

THE PRONGHORN PRESS

Pronghorn Ranch Homeowners Association Community Newsletter



Next Summer Concert: Neon Circus Saturday, July 10th, 7:00 PM – 9:00 PM

Our first Summer 2021 concert was a blast, so let's do it again! Up next is Neon Circus, a Brooks & Dunn tribute band who has been touring the states since 2011. Neon Circus named themselves after the 2002 tour, Brooks & Dunn's Neon Circus and Wild West Show, and since their conception, RK Ford and Tim Johnson have been successfully booking festivals, theaters, parks, and private venues around the States. They live up to their name and deliver an amazing tribute show to one of the greatest country rock groups of the 90's thru 2010. We are so lucky and excited to invite this fabulous look-alike duo to our stage on July 10th. Show beginning at 7:00 PM.

Treat yourself to your own backyard concert at the Clubhouse and bring your appetite. Gringo's Tacos food truck and Dwayne's Divine Dogs will be vending food throughout the event! This concert will take up most of the Clubhouse parking lot, so we ask all members to be aware that additional parking is located across from the Clubhouse off Antelope Meadows Drive. For all popular events, please consider carpooling with your neighbors. Summer concerts are family friendly events with lawn games on the putting green. We cannot wait to see you all there!



Your Place to Call Home

7051 N Antelope Meadows Drive
Prescott Valley, AZ 86315
Phone (928) 775-0374
Fax (928) 458-5964

info@pronghornranch.com

WINTER HOURS

Pool – 7 Days, 8am - 8pm
Clubhouse – 7 Days, 8am - 8pm
Fitness Room – 24/7

SUMMER HOURS

Pool – 7 Days, 7am - 9pm
Clubhouse – 7 Days, 7am - 9pm
Fitness Room – 24/7

COMMUNITY OPERATIONS MANAGER

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EVENTS & COMMUNICATION COORDINATOR

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COMPLIANCE COORDINATOR

Keith Fry
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A Message from the Pronghorn Ranch Board of Directors

Dear Pronghorn Ranch Members,

So far, in 2021 we have welcomed 68 new families into our growing community. We know many newcomers are not only new to Pronghorn Ranch but to Arizona as well. We extend a warm invitation to all who may have transition questions to visit the Clubhouse and connect with our Pronghorn Ranch team for more information on anything HOA related or otherwise. We value our community connections, so stop by and introduce yourself. We are here to serve you.

Help us make our 2021 goal, to be a Firewise Certified Community by the end of the year. All we need is as little as 1 hour of documented yard clean-up work from most members or a few members to submit any detailed upgrades to their property. Your signed submissions will help us show we are doing our part to remove combustible materials thus maintaining our community's rank as one of the safest according to our State Prevention and Mitigation report. We currently rank in the "Low Hazard" category, but we are not yet Firewise Certified. If you are interested in more information on how to provide information or to get involved in our goal to be Firewise Certified, contact us at info@Pronghornranch.com or call (928) 775 – 0374.

We are planning on hosting our Annual HOA Meeting at 5:30 PM, September 29, 2021, meeting location TBD. From our homes to yours, we wish you all a safe and happy Summer.

Sincerely,

Your Board of Directors
Luther, Ben and Robin

Email the Board at board@pronghornranch.com
Contact Ben, our Founder, by email ben@pronghornranch.com,
or call him at 928-899-8050, and visit the Pronghornranch.com
Website for community and member updated information.

Meet Our New Summer Instructors



Meet Julia Bruce our Aqua Barre Instructor. Julia is a Pilates instructor with 7 years teaching experience working in Prescott and Prescott Valley. She has worked with teens through octogenarians and can modify movements for all levels of ability. Aqua Barre takes the same great toning exercises as Barre and puts them in water with a pool noodle for support. Water is especially easy to move in, and therapeutic for the joints - these classes promise to be excellent for your health and fun!

Meet Rachael Leuschner our Certified Kid's Yoga Teacher. Rachael became certified to teach Kid's Yoga after seeing the positive results of some basic yoga breathing exercises in her own classroom. Children's Yoga supports children in creativity, play, motor skill development, sense of identity, body image, personal safety, acceptance, emotions, stress, relationships, peer pressure, and success. Each session consists of a theme, concept question, breathing, discussion on the concept question, warm-up, yoga postures, game, partner-work, and relaxation.

Meet Kelly Winkels, our Summer Swim Instructor. Kelly is a certified Water Safety Instructor through both the American Red Cross and the YMCA. She also trains other swim instructors. She has been teaching swimming, among many other courses, for the last 14 years. Kelly loves watching kids and adults of all ages, learn to swim and be safe around the water!

Member Spotlight:

Dennis & Ginger Royalty

Dennis and Ginger Royalty became Pronghorn Ranch residents in 2016, charmed by the beauty of the West. The Royalties intended for years to move here after retirement in Indiana. For Ginger, it was teaching on a reservation in New Mexico shortly after graduation from Western Michigan University. For Dennis, it was growing up in Littleton, Colorado.

Ginger and Dennis searched five states on a long RV trip before selecting Prescott Valley and Pronghorn Ranch. They've had a big year, celebrating their 40th anniversary on May 30th and, in February, the birth of their first grandchild—Benjamin Andrew Royalty.

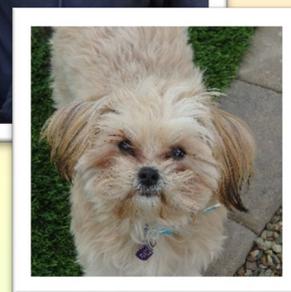
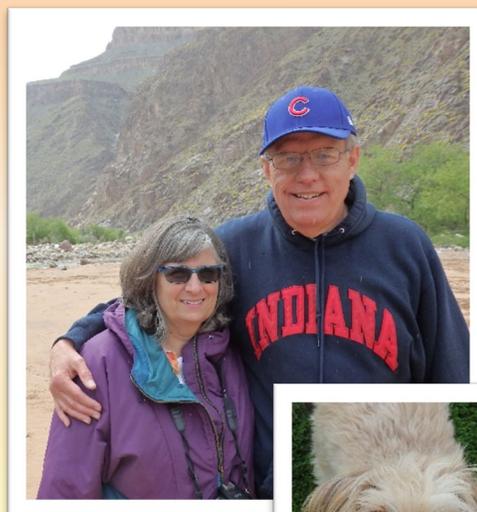
Both have been active within their communities. Ginger organized a tour of the Bronzesmith Fine Arts Foundry for the NewCATS group that welcomes new residents to the Quad Cities and hosted spirited games of Five Crowns for friends.

Dennis was part of the neighborhood committee that successfully opposed an attempt to locate multi-family housing at the front door to Pronghorn Ranch. He's the current leader of Euchre nights (6 p.m. on the second and fourth Thursdays at the clubhouse), and he's part of the Pronghorn hiking group on Mondays and Fridays.

Dennis also recently authored his first book, *"Tips and Tales: An Indiana Journalist Reflects on Craft and Career,"* which is available on Amazon.com. The book (edited by Ginger) includes life stories and advice for aspiring writers. An Indiana University Journalism graduate, he was a reporter and editor for 30 years, mostly with *The Indianapolis Star*, Indiana's largest-circulation newspaper.

Dennis and Ginger treasure their 5-year-old mixed-breed dog, Kenzi. Kenzi, an 8-pound dynamo, was among the last of more than 100 pups Ginger fostered for the Indianapolis Humane Society. Kenzi's adoption made her what is playfully known as a "foster failure."

Say hello to Dennis and Ginger when you see them walking Kenzi. And, yes, they pick up after her!



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Healthful Summer Tips

Staying hydrated during the summer in Arizona is critical. Dehydration occurs when you lose more fluid than you take in. You may not realize it, but in our dry heat, your sweat is evaporating constantly and quickly, so you must hydrate. It is helpful to get into the habit of bringing water wherever you go during our summer. Here are a few quick reminders to ensure fun and safe outdoor activities:

- Plan outdoor activities in the morning or after the sun sets
- Protect your skin with a wide-brimmed hat, and loose-fitting clothing with long sleeves
- Use sunscreen
- Protect your eyes with UV blocking sunglasses
- Take regular breaks to hydrate and cool off
- Check weather conditions every day



Pronghorn Home Sales

Best Nest Real Estate Team, Marj Melchior and Parker G. Wheeldon, are excited to announce their second office, conveniently located inside the Pronghorn Ranch Clubhouse open for appointments Tuesdays and Thursdays. **Marj** and **Parker** can help you find your dream home whether it is an existing home or a new build by **Pronghorn Homes** or other local builders. They can also provide you with a market evaluation of your home if you are thinking of selling. Their goal, to provide you with professional service and real estate knowledge to help you purchase a new home or maintain the equity in your home when you are ready to sell. Please call ahead to schedule an appointment at 928-237-5660. We look forward to serving you!

Both Marj and Parker offer **FREE** notary services to all Pronghorn Ranch members. Please call the number above or you can reach Parker at 928-583-4949 to set up an appointment at the Clubhouse.

Real Estate Market Information For Pronghorn Ranch

- Since January 1, 2021, 31 properties have sold compared to 32, at this time last year.
- The average sale price is currently \$501,618 compared to \$376,667 last year at this time. That's a market value increase of 33% .
- Due to high demand and low inventory, the average time on the market is 2 days, compared to last year at this time average time on the market was 48 days.



North Amenities Update

Construction Progress Update:

Paving is complete, light poles are up, gates are in place, parking spaces are set, as we continue making progress at the RV Storage facility. We have a few more details to address before we see any RVs parked in their spaces. We anticipate a soft opening with initially all spaces being uncovered. The canopy for the spaces to be covered will be the final phase of development.

The Fitness Clubhouse has been designed and will be submitted to the TOPV for initial review soon. There are general contractors providing preliminary feedback. Please feel free to come by the clubhouse to see the most current plans.

If you have any questions, please reach out to your team at the Clubhouse for updated information. Don't forget, if you are on the list and are currently parking your RV at your home to stop by and get your temporary parking ID emblem.

Dorn Homes



A new phase of lots has been released at Pronghorn Ranch within the Shadow Ridge community, made up of smaller lots. Dorn builds four flexible floor plans ranging from 1508-2226 sq. ft. New lots have been released within the Shadow Ridge community and are available for sale. All Dorn Homes feature The Organic Home and offer exclusive building science qualities. Dorn Homes offers the ability to add your personal touch by choosing your interior colorizing finishes, allowing you to have input in the design of your dream home in this intimate community. Open daily from 10am – 5pm 7891 Ramblin Ranch Rd Prescott Valley, AZ 86315 **928-237-2600** www.dornhomes.com

FOODIES

Featured Recipe: Lemon Raspberry Cake

By: Donna Werking

This easy [Lemon Raspberry Cake](#) is topped with delicious, cookie-like streusel and filled with juicy raspberries! A buttery and moist crumb cake that is perfect for summer!

Ingredients:

- ✓ 1/2 cup unsalted butter, room temperature
- ✓ 1 cup granulated sugar
- ✓ 2 large eggs
- ✓ 1 cup sour cream
- ✓ 1 tsp vanilla extract
- ✓ 2 cups cake flour
- ✓ 1 tsp baking powder
- ✓ 1/4 tsp baking soda
- ✓ 1/4 tsp salt
- ✓ 1/4 cup lemon juice, from 2 large lemons
- ✓ 1 tbsp lemon zest
- ✓ 2 cups fresh raspberries



For The Streusel

- 1 cup all-purpose flour
- 1/2 cup granulated sugar
- 1/2 tsp lemon zest
- 1/2 cup unsalted butter, room temperature

Instructions

Preheat oven to 350°F (180°C). Grease a 9-inch springform pan with butter and line the bottom with parchment paper.

In the bowl of a stand mixer fitted with the paddle attachment cream butter and sugar together until light and fluffy, about 4-5 minutes.

Add eggs, sour cream, and vanilla extract. Mix until combined.

In a small bowl combine flour, baking powder, baking soda, and salt. Add flour mixture to the batter and whisk until just combined. Add lemon juice and freshly grated lemon zest.

Pour batter into prepared springform pan and spread evenly. Top with fresh raspberries and spread evenly.

To make the streusel, combine flour, sugar, lemon zest, and butter in a bowl. Mix for 2-3 minutes until all the flour is incorporated and the mixture is no longer like sand and more like crumbly dough. Distribute the streusel evenly over the raspberries. Bake for about 55-65 minutes, or until a toothpick comes out clean. Let the cake rest for about 15 minutes then remove springform ring and let cool completely.

Summer Concert Kickoff: Voyager & Iconic Review

Our summer concert kickoff was an incredible night of music, friendship, and good vibes! Voyager debuted with their Journey Tribute and the bands alter-ego group known as Iconic finished off the second part of the night with favorites from 60's, 70's, & 80's. We could not have asked for a better night under the stars with our great community. So many new and familiar faces joined together on the Clubhouse lawn to enjoy good music and togetherness. We utilized all the additional parking behind and to the adjacent parking lot across from the Clubhouse off Antelope Meadows. We would like to thank everyone for being responsible and courteous towards one another and to the property! We are so excited to be able to continue to bring bigger shows to Pronghorn Ranch and to enjoy great music throughout the summer months. If you missed the show, you can [click here](#) to view concert pictures on our Facebook page. Do not miss the next concert July 10th - Neon Circus: A Brooks and Dunn Tribute Band.



New Event: Dive 'N' Movie & Pool Party

This Dive 'N' Movie event is for young adults, 13 years & older along with their chaperones. We will be airing a PG-13 movie on our 25 ft inflatable screen from inside the lap pool. Please bring your own chair, towel, floatie to watch a movie under the stars on a big screen while you float or lounge. **Movie will begin at 8:00 PM or when it is completely dark, Saturday, July 24th.** We ask that all who attend be respectful during the show so that all who attend may enjoy this fun new event. This is the first event like this at Pronghorn and if it is a success, we can continue to have summer outdoor movies "Dive-In Style".

Snacks and refreshments will be available on the patio outside the pool!



2021 SPECIAL EVENTS

- July 10th ---> Summer Concert Series
- July 24th ---> Dive 'N' Movie & Pool Party
- August 7th ---> Summer Concert Series
- August 20th ---> Vitalant Blood Drive
- September 4th ---> Summer Concert Series
- September 25th ---> National Good Neighbor Day
- October 3rd ---> Community Yard Sale
- October 31st ---> 2nd Annual Fall Family Festival
- November 6th ---> Holiday Craft Show
- November 11th ---> Veteran's Day Guest Speaker
- December 12th ---> Christmas Celebration with Santa & Carolers