

# SAN ESTRELLA

All Age Community



APRIL 2023  
Community news &  
information for our  
Valued Residents

## Your Management Team

**Nelida Anderson**

Community Manager

**Nadia Beltran**

Administration Assistant

**Kimberly Jones**

Administration Assistant

**Lori Castle**

Maintenance Technician

**Martha Buckland**

Grounds Technician

## Office Hours

### Monday thru Friday

8:30 am-5:00 pm

### Saturday

Closed

### Sunday

Closed

## Contact Directory

### Management Office

(623) 936-1488

### Sales Agent

(833) 335-4934

### EMERGENCY After Hours call

(480) 828-6786

### All City Towing

(480) 833-7278

**CAL AM** INC  
**PROPERTIES**



San Estrella • 500 N. 67th Ave • Phoenix, AZ 85043

**MANAGERS CORNER: HOME IS WHERE THE HEART IS** We are delighted that you have chosen to reside at San Estrella! Our management team strives to create a warm and caring living environment designed to make you feel right at home. Please do not hesitate to contact the management office with any comments, questions, or concerns.

**COVER YOUR ASSETS** While we hope that a disaster never becomes an issue at San Estrella, it is important to protect your home and personal property in the unlikely event one should occur. All residents are required to obtain a homeowner's insurance policy. These policies are relatively inexpensive for the security and peace of mind they provide. Please provide the management office with a copy of your updated policy on or before **April 15, 2023**.

**KEEP KIDS SAFE** Summer is fast approaching and that means children will be out of school for the next few months. Parents, for the safety of your children, please warn them not to play in the street, parking lots or around parked cars. Caution them to play in greens around the clubhouse or go to a nearby park for all outdoor activities. Thank you for your cooperation in making our community a safe place to have fun!

**SPRING CLEANING** Tackling chores can sometime be tough as seasons change. Here are some tips that will successfully help you tackle down those items.

1. **Declutter:** Keeping things to a minimum is always a good thing. This helps you use selective items or products more frequently. As it will create more space for your daily functions.

2. **Organize:** All items in your home should have a place. You want to be able to easily locate what you are looking for. Besides, keeping things well in their proper space is very appealing to the eye.

Also, remember to change HVAC filters, clean the air ducts, replace the batteries in your smoke detectors. Inspect for dents and tears around your home site and pressure wash your home exterior and carport.

## !! SAVE THE DATE !!

- Manager Monthly Meeting 4/12, 5/10
- Resident Ice Cream Social 4/13
- Resident Yard Sale 4/21

# APRIL 2023

Sunday

Monday

Tuesday

Wednesday

2

1902 - The First Movie Theater Opens in the U.S.

3

1972 - The First Ever Mobile Phone Call is Placed

4

Trash Day!

Rent Café 3:00 pm

9

1865 - American Civil War Robert E. Lee Surrenders

10

1912 - Titanic Leaves Port on it's Ill-Fated Voyage

11

Trash Day!

Manager Mo 10:

16

1962 - Walter Cronkite begins anchoring CBS Evening News

17

1970 - Paul McCartney releases his 1st solo album "McCartney"

18

Trash Day!

1995 - Ok Bombing K

23

1956 - Elvis Presley Makes His First Appearance in Las Vegas

24

1981 - The First IBM PC is Introduced

25

Trash Day!

Rent Café s 3:00 pm

30

1938 - Bugs Bunny First Appears in a Cartoon

*April hath put a spirit of  
youth in everything.* - William Shakespeare

# Saturday

Wednesday

Thursday

Friday

<p>5</p> <p>Popcorn event 10:00 pm</p>	<p>6</p> <p>Last day to pay rent before late fees! Trash day!</p>	<p>7</p> <p>Popcorn day!</p>	<p>1</p> <p>1891 - Wrigley Company is Founded in Chicago, Illinois</p>
<p>12</p> <p>Family Meeting 10 am</p>	<p>13</p> <p>Trash Day!</p> <p>Resident Ice Cream Social 3:00 pm - 5:00 pm</p>	<p>14</p> <p>Popcorn day!</p>	<p>8</p> <p>1986 - Clint Eastwood is Elected Mayor of Carmel-By-The-Sea</p>
<p>19</p> <p>Thomas City 168 People</p>	<p>20</p> <p>Trash Day!</p>	<p>21</p> <p>Popcorn day!</p>	<p>15</p> <p>1923 - Insulin First Became Available for Use by Diabetics</p>
<p>26</p> <p>Popcorn event! 7:5:00 pm</p>	<p>27</p> <p>Trash Day!</p>	<p>28</p> <p>Popcorn day!</p>	<p>22</p> <p>Community Yard Sale!!!! 8:00 am to 1:00 pm</p>
<p>29</p>	<p>30</p>	<p>31</p>	<p>29</p> <p>1975 - The US Army pulls out of Vietnam</p>

Earn up to

**18 Months**

**FREE Rent\***



Earn up to **18 Months FREE Rent** when you refer friends or family who buy a New Home.

1 Referral  
=  
**3 Months**  
Free Rent

2 Referrals  
=  
add an additional  
**6 Months**  
Free Rent

3 Referrals  
=  
add an additional  
**9 Months**  
Free Rent

Get busy and contact your friends **TODAY!** This is a limited time offer and subject to availability of homes.

To learn more, call Nelida Anderson at **833.335.4934**

\*Valid on New Homes purchased from Cal-Am Homes only. Referral fee is credited to your Cal-AM Account when the home purchase closes. This offer is subject to change without notice. Referral Incentive cannot be combined with any other incentive programs.

