

SENDERA

Volume 7, Number 9

September 2012
Sendera Homeowner's Association

Official Community Newsletter

Acts of the Board

The Sendera HOA Board of Directors met on August 3, 2012 at the Sendera Swim Center. Complete minutes from the meeting will be posted on the Sendera web site as soon as they are approved.

During the owner's forum, a resident reported a problem with communication concerning a pool party that was scheduled and approved. This prompted a full review of the rules concerning use of the pool. Director Todd Moore will draft changes for the Board to consider. In the future, the Board will be copied on any approved parties.

The Architectural Control Committee is revising the form used to request approval for improvements to homes and landscapes. The form has been the same since Sendera was first opened. It needed to be brought up-to-date and made more user-friendly. The new form should be ready by mid-August.

Director Sally Iwanski has been working with Small World Lab on the completion of a template for a new web site. A demonstration for the Board was scheduled for August 15.

Yard of the Month awards were presented to three residents. Each received a small monetary award and was asked to display a sign in their yard.

The Board approved the purchase and installation of three pet stations. One will be placed on Norman Trail near the intersection with Zuniga. Another will be placed near the fenced retention pond on Bremner. The third will be on the north side of Davis Lane near the green belt area.

Sendera Recreation Committee News

Mark your Calendars

Submitted by Suzann Vera



All are welcome to attend Recreation Committee meetings. Any help is most appreciated- whatever your schedule allows. If you are unable to attend meetings, but would like to be placed on the Recreation Committee e-mail list for updates about neighborhood events, please e-mail suzannchili@sbcglobal.net.

Next meeting: Thursday September 6th 6:30pm at the pool - all welcome.

• **The Sendera Neighborhood Fall Garage Sale will take place Friday and Saturday September 21 & 22 from 8:00-1:00pm.** If you would like to participate on one or both days, just set up your stuff and help by hanging at least one sign. An ad will be placed in the Austin American Statesman and on Craig's list announcing the sale.

• **Tuesday October 2nd National Night Out Texas will take place this year from 6:00-9:00pm.** This evening is a great opportunity to meet your immediate neighbors and commit to helping law enforcement reduce crime in the community. Residents are encouraged to have a cook-out in their front yards, be involved in a block party, organize a neighborhood walk, and/or just sit out front and greet your neighbors.

• **Saturday October 27th Don't miss Cowan Elementary School's Fall Carnival from 11:00-4:00pm.** There will be food booths,

Continued on Page 3

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HOA WEB SITE

Sendera HOA Web Site: www.senderahoa.com

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Recreation Committee - (Continued from Cover Page)

games, vendors, and entertainment. Feel free to wear your Halloween costumes to this great event which gets bigger and better every year!

• **Judges are needed for the annual Halloween Decorating Contest!** Judges will drive the neighborhood at dusk on Saturday October 27th and award a prize to some of the Best Halloween Decorated Homes. Winners will be listed in the newsletter and on the Sendera website www.senderahoa.com. If you would like your house judged that evening- please have your decorations up and lights lit!

• **8th Annual Sendera Chili Cook Off and Fair**
Event Coordinator Wanted- contact Suzann

Sunday November 11th the Sendera Recreation Committee will host the eight Sendera Chili Cook Off and Fair in the parking lot by the pool from 12-2pm (The Cowboys play at 3:00pm). Judging will take place at 12:30PM at which time residents not participating as cooks can join in the fun with a "bottomless" cup to be filled at the chili booths (while it lasts), check out the vendors, enjoy entertainment and get to know your neighbors. Cash Prizes and trophies will be awarded for several categories of chili including: best red, best green, best booth, and fan favorite. If interested in entering the chili cook off or renting a vendor space please complete the entry forms included in the next issue of the newsletter.

• **The annual Christmas Decorating Contest and 4th Annual Bike Ride will take place on Thursday December 20th at dusk.** Special awards will be given to the best decorated homes and the winners will be featured in an upcoming newsletter and on the website. To enter the contest, please have your lights on! Forth annual Bike Ride through Sendera to see the Holiday Lights- all levels of cyclists are welcome and we finish the event with Hot Chocolate and cookies!

• **Join us for Christmas Caroling on Thursday December 20th.** Practice starts at 6pm with caroling beginning at 6:30pm. Meet at the corner of Whiteworth Loop and Raimes Run. All welcome. This is the last day of school for AISD students and starts Winter Break.

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Do You Have Reason to Celebrate?

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to let the community know!

Please Join Us

The Good Cookie Soiree

A girls' night out & silent auction for a cause

9.27.12
7-11PM



Gallery Black Lagoon, 4301 A Guadalupe Street, Austin, TX

It's time to get away from the grind, grab your girlfriends,
and get together for a good cause! Included in your ticket
price, enjoy....

*Appetizer buffet *Door Prizes

*Live Performance by Ryan Desiato

*A Special Selection of Sweet Treats *A Swanky Swag Bag

*Fun photos in the Say Cheese! photo booth

*An opportunity to take home some fantastic deals from the
silent auction!

All proceeds benefit Cookies for Kids' Cancer.

tickets available at www.austinsgoodcookies.com

Join Austin's Good Cookies and Cookies for Kids' Cancer in the mission to find a cure for pediatric cancer. Cookies for Kids' Cancer was founded by the parents of Liam Witt, who battled cancer for 4 years of his too-short life. Sadly, Liam lost his battle in January 2011 at the age of 6. Liam's parents continue their courageous fight against pediatric cancer on behalf of the 46 kids diagnosed with cancer every day! Cookies for Kids' Cancer is a 501(c)3 non-profit, donating all proceeds to researchers at top hospitals, including Texas Children's Cancer Center.





Yard of the Month is Back

Even with the drought, most of the yards in Sendera are still being well maintained. To recognize the efforts of residents whose yards contribute to putting our best foot forward to future homeowners, the HOA Board of Directors has authorized small monetary awards along with a sign to be displayed in the chosen yards.

Congratulations to the following recipients of the Sendera Yard of the Month Award:

4420 Walsall Loop
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Sendera Architectural Control Committee Guidelines Update 4/2012

Xeriscape Standards for Sendera

The Architectural Control Committee (ACC) has updated some guidelines to better reflect the needs of the Sendera community. The primary purpose of the ACC is to ensure that improvements made on properties in Sendera are tasteful, do not detract from property values, the livability and/or value of our neighborhood, and are in balance with the architecture, needs and desires of the Sendera community.

Xeriscaping means using native and adaptive plants that can grow and sustain themselves with low water requirements and tolerate heat and drought conditions. The City of Austin is vigorously promoting xeriscaping for resource conservation and environmental protection.

The advantages of Xeriscaping include:

- Substantial cost savings on water bills
- Conservation of diminishing water resources during drought periods
- Prevention of pollution of surface and ground water from environmentally harmful runoff.
- Reduced yard maintenance requirements.
- Pride in knowing you are doing something substantial to protect our fragile environment.

Sendera OA will generally allow variances to the requirement for full green lawn (turf) areas of available front yard space. Sendera OA will require that at least 25% of the visible lawn area contain a turf grass. The definition of the "visible lawn area" of the property is measured from the garage or front door, whichever is furthest from the street, forward to the back of the curb at the street. The Architectural Control Committee should be contacted if you have questions regarding the turf area calculation.

If that variance is granted, non-turf areas can contain decomposed granite, ground hardwood mulch, crushed limestone, flagstone, loose stone material, or any other Sendera ACC approved material for a ground cover that is maintained to prevent weed growth without using toxic or environmentally harmful chemicals. Concrete surfaces should be limited to driveways, patios, and sidewalks only.

It is recommended to use plants adapted to the pH soil conditions created by the non-turf materials used. i.e., don't use acid loving plants along with alkaline crushed limestone covering, whereas acid loving plants would do well with a ground hardwood mulch covering and native plants would do well with limestone or crushed granite. Sickly and dying plants must be removed or replaced.

Hardscapes can include (subject to ACC approval) large boulders, or other natural materials that are used as part of xeriscape landscaping design.

For public safety, it is recommended that no plant with thorns, spines, or sharp edges be used within 6' of the public sidewalks or clear zone. The term "clear zone" is used to describe the generally flat

and unobstructed area that is provided beyond the travel lanes, per the City of Austin Transportation Criteria Manual. In addition, no plants higher than 18" should be planted in the sidewalk strip area as this constitutes a visual safety hazard to pedestrians and drivers.

Perennials which die back during winter should be cut back to remove dead materials during winter. This includes most ornamental grasses and other flowering perennials which go dormant to the ground in winter.

Residents should seriously consider converting the sidewalk strip areas (between sidewalk and curb) from turf grasses to xeriphytic areas as these areas are difficult to water without street runoff.

Non-turf planted areas must be bordered to define the xeriphytic area clearly from turfed areas. Xeriscaped areas must be kept maintained at all times (plants trimmed and thinned, weeded, and borders edged) to ensure an attractive appearance. No plants may encroach onto sidewalks, curbs, or streets.

For information and recommendations on plants to use, pick up a copy of the City of Austin's booklet *Native and Adaptive Landscape Plants*, an *Earth Wise Guide for Central Texas*, commonly known as the "Grow Green" book. These are free at any garden center, plant nursery, and are now online at www.growgreen.org. This booklet contains photos and a wealth of information about plants from "Trees to Turf" that are recommended for our area in order to

have "water wise" landscaping.

Summary of Enforcement Guidelines for the Sendera ACC:

- Allow variances for xeriscaping as long as 25% of publicly visible area (see definition above)
- is turfed and all other guidelines below are met.
- Non-turf planted areas must be bordered to define the xeriphytic area clearly from turfed areas.
- Xeriscaped areas must be kept maintained at all times (plants trimmed and thinned, weeded, and borders edged) to ensure a reasonably attractive appearance.
- No plants may encroach onto sidewalks, curbs, or streets.
- No plant with thorns, spines, or sharp edges should be used within 6' of the public sidewalks
- (clear zone).
- Sickly and dying plants must be removed or replaced.
- Perennials or ornamental grasses which die back in winter must be cut back to remove dead areas.
- Certain plants determined by the City of Austin to be invasive cannot be planted in Sendera. (See the City of Austin "Grow Green" book. (Most common examples include berrying forms of Nandina, running varieties of bamboo, Ligustrums/Privet, Photini, Vitex, and Chinaberry Tree)

All visible landscaping changes in Sendera must complete a Sendera ACC architectural review and be approved before any work is commenced or changes made.

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Teenage Job Seekers

	Baby Sit	House Sit	Pet Sit	Yard Work	Tutor/Music Lessons	
Taylor, 17	•	•	•			280-3883
Joshua, 14	•	•	•			280-3883
Iliana, 14	•	•	•			288-3386
Haley, 16	•	•	•			699-6426
Lindsey, 16	•	•	•			410-9146
Jenna, 13	•	•	•			292-4860
Kimberly, 12	•	•	•			280-8548
Matthew, 15	•	•	•			280-9039
Emily, 16	•	•	•			280-6197
Chelsea, 19	•	•	•			626-227-3758

Important Notice to All Sendera Teenage Job Seekers

The Teenage Job Seekers listing is offered free of charge to Sendera teenagers looking for work opportunities. With your parent's permission, you may send your name, age, contact information and job interests to newsletter@senderhoa.com. To appear in the next issue of the newsletter, your information must be received by the 8th of the month.



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Watermelon Lime Cocktail

Summertime in the evenings ... watching the sunset, feeling the breeze, enjoying the end of the day. Put this in your hand and your enjoyment level will increase! It's light, refreshing and really flavorful!

Ingredients:

- 1 C seedless watermelon, cubed
- 1 t sugar
- 2 oz Vodka {I love Tito's}
- juice of 1 lime
- splash of beer
- lime and watermelon wedge as garnish



Directions:

In a tall shaker muddle the watermelon and sugar together until well mixed and very juicy. Fill a glass with crushed ice then drain the watermelon liquid into the glass {it should fill it 2/3 full}. Add 2 oz vodka, lime juice and splash of beer. Mix and sip... delicious!

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