient irrigation system. Stay tuned: We are halfway through the trial.

Since our ultimate goal is an efficient, cost effective irrigation system, we are also looking into a "master clock" designed to monitor the entire irrigation system, identify problems and shut-down failed or failing equipment without human intervention. As our irrigation system ages, this technology has the potential to prevent the loss of thousands of gallons of water because a clock failed to run as programmed or just stopped working.

*Reported by Bonnie Houston*



*Bonnie Houston  
Board Liaison*

### COMMUNICATIONS COMMITTEE

The Coffee & Conversation event held Saturday May 3rd at IAIA Auditorium had 26 attendees, a somewhat limited turnout for this event. But with the beautiful weather that day and having just come off the Easter weekend, maybe not so bad really. IAIA provided coffee and treats and audio-visual equipment for the presentation by Heads Up. Trent Spratling, head of Residential Sales for Heads Up, did a great job of providing information on Backyard Betterment. Please see the article on page 2 for more details.

An exploratory meeting with La Entrada's Communications Committee was held Monday, May 12th where some ideas about combining our efforts for the benefit of both communities were discussed. It was decided to meet again in September.

Topics for another resident survey are being considered. We are planning to ask strategically focused questions in order to gather your opinions about how to make our community work even better than it does now.

*Reported by Ian Norrish*



*Ian Norrish, Chair*

## SCHEDULE CHANGE FOR SOUTH BOARD MEETINGS

At the May 12th RV South Board Meeting, a decision was made to meet bi-monthly, until the end of the year. Remaining Board meetings will be in July, September and November. At the end of the year a decision will be made about holding quarterly Board Meetings in 2015. The Board sees the 2014 bi-monthly meetings as a test to determine effectiveness prior to initiating quarterly meetings next year.

*Reported by Ian Norrish  
Chair, RV Communications Committee*

## La Entrada News: REPORTS FROM THE BOARD AND OUR COMMITTEES

Submitted by Pat Barnes, Editor for La Entrada



Tom Rael  
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### LA ENTRADA BOARD

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Vice President: Pat Barnes  
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Cell: 231-5947

Secretary/Treasurer: Alina Catanach  
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473-7700

The La Entrada Homeowners Association Board met in Executive Session on Wednesday, May 14th to discuss developer's contribution, water bill and HOAMCO fees for disclosures. Future meetings are scheduled for 6:00 p.m. at the Rancho Viejo Fire Station on July 9th, September 10th, November 12th and December 10th.

## LA ENTRADA COMMITTEE REPORTS

### COMMUNICATIONS COMMITTEE

With great regret we accept the resignation of Joyce Matteson as Chair of our Committee. Joyce's dedicated efforts to establish good community communication will be sorely missed.

We continue to work on the website and resident Welcome Package.

Emails about upcoming events are sent to residents. If you do not currently receive these emails, get in touch with Sally Dillon [atarttrek@prodigy.net](mailto:atarttrek@prodigy.net) or Dan Johnsen at [fivetoat@gmail.com](mailto:fivetoat@gmail.com) to put you on the list.

We met with the RV South Communications Committee on Monday, May 12th to discuss ways we might work together to benefit both communities.

Prepared by Pat Barnes, Board Liaison



Joyce Matteson, Chair

### DESIGN REVIEW COMMITTEE

Spring is here and many of our residents are eager to start their outdoor landscaping activities. I would like to remind you that you should submit all landscaping additions and changes to the committee before work starts. We strive to provide quick review of all submissions. After reviews, HOA Manager Tom Rael reports all decisions back to homeowners by phone/and or letter. The form for submitting landscape drawings, plans and modifications to the exterior of your home is available at the sales office or may be downloaded at <http://www.laentradaranchoviejo.org>.

Prepared by Judy Keller



Judy Keller, Chair

## Be Alert and Stay Safe if You Encounter Animals in RV.

By Pat Barnes & Anne Lefton, Editors of the RV Round Up



In mid-April, a resident was walking on a sidewalk path between Richards and Chili Line at Sobradora and spotted a very large cat on the driveway next to the park. It was a mountain lion and our communities were immediately put on alert.

Another incident of great concern in the South community occurred when a small pet dog was attacked and killed by a neighbor's much larger dog. This tragic incident need not have happened if the larger dog had been leashed. Next time it could be a child or an elder that is attacked. So let's play it safe out there. To avoid an attack by a wild animal or an unfriendly dog, we recommend following the guidelines below.

### Can I take my grandchildren safely to the park?

Make sure your children are home before dark and are not outside before dawn, the times large predators are most active. Closely supervise your children when they are playing outdoors. Keep children away from unleashed or unattended dogs especially if they are unfamiliar or aggressive.

### How can I avoid attracting dangerous animals?

Store all garbage securely. If an animal can't find food, it will move on. Pets are easy prey. Bring them in at night. Do not feed pets outside where they or their food might attract predators. Keep your distance from a stray or unleashed dog. Speak softly to it saying something like "Good dog, it's okay" to reduce the threat of attack.

### What to do if you meet up with an animal predator?

Stay calm. Never approach any wild animal. The same goes for a barking or snarling dog. Avoid direct eye contact. Turn sideways and slowly withdraw to give the animal plenty of room. It is a good idea to carry a walking stick or pepper spray in the event an animal comes toward you.

### Who should I contact if I see a large predator animal?

Call the local game warden at (505) 222-4700 and/or e-mail Carol Thompson, our Rancho Viejo Area Coordinator for RV Neighborhood Watch at [carolath@msn.com](mailto:carolath@msn.com). You should also contact your RV Community Manager to report any incident so that an eblast can be sent to keep our residents informed.



## Developer's Corner

**You may have noticed large equipment** on the north side of Rancho Viejo Blvd. At long last we are starting to complete the construction of lots that began in 2007.

We will be completing all of the lots adjacent to Rancho Viejo Boulevard and Via Sagrada and three lots on Via Orilla Dorado for a total of 41 lots. In addition, we will be completing the dirt work on an additional 49 lots that will hopefully be fully developed in the next year or two.

We anticipate that the work will take approximately 12 weeks to complete. We ask your patience. I know you share our relief that the development is moving forward as this can only help home values. Again, thank you for your understanding during this process and we apologize in advance for any inconvenience you may experience.

The La Entrada and South Community Associations have been working with us to find a location for a fenced dog park. We have located an area behind the fire station along the arroyo that everyone believes will work well. There is a parking lot the county constructed for a trailhead just south of the station that we are hopeful can be utilized by cars at the dog park. In addition, we hope to connect drinking water from the fire station. Initial conversations with Santa Fe County have been positive.

The idea is that a portion of open space would be used for the dog park at no cost to the associations. The cost of improvements would be shared among the participating associations. If all goes well the park could be open by the fall.

We are excited to see the community moving forward.

Sincerely, Cass Thompson, Manager



## Special Meeting to Adopt Zoning Map

### MARK YOUR CALENDAR

The Board of County Commissioners will hold a special meeting Wednesday, June 25th, at 5:00 p.m. in the Commission Chambers, 102 Grant Avenue. This meeting is the final public hearing for possible adoption of technical changes to the sustainable land development code (SLDC). This action is necessary to replace the 1999 Sustainable Growth Management Plan (SCMP) which is aimed at meeting the needs of the current residents, while at the same time preserving County land, history, culture and natural resources for future generations. The plan is designed to direct future growth to areas with adequate public facilities such as roads, water and sewer systems, and public safety. For more information, contact the Santa Fe County Growth Management Department at [cnromero@santafecountynm.gov](mailto:cnromero@santafecountynm.gov) or call Chrisann Romero at (505) 995-2717.

## Yard Care and Helpful Early Summer Gardening Tips

- When planting annuals, loosen up the roots to encourage stronger growth.
- Activate your irrigation systems if you have not already done so. Make sure to run the system and all zones to check for leaks or issues with program controllers.
- Use horticultural oil for fruit trees, ornamental trees and shrubs. It can eliminate the need for pesticides later in the season.
- All weeds should be removed from planter beds, including their root systems, so that they do not come back. It is easiest to remove weeds early so they do not have a chance to develop root systems and release their seeds.
- Start planting perennials now. This is also a good time to divide and replant perennials.
- Remember to water newly installed plant material thoroughly.
- Clean or rake planter beds, then replenish or replace mulch around trees, shrubs and beds to a depth of approximately 3". Mulching is important for retaining moisture in our dry climate and also helps prevent weeds from growing back.
- Fertilize blooming bulbs.
- Continue light pruning of any dead, broken or diseased branches.
- Consider testing the pH of your soil. Inexpensive kits can be purchased online or from garden stores. Testing now will give you plenty of time to make adjustments in your beds, if necessary.
- Worms on Aspens are almost impossible to prevent. Take a photo of the worm and bring it into your local nursery. They can direct you to the best insecticide to treat the issue.

*This information was prepared by Proscape Landscape Management.*



## The RV Neighborhood Watch Annual Yard Sale is Just Around the Corner.

### Help Prevent Dog Attacks.

Dear Owners: Dogs off leash are a nuisance and can be a real danger. Sadly, a recent dog-on-dog attack in our community resulted in the death of one of the dogs. Even if you are sure your dog is friendly, act responsibly, and keep it leashed when it's outside since children, the elderly and bicyclists often utilize our trails and parks.

### LOCAL CONTACTS:

Carol Thompson  
Area Coordinator  
RV Neighborhood Watch  
Home: 471-9044  
Cell: 603-0833  
Email: carolath@msn.com

Neighborhood Watch  
website:  
[rvneighborhoodwatch.com](http://rvneighborhoodwatch.com)

See anything suspicious?  
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Office 505-428-3720.

If you wish to  
remain anonymous, call  
Crime Stoppers  
505-955-5050.

**Yes, it's almost time again.** Get ready to hit the Village Park to find bargains galore. The 5th Annual Neighborhood Watch Yard Sale is scheduled for Saturday, July 26th.

For more information on this great event, see the box below.

*We'd love to have that "thingamajiggy" in your closet,  
your used "whatchamacallit" sitting in the garage,  
that cute "doodad" in the corner of your living room.*

## Calling all Neighbors!

Please Support to our 5th Annual  
**Rancho Viejo  
Neighborhood Watch Yard Sale**

Help us make this event a big success!  
We would appreciate 2-3 nice items you don't want anymore  
by Thursday, July 24th.

The Yard Sale is Saturday, July 26th from 10:00 a.m. to Noon  
in the park across from the Village Market.

Proceeds from this sale will be used on projects to benefit  
our Rancho Viejo community.

*Please pass this message on to your neighbors and friends.  
We will store your items until the sale. For more information,  
please call Carol Thompson at 471-9044.*

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## Please Lower the Noise Level.

**Now Hear This:** Residents have the right to expect peace and quiet in this community even though we may live in very close proximity to each other. Blasting car radios, racing motorcycles, loud mufflers and dogs that bark incessantly are all invasive when in the privacy of our own homes. Do you recognize yourself in any of these offending behaviors? Please curb excess noise. Your neighbors will thank you!

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## We Need Your E-Mail Address.

**Owners:** Stay informed about news and events happening in the community. Please be sure the manager of your association has your contact information.

**Landlords:** Please keep tenant(s) informed of RV community's news too. Give the manager of your association their name(s) and contact information.

Vince Montoya  
RV South Manager  
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473-3896

Tom Rael  
La Entrada Manager  
trael@hoamco.com  
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— Pat J.

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## SNAKES ALIVE THIS SUMMER

**Most snake species found in New Mexico** are non-poisonous. But if you should find a rattlesnake here, it could be a danger to children, pets and yourself. Call Animal Control at 428-3720. They'll remove the snake.

*Photo courtesy Nathan ?*



This rattlesnake was photographed on a Rancho Viejo sidewalk.



### RANCHO VIEJO HOME OWNER

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## **Have a Ball on July 4th ... But Please Skip the Fireworks.**

With the approach of July 4th, we urge you to refrain from using fireworks. Open fires, the burning of trash or vegetation and throwing cigarettes out a vehicle window can have terrible consequences. Smoking is also prohibited in many locations. Minimal snowfall, little rain and constant winds are a dangerous combination which increase the danger of fire. Let's be careful out there!

# Drive home the savings.



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## Some Summer Safety Tips

**Thanks to Santa Fe's dry, temperate climate,** most Santa Feans agree that summer is one of the best times of the year here, especially if you're a lover of the great outdoors. Here are some important safety tips you'll want to pay attention to.

**Protect your skin from the sun.** Santa Fe gets more than 300 days of sunshine each year. At an elevation of 7,000 feet, there's less atmosphere to protect your skin from exposure. So the amount of sun time your skin can handle before burning is considerably shorter than at lower altitudes. Always be sure to wear protective clothing, hats and sunscreen as necessary for your skin type.

**Stay hydrated.** Because of northern New Mexico's low humidity and high altitude environment, we are easily susceptible to dehydration. That means you need to drink lots of H<sub>2</sub>O!

**Only drink water that's safe.** As clean as our streams may look, they're breeding grounds for bacteria. Never drink from them! If you're out hiking, carry water that you know is safe, use a water filtration device to remove bacteria, sediment and at least the most common bacteria, or use iodine tablets to purify stream or lake water.

**Be alert for altitude sickness.** While most of us living here have adjusted to our high elevation, that doesn't mean we can't experience altitude mountain sickness (AMS), especially when hiking/sleeping at elevations over 8,000 feet. AMS can cause headaches, nausea, disorientation, and in extreme cases, result in hospitalization.

**Don't overdo it.** There are many extraordinary outdoor opportunities here. But our altitude makes most high intensity activities like biking, hiking and tennis much more demanding on the body. When overtired, you are more likely to injure yourself. Always be sure to wear the appropriate protective gear. If you're biking or kayaking, wear a protective helmet. And always have a medical kit with you.

**Here's Wishing you a Safe and Enjoyable Santa Fe Summer.**



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## TRASH SCHEDULE

**ON TRASH DAY**

Residents are requested to  
have trash receptacles out  
by 7 a.m. Large item pick up  
is scheduled through your  
HOA office. Service is the  
3rd Friday of the month.  
Any schedule changes will  
be provided to homeowners  
& residents by HOA offices.

## COMMUNITY BULLETIN BOARD

Announcements submitted by Kathy Brown, Resident of La Entrada

### Model Train Show

Saturday, June 28, 10 a.m. to 5 p.m.  
Sunday, June 29, 10 a.m. to 3 p.m.

#### County Fair Grounds

3229 Rodeo Road  
Rodeo Grounds driveway  
off Rodeo Rd. west of  
the Chavez Center.

Fun for all + many unique exhibits  
Free admission & parking.  
The Horizons 4H Club will sell  
burgers, frito pies, hot dogs, etc.

Check for details + other events  
during the year at  
[www.santafemodelrailroadclub.org](http://www.santafemodelrailroadclub.org)

### NEEDED:

#### A Host Family for 16-Year Old German Exchange Student

For more information and  
a host family application,  
please contact Carolyn, the  
ICES New Mexico Field  
Manager/Local Coordinator

[santafe43@comcast.net](mailto:santafe43@comcast.net)

505:467-8844

You are invited to visit our website:  
[www.ICESUSA.org](http://www.ICESUSA.org)

### SANTA FE COUNTY FAIR AUGUST 7-10

Free to the Public at the  
SF County Fairgrounds  
3229 Rodeo Road

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## Just Listed

87 Johnson Mesa  
\$259,000  
Corner lot, wood floors, kiva, 2/2 with den. Clean as a whistle!

## Market Update

The first quarter of 2014 saw 5 sales in Rancho Viejo with an average asking price per square foot of \$159. The lowest price was \$186,800 with a high of \$485,000. The present inventory levels in Rancho Viejo have risen slightly with 28 homes for sale, however there seems to be high buyer activity right now. Asking prices range from \$200,000 to a high of \$640,000.

**Thinking of selling? Call us!** **505-699-3112 Melissa**  
**505-699-8759 Roger**

Check out our inventory of fine homes at  
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**Roger & Melissa Carson**  
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### TO HOMEOWNERS:

The HOA Boards of Directors of Rancho Viejo South and La Entrada and the staff of the Round Up do not endorse any advertiser and are not responsible for the content of their ads. It is the responsibility of homeowners to perform their due diligence on all services, including those of our advertisers, when contracting for hire. It is recommended that three bids be procured before hiring a service person or company. The Better Business Bureau and Angie's List are also valuable resources for checking out businesses before you hire.

### TO ADVERTISERS:

You must provide written proof of membership in all organizations or associations, including business license numbers listed in ads. Please submit this information to RV South Manager, Vince Montoya, at 473-3896 or [vince@hoamco.com](mailto:vince@hoamco.com).  
Thank you!

## *Rancho Viejo RoundUp* June 2014


Rancho Viejo's Sales Office is located at 23 Calle Agua Clara northeast of Rancho Viejo Blvd. Two model homes are open to visitors. (505) 473-7700.

**Rancho Viejo Community Association**  
55 Cañada del Rancho, Suite D  
Santa Fe, NM 87508

*Image courtesy of R. Thomas Berner*

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