

# ABEVA BRIEF

Published for Arizona Biltmore Residents Only

March 2017

## ABEVA Mission Statement

*ABEVA pledges aggressive leadership to nourish and enhance our Biltmore Lifestyle by preserving and protecting the ambience and environment, and by maintaining standards which benefit all members of ABEVA.*

*ABEVA is not affiliated with Biltmore Lifestyles magazine and does not necessarily endorse or recommend any of its content or advertisers.*

## FROM THE ABEVA OFFICE

### 2017 ANNUAL MEETING DIRECTORS REPORT Highlights from 2015/2016

The Annual Meeting of the Arizona Biltmore Estates Village Association (ABEVA) was held at the Arizona Biltmore Resort in the Gold Room on February 16th and was attended by approximately 75 ABEVA members. The guest speaker was Ryan Fitzgerald, the Resort Manager of the Arizona Biltmore Resort. He discussed the remodeling of the resort. Room renovations will continue, and there is no timeline for this project. They are looking into enhancing the banquet spaces. A homeowner brought up an issue with the lighting and a directional sign on Thunderbird Trail, and Ryan said this item will be addressed by the Resort. He confirmed that there are no plans to expand the resort at this time.

The following ABEVA members were elected to the Board for two year terms: Judith Shafkind, Jim Bell, Phil Tibi, and William Hawking. The officers elected February 20th are: James Bell, President; Michael Leeman, Vice President; Mark Monserez, Secretary; and Judith Shafkind, Treasurer. Committee members were also assigned on February 20th. If you would like to volunteer for an ABEVA Committee, please contact the ABEVA office.

### Improvements

**ROADS** – Major improvements and seal coating were made to Biltmore Estates Drive and Colter Street in September 2016. This completes the major road repair and improvement project for ABEVA roads. In 2015 ABEVA improved Arizona Biltmore Circle and Claremont for drainage, filed and sealed cracks and all roads were seal coated. The cost for the project was \$347,817. Sealcoating is scheduled every 3 or 4 years with minor crack fill and sealcoating every year as needed.

**Landscape** – The grass was removed from under the oleanders along Biltmore Estates Drive. This will result in a water savings of over \$8,000 a year in water and maintenance costs.

**Streetlights** – 75 ABEVA owned street lights were changed to LED in 2016. It will save ABEVA \$7,000 to \$8,000 in maintenance and electric costs per year over the next 10 years, while the lights are under warranty. The return on investment will be realized in approximately 6 years.

### Security

One of the major amenities of homeownership at the Biltmore is the reassuring presence of the Roving Patrol. January 1, 2017 ABEVA made a change in the company that provides the officers. Transcend Security Solutions has many state of the art electronic tracking and reporting methods that will be a great benefit to the security of the ABEVA members. ABEVA has 3 weekday and 2 weekend officers and 2 flex officers that cover three shifts seven days a week. Transcend will be providing 2 electric powered vehicles for patrolling the Biltmore. The monthly lease rate for both electric vehicles will be the same as the rate ABEVA was paying for one vehicle. Not having fuel costs will save over \$8,500 per year. The EV charging stations and the electric vehicles are scheduled to arrive in March.

The Roving Patrol drives 16 miles of road each tour - every 8 hours, 3 tours are completed thus 9 tours of the property take place every day. If you do the math, that is 52,560 miles a year, and they drive over 639 speed bumps/humps per day. I think most will agree we have an outstanding team of roving patrol guards blending both responsibility and courtesy. If you need additional Roving Patrol phone stickers, you may stop in the ABEVA office.

### Monthly ABEVA Patrol Report Recap for January 2017

Name of Incident	Total Incidents
Alarm	8
Altercation	1
Assault/Battery	2
Attempted Break-In	1
Burglary	1
Door Not Secure	14
Injury to Person	1
Loud Noise	4
Other (Add Notes)	10
Suspicious Person	5
Trespassing	4
Abandoned Vehicle	1
Suspicious Vehicle	1
Gate	1
Junk, Litter and Debris	3
Water	1
Other	5
Parking Violation	29
Damage to Property	4
Solicitation	1
Police on Site	6
<b>Total</b>	<b>103</b>





## Title Transfers

There were 140 ABEVA homes that changed ownership this past year vs. 149 in 2015, vs. 87 in 2014, vs. 145 in 2013. The 140 closings generated \$55,875 in Transfer and Disclosure fees. If selling your home, please remember you must disclose that you are a member of at least two associations – ABEVA and your sub association.

## Collections

As of this date, there are 30 (vs. 65 last year on this date) homeowners that have not paid their 2016/2017 dues. They have all been sent Demand Letters. We make every effort to contact the owners before sending any account to the attorney for collections.

If the tear-off portion of the Statement and the member's correct account number are not included with payment, it is possible to credit the payment to the wrong account. If you are certain that you have already paid and you received a Demand Letter, please send us a copy of the front and back of your check so ABEVA's bank can remedy the situation and verify where the payment was credited.

## Website

We have been promoting the website in the newsletter. The site provides you the ability to sneak a peak of the ABEVA BRIEF before it is mailed. You can read the minutes of previous meetings, obtain ABEVA documents, pay your Annual Dues online, link to many neighboring amenities' sites and much more. If you have not yet viewed this site, please go to [www.ABEVA.com](http://www.ABEVA.com). ❖

## MEETINGS & LUNCHEONS

### Biltmore Area Partnership Luncheon

The Biltmore Area Partnership networking luncheon will be on March 28th at The Gladly Restaurant. The speaker will be Thomas Barr, the Director of Operations for Local First Arizona. He will be giving the attendees an update as to what is new with Local First Arizona.

The Gladly Restaurant is located at 2201 E. Camelback Road in Phoenix. Reservations are required by Friday, March 24th. Networking will be from 11:30 a.m. to 12 noon, when lunch is served. The cost is \$30.00 for members and \$35.00 for nonmembers. For additional information, please call Ed Rossi at 602-957-6483. Reservations and checks must be sent prior to the luncheon. Send checks to the Biltmore Area Partnership, 3104 East Camelback Road, #174, Phoenix, AZ 85016. ❖

### Biltmore Networking Group

The Biltmore Networking Group monthly happy hour provides an excellent opportunity to meet and network with others in the Biltmore community. The upcoming happy hours are planned for March 2nd and April 6th from 5:30 p.m. to 7:30 p.m. at the Lounge inside Rico's American Grill at the Pointe Hilton Squaw Peak located at 7677 North 16th Street in Phoenix (602-997-5850). There is no need to RSVP, and there is never a charge to attend these events. If you have any questions or would like to be added to the email list for monthly announcements, please contact Shahpar at [biltmorenetwork@gmail.com](mailto:biltmorenetwork@gmail.com). ❖

## Biltmore Lunch Bunch

The Biltmore Lunch Bunch (BLB) will meet on Friday, March 3rd, 2017 at 11:45 a.m. at Frank and Albert's with La Rita Mason as the Coordinating Hostess. BYOM (Bring Your Own Money), order off the menu with full sized portions at regular price, or 1/2 sized portions at an adjusted price. Come and enjoy lunch with ladies who live or work in the Biltmore area. The dress is casual.

### For advanced planning:

Friday, April 7th, 2017-11:45 a.m.-Frank and Albert's

Friday, May 5th, 2017-11:45 a.m.-Frank and Albert's

You will receive e-mail reminders of when the lunches are scheduled. If you have any question or to be added to the listserv to receive reminders about the BLB, contact La Rita Mason at 602-667-0002 or [lrmason@arn.net](mailto:lrmason@arn.net). If you cannot know until the event, drop-ins are always welcome! ❖

## SPECIAL OFFERS AND EVENTS

### Arizona Biltmore Golf Club Events

March, it just may be the best month to live here in Phoenix – the weather is perfect and there's so much going on, including spring training baseball and outdoor festivals. There's no need to travel far though, as there's a lot happening at the Arizona Biltmore Golf Club.

### Specials at The Arizona Biltmore Golf Club - Take advantage of three great March specials:

- **Biltmore Buddies:** Arizona Biltmore Golf Club hosts Biltmore Buddies Golf on Thursday afternoons at 3:30 p.m. For \$35 per player, enjoy nine holes of golf with a golf car, a drink and range balls. Visit [azbiltmoregc.com](http://azbiltmoregc.com) for more information.
- **Lunch Break Special:** \$20 includes Biltmore Hot Dog, chips, a drink (up to a domestic beer) and a bucket of range balls. Available all day, any day.
- **Biltmore Golf Happy Hour:** \$20 includes 4 to 9 holes of golf with golf car, and one happy hour drink (up to a domestic beer). Available any day after 4 p.m.

**Patio Time!** Enjoy the Adobe Restaurant's beautiful patio throughout the month of March. With \$6 appetizers and drink specials, the Adobe's patio is a great place to chill. Happy Hour food specials run from 2 – 4 p.m. daily, with the kitchen closing at 4 p.m. Happy Hour drink specials run from 2 – 6 p.m. daily.

**Footgolf Comes To AZ Biltmore Golf Club:** Have you heard? Footgolf has come to the Arizona Biltmore Golf Club. Footgolf is a mix between soccer and golf and is played on the Biltmore's Adobe Course. No clubs are required, just a soccer ball (available in the golf shop) and a willingness to have fun. Never played footgolf? It's easy to learn and enjoy. The course is shorter, the cups are bigger (21-inches) and the entire family can play together. Plus, footgolf can be played in about half the time as a round of golf. 18 holes of footgolf costs just \$20 for those 16 and above, while kids 15 and under pay their age. Ball rentals are available for \$5, or you can bring your own. The FootGolf course is open to play Sunday through Wednesday after 3 p.m. through the end of April (the course will be open daily beginning in May). Visit [www.azbiltmoregc.com](http://www.azbiltmoregc.com) for footgolf tee times and more information.





**Kids Golf Camps:** There's still time to sign the kids up for the Tina Tombs Golf Teaching Center Kids Golf Camps. Camps occur every Sunday through April 23rd (except holidays). The Kids Golf Camps are \$40 per session and are held on the Arizona Biltmore Practice Range. Clubs will be provided to those who need them. To sign up, contact Tina at 480-225-0948 or Peggy at 602-503-8380.

**Public Service Rate:** As a small token of our appreciation for all they do for the community and country, all first responders (police, fire, emergency services and military) will receive \$5 off of their golf round all month long. Plus, first responders can bring up to three friends for the same rate and enjoy great playing conditions on the Adobe and Links courses. (Must have valid I.D., good for all current and retired personnel.)

**Golf Memberships:** Interested in learning more about an Arizona Biltmore Golf Club membership? Contact Blake Bishard at [bbishard@jdmgolf.com](mailto:bbishard@jdmgolf.com) for more information about the variety of Biltmore Golf Club membership options.

For more information, to book a golf tee time, corporate lunch or private function, please visit [www.azbiltmoregolf.com](http://www.azbiltmoregolf.com) or [www.theadoberestaurant.com](http://www.theadoberestaurant.com). ❖

## Wrigley Mansion News

### Geordie's Steak 2017 Wine Dinner Series

Geordie's Steak has long been a destination for the world's most discerning wine drinkers with multiple "Best of Award of Excellence" designations from *Wine Spectator Magazine*, and now with the launch of their 2017 Wine Dinner Series, the restaurant looks to further cement its already-buzzing reputation alongside you and your best kept company.

On the roster are several multi-course wine-pairing dinners to be held throughout the year, all of which will feature Master Sommelier Michael Jordan from Jackson Family Wines, giving guests an opportunity to sip and sample their way through more than 560 wines from around the world. Join the Wrigley Mansion for this dinner series

**Freemark Abbey – May 10th:** Sip and sample your way through an array of fine wines from the Napa Valley's Freemark Abbey Winery. Enjoy the dinner on its own or sign on to take part in a blending seminar, where Freemark Abbey winery representatives and guests will self-blend barrel samples straight from the winery's headquarters in St. Helena, California.

**Compare & Contrast – June 20th:** When it comes to California wine, does Sonoma or Napa Valley reign supreme? You be the judge at Geordie's "Compare & Contrast" wine dinner, where we'll be featuring the finest wines from two of the United States' most revered and visited wine-growing regions.

**Cruising Highway 101 – August 23rd:** Take a tasting trip through some of the nation's most notable wineries at Geordie's "Cruising Highway 101" wine-pairing dinner. U.S. Highway 101 runs north-south through California, Oregon, Washington and Arizona, and this multi-course meal will give diners a glimpse of the different techniques, flavors and wine-producing practices preferred in each state.

**A Taste of Tuscany & Beyond – September 19th:** Italy is arguably the center of the worldwide wine trade, and with good reason. This multi-course dinner delves into the wide world of Italian wine production, and diners will enjoy a broad array of outstanding wines served up alongside regional tastes and flavors.

**Around the World – October 12th:** Join Geordie's Steak for an "around-the-world" wine-pairing dinner featuring some of the finest wine varieties from Italy, France, the United States and beyond. Enjoy each glass alongside a culinary specialty from the region of the world the wine comes from, and compare and contrast the flavors and tastes of each while deciding for yourself which region reigns supreme.

**Cabs & Cuts – November 15th:** Save the cooking for Thanksgiving and join Geordie's for "Cabs & Cuts," an expertly planned wine-pairing dinner featuring different cabernet blends and an abundance of premium-quality beef. Compare cabernet varieties alongside various cuts of Arizona-raised Cedar River Farms beef, plus enjoy oysters and an array of other special extras along the way.

Wine Dinner Series dinners begin at 6:30 p.m. and are \$75 per person plus tax and gratuity. Seating is extremely limited at all events in Geordie's Steak's 2017 Wine Dinner Series, so reserve a space by calling (602) 955-4079. ❖



## ABEVA Board of Directors

**James Bell, President**  
**Michael Leeman, Vice President**  
**Mark Monserez, Secretary**  
**Judith Shafkind, Treasurer**  
**Arnold Braasch, Director**  
**Steven Helm, Director**  
**Phil Tibi, Director**  
**Will Hawking, Director**

### ABEVA Office Information

2525 East Arizona Biltmore  
 Circle, Building D, Ste. 145  
 Phoenix, Arizona 85016  
 Hours Mon.-Fri. 8:30 am-5 pm  
 602-955-1003 phone  
 602-955-1144 fax

**Carol Jones**  
 Community Manager

**The ABEVA Brief Editor**  
 Carol Jones  
[cjones@abeva.com](mailto:cjones@abeva.com)

**Roving Patrol: 602-369-4776**  
**Police Dept. Non-Emergency:**  
**602-262-6151**

### Website Information

Please visit the website at [www.abeva.com](http://www.abeva.com). There is a link to Phoenix Metro Bank to pay your annual dues. You can download many ABEVA documents; CC&Rs, Parking Permission, Architectural Request Form, and more. You may also read board minutes and the *ABEVA Brief* online. ❖

## Handy Contacts

City of Phoenix Back-  
 Washing Department  
 (Pools)

602.256.3190

Dead Animal Pick-up

602.262.6791

Dog Catcher

602.506.7387

Snake Control

480.894.1625

Fish & Game

602.942.3000

SRP Outages

602.236.8811

Water Department

602.262.6251



## SUB-ASSOCIATION MANAGEMENT COMPANIES



Name	Management Company	Phone
Courts I	APM Management	480-941-1077
Courts II/Vistas	AAM, LLC	602-288-2664
Villas II	AAM, LLC	602-957-9191
Gates	Associated Property Management	480-941-1077
Greens 3-6	AAM, LLC	602-957-9191
Shores	Morrison Group	602-263-7772
Square	Choice Community	602-843-1333
Terrace	Ogden & Co.	480-396-4567
Cloisters	AAM, LLC	602-957-9191
Colony B/CB Greens	Vision Community Management	480-759-4945
Colony B IV/Villas I	Ogden & Co.	480-396-4567
Del Prado Apts.	Hillsboro Management	602-957-3400
Heights	Jsquard Property Management	623-251-5260
Meridian Condos	City Property Management	602-437-4777
Taliverde	Amcor Property Professionals, Inc.	480-948-5860
Village on the Lakes	Trestle Management Group	480-422-0888
2 Biltmore	Brown Community Management	480-339-8803
Fairway Lodge	AZ Community Management	602-281-6344



## ABEVA MEMBER DISCOUNTS FOR MARCH 2017

The following businesses and ABEVA partners have graciously offered to provide discounts to ABEVA MEMBERS ONLY. THERE IS NO ABEVA-ISSUED CARD. TO SHOW YOU ARE A MEMBER OF ABEVA, BRING THIS SECTION OF *THE BRIEF* WITH YOU.

### Restaurants

- Omaha Steak House 2630 E. Camelback Embassy Suites. 10% off food only not valid holidays 602-553-8970. 
- L'Amore Restaurant 32nd Street & Lincoln Drive. 10% off. 602-381-3159. 
- Base Pizzeria 3115 E. Lincoln Drive. Organic. Modern. Pizza. 20% off lunch for all ABEVA members. For more information, call 602-535-8914.
- Wrigley Mansion 20% off lunch, dinner or brunch. For your reservation, call 602-955-4079.

### Partners & Businesses

- Acupressure Therapy. Relieve pain, stress and enhance overall wellness with therapeutic acupressure. ABEVA Brief readers receive 25% off their initial visit. Call Nathan Shannon L.M.T. at 480-707-2060.
- Foothills Pet Resort 3165 E. Lincoln Drive. 10% off Boarding, Daycare, and Grooming Services. Call 602-956-2302 or visit [www.foothillspetresort.com](http://www.foothillspetresort.com). 
- Salon Vanity'z 2633 E. Indian School Rd., Suite 150. 10% off to ABEVA residents on all nail and skin care services. 602-553-0399 or visit [www.salonvanityz.com](http://www.salonvanityz.com).
- Classy-Jazzy Boutique 3147 E. Lincoln Drive next to L'Amore Restaurant. Clothing, accessories & jewelry. \$20 off your first purchase!

- R Salon 1940 E. Camelback Road. Complimentary haircut with any color service. Call stylist Janelle Hills at 602-216-1616.
- \$20 toward your first haircut, hair color with Brenda. Salon Estique is located in Uptown Plaza at Camelback and Central. For more information, visit [salonestique.com](http://salonestique.com). 602-248-0077.
- State of the Art Designers in Hair 2398 E. Camelback Rd. Complimentary haircut with any color service with stylist Jill Moore. Call 602-435-8488.
- UPS Store 3219 E. Camelback Road (next to Tomaso's) 10% off 602-952-8830. 
- Groom Room Barbershop at Biltmore Fashion Park. Receive \$5 off. Every haircut comes with a shoe shine! Call 602-252-2552. 
- Seth's Healing Hands Traveling Medical Massage Specialist. Over 15 years experience. 20% off all medical massages for ABEVA members. 602-373-7553.
- ExecuCar please book online at [www.supershuttle.com](http://www.supershuttle.com) to receive 10% off using the online discount code of WA6YQ. 
- SuperShuttle please book online at [www.supershuttle.com](http://www.supershuttle.com) to receive 10% off using the online discount code of ZT9K2. 
- Get Your Move On, Delicate Moving & Storage - \$100 off for your next move. Call 480-695-6621. 

