

SEPTEMBER 2006

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UNIVERSITY HILLS COMMUNITY SURVEY

Please go to the U-Hills web site and complete the HRB/ICHA September 2006 survey. The aim of the survey is to gather community input concerning existing U-Hills amenities and future possible amenities. The survey will remain online until October 6, 2006. Please complete one survey per household. We look forward to receiving your input! If you have any questions about the survey please contact Rachel Gamby, at 509-0439, rgamby@cox.net.

ABOUT THE SUMMER FIESTA...

Dear UHills Residents,

There were two items that we found remaining at the Summer Fiesta after the crowd had gone: a straw visor and a keychain with a single house key. On the keychain is a white rubber label that says "Social Sciences - Pie in the Sky". I'll drop those off at the ICHA office (22 Los Trancos), and if they're yours you can pick them up there.

We thank all of you who came to the Summer Fiesta. It was great fun! When you see the following neighbors, please thank them for all the hard work they did in planning, organizing and staffing the party: Simon Cole, Leo Chavez, Brian Cummings, Luz Delgado, Komal Dewan, Mostafa Eldefrawy, Carolyn Farmer, Christopher Hane, Ruohmei Hsieh, Laura Kelly, Pascale Mestdagh, Cathy Ota, Liz Phillips, Michelle Rodriguez, Paul Rodriguez, Deborah Shaka, Patricia Torres, Carole Uhlander and Michele Walot. Special thanks also goes to Deborah Shaka, Michelle Rodriguez and Michele Walot for shopping for many of the things we needed for the party. Special thanks goes to Nina Macdonald, too, for creating the web-based volunteer sign-up.

Plus these teenagers who helped us out did a fabulous job: Jessica Bahl, Daphne, Alaia Schwegler, Keasha Sevrioukov, Heather Chen, Hilly Martinez, Vaiva Bunikyte, Natalie & Michaela Kobsa-Mark, Brendan Killaly, John Gardner and Shubir Dutt.

The party wouldn't have been such a great time if it weren't for all their hard work. So many of you told us or emailed us say how wonderful you thought the party was. Therefore we'll propose to the HRB to make this a yearly community event.

Sincerely,

Tammy Smecker-Hane, UHills Parks Committee Chair, chrishane@cox.net

LETTER TO THE EDITOR

On our evening walks in Uni Hills, my husband and I frequently pass at least one dog owner walking an unleashed dog. When we remind the owner that all dogs must be leashed, we are met with answers that range from the rude to the ridiculous. One person told us, "Is she bothering you?" Another told me that his dogs were "on a verbal leash," and, "What's it to you?"

It's quite intolerable that Uni Hills residents have to share neighborhood sidewalks with unleashed dogs and

their irresponsible owners. We are all of course grateful to the majority of dog owners who do keep their dogs on a leash. The minority, however, need to be reminded again that Irvine City ordinance #4-5-701 stipulates that all dogs be leashed when on public property. Those who violate that ordinance can and should be reported immediately to the UCI Police department's non-emergency number: 824-5223, 5224.

---Ellen Elghobashi

HRB MEETING MINUTES - August 2, 2006

ICHA Trailer

1. Call to Order

Attendees: Chris Hane (Co-Chair), Aileen Anderson (Co-Chair), Rachel Gamby, Alan Terricciano, Jeffrey Beckwith, Mostafa Eldefrawy, Komal Dewan, Andrew Herndon, Ron Reid

New Business

The HRB has invited ICHA Sales staff to attend the September HRB meeting to discuss various topics including house exchanges, the move-up list, and appraisal of home improvements. This meeting should help the HRB better understand ICHA processes and inform ICHA of the community's interest in these topics.

The HRB agreed with ICHA to more vigorously follow-up with UHills residents who have not enhanced their Area 8 yards.

Old Business

The HRB discussed the August ICHA management report.

Community Survey

The HRB discussed the content of the upcoming Community Survey. The survey's aim is to gather community input for public amenities that may be affiliated with Area 9, as well as the other public amenities in UHills. The survey will be finalized by mid-month. It will be announced via the ICHA email list and the list serv as well as the September newsletter.

Community Center

New information on the community center is being reviewed by the ICHA Board before public dissemination.

Summer Fiesta

The HRB reviewed the final Summer Fiesta budget and requested ICHA to purchase 50 additional meals for people not pre-purchasing tickets. A total of 400 meals will be ordered with the HRB budget subsidizing \$3/meal and all other expenses (bounce houses, prizes, game equipment, etc). This year's social program budget will likely run a deficit roughly equal to last year's social program surplus of \$1700.

Park Toilets

ICHA is soliciting bids for permanent toilets in Gabrielino Park. Depending on the cost, one or two units may be installed.

---Chris Hane, HRB

ICHA COMMUNITY MANAGEMENT UPDATE

Community Development

The Gabrielino Park Fiesta is a go for August 12th from 3 to 7 in the evening. Tammy Smecker Hane and her "Fiesta" committee, along with ICHA have sold approximately 250 tickets and have estimated another 100 attendees for a total of 350 participants.

Foundations and related building improvements for the Santiago Apartments are in process. Due to the tightness of the site, it will be necessary to close the stretch of Gabrielino from East Peltason to Russell from

approximately September till the end of December to facilitate lumber drops and interim storage. Clearances have been coordinated with Police, Fire and P & TS. Occupancy is still anticipated by summer 2007.

The East Peltason Dr. Right Turn pocket is under way and anticipated to be completed by mid to late August. The improvements will help facilitate a less congested and smoother moving intersection at Anteater Dr. and the parking structure entrance.

Campus Design and Construction Services will be performing roadway surface renovation on East Peltason Dr. from Bison to Anteater Dr. commencing approximately mid August. A light slurry coating will be applied from Bison to Los Trancos Dr. Grinding, patching and slurry will occur from Los Trancos to Anteater Dr. These improvements should reduce road generated noise for the homes along Schubert Ct and the Las Lomas Apts. Parking & TS will coordinate one –way and two way traffic throughout the project. Only under worst case circumstances will any traffic be routed through U Hills.

Design & CS is researching the related costs to construct Alternate “D” at the Paleo Verde II / Anteater Dr. intersection. There has yet to be a confirmation that the improvements will be implemented.

Area 9 Mass Grading improvements are under review by ICHA consultants and activities are anticipated to tentatively begin later this year. Management invites interested residents to review the plans available at the ICHA Office for this new development area.

Architectural Review

Four new architectural applications were received in July.

Two landscaping - Murasaki and Dickens,

Gibbs – Garage door

Harvey – Entry gate / wall

Management will review a situation involving an Area 8 homeowner who has failed to enhance their rear yard and is impacting the adjoining neighbors.

Community Maintenance

On Going and Completed Community Improvements and Repair Work

Work in Process:

Townhome Garage Door replacements are nearing completion and should be completed by mid August.

Management is securing bids for replacing the flat roofs on several of the Townhome plans.

Additional new “No Parking Signs” have been secured and will be installed at the Bronte / Murasaki intersection to deal with Palo Verde students utilizing the area.

Work Completed:

A new children’s water fountain has been installed adjacent to the tot lot at the upper pool.

A plumbing leak at the Gabrielino pool was detected and repaired.

New jet motors were installed at the 3 Urey pool.

A damaged lane line at the Los Trancos pool had to be replaced due to youth horse play. The responsible homeowner will be approached to assist with the cost of repairs.

The Whitman Condo flat roofs have been completely replaced.

---Andrew Herndon, ICHA V.P. Community Development