



**Shadow Mountain Ranch  
Community Association**  
www.shadowmountainranchhoa.com

*May  
2015*

**Try A Not-So-Extreme Home  
Make-Over**



The Shadow Mountain Ranch Community Association recently approved a new and improved paint palette. This paint palette contains some modernized versions of prior color sets and some great new color selections.

With Spring finally making an appearance, now is a great time for people to refresh the look of their homes with a fresh coat of paint or something new to brighten your home's look. Not to mention, repainting helps maintain and increase property values. This is especially important as many homes inch closer to the ripe old age of about 10 years old.

If repainting the entire structure is not in the cards, try to take a moment to renew the paint on shutters and trim, which often show signs of wear and tear soonest.

To view the new paint palette, please visit the Association's website at [www.shadowmountainranchhoa.com](http://www.shadowmountainranchhoa.com) and click on the "Resources" tab. Under Architectural Guidelines you will find the palette with colors, contact information for Vista Paint and contact information for Vista Paint's recommended contractors. Visit a Vista Paint store to pick up color chips to take home or stop by Level's office where you can take a peek at color schemes and pick up the required Architectural Review Application.

**Your Board of Directors:**

- John Fontanini**  
*President*
- R. Neal Venturoni**  
*Vice President*
- Cecilia Hall**  
*Secretary*
- Chris Langham**  
*Treasurer*
- Vacant**  
*Director*

**Reminders:**

**Exterior changes** to your home require prior approval. The only exception is if you are repainting to match the existing color.

**Pet Waste** must be promptly removed and deposited in the appropriate trash container. Be a courteous and responsible pet owner! Do not leave your pet's waste in your neighbor's yard or in Association landscaping or on sidewalks.

**Trash Cans** must be promptly replaced out of sight of the street and neighbors after pickup.

**Tame the Wildest Weeds in the West**

Spring has sprung, which means one thing: weeds. These opportunistic greens have a tendency to crop up all year long, but during the Spring the problem is tenfold. In an effort to keep these pesky plants at bay, contact your landscaper to discuss preemptive measures or remedies. If you do not have your own landscaper, ask your husband/wife, kids, friends, and extended family members to roll up their sleeves to beautify your landscaping. Your neighbors will be glad you did. Thank you!



**MANAGEMENT CONTACT INFO**  
**(702)433-0149**  
**fax (702)444-2416**  
*Manager:*  
Ashley Livingston  
**Ashley.Livingston@levelprop.com**  
*Assistant:*  
Erin Gilbert  
**Erin.Gilbert@levelprop.com**