

The Uplands Spring Newsletter 2024



WHAT'S NEW

AGM meeting ,May 14
2024 at 7:30 pm

Message from the
President

Uplands HOA fee
increase

Architectural
Guidelines Updated

THE UPLANDS ANNUAL GENERAL MEETING

Tuesday May 14, 2024 at 7:30 pm

You will receive your AGM package with this newsletter. Please take the time to read the information sent to you. You have a dedicated Board of Directors. They take their personal time to focus on this wonderful community and strive to make it better. If your presence is not an option at the AGM on May 14th, I ask that you digitally sign and return the Proxy that will also be sent out to every household email. By signing a proxy you authorize the president, Paul Gagnon, or someone else (that homeowner must attend the meeting in person) to act on your behalf to vote without you being physically present at the meeting.

This digital Proxy will speed collection and will eliminate having staff members knocking at your door to collect a paper proxy. If you can not physically attend.... PLEASE complete the digital Proxy. You can also drop off a paper copy of the proxy to myself or my staff or drop it into the office door mail slot.

Digital Link here:



APRIL 2024

Message from the President

Paul Gagnon

A SEASON OF GROWTH AND COMMUNITY

DEAR UPLANDS COMMUNITY MEMBERS,

AS WE WELCOME THE VIBRANT BLOOM OF SPRING, I AM DELIGHTED TO REACH OUT TO YOU WITH OUR LATEST NEWSLETTER, A REFLECTION OF GROWTH AND UNITY WITHIN OUR COMMUNITY. THIS SEASON BRINGS NEW BEGINNINGS AND A FRESH PERSPECTIVE, AND THERE IS MUCH TO SHARE AND LOOK FORWARD TO.

OUR COMMITMENT TO IMPROVING OUR NEIGHBORHOOD CONTINUES. LAST SUMMER WE RESURFACED THE LOWER TENNIS COURT, AND TURNED IT INTO A MULTI FUNCTION COURT, WITH TENNIS, PICKLE BALL, BASKETBALL, AND ROAD HOCKEY. WE ALSO RE-LANDSCAPED THE RETAINING WALL WITH LOW MAINTENANCE PLANTS. THESE ENHANCEMENTS IMPROVE THE AESTHETIC AND VALUE OF OUR NEIGHBORHOOD.

SAFETY REMINDERS

AS THE WEATHER WARMS, MORE OF US ARE OUTDOORS. PLEASE REMEMBER TO DRIVE CAUTIOUSLY IN THE NEIGHBORHOOD, ESPECIALLY DURING THE EARLY MORNING AND LATE AFTERNOON HOURS WHEN OUR CHILDREN ARE PLAYING OUTSIDE. ADDITIONALLY, LET'S ALL DO OUR PART TO KEEP OUR COMMUNITY SAFE BY REPORTING ANY SUSPICIOUS ACTIVITIES TO OUR NEIGHBORHOOD WATCH TEAM.

VOLUNTEER OPPORTUNITIES

WE THRIVE ON THE SUPPORT OF VOLUNTEERS! IF YOU'RE INTERESTED IN GIVING BACK, CONSIDER JOINING ONE OF OUR COMMITTEES. WE ARE CURRENTLY LOOKING FOR ADDITIONAL HANDS FOR OUR SOCIAL COMMITTEE AND TO SIT ON THE BOARD. IT'S A FULFILLING WAY TO MEET YOUR NEIGHBORS AND MAKE A TANGIBLE IMPACT.

ACKNOWLEDGMENTS

A SPECIAL THANK YOU TO ALL WHO PARTICIPATED AND HELPED IN ORGANIZING OUR ANNUAL CHRISTMAS LIGHTS. YOUR EFFORTS IN KEEPING OUR COMMUNITY CLEAN AND BEAUTIFUL ARE TRULY APPRECIATED.

AS ALWAYS, I AM GRATEFUL FOR THE OPPORTUNITY TO SERVE AS YOUR PRESIDENT. TOGETHER, WE MAKE UPLANDS A WONDERFUL PLACE TO CALL HOME. LET'S CONTINUE TO CONNECT, SHARE, AND GROW AS A COMMUNITY THIS SPRING. IF YOU HAVE IDEAS, CONCERNS, OR WOULD JUST LIKE TO CHAT, PLEASE DON'T HESITATE TO REACH OUT.



Coming together is a beginning. Keeping together is progress. Working together is success

APRIL 2024

Facility Operations

Arnold Hoffman

WITH SPRING AND WARMER WEATHER ON THE WAY, WE HOPE RESIDENTS WILL MAKE USE OF THE LOWER TENNIS COURT (LTC) AND ENJOY A VARIETY OF SPORTS – PICKLE BALL, BASKET BALL, AND TENNIS (COURT SHOES ONLY). THE LTC WAS SUCCESSFULLY COMPLETED LATE LAST SUMMER PRIOR TO THE RETURN OF COLDER WEATHER.

IN ADDITION TO THE LTC UPGRADES, OUR FACILITY MANAGER ENSURES THE UPLANDS FACILITY IS MAINTAINED TO THE HIGH STANDARD RESIDENTS HAVE COME TO EXPECT – POOL MAINTENANCE; RENOS TO THE SAUNA SHOWER; VIDEO SURVEILLANCE CAMERA INSTALLED IN THE EVENT ROOM; HVAC, TANKLESS WATER HEATER, AND THERMOSTAT ISSUES RESOLVED DURING THE WINTER COLD SNAP; AND NUMEROUS OTHER OPERATIONAL ISSUES REQUIRING HER ATTENTION.

CURRENT ISSUES BEING ADDRESSED INCLUDE THE WALKWAY UP TO THE LOWER COURT THAT POSES SLIPPERY CONDITIONS IN WINTER, VIDEO MONITORING OF THE LTC, REPLACING THE POOL EXIT DOOR GIVEN THE ICE BUILDUP AND RUST THIS PAST WINTER, KEY PADS FOR THE UTC AND LTC, AND ADDRESSING OTHER PREVENTATIVE MAINTENANCE ISSUES.

**The strength of the team is each individual member.
The strength of each member is the team**





APRIL 2024

Architectural Development Guidelines Update & Roofing Guidelines

Don Murray and Ron Bachmeier

The community of The Uplands in Hawkwood is a unique residential environment characterized by unsurpassed standards of design, site development, landscaping, amenities, and security. The objective of these Architectural Controls is to establish the exterior design standards of the houses in The Uplands which are to be followed in the construction/renovation of the residences. In addition, the Architectural Controls will serve as the basis for the controls on any exterior development of the residences in the future, as agreed to and approved by the Homeowners Association in order to preserve the community's aesthetic appeal in line with the original architectural guidelines while acknowledging the advancements in available materials and styles over the intervening years.

For greater certainty, the goal of the updated guidelines is to ensure the upscale qualities of the community are preserved. The Uplands Homeowners Association is now responsible for the operation of The Uplands in Hawkwood as the developer's work has been completed.

Please visit the website for an updated copy of the architectural guidelines: www.uplandrecreationcentre.com

Please visit the website for the guidelines for the roofing products: WWW.UPLANDSRECREATIONCENTRE.COM

Reminder if you are doing any exterior renovations, new roof or construction, please see that the architectural & development guidelines have been checked. Any roofing replacement needs approval prior to purchase and installation. Email: uha@shaw.ca with your request for review and approval.

If everyone is moving forward together, then success takes care of itself



APRIL 2024

Update on Uplands Fitness Program



Dawn Erickson

Our Spring program kicked off on April 1st and has 4 Cardio-based classes, 2 Yoga classes and 1 Seniors' class, all running until the end of June. A big welcome to Karen Hill who joined our Cardio team this session, and instructs our Friday morning Move & Lift class, and Akiko Lee who instructs our Wednesday evening Zumba class. These new classes (as well as all the rest) need your support! Thank-you to all our residents who currently attend our fitness classes and help keep our program running.

Our Uplands' website has all the information you need to join the fitness fun!

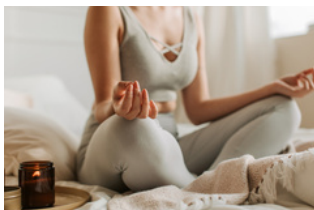


Go to: www.uplandsrecreationcentre.com

And click on "Uplands Fitness Programs". From there, you can access the following sub-tabs:

- Fitness Class Info and Pricing – describes our current session
- Fitness Class Descriptions – gives a brief overview of what to expect;
- Schedule/Calendar of Fitness Classes – **shows when & where the classes are being held;**
- Instructor Bios – gives you an opportunity to get to know our gals!

Our registration, payment and class booking processes are all online now. Single-class drop-in passes are just one of several payment options you can access when you go to our Calendar of Fitness Classes and click on "**Book it**". Multi-class passes are also available and can be used to attend any class that is running in the current session. Pricing is \$10/class for Uplands residents and \$12/class for other guests. Try out a class in the Spring session so you'll know what to sign up for in our Fall session, which starts after Labour Day ... more details to follow.



It's hard work that makes things happen. It's hard work that creates change



APRIL 2024

Landscaping

Cody Greenough



As we begin to enter Spring and look forward to sites, sounds and activities that the Uplands provide in the summer months, the City of Calgary has released a one pager on both Dandelions and chinch bugs – both problems that affect many within the City of Calgary.

“Some Calgarians view dandelions or broadleaf weeds as a harmless plant, an important food source for bees, or a salad ingredient. Others may not share the same love for this hardy and fast-growing plant.”

The city does provide techniques to control dandelions including the following excerpt: “Dandelions are very hardy and adaptable and can grow even in poor soil conditions. The healthier the grass is, the more it can out-compete dandelions for water and nutrients. Turf management practices, like aerating, fertilizing and good watering practices to help encourage healthy turf growth.”

Using appropriate Turf management practices can also reduce the impact of Chinch Bugs.

“Chinch bug feeding on grass can result in irregular yellow patches that may turn brown and die if left unchecked. Severe infestations destroy the entire lawn. Damage can appear quickly in hot weather and is often mistaken as drought damage.”

“Begin looking for chinch bug damage after bouts of hot and dry weather in mid-June to mid-July.

Chinch bugs tend to aggregate, are highly active insects and their movement around lawns should be noticeable.” Chinch Bugs also have a variety of Management techniques however “Since chinch bugs are attracted to thatch and dry lawns, general lawn health is important, and homeowners are advised to keep lawns watered and maintained. Insect damage can be reduced by fertilizing, mowing to a height of 3-4 inches and watering during drought periods.”


As a matter of housekeeping, our 5-year agreement with ULS for our Summer Landscape Maintenance Program has expired. We have undertaken a process to obtain competitive quotes from other landscapers to ensure costs are reasonable and within market. We have had requested quotes and completed discussions with many Landscapers including ULS, Bugaboo Landscaping (currently holds the contract for the rest of Hawkwood) and Big Man Landscaping Inc (currently holds the contract for Scenic Acres) to name a few. A further detailed breakdown will be provided in the slide at the AGM on May 14th.

Please check your email for Dandelion and Chinch Bug fact sheet attachments.



There's always an opportunity to make a difference





ALYX NANJI - DIRECTOR

COMMUNITY FACEBOOK GROUP: ALYX HAS SET UP A FACEBOOK GROUP RESIDENTS CAN JOIN.



COMMUNITY FACEBOOK SITE LINK

WHILE IT'S AN "OFFICIAL" FACEBOOK PAGE IT IS RUN BY RESIDENTS OF THE UPLANDS AND NOT OFFILIATED WITH THE UPLANDS HOMEOWNERS ASSOCIATION LTD.

UPLANDS CRIME WATCH:

WE ARE IN THE PROCESS OF CREATING A COMMUNITY CRIME WATCH IN THE UPLANDS. WE WOULD LIKE TO IDENTIFY THOSE RESIDENTS WHO HAVE DOORBELL OR OUTSIDE CAMERAS AND KEEP THEM PART OF A NEW EMAIL LIST. SHOULD THERE BE A CRIME, OR A LOST DOG, ETC., PEOPLE ON THIS EMAIL LIST WILL BE CONTACTED ASKING IF THEY CAN CHECK THEIR CAMERAS FOR THE SAID ISSUE. SHOULD ANYONE PART OF THE EMAIL LIST HAVE RELEVANT FOOTAGE, WE CAN DIRECT THEM TO THE POLICE, OR PARTY IN NEED (EXAMPLE: LOST DOG OWNER).

TO IDENTIFY WHO HAS CAMERAS, WE WOULD LIKE PEOPLE TO COME FORWARD AND VOLUNTEER TO BE A PART OF THIS CRIME WATCH EMAIL LIST. WHILE IT IS HOPEFUL THAT THIS LIST IS RARELY UTILIZED, IT MAY HELP IN THE EVENT SOMETHING HAPPENS IN OUR COMMUNITY.

BYLAWS RELATED TO DOGS

ALL DOGS MUST BE ON-LEASH AT ALL TIMES, UNLESS POSTED SIGNS INDICATE OTHERWISE DOG OWNERS MUST ENSURE THAT THEY BRING ALONG A SUITABLE MEANS TO PICK UP FECES.

DOG OWNERS MUST PICK UP ALL FECES PRODUCES BY THEIR DOG BOTH ON AND OFF THEIR PROPERTY AND ALONG THE PATHWAYS IN THE COMMUNITY.

DOGS MUST BE UNDER CONTROL IN DESIGNATED OFF-LEASH AREAS. THIS MEANS THEY MUST BE IN SIGHT OF THEIR OWNERS AND RESPOND TO SIGHT OR SOUND COMMANDS.

RESPONSIBLE DOG OWNERSHIP IS AN IMPORTANT PART OF MAINTAINING A HAPPY, HEALTHY DOG AND AVOIDING DOG-RELATED DISPUTES WITH YOUR NEIGHBOURS. PART OF BEING A RESPONSIBLE DOG OWNER IS COMPLYING WITH CALGARY'S BYLAWS RELATED TO DOGS.

FACILITY MANAGER - DARLENE

THE LOWER COURT HAS BEEN RENOVATED WITH A NEW SURFACE TO ENJOY FOR TENNIS AND PICKLEBALL (THE NET CAN BE LOWERED AND RAISED WITH A KEY THAT WILL REMAIN IN THE OFFICE - PLEASE ASK A STAFF MEMBER)

THE LOWER COURT ALSO HAS TWO NEW BASKETBALL NETS AND LINES FOR A FULL HALF COURT.

TOMKO HAS STRONGLY SUGGESTED THAT WE NOT ALLOW ROLLERBLADES ON THIS COURT. I WILL BE INCREASING CAMERA MONITORING OF THE COURT FOR ANY ABUSE. THE HOCKEY NETS HAVE SADLY BEEN REMOVED. HOCKEY STICKS HAS RESULTED IN DAMAGE TO THE NEW SURFACE WHICH WE WILL HAVE TO PATCH.

PLEASE INFORM YOUR CHILDREN THAT HOCKEY AND HOCKEY STICKS ARE NO LONGER ALLOWED IN THE COURTS.

THE HOCKEY NETS WILL BE SOLD OR DONATED. ANYONE WANTING A HOCKEY NET PLEASE CONTACT ME.

APRIL 2024

New!!!



BY NOW YOU HAVE NOTICED THE NEW BEAUTIFUL LITTLE LIBRARY ON THE FRONT WALL OF THE RECREATION CENTRE - LEFT OF THE FRONT DOORS. IT WAS DESIGNED AND BUILT BY RESIDENT - WIM VANDERSALM WHO DONATED HIS TIME AND MATERIALS.

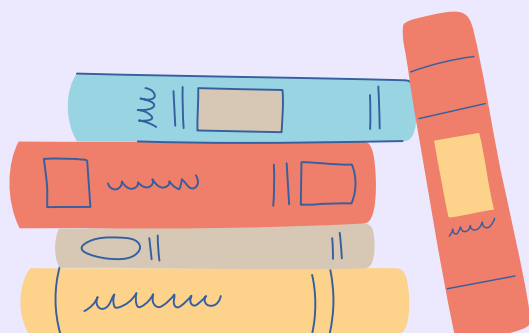
THANK YOU, WIM !!

THANK
YOU



THIS WAS INITIATED BY THE COFFEE GROUP THAT MEETS EVERY THURSDAY FROM 10 AM TO NOON (EVERYONE WELCOME), THE LITTLE LIBRARY IS FOR YOUR USE AND ENJOYMENT. PLEASE CHOOSE A BOOK FOR YOURSELF OR YOUR FAMILY AND IF YOU WISH, DROP OFF A BOOK FOR OTHERS TO ENJOY. FEEL FREE TO KEEP ANY BOOK YOU LIKE. THE COFFEE GROUP IS RESPONSIBLE FOR MONITORING THE LITTLE LIBRARY WITH RESPECT TO APPEARANCE AND CONTENTS (ONLY BOOKS FOR NOW: NO MAGAZINES OR PUZZLES, GAMES, ETC).

HAPPY READING,
COFFEE GROUP



APRIL 2024



Board of Directors

April 2023 - May 2024

President - Paul Gagnon
Secretary & Arch. Guidelines - Don Murray
Vice-President &
Facilities/Manager Liaison - Arnold Hoffman
Landscaping - Cody Greenough
Architectural Guidelines - Ron Bachmeier
Director - Chris MacDonald
Director - Alan Johnson
Director - Alyx Nanji

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**Teamwork is the
ability to work
together toward a
common vision**





Social Events

APRIL 2024

2024

Hawkwood Community Garage Sale Saturday - May 25, 2024 8 am - 4 pm
HCA's Parade of Garage Sales, sponsored once again by Melissa Kost CIR Realty
See the Hawkwood Community Newsletter for more info.

- Stampede Breakfast Saturday July 6, 2024 9:00 am - 2 pm
- Beer & Wine Evening Friday, August 16, 2024 7:00 pm
 - Residents BYO Beer & Wine, appetizers supplied
- Potluck Friday September 20, 2024 6:00 pm
- Children's Halloween Party Friday, October 25, 2024 6:00 - 8:00 pm
- Pancake Breakfast Saturday, November 30, 2024 9:00 - noon
- New Year Potluck Friday, January 10, 2025 6:00 pm

Thursday Coffee Morning - Every Thursday Morning 10 am - noon

- Drop in anytime and enjoy a beverage and meet your neighbours

The Social Committee is looking for volunteers and members to help organize and assist in the future events. Next one will be the Stampede Breakfast - please volunteer your assistance to run this event

