

# ABEVA BRIEF

Published for Arizona Biltmore Residents Only

January 2021

## 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 Staff  
and the  
The Board of Directors!**

## FROM THE ABEVA OFFICE

### Next Board Meeting

The next meeting of the ABEVA Board of Directors is Monday, January 18th, 2021 at 5:30 p.m. The meeting will be held online. If you wish to join, please contact the ABEVA office at 602-955-1003.

### 2020-2021 Annual Dues

If you did not mail in your annual dues by December 10th, 2020 you have a late charge and a collection fee posted on your account. Please make sure your payment is in the amount of \$322.50.

### ABEVA's Annual Meeting Notice

The Annual Meeting of the Arizona Biltmore Estates Village Association (ABEVA) will be held at the Embassy Suites Biltmore, 2630 E Camelback Road in Phoenix on Tuesday, February 9th, 2021 at 6:30 p.m. (sign in will begin at 6:00 p.m.).

ABEVA Members will be receiving an invitation and a ballot in the mail the second week of January. In the event that you are unable to attend the annual meeting of the members, your absentee ballots must be received by February 5th at 5:00 p.m. in the ABEVA office. There are four Director Terms expiring. Please vote for up to four candidates.

## 2021 ABEVA Board of Director Candidates

### James O. Bell - Colony Biltmore Greens (Incumbent)

I have been a member of the ABEVA Board of Directors for 12 years. I am currently, and have been for a total of 10 years, President of the Board. I have also been a member of ABEVA's Legal Committee and devoted many hours to addressing and dealing with a variety of legal matters and issues. As a result of my experience on the Board, I am very familiar with the role ABEVA plays in our community.

I purchased my home and moved to the ABEVA community in 2004. Before that, I lived in Santa Fe, New Mexico, and served as Assistant Attorney General for the State of New Mexico. I am now a partner at the Spies & Bell Law Firm, where I practice primarily in the fields of commercial, contract, and real estate litigation and transactions. I appreciate and enjoy the Biltmore area and intend to do all I can to ensure that it remains a wonderful place to live.

### Garnet Harding - Colony Biltmore Greens

My wife Georgia and I have lived full time in Colony Biltmore Greens and have been ABEVA members since 2013. I joined the CBG Board of Directors in 2020 and was recently re-elected for the 2021 term. I founded and edit the CBG monthly Newsletter, and I am a Vice-Chair of the CBG Architectural Committee. In my work with my company House Husband Help LLC, I have had the opportunity to get to know many of my fellow ABEVA members and have learned a great deal about their opinions on how our community looks and how it is governed. I take those opinions seriously. I work hard to ensure that the CBG Board complies with State HOA Governing Standards. With guidance from our management company Vision, we have made excellent progress. I am passionate about preserving the beauty and security of our neighborhood as well as the ABEVA community-at-large, encouraging fellow homeowners to maintain, upgrade, beautify and ultimately add value to the place we call home. I sincerely ask for your support in electing me to the ABEVA Board of Directors. Thank you.

### William Hawking - Talverde (Incumbent)

I have been living in the Biltmore community for 13 years and was on the board of Colony Biltmore IV for 10 years serving as the President for 6 years. I have been on the ABEVA board since 2014 and in addition to serving as a director, I have served on several ABEVA committees. I've





worked for an Architectural/Engineering firm for 14 years with a degree in Urban Planning with an emphasis in Architecture, Master Plans, and Landscape Architecture. I have been a Realtor for 7 years and have a truly vested interest in making sure our community continually keeps the standards expected by all our homeowners. I am asking for your vote to re-elect me as a member of the ABEVA board.

**John Lynch - The Village on the Lakes**

I am interested in serving on the ABEVA board where I can assist the Biltmore community to maintain their reputation of being one of the finest living environments in the state.

My wife, Sue, and I are graduates of Arizona State University and have been residents of Arizona for over 25 years – living 12 of those years in the Biltmore. We live in The Village on The Lakes community where I have served on the board for the past 3 years.

I moved from Chicago to Arizona to attend ASU as a member of the men's golf team. I worked for Eller Outdoor in the early '80s before leaving to start my own sports management agency representing such clients as Fred Couples, Craig Stadler, Jay Haas, and Phoenix's own Tom Purtzer. While working as an agent, I ventured into the publishing business and created *The Arizona Golf Journal*. In the mid-'90s, I sold both enterprises. I was then hired by Motorola Inc. where I oversaw all sponsorships - including the Motorola Western Open and Phoenix Open golf tournaments. I now own and operate Sideline Sports, an entity that manages corporate golf outings.

**Mark Monserez - Biltmore Vistas (Incumbent)**

Mark has lived in the Biltmore for 27 years. He is a retired attorney. Mark earned an undergraduate degree in economics from Indiana University, a law degree from University of Notre Dame, and post-graduate work at London School of Economics. Mark has chaired numerous professional and church boards. He served on the Biltmore Villas II Board for 9 years, 4 as President. Mark has a clear understanding of the legal and practical issues relevant to ABEVA. He is dedicated to preserve and enhance the lifestyle and environment for all ABEVA residents and will focus on the best use of ABEVA's funds. Mark has served on the ABEVA Board for the past 11 years, is currently Secretary, and serves on the Architectural and Legal Committees. Previously, he was also President and Vice-President. He will continue to utilize his experience and dedicate his efforts to consider the best interest of each ABEVA resident. Mark has two children: MacKenzie, 32, a U.N. diplomat in Geneva, Switzerland; and, John Michael, 30, a physician in London, England.

**Keith Mishkin - Taliverde**

I have lived in the Biltmore for almost 40 years; I was raised here and now raise my family here! I believe that the Biltmore is the crown jewel of Phoenix, and I want to ensure that the beauty and safety of our homes are preserved.

I am the owner of Cambridge Properties real estate agency and have personally sold over 600 homes within the Biltmore and walking distance of the Biltmore; I understand the importance of protecting and enhancing our property values. I have served on many HOA Boards and currently serve on the Taliverde HOA Board of Directors.

I want to serve on the ABEVA HOA Board because I believe we can further elevate our oasis in the desert by engaging all the stakeholders, including the hotel and golf club, to further invest in our community. I want to protect our lush setting, our walkability, enhance security, and engage community programming opportunities to further elevate the aesthetic and experience of our master-planned development. I am ready, willing and able to contribute and look forward to your input and to serving you and our community.

**Judith Shafkind – Colony Biltmore IV (Incumbent)**

A Certified Public Accountant and retired licensed contractor, Judith owned a public works landscape construction company. She has resided in Colony Biltmore IV since 1994 and serves on its Board of Directors.

Maintaining home values is a priority, and she shares concerns about the potential effects of commercial expansion within the community. She believes our mature trees and lush landscape are our most valuable assets and should be protected, maintained and enhanced. Judith recognizes security presents challenges that require the resources and Board support for the continued protection of residents and property owners. As a financial professional and businesswoman, Judith recognizes the Board's fiduciary responsibility to ABEVA property owners.

Serving on the ABEVA Board is an opportunity to contribute to the community and make a positive impact on the ABEVA quality of life. She would appreciate your support for her continued service on the ABEVA Board of Directors. ❖

**Security Roving Patrol**

The ABEVA year-end Incident Report, which shows the total number of events recorded by the patrol officers, has been posted on the ABEVA website and sent to the Community Managers. The Board also noted that managers for the sub associations should be providing security updates to their respective Board of Directors on a monthly basis. ❖

**Monthly ABEVA Patrol Report for November 2020**

Name of Incident	Total Incidents
ALARM	3
COLLISION	5
DAMAGE TO PROPERTY	3
DISORDERLY CONDUCT	1
DOOR NOT SECURE	5
GARAGE DOOR OPEN	59
GATE	5
LANDSCAPING	7
LIGHTS OUT	61
LOUD NOISE	2
MOVING VIOLATION	1
OTHER	31
PARKING VIOLATION	102
POLICE - FIRE - EMS ON SITE	8
POLICE ON SITE	4
SOLICITATION	3
SUSPICIOUS PERSON	4
SUSPICIOUS VEHICLE	12
THEFT	3
TRESPASSING	6
WATER	17
<b>TOTAL REPORTS:</b>	<b>342</b>





## NEWS AND EVENTS

### Embassy Suites Biltmore ABEVA Rate

For your out-of-town guests or just for a staycation, there will be a 15% discount off the Best Available Rate for ABEVA members. For reservations, please call 602-955-3992, or you may make your reservations at the website at [www.phoenixbiltmore.embassysuites.com](http://www.phoenixbiltmore.embassysuites.com) and under corporate code use ID 2759628. ❖

### Arizona Biltmore Golf Club January News

Happy New Year from everyone at the Arizona Biltmore Golf Club and The Adobe Restaurant. Here's what's happening at the club and restaurant.

**Operation Santa Claus Update:** THANK YOU to everyone who donated new toys, children's clothing, packaged food items and monetary donations for Operation Santa Claus. Through golfer donations and the Arizona Biltmore Golf Club's matching donations, they were able to donate hundreds of toys. Together they made the holidays a little brighter for those in need.

**Adobe Happy Hour:** Enjoy a beautiful view and a great deal on drinks beginning at 3:00 p.m. daily on the Adobe's outdoor patio. The bar is always open until 6:00 p.m. On Saturdays and Sundays, The Adobe has all-day specials, including \$5 Mimosas and Bloody Mary's. Plus, be sure to check out the seasonal chalkboard for specials in the bar.

**Are You A Rewards Member?** Did you know Biltmore Golf Club Rewards Members automatically save on greens fees just for signing up? Its free and easy to become a Biltmore Golf Club Rewards Member – either download the Arizona Biltmore Golf Club App and sign-up there or sign-up in the golf shop. Biltmore Golf Club Rewards Members earn points for playing and purchases towards free golf!

**Adobe Curbside Takeout & Delivery:** The Adobe Restaurant continues to offer curbside takeout service and delivery through third party partners (Uber Eats, Grubhub and DoorDash) from 8:00 a.m. to 3:00 p.m. daily. The takeout menu offers a full menu of favorites, plus beer, wine and soft drinks are available. To view The Adobe Restaurant's Takeout and Delivery Menu, visit [www.theadoberestaurant.com](http://www.theadoberestaurant.com) and click the menu button. To place an order, call (602)468-9160.

**Mask Up:** A friendly reminder that face masks are required when indoors, and when in close proximity to others even while outdoors, at the Arizona Biltmore Golf Club and Adobe Restaurant. This is a City of Phoenix requirement; therefore, we ask that all guests comply. Finally, please support club employees should they need to enforce the mask mandate. We appreciate your cooperation.

**Everyday Specials at The Arizona Biltmore Golf Club:** The Arizona Biltmore Golf Club offers great ways to play and save:

- ⌄ **Sunday Family Day:** Kids under 17 play free with a paying adult after 1:00 p.m. (1 child per adult, 21yr or older).
- ⌄ **Lunch Break Special:** Enjoy a hot dog, a drink and a bucket of practice balls for just \$15.
- ⌄ **Biltmore Golf Happy Hour:** \$20 includes 4 to 9 holes of golf with golf cart, and one happy hour drink (up to a domestic beer). Available any day after 4:30 p.m.

**Frontline & Public Service Rate:** As a small token of our appreciation for all they do for the community and country, all frontline workers and first responders (doctors, nurses, police, fire, emergency services and military) will receive \$5 off their round. Bring up to three friends with you at the same rate and enjoy the great conditions. (Must have valid I.D., good for all current and retired personnel).

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



## ABEVA Board of Directors

**James Bell, President**  
**Steven Helm, Vice President**  
**Mark Monserez, Secretary**  
**Judith Shafkind, Treasurer**  
**Wes Balmer, Director**  
**Will Hawking, Director**  
**Bill McKay, 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**

**Executive Director**

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 pay your annual assessment. 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

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

Water Department (after hours)

602.261.8000



## SUB-ASSOCIATION MANAGEMENT COMPANIES ~ 1/1/2021

Name	Management Company	Phone
Courts I	Choice Community	602-843-1333
Courts II/Vistas	AZ Community Management	480-355-1190
Villas II	Choice Community	602-843-1333
Gates	Associated Property Management	480-941-1077
Greens 3-6	Associated Property Management	480-941-1077
Shores	AZ Community Management	480-355-1190
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	Sentry Management	480-345-0046
Taliverde	Ancor Property Professionals, Inc.	480-948-5860
Village on the Lakes	Trestle Management Group	480-422-0888
2 Biltmore	Brown Community Management	480-539-1396
Fairway Lodge	AAM, LLC	602-957-9191



## ABEVA MEMBER DISCOUNTS FOR JANUARY 2021

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. Please call first to verify that they are open.

### Restaurants

- Omaha Steak House - 2630 E. Camelback Embassy Suites. 10% off food only, not valid holidays 602-553-8970.
- L'Amore Ristorante - 32nd Street & Lincoln Drive. 10% off. 602-381-3159.
- Wrigley Mansion - 20% off brunch. For your reservation, call 602-955-4079.



### Partners & Businesses

- 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).
- State of the Art Designers in Hair 2398 E. Camelback Rd. 50% off all hair services 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.



- Get Your Move On, Delicate Moving & Storage - \$100 off for your next move. Call 480-695-6621.



- RunBuddy Mobile - Mobile Dog Gym. Call 480-433-8835 or visit [runbuddymobile.com](http://runbuddymobile.com). \$30 per dog on first visit.



- Uptown Hound - Dog Groomer and Stylist. 4723 N. Central Avenue. 602-266-DOGS. 10% off first time services.



- Pet Market - 4719 N. 20th St. #A30. Mention you are an ABEVA member to receive 10% off your entire purchase. To redeem use code item#:500170. 602-954-4000 or visit [www.choicetpetmarket.com](http://www.choicetpetmarket.com).

