



# PILLAR

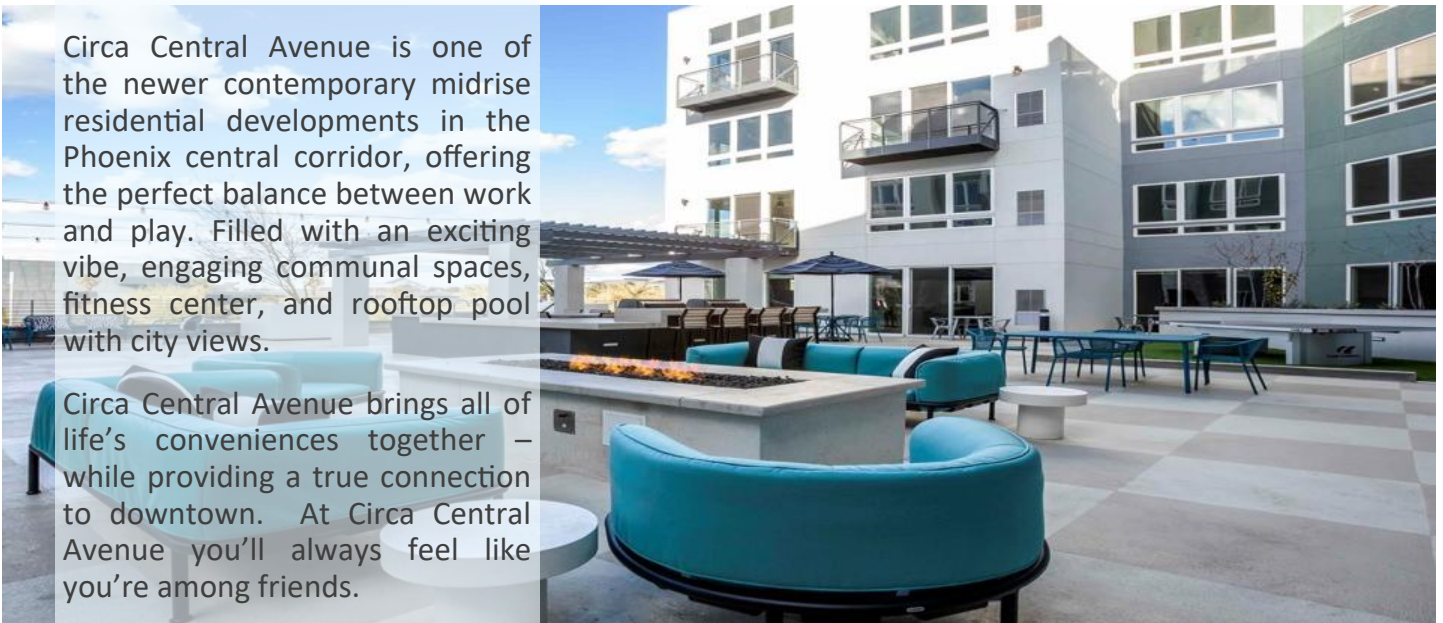
## COMMUNITIES

### ***Circa Central Avenue***

Summer 2026

Circa Central Avenue is one of the newer contemporary midrise residential developments in the Phoenix central corridor, offering the perfect balance between work and play. Filled with an exciting vibe, engaging communal spaces, fitness center, and rooftop pool with city views.

Circa Central Avenue brings all of life's conveniences together – while providing a true connection to downtown. At Circa Central Avenue you'll always feel like you're among friends.



### **Your Community Staff**

#### **Community Manager**

Jenny Avendano

#### **Assistant Manager**

Ruben Renteria

#### **Maintenance Supervisor:**

Alex Hackett

#### **Lead Maintenance Tech:**

James Cortright

#### **Porter:**

Edwin Rosa

### **Contact Directory**

#### **Office**

480-676-5969



Download our App **RENTCafe™**

When on the go, check out our RentCafe app and download on your Smartphone or Tablet. You can also opt in for text messaging to view your account balance and pay your rent.

### **Office Hours**

#### **Monday thru Friday**

9:00 am—6:00 pm

#### **Saturday**

10:00 am—5:00 pm

#### **Sunday**

11:00 am— 4:00 pm

### **We are Online**

[www.pillarcommunities.com](http://www.pillarcommunities.com)

[@PillarCommunity](https://www.facebook.com/PillarCommunity)

[Like us on Facebook](https://www.facebook.com/PillarCommunity)  
**Circa Central Avenue**

## Monsoon & Summer Pet Safety Tips

Summer in Phoenix brings sunshine, extreme heat, and monsoon storms. While the season can be beautiful, it is also important to take extra precautions to stay safe and protect your home, family, and pets during the summer months.

### Monsoon Season Safety Tips

Monsoon storms can arrive quickly and may bring strong winds, blowing dust, heavy rain, and localized flooding.

#### Before a Storm

- Secure patio furniture, umbrellas, decorations, and lightweight items on balconies or patios.
- Charge phones and electronic devices in case of temporary power outages.
- Keep flashlights and extra batteries easily accessible.
- Make sure windows and doors are fully closed when storms approach.
- Avoid parking under trees or near loose debris when possible.

#### During a Dust Storm

- If driving, safely pull completely off the roadway, turn off your lights, and wait for visibility to improve.
- Stay indoors and avoid going outside during high winds and blowing dust.
- Residents with allergies or respiratory conditions may want to keep windows closed and use air filtration if available.

#### Heavy Rain & Flooding

- Never walk or drive through flooded streets or washes. Flooding can happen quickly during monsoon storms.
- Use caution around parking lots, sidewalks, and stairways that may become slippery.
- Report any significant water intrusion or property concerns to the leasing office or maintenance team as soon as possible.

#### Power Outages

- Keep refrigerator and freezer doors closed as much as possible.
- Avoid using candles whenever possible and use battery-powered lighting instead.

### Summer Pet Safety Tips

Phoenix summers can become dangerous for pets very quickly, especially during periods of extreme heat and humidity.

#### Protect Paws From Hot Pavement

Sidewalks, asphalt, and artificial turf can become significantly hotter than the air temperature.

- Walk pets early in the morning or later in the evening when temperatures are lower.
- Stay on shaded paths whenever possible.
- If the pavement is too hot for your hand after a few seconds, it is too hot for your pet's paws.

#### Keep Pets Hydrated

- Always provide access to fresh, cool water.
- Bring water along during walks or outdoor activities.
- Watch for signs of dehydration such as excessive panting, lethargy, or dry gums.

#### Never Leave Pets in Vehicles

Vehicle temperatures can rise dangerously within minutes during Arizona summers, even with windows cracked.

- Never leave pets unattended in a parked car.
- Plan errands so pets can remain safely indoors whenever possible.

#### Balcony & Patio Safety

Balconies and patios can become extremely hot during the summer months and may not provide adequate cooling or protection from the heat.

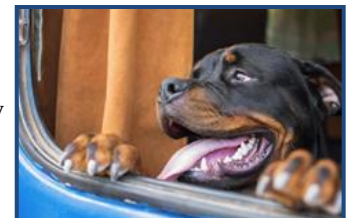
- Pets should not be left unattended on balconies or patios during periods of high heat.
- Be mindful that concrete, turf, and outdoor surfaces may become dangerously hot.
- During monsoon storms, strong winds and blowing debris can also create unsafe conditions for pets outdoors.

#### Watch for Signs of Heat Illness

Signs of overheating in pets may include:

- Heavy panting
- Weakness or difficulty walking
- Vomiting
- Excessive drooling
- Bright red gums or tongue

If you believe your pet may be overheating, move them to a cool area immediately and contact a veterinarian. A little preparation during the summer months can help everyone in the community stay safer and more comfortable all season long.





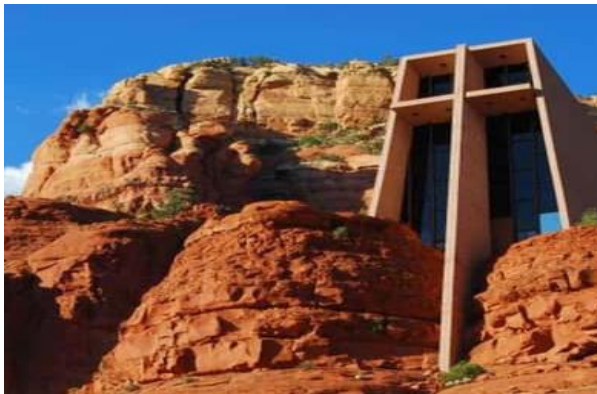
## Let's Get Together — June, July & August

**Ice Cream Social**— “Beat the heat: I scream, You Scream, Circa Screams for Ice Cream!” Please join us Friday, June 12th from 5:00-7:00pm in the Circa lobby to enjoy an ice cream treat.

**Pretzel & Beer Night**— “Twist, sip and mingle; It’s Pretzel & Beer Night in the Lounge!” Join us Saturday, July 11th from 4:30-6:30pm. Must be 21+ to enjoy the brews. *Available while supplies last.*

**Build-Your-Own Sandwich Bar**— You are invited to join us in the Sports Lounge Tuesday, August 18th from 4:00-6:30pm. Stack It Your Way: Let’s do lunch (for dinner) at the Circa Sandwich Bar!” *While supplies last.*

### Sedona: Open-Air Van Tour with a Local Guide and 6 Stops



See and learn about Sedona’s most iconic sights on a jam-packed open-air van tour. Ride with a local guide to enhance your experience, and make 6 stops for sightseeing, shopping, and eating.

### Highlights

- Explore Sedona’s history, sights, and shops
- Immerse yourself in the mystery and beauty of Sedona
- Make 6 stops while seeing views as you travel
- See Thunder Mountain, Cathedral Rock, and more

Stop mid-tour at trendy Uptown Sedona for an optional lunch in between the other stops along the tour.

From \$126 per person

For more information and to check availability: [Sedona: Open-Air Van Tour with a Local Guide and 6 Stops | GetYourGuide](#)

# Summertime at your Community Pool

- *Follow the posted rules.* We have rules posted inside the pool area. The rules ensure a safe, enjoyable environment for everyone so it's important to read, understand, and follow them. If you have guests, make sure they follow the rules, as well.
- For the safety of all residents and guests, please do not prop open pool gates at any time. Open or unsecured gates can allow small children to enter the pool area unsupervised, creating a serious drowning risk. Please make sure gates fully close behind you each time you enter or exit the pool area.
- Clean up after yourself. Glass bottles and alcohol are prohibited. You may bring snacks and refreshments, but don't leave wrappers, cans, or other debris behind; make sure to dispose of it properly in the nearest garbage or recycling bin.
- Don't share your pool access. The swimming pool is for residents. Inviting friends over is acceptable; there is a two guest limit per resident.
- Don't save too many chairs. It's generally frowned upon to save more than one or two extra chairs for your friends who haven't arrived yet.
- Make sure to have fun safely. Splashing and fun are allowed, but make sure that you and your guests aren't getting too rowdy or disturbing other people.
- Turn down the tunes. Not everyone wants to hear your playlist. Keep it low, and remember that young adults might be at the pool, as well, so songs with a lot of profanity might not be appreciated.

With the long, sunny days of summer just starting to unfold, another fun-filled season is upon us! By making sure you're following community rules and keeping pool etiquette in mind, you can help make sure your swimming pool remains a welcoming environment all summer long.



## Community Notices

### Our Community

**Concierge Services**—To assist your busy lifestyle, we offer concierge services! Contact us for local dinner recommendations and other area conveniences. We also have a few household items available for your use – step ladder, tool kit, and a first aid kit. Contact the office for more details.

**Pets**—Circa Central Avenue is a pet friendly community, but pets must be added to the lease before bringing them on the property. All pets must meet breed restrictions and weight requirements. All pets must be on a leash at all times and owners are required to pick up and dispose of pet waste properly. Please do not let your dogs urinate on the corners of the building. Thank you.

### Renewing Your Lease

Are you looking ahead and noticing that your lease is up soon? We would love to have you continue your residence here! Contact the office to renew your lease today. Please remember, the day after your lease expires your lease turns into a month-to-month lease which usually means higher month-to-month rent., so come in today and sign your new lease before the current one expires. Don't forget if you decide not to renew with us you need to bring us a 60 day notice to vacate in writing. We will miss you as residents and wish you good luck in the future.

### Pool Area

Please do not bring GLASS items of any type into the pool area. Glass is not allowed in the pool area at any time.

### Friendly Reminders

Quiet time hours are from 10:00pm to 8:00am daily. During this time we ask that you turn down the bass on your stereo, keep the volume on the stereos and TV's at a very low setting. Thank you for your support and continued cooperation.

Remember, front doors and hallways must be kept clean and clear of personal and storage items at all times.

### Free Rent

\*\*Could you use some extra cash to help pay your rent next month? Just refer someone to live in your community and once they move in, we'll give you a referral fee toward your next month's rent. It's as simple as that. Referral fees may increase from time to time so contact the management office for the latest details.\*\*