



Welcome Back to Paradise!



By: Tom Putnam, President

Turning into the drive of Outdoor Resort Indio is always such an experience. A feeling of being “home”, anticipation of seeing friends and making new ones, an awe of the beauty of the Resort itself, appreciation of the meticulous planning of the flowers, the manicured landscaping, the smiles of the Resort staff and of course, just being able to be a part of this wonderful lifestyle.

We have so many new faces this year. About one fourth of our population is new. That means many experienced owners need to be meeting and greeting the new folks and making them feel welcome. We hope to have name tags this year which will make it easier for all to put faces and names together. Can't speak for you, but as my age advances my memory lessens and this will be a tremendous help!! We will have an orientation for new owners a bit further into the season when everyone arrives.

Hope you will stop and say “HI” to our great office staff and meet our new manager, Caren. My compliments to her for stepping in and getting things done! Be sure to stop in and introduce yourself. Be sure to also greet the guard staff, gardeners, housekeepers, and Ricky and his staff. They all are responsible for the over all maintenance of the resort and I must say I wouldn't trade them for anyone. They all do such a fine job and hope you will personally thank them for a job well done.

A word about our activities director, Pam. This resort is so lucky to have her planning and organizing so many activities. Pam has done an outstanding job this past summer making plans for our enjoyment this season. And never have we had such organization. We hope that each of you can find an activity that you enjoy. Also, our party committee, along with Pam, has some wonderful parties' planned and great entertainment. Join us for all of these. Thanks, Pam, for your hard work.

I am sure that you have noticed all the paint and sprucing up that has gone on over the summer. The streets have been slurry sealed and look good. They are now being swept on a weekly basis by a street sweeping service. No more relocating the dust and dirt to our cars and lots. Safety issues in the vaults that house electrical equipment for lighting, waterfalls, pumps, etc. have been addressed and repaired. We also have two new fountains. We have new signs on Avenue 48 at the corners of our property. The best laid plans sometimes get derailed as in the saga of our new carpeting. We expect this to be rectified in the next two weeks.

We continue to have a challenge in the security of our resort. The current security company is providing a random patrol during the week between the hours of 11PM and 5AM. The back wall by the maintenance yard will be raised. Please do not tempt fate in leaving valuable articles out on your lot. Any electronics that can be carried off, valuable tools, bicycles, are a target. Please put them away or lock them up.

I, along with the Board of Directors, am working very hard for you to keep this the "ULTIMATE" RV RESORT. Let's have a terrific season!!!!!!!

WIRELESS INTERNET FOR OUTDOOR RESORT INDIO

By: Marvin Gray

As many of you know, our WiFi Committee has been working through proposals and has recently issued their final report. The following criterion was considered:

1. Each site must have adequate coverage.
2. Large population of metal-sided coaches requires stronger signal strength.
3. Resort aesthetics...trying to find a working system and disguising the antennas.

After several months of effort, this committee has been unsuccessful in finding an acceptable solution to our specific needs. Therefore, it is our recommendation that the existing WiFi system located in our Clubhouse area be maintained and provided at no cost to residents and guests' alike. This system has the capability to provide wireless service to many users at any given time and you can find a strong signal anywhere around the Clubhouse.

We would like to thank Jim McNeece, Jerry Nation, Ray Lamson, Steve Pederson & Bob Hamm for contributing to this committee. In the future, a suitable system may become available at a reasonable cost; when that happens we will reopen our discussion and see what can be done to provide greater service.

NOMINATING COMMITTEE FOR UPCOMING ELECTIONS

By: Marvin Gray

In the near future, our Resort will again hold its elections for Board of Directors. We want to encourage everyone to review the easy steps required to get your name on the ballot. Please take a minute and read the following steps and be sure to ask questions if you need any additional help:

1. Prepare a short résumé with basic data about yourself and list previous experience.

2. Deliver your résumé to Tom Putnam or any Board member.
3. See Caren, Resort Manager, if you prefer and she will advance your résumé.
4. Complete all documents and get them to the right people by late December.

Our Resort functions because of people who volunteer and wish to help.

Thanks to everyone who has served in the past and into our future.

Here are some of the following reminders:

FLOWERS – The weather has been nearly perfect for germination of winter rye seed and planting winter flowers. With the completion of the Association’s flower planting, owners are reminded that flowers on individual lots, at each of the front palms should be planted by December 1st. Owners who are not on-site or unable to plant flowers themselves are asked to make arrangements for planting with their individual gardeners.

SPEEDING – Please be reminded that others are in golf carts and on foot so maintaining the 15 MPH speed limit is necessary to ensure the safety for everyone.

PETS - Pets are welcomed, but please be considerate of your neighbors. Owners must immediately clean up after their pet. Owners shall NOT allow their pets to bark or create a disturbance that is a nuisance to other residents, whether the pet is inside or outside. **The Association has the right to remove any animal which constitutes a nuisance to any other owner.**

FRUIT RATS – The infestation of rats unfortunately is rather common when our citrus fruit ripens. If you suspect that you have a problem please contact Caren or Juana. When you see fruit lying on the ground, pick it up and place it in your garbage. The pest control will be servicing the bait boxes on a monthly basis. They have been advised to use color stickers for each month when the bait box has been maintained. For the month of November the color is Red and for the month of December the color will be blue. If you do not see the color stickers on the bait box contact management and we can contact the pest control company.

DECALS – The 2006 vehicle decals are available. Please stop by and see Bob in the mail room.

REMOTE GATE OPENERS – Remote gate openers are available from Juana or Caren. The cost is \$30.00 per opener. This is non-refundable.

KEY CARDS – Key Cards to the clubhouse and owners lounge are available from Juana or Caren at a cost of \$25.00 each. This is non-refundable.

SPA KEYS – Spa keys are available from Juana or Caren at a cost of \$2.00 each. This is non-refundable.

Association Management:

Real Estate:

Telephone 760-347-0073

Telephone 800-892-2992

Fax 760-347-5128

760-775-7255

Fax 760-347-0875

Owners experiencing any irrigation emergency's over the weekend please contact our after hours emergency number 760-776-1760 and your call will be directed to an on call manager.

Board of Directors

Tom Putnam, President

Gary Wallstrom, Vice President

Susan Poole, Chief Financial Officer

Marvin Gray, Secretary

Yari Addis, Director at Large

REAL ESTATE SALES REPORT: By Ron White, On-Site Sales Manager

SUMMER SALES SET A NEW RECORD

The summer sales slowdown was very short lived this year. June and July were slow as usual but August was incredibly active. 5 lots were sold in the first 2 weeks of August! We ended the summer period, May 1 through September 30 with 11 sales. This, compared to 3 sales in the same period last year shows an increase of nearly 400%.

PRICES TAKE A DRAMATIC INCREASE

Due to the tremendous sales last season (90 lots sold for the year) our inventory of lots for sale is extremely low. This led us to ask those owners who had lots listed with us to increase the asking price of their lots by at least 10% to begin the season. Most owners agreed to this price increase. By late October it was obvious that this increase did not adversely affect sales at all so we asked owners to raise prices **ANOTHER 10%**. As of this writing (November 8) sales continue at a brisk pace. As new listings become available, we are raising prices even further. So far this season (since October 1) we have sold 11 lots at an average of 97% of asking price.

The closing of Fiesta RV Park and the pending closing of Emerald Desert is keeping the market hot here at Outdoor Resort Indio. The shortage of

inventory and increase of buyers is allowing us to get our prices up to the level one would expect at the Ultimate Motor Coach Resort.

Did you know that each lot sold through your onsite sales office generates substantial income for the resort? A large portion of each sales commission is retained by the Association. Without this income, your monthly dues would undoubtedly be higher than they currently are. When lots are sold through outside brokers, the resort gets nothing. We are proud of the fact that last years tremendous sales allowed the board to authorize paying off the administration building much earlier than anticipated. We look forward to another great year, and with your help, we will realize our goals.

If you are considering selling your lot this season, **NOW IS THE TIME TO LIST!** We currently have a great demand and prices are way up, so call us now for an estimate of the value of your lot.

Additional Services Available at the Sales Office

During the summer I obtained my commission from the State of California as a **NOTARY PUBLIC**. Notary services are now available at the Sales Office Friday through Tuesday including weekends. Standard notary rates apply.

Also during the summer, I earned my certification from the California Association of Realtors as a **Seniors Real Estate Specialist**. The training increased my knowledge of special circumstances and concerns that seniors (like myself) may have when buying property or a home.

Remember, when you sell or rent your lot through your association, every owner benefits.

SUPPORT YOUR RESORT!

RENTAL REPORT: By Gerry Grummett, Rental Manager

Rental demand in the Resort has been very brisk this season as expected. We have been able to fill most of the requests for lot rentals so far but are now experiencing a shortage of lots in the January thru March season. (Especially February) If you do not plan to use your lot during any of those months, we would very much like you to put it in the rental pool. Remember that you are supporting your association by renting your lot through the office. Please call me at (800) 892-2992 for a rental agreement form.

Thank you!