

AVIMOR Community



UPCOMING AVIMOR ACTIVITIES

AUGUST 2ND

National Night Out Potluck - Community Center, 6:00pm
Come meet our local law enforcement and hear ways we can keep our neighborhood safe. This event will be a potluck dinner. Last names beginning with A-H bring a main dish and letters I-N bring a side dish, letters O-Z bring a salad. Drinks and dessert will be provided.

AUGUST 6TH

Saturday morning mountain bike ride/run, 8:00am
Meet at the Community Center

AUGUST 9TH

Kid's Play Date – Sidewalk Chalk Drawing, 10:00am
Meet at the Community Center, BYOC
(Bring your own chalk)

AUGUST 13TH

Dog Walk/Hike – Meet at Baun's Eye Trailhead, 10:00am

AUGUST 17TH

Bunco! Meet at the Community Center, 7:00pm, \$5 to play

AUGUST 18TH

Full Moon Hike – Meet at Baun's Eye Trail head, 9:00pm

AUGUST 25TH

Enterprising Days – Introduce your business to Avimor. Bring your wares, set up a table, or just show up. Come see what your neighbors do. At the Community Center, Free, 6:00pm

More information on the Avimor Living Facebook Page or call Kristin Dudley 208-994-2585

SEPTEMBER 7

Bunco! Meet at the Community Center, 1:00pm, \$5 to play

SEPTEMBER 15TH

Meet and Greet – Community Center, 7:00pm

SEPT 21ST

Bunco! Meet at the Community Center, 7:00pm, \$5 to play

Dates and details will possibly change, be sure to check the Avimor Living page on Facebook or contact Chris Kreslins at CKreslins@gmail.com for more information.

AVIMOR CELEBRATES SPRING VALLEY RANCH CENTENNIAL

BY PAT PINTAR



Some Avimor residents watch a sheep herding demonstration by John Peterson and his border collies.

On Saturday, June 11 almost 300 people turned out to celebrate 100 Years of Foothills Stewardship by the McLeod family in Avimor's Heritage Park.

The original Spring Valley Ranch established by Colin McLeod, Sr. in 1916 grew to 37,000 acres in the foothills and spans across Ada, Boise, and Gem counties. As the sheep and cattle ranching enterprise and the McLeod family grew, so did their commitment to conservation and land stewardship. The heritage of their vision exists today in the planned community of Avimor where the land is preserved for people to live side-by-side with nature while living in a village with small town values. In keeping with more simple times back in 1916, the celebration's theme was planned with a sense of history and place.

Sheep ranching in the foothills around Avimor is still a tough but thriving business. John Peterson of Peterson Sheep Company in Emmett provided a demonstration on the fine points of sheep herding with well-trained Border Collies on the green in Heritage Park. A potluck meal followed and included grilled lamb burgers and ribs cooked and provided by Peterson and his helpers. A colorful sheep wagon stood by and guests climbed in to experience how sheep herders lived while tending their flocks in the hills.

Planned activities and events included something for all ages in a celebration that most likely would have been popular 100 years earlier. Bingo, horseshoes, a pie baking contest (won by Mishelle Parks) with ice cream for all were popular events. The kids enjoyed a guessing game for a gallon sized jar filled with old time penny candies, and kick ball and kid's races all added to the fun.

(Cont' from previous page)

The highpoint of the evening was a brief history and tribute to the McLeod family by Robert Mortensen, Avimor's unofficial historian.

"This area had been settled and called "Spring Valley" since the 1870's," Mortensen said.

"In the 1890's the William Howell residence, which we believe is the old white two-story house that still stands, served as the United States Post Office ...and the area became "Howell" on some maps even until 1927. This region of the foothills boomed with activity from mining to sheepherding," he said.

"The McLeod's were smart and creative in how they did their business. They were doing "sustainable" before it was cool and were well respected in the community. Third generation Colin McLeod III, "Sandy" had been involved with the ranch from a young age. Land stewardship ran in his veins," Mortensen said. "He passed down the importance of hard work, integrity, and quality to his daughter, employees, friends, and the many children he helped along the way. He wanted to keep things simple. He wanted Avimor to be a place where residents would enjoy living and respect the land as his family has for generations," he related. "In August 2013, Sandy McLeod unexpectedly passed away. Teri and Megan continue the McLeod family legacy, and the fifth generation of McLeods in America is now growing up before our eyes," he said.

In closing, Mortensen said, "Thank you for 100 amazing years of honorable stewardship over this land. Long live the McLeod family name and legacy in our hearts. May God continue to bless the Avimor community and the McLeod family."



Kim Reeder and family with friends check out the sheep herder wagon on display.



Photo submitted by Jim Arl, Springtime blooming at Avimor.

HOA UPDATE BY BECCA THOMPSON

An informal meeting with the residents of Avimor was held on July 7th at the community center. There was very high attendance as well as a full representation of Avimor staff. Dan Richter fielded questions from residents and addressed many concerns.

A glass recycling project was presented. Tree City Recycling came to tell us about their program. For \$10, they will pick up glass one Saturday each month. This is a monthly charge. The first 20 people who sign up receive the Tree City recycling bin (tote, really) for free. Dan Richter boosted that number up to the first 50, courtesy of the Avimor development concern. Check out the post by Tree City on Avimor Living for details.

A couple of residents brought up the pool temperature as an issue. It was explained that the system that removes the humidity from the air cannot handle the greater humidity that would be created by a higher temperature. Damage will be caused by the interior if the humidity isn't controlled.

We are encouraged to drop by the office and talk to Dan if you have concerns. If you see weeds in the public areas, etc. let them know.

They are fighting the pond algae situation. It is likely to remain a problem until the development receives approval from the county to utilize water in the runoff ponds.

The documents and charts from the meeting will be posted online and we will be notified how to access them. The budget of the HOA will also be made available soon.

The next Community type center will be in phase 8. It will not be exactly like the original center, but will likely include an outdoor pool and a large gathering place. The design may be barn like, since it will be near the ranch.

They are working with a person or group who are interested in bringing in a convenience store which will include a few gas pumps. Also are in active negotiations with a Brew Pub and artisan pizza restaurant. The design will conform to the commercial design standards of Avimor. I really hope these go through!

In December/January they usually have a Trails Planning meeting. Upon some requests to have a sort of mid-year update on "What's going on at Avimor, building and expanding, etc." they have agreed to provide an update at the trails meeting for residents who attend. I think this is a great idea!

1

2

3

4

5

6

7

8

Learning the value of money, the hard way

by Nathan Smith, a self-proclaimed mean step-dad



Summer is here and there is much to celebrate, barbecues to attend, and yard work to complete. Children eagerly jump into new routines, hoping to completely forget homework and chores, at least at my home. For the older kids, summer break comes with the chance to work and earn a few extra dollars. However, it can sometimes be challenging to persuade a young adult during summer vacation to do anything other than playing with friends, staying up late, and then sleeping the day away. In our case though, a poor choice turned into a learning opportunity.

While some children may be blessed with the inclination to work and be helpful around the home, my guess is that most need a little extra motivation and encouragement.

A few weeks back, my stepson, Kyle, was completing his Sunday night chore of taking the garbage cans from the backyard to the street. This weekly journey takes him through the garage door then out the gate to the yard. Kyle is 15 and knows the drill, but on several occasions, he's committed the same error: leaving the garage door and gate wide open overnight. On this occasion, I awoke the next morning to find that a visitor had come during the night to relieve me of some of my power tools. I woke up Kyle and shared what had happened and then we discussed the repercussions of his neglect. Luckily, very little of what could have been stolen was taken, but the drills and bits weren't cheap.

As a side note, while we hear about incidents like this every summer, remember to double check that all your doors are closed and locked every evening!

Prior to that evening, Kyle had been saving his money to afford a car and insurance. The thought of more than 1/3 of his nest egg being sacrificed to replace the stolen items was a topic of contention.

This was the opportunity for two lessons, however only one of them was learned. Within a week, the garage was left open again. However, to Kyle's credit, it was all the encouragement he needed to get out and earn money over the rest of the summer, to make up for what had been stolen and to earn his car. After a few days, he found an elderly neighbor couple in need of much assistance in their yard.

While some children may be blessed with the inclination to work and be helpful around the home, my guess is that most need a little extra motivation and encouragement. Looking for the right incentive to set your child in motion is imperative. While having belongings stolen from your home is not ideal, the situation has served to spark the need for Kyle to begin working in earnest. As a parent, I'm certain you know or can find your child's craving and use that to spur them into action.



Nathan Smith, Sales Manager, NMLS #9767

Fairway Independent Mortgage Corporation, NMLS #2289
Cell: (208) 631-3049 Office: (208) 968-7762
NathanS@FairwayMC.com



AVIMOR COMMUNITY NEWSLETTER SUBMISSION GUIDELINES

This is a bi-monthly publication, edited, designed, and published by Kristin Dudley, with great assistance in all areas by Pat Pintar. Photography was contributed by Tabatha Hawks-White of Hawks Nest Photography, Jim Arl, and Pat Pintar. Comments, information, photos, and items of interest to the community may be sent to Kristin Dudley (kristin@kristindudley.com) by the 15th of the month prior to publication. Maximum article length is 250-300 words, must be signed by the author and is subject to editing by this publication. Guest opinions will be printed on a case-by-case basis. Any opinion submitted that may be deemed libelous, offensive or not in good taste will not be printed. Children's art may be submitted by children of residents. Calendar events are reserved for events that are open to the entire community. Questions, comments, and compliments can be directed to call Kristin at 208-994-2585 or email kristin@kristindudley.com

Kid's Corner



"Josie" Submitted by Aubrey Oakey, who is 8 years old and in 3rd grade

PICK YOUR PLEASURE AND GET INVOLVED!

BY PAT PINTAR

This is a partial list of active groups, meeting times and contact numbers. Got an idea for a new activity or group? Call Pat Pintar at 208-922-6534 or email oldduck@uniontel.net and let's get it started.

AVIMOR AFTERNOON BOOK CLUB

Meets 2nd Wednesday each month in the Library 12 to 2pm
Call Maureen Rose...629-1488

AVIMOR EVENING BUNCO

Meets 3rd Wednesday of the month at 7:00 PM. \$5 to play.
Call Maureen Rose...629-1488

Avimor Afternoon Bunco will resume in September

CRAFTING GROUPS

Meetings held for Summer...to resume in Fall

FANTASY FOOTBALL LEAGUE (STAY TUNED)

VOLLEYBALL CAMP FOR 8-12 YEAR OLDS

August 1, 2, 3 and 4 from 9am-11am at Heritage Park.
Grace Hebert and Katie Mink will coach all skill levels.
Cost for the camp is \$40 per child. This includes a snack every day and a t-shirt. Call Grace at 949-6611 for more information about this and future camps.

PAINTING CLASSES

The first class was hosted by Marva Morris on July 7 to learn techniques of landscape painting with acrylics. The class was a success and future classes are planned. The 2 hour class includes supplies and the cost is \$30. For more information call Marva at 939-2042 or email morrismarva47@gmail.com.

Have an interest in Quilting, Tennis /Golf, Photography, Men's Book Club, Photography group, Birders, Lunching or social group, or a Writing group? Call Pat Pintar at 208-922-6534



Brenda Herrington and Dennis Atkisson on drums and bass guitar entertain the Golden Ridge Fourth of July goers.



Birthday greetings to Maureen O'Hara on her 95th birthday.

THE AVIMOR AFTERNOON BOOK CLUB

Book lovers in Avimor found the perfect place to meet for the first time back in March of 2015. At the Avimor Library of course! The original group of seven women now number about 12 on the roster.

Books read so far range from classics, to fiction and non-fiction, best sellers and some speculative zombie fiction thrown in for fun. After reading *The Martian*, of course the group had to see the movie followed by a great discussion over lunch.

Just before Avimor resident movie star, Maureen O'Hara's and sent her a video Birthday greeting. Sadly, Maureen died shortly after that. She will always be remembered fondly by her Avimor family.

GOLDENRIDGE CELEBRATES THIRD ANNUAL 4TH OF JULY

The 4th of July party on Goldenridge Ct was the place to be for 40 or more friends, family and neighbors celebrating for the third year at Avimor. Good food and good company added to the fun of the event in the shade of festive pop-up canopies. Harvey VanderVeen's big RV and canopy once again dominated the court and offered shelter from the heat of midday sun.

The highlight of the event was Avimor's home-grown combo of Brenda Herrington on drums and Dennis Atkisson on bass guitar playing classic rock and jazz. "Bren & Den" played their killer version of "Stairway to Heaven" better than ever. All agreed it was a great party with more gatherings to come.

HELLO NEIGHBOR!

You have chosen a beautiful community to live in. My family and I love living in Avimor!



MARIE "MICK" BEAM
208-405-5272

Senior Health Advisor
Helping Hands Insurance, LLC
Health - Dental - Hearing - Vision

Moving is a busy time with so many things to do. One important thing to remember is that you have limited time to enroll in a health plan once you change your residence to a different state.

I'm here to personally help you find a health plan that is a good fit for you.

Contact me and get answers to your Medicare questions today!

Dr. Roosevelt is Offering House Calls in Avimor

Board Certified physician, specializing in Internal Medicine as well as Diabetes, Endocrinology, and Metabolic Disorders will be offering HOUSE CALLS to Avimor residents for treatment of the following chronic conditions:

- **Diabetes**
- **Hypertension**
- **Cholesterol Disorders**
- **Thyroid Disorders**



THEODORE S. ROOSEVELT, MD, PhD, FACE, FCLM

Call for more information: 208-389-2213
www.idahodiabetes.com

AVIMOR RESIDENT HANDYMAN

Relax, Dave will get it done!

- "SafeRacks" overhead garage storage
- "Clear View" retractable screen doors
- Installing shelves and storage systems
- "Honey Do" lists

40+ years construction experience



Dave@TheGreerCompany.com **Idaho RCE 35682**
www.TheGreerCompany.com **Insured**

208-968-5960

Young Living essential oils



SYLVIA HAENDIGES
Dist. #1436492
208-340-9341
sylviah222@gmail.com

"I have been using Young Living products for over three years and am loving the health benefits! I have lived in Avimor since April and love this community!"

Young Living sets the standard for purity and authenticity of essential oils by carefully monitoring every step of the production of the oils from beginning to end through their unique Seed to Seal® process. This unsurpassed commitment to quality means that you can be confident that the Young Living essential oils and oil infused products you use in your home are safe and effective.



The Kreslins Bring the Art of Living to Avimor

BY PAT PINTAR

Just when you think that “Living in Avimor doesn’t get any better than this,” along comes Chris and Rose Kreslins, the Art of Living directors, and it does! This dynamic couple manages to come up with fun events, activities, treks and tours to include all ages and areas of interest every month. There is always something planned to bring Avimor newcomers together with more established residents to spark friendships and get to know the community.

The Kreslins have come a long way from first meeting in Junior High in Grand Rapids, MI and reconnecting again in college. That’s when they knew they’d found life-partners in each other. They didn’t hesitate, and at ages 21 and 22 they enthusiastically tied the knot. Crediting great examples of happy, grounded marriages around them in their parish church family, they soon started a family of their own. Today, the Kreslins clan of seven kids includes Josh age 22; Maddie, 20; Anna, 18; Sam, 16; Max, 14; Sebastian, 12 and four-year old Ella.

The Kreslins talked about how their focus on an active, healthy lifestyle came about. “We were both active when we were younger but once we had the kids we just worked and took care of the family, and didn’t think about exercising too often,” Rose said. “Then we started to look at our health. We were tired all the time and gaining weight. Sure, we had five kids then, but we thought ‘let’s get it together’. So we changed eating habits and we started exercising. I lost 32 pounds and Chris lost 30 pounds,” Rose said.

Chris added, “The other thing that happened was that Rose was running and I was riding, but her knees started bothering her. So I encouraged her to start riding with me. We both got heavily into cycling---some 100 mile rides, and then we did road racing. Our kids got involved in cross-country and we all started to enjoy endurance-type exercise,” Chris said. “Then Rose was in a really bad accident on a mountain bike two and a half years ago in the foot hills off downtown Boise. It was bad enough that she was air-lifted out by helicopter.”

“I had a severe head trauma and I had to learn to walk again, that’s how bad it was. I think it was God’s preservation plan for me because now I have no interest in getting on a bike again, ever,” Rose said. Chris said, “Her sport of choice is running.”

Here comes the most asked question when you meet someone new in Avimor. “So how did you find Avimor?” Everyone has their own, special story to tell and the Kreslins are no exception.

Back in Grand Rapids, the Kreslins’ whole family was invited by a friend to come out for vacation, and they stayed in his beautiful home in the foothills right above Camel’s Back. “We took day-trips to the mountains, hiking, hot springs and out to Stanley,” Chris said. “All these places were like...wow.”

For the next few years, Idaho really never was out of the picture when they considered their long term future plans. “One day I was at a staff meeting at my church about long term planning and it seemed the Lord was asking me, ‘What is your plan?’” Chris said. “I started to look at job openings in Boise again online. I saw a job posted for the Catholic Diocese in Idaho.” Two weeks later he was offered the job.

They rented their first home in Boise. “We looked for six months for a house,” Chris said. “Avimor popped up on our radar early, and it looked nice, but ‘oh...it was way out there!’” Chris said. A few more trips through the canyon to hike the Avimor trails, and to check out model homes and the Kreslins found the right house in the beautiful foothills community. “You drive

up that hill and you come up here, and it’s kind of like...the stress level just drops,” Chris said. They moved in December of 2012 when there were only 50 homes in Avimor.

Two years ago they were asked to put a couple of social events together by the Avimor staff since they already had started a recreational running and biking group on Saturdays. “People just enjoy getting together,” Rose said. “This is a little community where people are friendly. So many people moved here without family and have the same interests in the outdoors.”

“The things we plan, whether it’s Meet ‘n Greet, or Saturday runs, we’ve tried to make sure to get new people involved. We are meeting a lot of new people!” Chris said.

Some activities and events are ongoing, like the evening wine and cheese, Meet ‘n Greet, Saturday runs and rides, playdates for kids. The creative couple keeps coming up with other ideas to involve the community. Holidays are celebrated with a Halloween

‘Trunk and Treat’, a Christmas Tree Decorating party, and an Easter Egg hunt for everyone. ‘Avimor’s Got Talent Night’, a Chili Cook-off, movie nights, for other fun evenings. Tours to wineries, brewpubs or just out for dinners by bike or car offer local attractions. There are spectacular Full Moon Hikes and fun Dog hikes, too. The most recent event in June celebrated Avimor’s Heritage and the 100 years of McLeod family’s stewardship of the Spring Valley Ranch in the foothills.

Watch for the next Avimor Events email from Chris and Rose for the latest updates on what’s happening in Avimor. If you are not receiving these emails let Kreslins know at crkreslins@gmail.com. Come and join the fun!



Rose and Chris Kreslins at the Avimor Library.

THE AVIMOR GARAGE DOOR DISCOVERY

BY KRISTIN DUDLEY

I remembered my cell phone, my purse is on the passenger seat, my daughter is dressed and has her lunch, the cat was fed, laundry was put in the dryer before we left, and the tomatoes were watered. I'm sure I've forgotten something and for the life of me, I can't remember if I closed the garage on my way out. I'm always forgetting to close the garage, and it's only a matter of time before my tools get stolen or some critter takes up residence.

I was ranting about this to my friend, Dennis, amongst other complaints about being a single mom, when he pointed out that I have a smart garage. A smart garage? Really? No one told me that when I moved here. Maybe that detail is in the 1800 pages of Avimor paperwork that's somewhere in my coat closet.

After a little bit of investigation, I discovered that I do have a smart garage as do most of the residents of Avimor. If your garage door opener looks like the one in this photo, and it's a "MyQ" garage door opener, it's "smart".



LiftMaster garage door opener.

Unfortunately, it's not as smart as it could be (and neither am I sometimes), because it needs an extra component in order to connect to the internet, but after it's connected, you can control and monitor your garage door with a simple phone app. The component that it needs is called an "Internet Gateway" and can be purchased online for about \$50 from Home Depot, Best Buy, or Sears. Dennis found one for \$30 on EBay.

The Internet Gateway allows you to just look at your cell phone and see if the garage is closed or not and if you forgot, you can close it remotely. Another benefit is that if you need to let someone into your house or the garage while you're gone, you can do that remotely as well. A good example of this might be if you are having furniture delivered, and you don't want to be tied up all day waiting for the delivery people. You could have them call you when they arrive and open the garage for them and then close it when they're done.

Apparently the Internet Gateway enables other things as well, like turning on lights and unlocking doors, but I'm not ready for that. No real harm will come if I forget a light now and then. However, if it watered my tomato plants and fed the cat, I might reconsider and set up the more extensive system.



LiftMaster Internet Gateway

MEET YOUR NEIGHBOR SYLVIA HAENDIGES



Sylvia Haendiges

How long have you lived in Avimor and where did you move from?

I moved in on April 27th of this year. I am originally from California, but moved to Meridian in 2008. I had just gone through a divorce, so the move was the perfect opportunity to start life anew! In 1998 my oldest daughter, Ashley, came to Idaho. She met and married a third generation Idahoan and they have 3 children. My youngest daughter, Cameron, graduated from UCSD she packed her

car and moved to Idaho. She got married in 2009 and they have 2 children. I am blessed that we are all here together!

What do you do for work?

I "retired" during the week I moved to Avimor. However, my passion is sharing my love for Young Living Essential Oils and other products. My daughters and I have been sharing this love for over 3 years now.

What are your hobbies?

I love to read, walk, travel, cook, wine taste and interior decorate.

My new favorite winery is Parma Ridge in Wilder. It's a long drive, but well worth it. The winery was recently bought by a darling couple from Seattle. Stephanie is an artist and her paintings grace the walls of the tasting room and the wine labels! Her husband, Storm, is a chef and wine-maker and he cooks delicious dishes for lunch, brunch, dinner. Well worth the drive!

Another favorite winery is Bitner Vineyards in Sunnyslope - one of the best views in the area and their wine is divine. One of the favorites is called Menopause Merlot and has a label that matches the crazy name!



Grandchildren - Tanner (10), Carter (8), Hadley (6), Chandler (4), Gwentyth (1.5)

What is something about you that most people don't know?

I love to explore places. I have found interesting sights, quirky restaurants - anything Idaho is fine with me!

I am making time to go to Ben's Crow Inn on Warm Springs because it is closing in September. It's old and quirky and the employees are a hoot! Their specialties are steamed clams and finger steaks.

Are you involved in any charitable activities? If so, where and how are you involved?

I have been involved with Ride for Joy for a few years. This is an equine therapy program for autistic children and veteran's suffering from PTSD. It is located in Emmett and I often help with the fund-raising activities.

What is your favorite thing about living in Avimor?

I am so impressed with the way everyone comes together to help others. I am so thankful to be here.

AVIMOR REAL ESTATE UPDATE

AN INTIMATE LOOK AT WHAT'S HAPPENING IN OUR NEIGHBORHOOD

60 = the number of homes that have sold or are pending since Jan 1, 2016

22 = the number of homes that have been resold by their owners since Avimor started

Demand for housing valley-wide has skyrocketed this summer, and as result building supplies and the labor pool are somewhat strained. In the natural course of supply and demand, when demand increases, so do prices. We're seeing this trend across the Treasure Valley as home prices increase at unprecedented rates, some areas as much as ten percent over last year.

This is good news for anyone who has already bought their home, and if prices continue to go up, it's also a good time to buy before they go higher. On top of that, we're also seeing record low interest rates, incentivizing new home buyers and refinancing.

Avimor has taken a stance that they are keeping prices more reflective of costs rather than reactive to the market.



As an Avimor resident, I have my finger on the pulse of our neighborhood and know how to promote what a great place this is to live and raise kids. I don't know why anyone would want to move away, but sometimes life brings change and moving is necessary. If this is your situation, let me know, and I'll be happy to chat with you about our market and give you a complementary home valuation.

KRISTIN DUDLEY, Realtor®
208-994-2585

