

Important HOA News Inside!

MARCH/APRIL 2022

# Caughlin

RANCHER

The Official Magazine of the Homeowners Association

## The Time Jesse Owens Spoke at UNR

Story p. 6

Meet Your Landscape Crew p. 10

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**Diana Renfroe**

775.843.0777

drenfroe@dicksonrealty.com

NV lic#BS.24936



**Jay Kenny**

775.848.6549

jkenny@dicksonrealty.com

NV lic#S.64978



**Bonnie Lowder**

775.722.1686

blowder@dicksonrealty.com

NV lic#S.24494



**M.C. Pierson**

775.742.9442

mcperson@dicksonrealty.com

NV lic#S.13004



**Dee McNeely**

775.830.7000

dmcneely@dicksonrealty.com

NV lic#BS.13130



**Kylie Keenan**

775.846.9726

kkeenane@dicksonrealty.com

NV lic#S.179311



**Kellen Flanigan**

775.345.5950

kflanigan@dicksonrealty.com

NV lic#BS.145221



**Nancy Risley**

775.843.5938

nrисley@dicksonrealty.com

NV lic#BS.19926

**C.J. Risley**

775.303.4653

cjrisley@dicksonrealty.com

NV lic#S.65753



**Cindy Browning**

775.232.4510

cbrowning@dicksonrealty.com

NV lic#S.28245

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# How to Make a Retirement Income Projection

No matter what financial situation you're in, planning for retirement can feel like a daunting endeavor. Whether you are starting out in your career or retirement is rapidly approaching, the looming question everyone faces is, "how much money do I need to retire?" You can come up with some numbers on your own, but working with a financial advisor can help demystify that question. There are three key components to consider when determining how much money you will need for retirement: retirement age, savings and income replacement.

## Retirement Age

When you're considering how much money you'll need for retirement, determining when to retire is a big factor. Can you retire at 65? Could 61 be feasible? Or, does 68 make more sense? A financial advisor can help you plan your retirement age based on your situation. Advisors objectively come up with varying scenarios based on your current and projected income, age, health and goals-to name a few.

## Savings

One of the principles that we are regularly professing is to treat saving as a bill you are paying to your future self. Each situation is different but saving 15%-20% of your pre-tax income is a

great rule of thumb. Consistently saving is one of the best tools investors have to help ensure they have an adequate nest egg prepared for retirement.

## Income Replacement

If you're able to save 15%-20% of your pre-tax income throughout your prime earning years, that should replace 60%-75% of your income in retirement and social security should help fill the gap. However, the actual number will vary depending on your lifetime earnings history. Don't feel pressure to replace your full income in retirement because you didn't utilize all of it before, portions of it went to things like savings and social security.

Planning for something as big as your income in retirement is easier to get a handle of when you're able to break things down into more manageable pieces. By starting with retirement age, savings and income replacement you can get a sense of where you'll need to be and by when. Yet, this is a situation where a flexible plan and trusted advisor can take some of the guesswork out of a target that feels like it's constantly moving.

*Josh Rennie, CFP®, AIF® is an Advisor and member of the Investment Committee at TCI Wealth Advisors and passionate about helping clients navigate their financial journey.*

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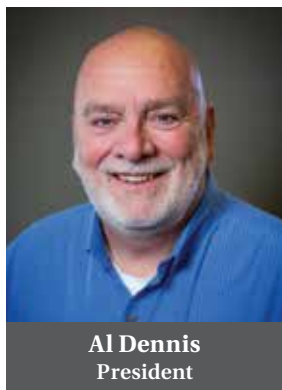
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## PRESIDENT'S CORNER

### Happy Spring!

AS I SIT HERE WRITING this in mid-February, looking out my window at a light blanket of snow, the result of a quick little snow storm that blew through last night, I look forward to spring as you will be reading this in mid-March.

### SPRING PROJECTS

As our thoughts move to spring, many of us may be thinking of spring projects for the home and yard. Please do not forget that all projects to the outside of our homes and our yards (including the back yard) must first be pre-approved by the ACC (Architectural Control Committee). ACC forms can be found on our website. Just click on the "Architectural Plans" tile towards the bottom of the homepage, and you will find everything you need there.

### STAYING SAFE

Let's also remember, that with spring and summer come longer days and sometimes an increase in criminal activity. I ask that you please be diligent in keeping your homes and vehicles locked up at all times and keep an eye out for your neighbors. We live in a wonderful, safe community, and many of us moved here for that reason, but even Caughlin Ranch is not immune to criminal activity.

And as you're taking your evening walks during our beautiful spring weather, If you notice street lights out in your neighborhood, you can contact the office and they will let NV Energy know to come and repair them. Please be prepared to report the exact location of the street light, and if you have your phone with you, take a picture of the underside of the light which has a corresponding number associated with it.

### WWW.CAUGHLINHOA.COM

And as always, if you have questions or concerns, need a form or just want to know what's happening around the Ranch, please remember that most answers can be found on our website at [www.caughlinhoa.com](http://www.caughlinhoa.com) or by calling the office at 746-1499.

— Al Dennis, PRESIDENT  
[al@caughlinhoa.com](mailto:al@caughlinhoa.com)

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All articles are the opinions and views of the author, and do not reflect the opinions or views of the Caughlin Ranch Homeowners Association, the Board of Directors, or the Caughlin Ranch staff in their capacity as employees of the Caughlin Ranch Homeowners Association.

# Caughlin RANCHER

THE OFFICIAL MAGAZINE OF THE HOMEOWNERS ASSOCIATION

VOL. 15, ISSUE 2

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## CONTACT INFORMATION

CAUGHLIN RANCH  
HOMEOWNERS ASSOCIATION:  
1070 Caughlin Crossing  
Reno, Nevada 89519  
(775) 746-1499 P | (775) 746-8649 F  
Email: [admin@caughlinhoa.com](mailto:admin@caughlinhoa.com)

OFFICE HOURS:  
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## FOR ADVERTISING INFORMATION CONTACT:

Lisa Ericson  
Owner, CPM Services  
(775) 223-0008  
[Lisa@CPMreno.com](mailto:Lisa@CPMreno.com)  
[www.CPMreno.com](http://www.CPMreno.com)

PUBLICATION DESIGN:  
Lori Fulton  
Owner, Kunder Design Studio  
(775) 224-5600  
[lori@kunderdesignstudio.com](mailto:lori@kunderdesignstudio.com)



**ON THE COVER:**  
A photo of Jesse Owens receiving an honorary degree from the University of Nevada, Reno in 1972. Story page 6. Photo courtesy the Ohio State University Archives.

## FROM THE GENERAL MANAGER

### A Big Thank You!



**Lisa Nunley**  
General Manager

**THIS IS SUCH A BEAUTIFUL COMMUNITY!** Those are the words that keep popping into my head as I'm becoming familiar with the many neighborhoods, sub-associations, common areas and wildlife that make up Caughlin Ranch HOA. And it's not just the physical surroundings that are beautiful, but the people of this community have been so kind and welcoming. Thank you, everyone, for the warm welcome.

I look forward to being a part of the team that serves the CRHA membership.

#### LOOKING FORWARD

2022 is shaping up to be a productive year, filled with projects and meetings and events (oh my!). As the year moves forward, we will be sharing more information about projects in progress and upcoming community events via this publication and on the community's website ([caughlinhoa.com](http://caughlinhoa.com)). We hope you will be able to attend some of the events that are back on the schedule this year! I look forward to meeting you there!

— **Lisa Nunley**, CMCA, PCAM  
**Nevada Certified Supervising  
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# The Time Jesse Owens Spoke at UNR

Jesse Owens at the 1936 Summer Olympics in Berlin, Germany after winning the long jump.  
Photo courtesy alamy.com

By Bill Cobb

*"The battles that count aren't the ones for gold medals.  
The struggles within yourself—the invisible, inevitable battles  
inside all of us—that's where it's at."*

—JESSE OWENS

The November/December 2021 issue of the *Caughlin Rancher* featured an article by my Deer Creek next door neighbor Vince Ames about his connection to the great Jesse Owens (*My Day With Jesse Owens*). The interesting coincidence is that I, too, was acquainted with the legendary track star. My connection was that I was responsible for coordinating Mr. Owens' commencement address at the University of Nevada in 1972.

As a result of my being the 1967 National Teenage Driving Champion—a contest then sponsored by the U.S. Jaycees (Junior Chamber of Commerce) and Lincoln Mercury Division of Ford Motor Company—I became a Youth Safety Spokesperson for the auto company for several years. During that era Lincoln-Mercury (L-M) had also retained a series of sports legends to be members of its "Sports Panel," such as Byron Nelson, Gordie Howe, Arnold Palmer, Bart Starr—and Jesse Owens. L-M's Sports Panelists and Youth Safety Spokesmen would frequently make joint appearances at various events, and that is how I became personally acquainted with Mr. Owens.

When I was graduating from UNR in 1971, as President of my class I had suggested to the Senior Class Committee that we might be able to arrange for Mr. Owens to be our Commencement Speaker. The Committee readily agreed, and I submitted the proposal to Lincoln-Mercury. The company approved of Mr. Owens speaking at this engagement—and to pay for his expenses in coming to Reno. The Board of Regents, however, determined outgoing governor Paul Laxalt should be the featured speaker for the '71 Commencement.

Not to be deterred, the following year I again proposed to the University and the Board of Regents that Lincoln-Mercury might still be agreeable to arrange for Mr. Owens' appearance in Reno for the University's 1972 Commencement. The company was again amenable to doing so and this time the Regents extended an invitation to Mr. Owens—which he graciously accepted. In addition to delivering the June 1972 commencement address, the University of Nevada also bestowed an Honorary Degree on Mr. Owens.

In 2016, Jesse Owens' history was featured in a movie aptly named *Race*. Former *Reno Gazette-Journal* sports writer Chris Murray seized that opportunity to reflect on Owens' 1972 appearance in Reno in an article entitled *The Time Jesse Owens Spoke at UNR*. Murray described the event as follows:

"Imagine Michael Jordan, who remains the world's foremost athlete more than a decade after his retirement, giving the commencement speech at the University of Nevada... it's unimaginable that the school could land a name that big. But something like that did happen 44 years ago. Jesse Owens ... gave the commencement address for the University's 82nd graduating class in 1972."

Murray stated that "given [Owens] sports and societal impact, there really isn't a modern-day version of Owens." Murray lamented that President Franklin D. Roosevelt "never invited Owens to the White House (or called or telegraphed him) after his Olympic triumph, which upset Owens [Owens won four gold medals in the 1936 Olympics—in the 100 and 200 meter races, the 4x100 meter relay and long jump]. He eventually was awarded a Presidential Medal of Freedom and a Congressional Gold Medal and has had two U.S. postage stamps issued in his honor. He's one of the greatest Olympians ever, and it will be difficult for UNR to find a commencement speaker in the future to match Owens."

According to Murray, ESPN once



ranked Owens as the sixth-greatest North American Athlete of the 20th Century. Owens was so fast that he actually had an asteroid named after him. Murray thought that Owens' societal impact ranked similarly with baseball star Jackie Robinson and boxers Jack Johnson and Muhammad Ali.

The Murray article quoted me as commenting that Owens "was a legend in sports who was ground breaking in so many ways. He was a record-breaker for his four gold medals in the Olympics. As to the social connotation, he destroyed the Arian myth of supremacy that Hitler and the Nazi propaganda was displaying." I volunteered that "the fact that we had Jesse Owens as a commencement speaker at the University of Nevada was amazing."

I described Mr. Owens as being both "very personable and articulate." In his column on Jesse Owens, Vince characterized Mr. Owens as being a "gentleman and a delight" who delivered an "inspirational message from the heart." I would totally agree with his observation.

And thus ends the story of two Caughlin Ranch next-door neighbors who had connections to the legendary Jesse Owens.

*Mr. Cobb is a recently-retired federal judge on the US District Court, District of Nevada, where he served for about 10 ½ years. He and his wife have been residents of Caughlin Ranch since 1989 when they built a house on Bitterroot Road (when their five year old son asked, "Why do we have to move to the desert?") until they moved in 2011 to Deer Creek.*

1 Murray's column may be viewed online at <https://www.rgj.com/story/sports/2016/02/19/week-1000-words-time-jesse-owens-spoke-unr/80633384/>



An autographed photo to the author from Jesse Owens. Photo courtesy Bill Cobb.

## Nothing to It!

CULINARY CENTER



## UPCOMING COOKING CLASSES

- Mar. 8** Kids Cook!
- Mar. 10** Around My French Table
- Mar. 11** Taste of Northern Italy
- Mar. 12** Modern Pressure Cooking
- Mar. 15** Flavor Dynamics
- Mar. 16** Ravioli & Tortellini
- Mar. 17** Taste of Ireland
- Mar. 18** Vietnamese Cuisine
- Mar. 19** Pot Pies Workshop
- Mar. 23** Spring Salads
- Mar. 24** Mediterranean Kitchen
- Mar. 25** Date Night-Italian
- Mar. 26** Croissant Workshop
- Mar. 30** Basque Table
- Mar. 31** Stir Fry Workshop
- Apr. 1** Paella
- Apr. 2** Culinary Basics Workshop
- Apr. 6** Flavor Dynamics
- Apr. 7** Korean Table
- Apr. 8** Taste of Tuscany
- Apr. 9** Artisan Bread Workshop
- Apr. 12** Teens Cook!
- Apr. 12** Beginner's Kitchen
- Apr. 13** Soufflé Workshop
- Apr. 14** Almost Meatless
- Apr. 15** Fish & Seafood
- Apr. 16** Eggs Benedict Workshop
- Apr. 19** Kids Cook!
- Apr. 20** Techniques 1
- Apr. 21** Mole Workshop
- Apr. 22** Date Night-French Bistro
- Apr. 23** Cheese Making Workshop
- Apr. 27** Techniques 1
- Apr. 28** Sous Vide

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## CRHA COMMUNITY EVENTS April-July 2022

### Spring Wine

Thurs., April 14th

TBD

5:00 to 7:00 pm

### Garage Sales

Fri., Sat. & Sun.

June 3rd, 4th & 5th

Individual garages/  
yards CRHA will  
advertise the event and  
compile the addresses  
of those participating  
7:00 am to 3:00 pm

### Spring Bird Walk/ Watch

Sat., June 11th

Meet at CRHA parking  
lot

8:00 to 10:00 am

### Shredding Day

Sat., June 18th

Office or VGP  
9:00 am to 1:00 pm

### Operation BackPack

June 15th thru August

12th - Tenative

TBD

8:00 am to 5:00 pm

### Artown Concerts in the Park

Every Sunday in July

July 3rd, 10th, 17th, 24th  
& 31st

Village Green Park

Amphitheater

6:00 to 8:00 pm

### Movie in the Park

TBD - Friday or

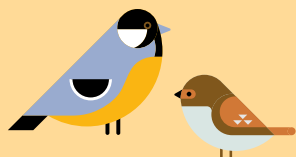
Saturday in

June, Aug. or Sept.

Village Green Park

Amphitheater

Please check the website  
for updated info:  
[www.caughlinhoa.com](http://www.caughlinhoa.com)



# Important Notices & Reminders

## THIS MONTH'S TOP 10 COMMUNITY REMINDERS

- **Trash and Recycle Containers.** Monday is collection day. Containers may not be placed outside for pick-up any sooner than Monday morning. The only exception is if you already have an animal resistant container in-service. Please contact Waste Management for pricing and availability to obtain an animal resistant container. Their number is 329-8822.
- **Signs.** "For Rent" and "For Sale" signs shall be purchased from the Caughlin Ranch office.
- **Speed Limit.** Maximum speed limit in Caughlin Ranch is 25 MPH. Gated neighborhoods may have maximum speed limit of 15 MPH.
- **Ducks and Geese** (and other living things) have the right of way on all Caughlin Ranch roadways. Please be vigilant as you drive through the community; slow down and help save a life.
- **Pets** must be kept on a leash when outside your property. Please pick up and properly dispose of pet waste (there are pet stations strategically placed throughout the community

for your convenience).

- **Exterior improvements/modifications** to homes and yards (front and back) require prior written approval from the Architectural Control Committee (ACC) before any work may commence. The ACC meets twice per month. Contact the office for more information.
- **Snow removal.** Residents of properties that abut sidewalks in the front, on the sides and in some cases along the rear yard fence are responsible for keeping the sidewalks of their home or lot free of snow and ice. Please be a good neighbor by assisting your neighbors who are elderly or disabled. The Caughlin Ranch Snow Removal Policy is posted on the CRHA website under "Governing Documents".
- **Trailers** (RV and otherwise) may not be parked within the community for more than 48 consecutive hours nor for more than five (5) days in a 30-day consecutive period.
- **Lot Maintenance.** Homeowners are responsible for the general maintenance of your lots, which include removal of debris, trimming plants and trees that encroach onto the public right-of-way, and removal of noxious weeds.
- **Fence Maintenance.** Please take the time to inspect your fences and make the necessary repairs.

For details and additional information regarding the above, please visit the Association's website at [caughlinhoa.com](http://caughlinhoa.com).

## ESI COMMUNITY PATROLS

**Community Patrols: Currently (during the winter months) four (4) days per week; Thursday, Friday, Saturday, Sunday from 2:30 p.m. to 11:30 p.m. in a marked vehicle.**

### COMMUNITY PATROLS INCLUDE:

**Park Patrols:** Crest, Eastridge and Village Green. At 10:00 p.m., the officer will be required to instruct drivers to remove their vehicles from the Village Green Park parking lots and to close off access to the parking lots with the chains and locks provided.

**Community Patrols:** The officer will patrol neighborhoods, observing anything suspicious. A focus will be those areas of the community that border open spaces where impromptu parties take place.

**Other Efforts Include:** Assistance with certain compliance issues such as trash/recycle containers being put out early. Also, the officer is providing the office with a list of unlit streetlights so staff may report the information to NV Energy.

## CRHA OWNER ORIENTATION – WELCOME TO CAUGHLIN RANCH!

### New Owner Orientation Via GoToMeeting

April 7th, 5:00 p.m. • May 12th, 5:00 p.m. • June 9th @ 5:00p.m.

Please join the meeting from your computer, tablet, or smartphone.

<https://global.gotomeeting.com/join/770456621>

You can also dial in using your phone.

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Caughlin Ranch conducts a monthly "New Owner Orientation." This gives new owners the opportunity to learn more about Caughlin Ranch, such as Community Events, Architectural Control Committee (ACC) guidelines and requirements, important and local issues pertaining to Caughlin Ranch, general operations, staffing, and more. Our goal is to assist new owners by being available to answer questions and address concerns.

Please visit our website at [www.caughlinhoa.com](http://www.caughlinhoa.com) for information, forms and resources that are available to owners.

Once again, we welcome you to Caughlin Ranch HOA and look forward to meeting and assisting you in the near future.

### FINANCE & BUDGET COMMITTEE MEETINGS

**CRHA Finance & Budget Committee Meetings are held throughout the year. Tentative dates for 2022 are:**

March 15th; May 5th; and December 8th, all at 2:00 p.m.

*You may join and observe these meetings from your computer, tablet or smartphone.*

<https://global.gotomeeting.com/join/362884997>

You can also dial in using your phone.

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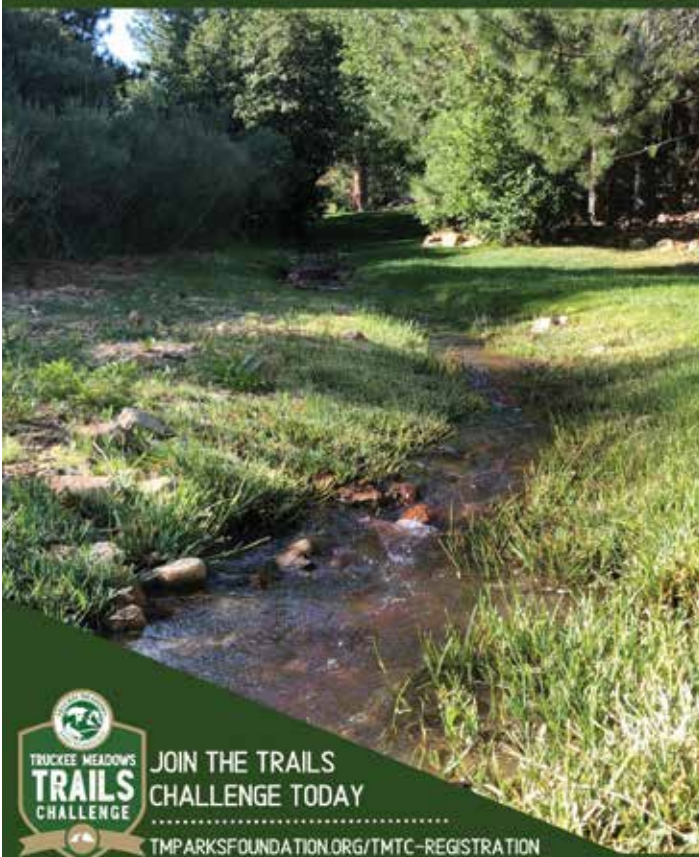
### FOOD BANK OF NORTHERN NEVADA

A donation barrel is available in the Association office year-round. The need is even greater during the holiday season, so please help fill the barrel with non-perishable foods that will be distributed to needy families in northern Nevada.

### LOST & FOUND

All Lost & Found items turned in to the CRHA office are retained for a minimum of 30 days. Examples of items turned in over the years include car ignition fobs, eyeglasses, cell phones, etc. These items are rarely claimed. If you have lost anything in Caughlin Ranch, please call 746-1499 and ask if it has been turned in. If it hasn't, leave your information with staff in case your lost item is turned in; staff will call you.

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# MEET YOUR YEAR-ROUND CORE LANDSCAPE CREW

Caughlin Ranch employs only six people who work year-round on the landscape crew. In fact, the landscape crew goes from 26 employees in the summer down to these six core employees for the rest of the year. They are all long-time employees from 10 years up to 22 years with the Homeowners Association, and for a couple of them, this was their first job out of high school and the only job they've ever known.

We thought it would be nice for you to get to know them. Please wave or say hello the next time you see them outside working to keep Caughlin Ranch beautiful for all of us!



**ALEJANDRO CHAVEZ AVILA**

**1. What is your title and when did you join the CRHA landscape team?** Labor Foreman – I started working in March of 2007.

**2. What was your professional background before starting work here?** I was a baker.

**3. What are your main duties in this position?** I am responsible for supervising the planter crew who maintains all the planter beds including the installation of the seasonal flowers twice a year and installation of the holiday lights. During

winter I do snow removal and other projects.

**4. What do you like most about the job?** Planting the flowers and decorating the trees with lights for Christmas.

**5. Where are you originally from and when did you move to the Reno area?** I was born in Portezuelo Jalisco Mexico and moved to Reno in 2003.

**6. Tell us a little about you: your family, pets, hobbies, etc.** I am married, have two daughters and two sons. Cynthia is 23 years old and is a middle school teacher, Erica is 21 years old, studies and works at the Boys and Girls Club in Salinas, CA., Francisco is 13 years old and in middle school and my youngest is Alejandro who is 4 years old and in Pre-K. My wife; Teresa Carranza works in house cleaning. I really like to drive with my family, especially in the summer. We like to go to the movies and take our children to the park.



**JOSE GUARDADO**

**1. What is your title and when did you join the CRHA landscape team?** Landscape & Maintenance Supervisor – I started working in March of 2000.

**2. What was your professional background before starting work here?** This has been my one and only job and I am still here.

**3. What are your main duties in this position?** I supervise all the landscape

crew, both full-time and seasonal.

**4. What do you like most about the job?** I like the people and being outside.

**5. Where are you originally from and when did you move to the Reno area?** I am from Mexico and moved to Reno in 1994.

**6. Tell us a little about you: your family, pets, hobbies, etc.** My wife and I have been married for 26 years. We have three boys and one girl. We have dogs and horses. I love to ride my horses.



**MARCO MARTINEZ**

**1. What is your title and when did you join the CRHA landscape team?** Defensible Space Foreman – I started working here in August of 2014 as a seasonal employee

and became a full-time crew member in October 2020.

**2. What was your professional background before starting work here?** I started working here right out of high school, did not have another job.

**3. What are your main duties in this position?** I am learning to do all trades. My main job during the warm weather is to supervise the crew that does the defensible space cleaning. I work on various landscape projects, mowing crew and snow removal during the winter months.

**4. What do you like most about the job?** I like being outside.

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when did you move to the Reno area? I was born and raised in Reno.

**6. Tell us a little about you: your family, pets, hobbies, etc.** I am a homebody but like being outside and enjoy fishing. I have four dogs and some fish.



### MARTIN VENEGAS

**1. What is your title and when did you join the CRHA landscape team?**

Labor Foreman. I started working here in March of 2005.

**2. What was your professional background before starting work here?** I was a Chef.

**3. What are your main duties in this position?** I am responsible for the care and maintenance of the three city parks: Village Green, Caughlin Crest and Eastridge. Each day I check the equipment and clean the park areas.

**4. What do you like most about the job?** I like working outside.

**5. Where are you originally from and when did you move to the Reno area?** I am from Mexico and have been in Reno since 2000.

**6. Tell us a little about you: your family, pets, hobbies, etc.** I like to play soccer with my children and grandchildren.



### MIGUEL VELAZQUEZ

**1. What is your title and when did you join the CRHA landscape team?**

Landscape & Maintenance Assistant Supervisor/Irrigation

Technician. I started working here March of 2011 and became full-time in 2012.

**2. What was your professional background before starting work here?** I worked in construction.

**3. What are your main duties in this position?** I am responsible for the maintenance and repairs of the irrigation systems for the Sub-Associations that Caughlin Ranch HOA is contracted with for landscape services. I fill in for Jose when he is on vacation and also assist in the snow removal during winter.

**4. What do you like most about the job?** The kindness of the all the homeowners and working at Caughlin Ranch.

**5. Where are you originally from and when did you move to the Reno area?** I am from Mexico and moved to Reno in 2002.

**6. Tell us a little about you: your family, pets, hobbies, etc.** I like to watch sports, listen to music, and go to concerts. I enjoy my time with my family and friends, especially my children and wife. My wife likes to cook, and she is an incredibly good cook. I like cattle and horses.



### NOE ACOSTA

**1. What is your title and when did you join the CRHA landscape team?**

Irrigation Foreman. I started working here in March of 2012 and became full-time in January

of 2017.

**2. What was your professional background before starting work here?**

My experience before working here was landscaping and my goal was to work for Caughlin Ranch.

**3. What are your main duties in this position?** Irrigation Foreman/Technician. I am responsible for the maintenance and operation of the water pumps that operate from the ponds and supervising the seasonal irrigation technicians during the warm weather season.

**4. What do you like most about the job?** I love everything I do here at my job.

**5. Where are you originally from and when did you move to the Reno area?** I am from Mexico and moved to Reno in 1998.

**6. Tell us a little about you: your family, pets, hobbies, etc.** I like to relax with my family. I am always with them during the most important moments. I also have a dog who is like a member of my family and is very important to us.



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## LANDSCAPE & MAINTENANCE UPDATE

*by Randy Lisenby, Landscape & Maintenance Superintendent*

The number of maintenance crew members during the fall and winter months is reduced from 26 to six. The Landscape & Maintenance Department's goal is to always keep the Ranch neat, clean and beautiful at all times, but sometimes mother nature has other ideas. The crews are hard at work, and your patience and understanding during the off-season are greatly appreciated.

### **Miscellaneous Projects / Weekly Maintenance (as of 2/15/22):**

- Clean up from December storms: high wind, high water, multiple-day snowstorm
- Assembled two new picnic tables: one in Village Green Park, one behind Coughlin Glen
- Assembled five new trash cans
- Ordered wildflower seed
- Ordered spring & summer flowers
- Tree pruning is on-going
- Backhoe work in the greenbelt
- Removal of holiday lights took place in

- January
- Rebuild the maintenance trailers/on going
- Truck fleet inspection and repair/on going
- Maintenance equipment inspection and repair/on going
- Small landscape projects
- Educational and safety videos for crew training
- Snow removal when needed
- Parks inspected and cleaned daily

### **Truck fleet annual maintenance**

**inspections:** Trucks are checked out bumper to bumper and any required repairs are being completed now to lessen any downtime during the spring/summer.

### **Maintenance equipment annual**

**inspections:** A thorough inspection of all the maintenance equipment is conducted and any required repairs are being completed now to lessen the downtime during the spring/summer.

## WHAT IS NEUROPATHY?

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Neuropathy isn't a single disease, but rather damage to nerves that produces symptoms with many potential causes. Your doctor will need to determine where the nerve damage is and what's causing it.

### **What Are the Signs of Peripheral Neuropathy?**

The symptoms of peripheral neuropathy will vary depending on which nerves have been affected. The most common symptoms include: Pins-and-needles sensation, burning or cold feet, muscle cramps, pain, and loss of feeling or numbness.

### **What Causes Neuropathy?**

The most common cause of peripheral neuropathy is diabetes. Other possible causes of nerve pain can include vitamin deficiencies, chemotherapy, trauma, surgery, etc.

### **Is There a Cure for Peripheral Neuropathy?**

There is no easy cure neuropathy, but if the proper multifaceted approach is implemented, extremely good results can be anticipated.

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### **Can I Wait to Treat Peripheral Neuropathy?**

Peripheral neuropathy is a serious condition with extreme consequences. It is a progressive condition which worsens with a lack of treatment. Once you have sustained 85% nerve loss, the damage cannot be reversed.



**Kim Williams, OWNER**  
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## Caughlin Ranch

Below are the dates for the 2022 Board of Directors' Agenda Workshops, Executive Sessions, General Business Meetings, and the 2022 Annual Members/2023 Budget Ratification Meeting. An updated meeting notice which will include the details on how upcoming meetings will be conducted (in-person or virtually) will be posted on the Caughlin Ranch website at: [www.caughlinhoa.com](http://www.caughlinhoa.com).

Homeowners are welcome to attend Agenda Workshops and the Board's General Business Meetings. Executive Sessions are closed unless a homeowner has requested to meet with the Board or has been invited for the purpose of addressing outstanding assessments and/or unresolved violations.

<b>March 21</b>	<b>Board Agenda Workshop 4:00 p.m.</b>
<b>March 23</b>	<b>Executive Session 5:00 p.m.   Board General Business Meeting 6:00 p.m.</b>
<b>May 23</b>	<b>Board Agenda Workshop 4:00 p.m.</b>
<b>May 25</b>	<b>Executive Session 5:00 p.m.   Board General Business Meeting 6:00 p.m.</b>
<b>July 25</b>	<b>Board Agenda Workshop 4:00 p.m.</b>
<b>July 27</b>	<b>Executive Session 5:00 p.m.   Board General Business Meeting 6:00 p.m.</b>
<b>August 22</b>	<b>2023 Budget Review Workshop 4:00 p.m.</b>
<b>September 26</b>	<b>Board Agenda Workshop 4:00 p.m. (Final 2023 Budget Review)</b>
<b>September 28</b>	<b>Executive Session 5:00 p.m.   Board General Business Meeting 6:00 p.m. (<i>Approve 2023 Budget</i>)</b>
<b>November 3</b>	<b>Candidate Forum; Meet the Candidates 5:00 p.m. (<i>if necessary</i>)</b>
<b>November 14</b>	<b>Annual Ballot Deadline 11:00 a.m. (<i>if necessary</i>)</b> <b>Call 2022 Annual Meeting to Order at 12:00 noon to open and tally Secret Ballots;</b> <b>Recess once completed</b> <b>Board Agenda Workshop 4:00 p.m.</b>
<b>November 16</b>	<b>Executive Session 5:30 p.m.</b> <b>Re-convene 2022 Annual Members Election   2023 Budget Ratification Meeting at 6:30 p.m.</b> <b>Board General Business &amp; Organizational Meeting will immediately follow the</b> <b>2022 Annual Members Election   2023 Budget Ratification Meeting</b>
<b>December 9</b>	<b>Board Orientation   Training 9:00 a.m. – TENTATIVE</b>

This meeting calendar serves as notice pursuant to NRS 116.31083 for the scheduled meetings of the Board of Directors. Dates and times are subject to change. Please visit the Caughlin Ranch website ([www.caughlinhoa.com](http://www.caughlinhoa.com)) for up-to-date information regarding Caughlin Ranch Meetings and Workshops. The Board of Directors' General Business Meeting Agendas are posted on the Caughlin Ranch website not less than ten (10) days prior to each meeting. Members may also call the Association office at: (775) 746-1499 or e-mail: [admin@caughlinhoa.com](mailto:admin@caughlinhoa.com) to obtain agenda copies. The CRHA office is located at 1070 Caughlin Crossing, Reno, NV 89519.

Board Meeting agenda content may be modified up to the start of the Board Meeting due to specific circumstances under NRS 116.31083 (11) as it relates to occurrences that: "(a) could not have been reasonably foreseen, (b) affects the health, welfare and safety of the units' owners or residents of the common-interest community; (c) requires the immediate attention of, and possible action by, the executive board; and (d) makes it impracticable to comply with the provisions of sub-section 2 or 5." The Board will disclose any such changes at the beginning of the Board Meeting, where applicable.

Board Agenda Workshop agendas do not have a published agenda for distribution,

as the intent of the workshop is to further review and define the agenda for the next scheduled Board Meeting. This session is open to the membership for observation and limited input during a designated portion of the meeting. No substantive discussion or action (vote) will be taken by the Board on any matter discussed or reviewed at a workshop.

Executive Session meeting agendas will not be published. Only those matters as described under NRS 116.31085 shall be discussed and acted upon in executive session. These meetings are closed to the membership.

During Board Meetings, Owners have the right to speak to the Board. The designated period for this is devoted to comments from property owners and discussion of those comments related to items on the agenda. Please note that the Board has the authority to limit the time for individual comments. A time limit of two minutes has been allotted per individual. No individual can give away their allotted time to expand another individual's time.

A copy of the audio recording of the Board Meeting, the minutes or a summary of the minutes of the meeting shall be provided to the unit's owner upon request at no charge.



# Caughlin Creek

Board Meetings, except for September's meeting, will begin at 5:15 p.m. The State of Nevada requires at least two (2) Board Meetings be conducted after normal business hours. The September Board of Directors Meeting will begin at 2:00 p.m. A Board of Directors Organizational and General Business Meeting will immediately follow the November Annual Members Meeting. An updated meeting schedule is included in each *Caughlin Rancher* edition.

Homeowners are welcome to attend Board of Directors Meetings and encouraged to attend Members Meetings. The following meetings may be held Virtually or at the Caughlin Ranch business office and Community Conference Center located at 1070 Caughlin Crossing, Reno.

**Wednesday, May 18 at 5:15 p.m.**

**Wednesday, August 17 at 5:15 p.m.**

**Wednesday, September 14 at 2:00 p.m. (Approve 2023 Budget)**

**Wednesday, November 2 at 5:15 p.m. Annual Members Election | 2023 Budget Ratification & Board of Directors General Business | Organizational Meeting**

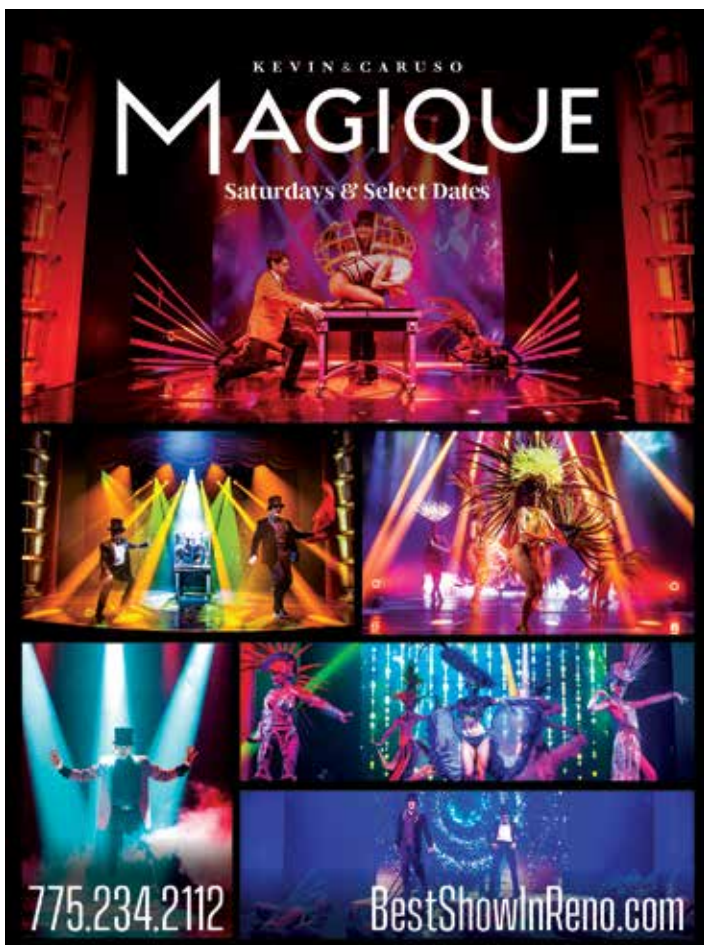
This meeting calendar serves as notice pursuant to NRS 116.31083 for the scheduled meetings of the Board of Directors. **Meeting dates and times are subject to change.** Agendas will be mailed 14 days prior to each regularly scheduled Board of Directors Meeting. Owners may also obtain a copy of the meeting agenda by calling the Association office at (775) 746-1499, emailing kim@caughlinhoa.com or visiting the office at 1070 Caughlin Crossing.

Board Meeting agenda content may be modified up to the start of the Board Meeting due to specific circumstances under NRS 116.31083 (11) as it relates to occurrences that: "(a) could not have been reasonably foreseen, (b) affects the health, welfare and safety of the units' owners or residents of the common-interest community; (c) requires the immediate attention of, and possible action by, the executive board; and (d) makes it impracticable to comply with the provisions of sub-section 2 or 5." The Board will disclose any such changes at the beginning of the Board Meeting, where applicable.

Executive Session meetings may be held if needed. Executive Session agendas will not be published. Only those matters as described under NRS 116.31085 shall be discussed and acted upon in executive session. These meetings are closed to the membership.

During Board Meetings, Owners have the right to speak to the Board. The designated period for this is devoted to comments from property owners and discussion of those comments related to items on the agenda. Please note that the Board has the authority to limit the time for individual comments. A time limit of three minutes has been allotted per individual. No individual can give away their allotted time to expand another individual's time.

A copy of the audio recording of the Board Meeting, the minutes or a summary of the minutes of the meeting shall be provided to the unit's owner upon request at no charge.



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