

# The Village PIPER



A Community Newsletter for Southern Highlands Community Association



## Neighborhood News

Vol. 15, No. 2 • OCT. 2017

**Honorable Mention.** Recently, Southern Highlands' own Dr. Harry B. Johnson Rose Park on Somerset Hills was named one of the *Best Flower Beds in Las Vegas* by CBS Las Vegas. The honorable mention ranks the Rose Park in good company with the City of Henderson's Acacia Demonstration Gardens and the Conservatory and Botanical Garden at Bellagio. The author notes the breathtaking scene painted when the Rose Park's scores of roses bloom. If you haven't witnessed this fragrant display in person, you'll get another chance this fall when temperatures cool. The park is located west of Southern Highlands Parkway on Somerset Hills and features a play set and splash pad for the kids to enjoy while the adults take in the blooms.

**Helping Hands, Warming Hearts.** This year's Memorial Day celebration was another huge success. Attendees had a blast getting drenched on the water slides, playing the inflatable games, tasting the All-American picnic fare, and taking in the amazing fireworks show. It's not surprising the crowd grows larger each year.

As in past years, the event was free to

attend with all proceeds collected through food and beverage sales going directly to support *Operation Warm Heart*, a non-profit organization of Nellis and Creech military members who provide financial assistance to fellow airmen and their families. The food items available for sale at the event were provided by Olympia Companies so one hundred percent of the proceeds could go towards Operation Warm Heart.

This year marked the tenth consecutive year that the celebration has served as a fundraiser for the Operation. According to Garry Goett, president/CEO of Olympia Companies and founder of the Southern Highlands Charitable Foundation, this relationship is a natural one. "The foundation first initiated Southern Highlands' annual Memorial Day celebration in 2004 as a remembrance of our fallen heroes in the Armed Forces," says Goett. "Three years later, we recognized an opportunity for this event to not only honor the memory of those who have served our country but to also support the brave members of our community and their families who are currently serving in the military."



Proceeds from this year's Memorial Day celebration helped the Foundation present a \$15,000 check to Operation Warm Heart. It's heartwarming to see what helping hands can accomplish when working together.

## Back In Session

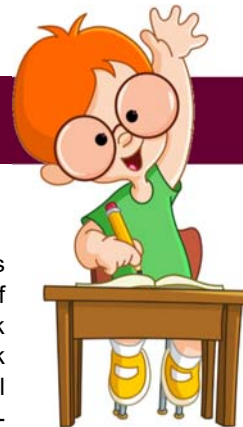
With school back in session, please remember that there is extra traffic and more pedestrian activity in our neighborhoods. Drivers need to be particularly alert when school traffic mixes with the morning commuter traffic in our community. Everyone needs to schedule extra time to get out the door safely and drive through the community carefully.

In addition to vehicle traffic, pedestrian traffic increases significantly when school is

in session. Both drivers and pedestrians need to be aware of Nevada's crosswalk laws. A crosswalk exists at nearly all intersections in Nevada, even those that aren't marked. By law, pedestrians using a crosswalk have the right-of-way and drivers must yield to them. Drivers must also stop or slow down before passing another vehicle that has stopped at a crosswalk. Drivers must wait for all pedestrians to safely cross the street before entering a crosswalk.

As pedestrians, students, must also fol-

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Where no sidewalk is present, pedestrians must walk on the left side of the street facing oncoming traffic so drivers can see them.

## Protection for Servicemembers

If you are a servicemember or a dependent of a servicemember, you may be entitled to the protections offered under the recently enacted Nevada Senate Bill 33. Pursuant to SB33, *an association shall not initiate a foreclosure of a lien by sale during any period that the servicemember is on active duty or deployment or for a period of one year immediately following the end of such active duty or deployment.*

If you believe you are or may become entitled to the above protections, you must take action to notify the association. Please provide your "verification information" to the association to preclude any foreclosure related notices from being sent to your property by the association. The *verification information* must include the full name of the servicemember, his/her birthdate or social security number, address within the association, and current mailing ad-

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# Beating Brown Patch Fungus

If you've resumed your evening walk or morning jog recently, you may have noticed brown patches in the grass areas of the community's parks and common areas. These dead patches of grass can start small and grow quickly or appear as brown rings in otherwise green grass. The patches often resemble doughnuts when viewed from above with a ring of tan grass encircling a green patch. Individual blades are brown down to the crown (where the blade emerges from the ground), but the crown itself is green. Early in the morning during hot, damp weather such as our monsoon season, you might even see a white fungal web or dark green grass at the edge of the dead patch. According to TruGreen's website, "Tall fescue varieties often don't exhibit the characteristic circular patterns. Rather, the fungus will appear on scattered blades of grass, so that the whole lawn may seem a little "off," with a tannish cast rather than the vibrant green you want to see."

The patches are caused by a fungus spore that is present in the soil all the time, but it can become a problem when the grass is susceptible during our hot summer months. Brown Patch is most prevalent on grass when night temperatures are above 68 degrees and day temperatures are over 80 degrees. Fertilizing grass during this period can feed the fungus and increase the problem.

When asked about the recent emergence in the common areas, Daryl Miller with Par 3 Landscape Management explains, "This is the first year I have seen it in Bermuda. The one good thing is that Bermuda is a carpet grass and bounces back very quickly and will fill in the areas where it has died. Fescue does not do this." Par 3 has applied an all-purpose turf fungicide, which can be found at Home Depot or your local garden center—most are formulated for both Bermuda and fescue, and has seen an improvement in the turf. "The big thing is cutting water back by just a little bit, like 1-2 minutes, especially on the specific zone that is showing signs." Daryl adds, "Sometimes due to the slope or



lower areas, water will accumulate and increase the chances of brown patch. The other item of note is when you water (much like with fescue), you have to water early morning hours prior to dawn or right after."

If your grass is fighting a similar battle, you can read more about combating Brown Patch at <https://www.trugreen.com/blog/lawn-disease/what-is-brown-patch-lawn-disease#EBMqLxKVxpRQC4d1.99> or get a list of recommended fungicides and more information on this disease by calling Nevada Cooperative Extension at (702) 397-2604.



## Yellow Light on Pot Usage

On July 1, 2017, recreational marijuana became legally available in Nevada, and some individuals took this as a green light to host parties or activities involving the ingestion of pot. However, residents must be aware that the law **does not allow** a person to advertise or promote the use of marijuana to the public. The Department of Business recently issued a letter to local businesses threatening to suspend or rescind licenses from businesses that publicized marijuana yoga, swimming events, parties, and dinners **even those held in private residence**.

While NRS 453D provides for the private use of marijuana by adults over 21 years of age within their residence, it does restrict its ingestion in vehicles and in public, "an area to which the public is invited

or in which the public is permitted regardless of age." This provision outlaws the use of the drug in Southern Highlands' parks, sidewalks, and common areas. The law also gives landlords the right to prohibit or otherwise restrict the smoking and cultivation of the drug on their property so tenants should read their lease agreement and contact their landlord before consuming the drug on the property.

Landlords and homeowners may be surprised to learn that while the law does permit private cultivation of a small number of plants, only those in rural parts of Nevada may legally do so because you must live more than 25 miles from a marijuana dispensary.

If you'd like to read more about the law, information can be found by searching "NRS 453D" on your web browser.

Clipart: flickr.com



## Protection for Servicemembers

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dress (if different). This information is necessary to verify the servicemember's deployment status through the US Department of Defense website.

If foreclosure notices have been sent to your property and you subsequently provide the "verification information" confirming you were entitled to the above protections at the time of such notice; then the notices, fees, and costs associated therewith will be rescinded and waived. Additionally, if you are a homeowner and a dependent of a servicemember, please provide the association with an explanation as to why your ability to make required payments to the Association is materially affected by the servicemember's active duty or deployment. Thank you.



# Southern Highlands Fall Festival

**SATURDAY, OCTOBER 21**  
**11 A.M. - 3 P.M.**  
**GOETT FAMILY PARK**

This charitable event is an admission-FREE festival with activities for all the kids. There will be games, raffles, a costume contest, a coloring contest, vendor booth trick-or-treating, food and beverages, \$1 bingo, \$2 pumpkins, entertainment, and so much more!



Convenient parking and complimentary shuttle service is available from Stuckey Elementary located at 4905 Chartan Avenue at Starr Hills Avenue.



## Back In Session

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low safety laws and use the sidewalk when it's present. Where no sidewalk is present, pedestrians must walk on the left side of the street facing oncoming traffic so that drivers can see them. Pedestrians cannot cross a street diagonally unless the crosswalk designates them to do so, and they cannot suddenly walk in front of a vehicle if it's impossible for that vehicle to yield. Please remind all children of these traffic safety laws and drive carefully through the neighborhood.

Drivers should also be aware of Nevada's school bus safety laws to ensure every student gets home safely. First and

foremost, **a bus's red flashing light means stop.** The only time a driver can pass a stopped school bus that is flashing its red lights is when the driver is traveling in the opposite direction and the road is divided by a physical barrier such as a median or raised curb. If the road isn't divided or is divided only by pavement markings, vehicles traveling in both directions must stop for a bus with its red flashing lights on. **Traffic on the same side of the bus must always stop if a school bus is stopped with red flashing lights.** Nevada law requires drivers remain stopped until the red lights stop flashing. Illegally passing a school bus can cost you hundreds of dol-

lars in fines and a suspended license.

Keeping our students safe is simple when you slow down, stay alert, and expect the unexpected.

Traffic must remain stopped for a school bus until the bus's red lights stop flashing.





# fall cleaning event

## COMMUNITY YARD SALE

**Sat. & Sun. Oct. 7 - 8 • 7:00 a.m. - 2:00 p.m.**

Southern Highlands will advertise the event, and you host the sale at your home. Please note the following:

- Advertising on Facebook, Craigs List, the Review Journal, and other yard sale websites will list communities by name.
- Residents in gated sub-associations will need to contact their board for approval. Once your board approves it, they can arrange to open the gates for your community. *The gated golf course communities are not able to participate.*
- Southern Highlands residents may rent up to (2) approved yard signs, free of charge. The request form may be found on: [SouthernHighlandsHOA.com](http://SouthernHighlandsHOA.com) in the Document & Forms Tab (Request for Yard Sale Sign).
- Sub-Association Boards may request the usage of a Yard Sale Banner for their community. The request form is also located on the Association's website in the Document & Forms Tab (Request for Yard Sale Banner).
- **There are a limited number of yard signs & banners, which will be distributed on a first come, first serve basis.**

Clipart: opencart.org, free-illustrations.gatag.net, lampsplus.com, pixelbay.com, and it.wikipedia.org

## MOBILE SHREDDING UNIT & DONATION DROP

**Sunday, October 8 • 2:00 p.m. - 6:00 p.m.**

Located at the Southern Highlands Corporate Center Parking Lot: 11411 Southern Highlands Parkway

### OPPORTUNITY VILLAGE'S DONATION DROP

Bring your gently used donation items to help support Opportunity Village, who will be on location to receive your donation to help raise funds for their charitable initiatives. Tax receipts will be available upon request.

### MOBILE SHREDDING UNIT

There will also be a complimentary shredding service for your document shredding needs. Shredding is only for paper. No cardboard boxes, plastic bags, or large metal items (including 3 ring binders.) You do NOT need to remove paper clips, alligator clips, or hanging file folders that have small metal anchors.



## COMMUNITY CALENDAR

**Oct 5 Board Appeal Hearings**

Beginning at 8:30 am

**Oct 7-8 Spring Yard Sale**

7:00 am—2:00 pm

**Oct 8 Shred Day and Donation Drop**

2:00 pm

**Oct 10 Compliance Hearings**

Beginning at 6:00 pm

**Oct 21 Southern Highlands' Fall Festival**

Goett Park—11 AM to 3 PM

**Oct 25 Compliance Hearings**

Beginning at 9:00 am

**Nov 2 Board Appeal Hearings**

Beginning at 8:30 am

**Nov 7 Compliance Hearings**

Beginning at 6:00 pm

\*When the Association Office is closed, homeowners may drop off payments or correspondence in the HOA Drop Box located on the west side of the Corporate Center building at 11411 Southern Highlands Parkway.

[http://www.](http://www.southernhighlandshoa.com)



## Contact Us

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