

HOME *on the* RANCH

VOLUME 7 ISSUE 2

FEBRUARY 2013



Brookside • Casitas • Champions • Creekside • Enclave
Granite Shoals • Glenfield • Greens Highlands • Landing • Morningside
Overlook • Parkside • Reserve • Waters Edge • Westchester



Happy Valentine's Day!

2013 Is Going to be a Great Year for Austin Home Sales!

Austin-area home sales jump 23% in November, Source: statesman.com

In its best November showing in five years, the Central Texas housing market saw sales of existing homes soar 23 percent last month, compared with the same month last year, the Austin Board of Realtors said Thursday.

The article that was published in the Statesman predicts a good year for the Austin Housing Market in 2013.

Based on how busy we were over the Holidays we can really say that people are moving to Austin and they all know about Avery Ranch! We definitely have a great reputation and an amazing location.

With the City growing and the traffic getting heavier on the 620 corridor, our area is becoming more and more desirable!

All of you have seen the construction going on around the Avery Ranch Community. Staked Plains is opening to the Park and Ride and to the shopping area along Lakeline Mall. Prices are increasing to the \$300's and \$400's in our neighboring community of Northwood due to increased land costs. This brings your home's value up as well! This trend is likely to continue in Austin and nationwide.

For those of you that have out grown your square footage, come see The Hillary Plan. It is a 5 bedroom with 3 full baths and a gameroom and study. You will see wood floors, granite countertops and stainless steel appliances. And for those empty nesters, come see Pat Fulford at Ingleside. The nicest Townhomes in Austin with quality finishes that you would expect in a upper-end home. Plus you will still have access to our terrific neighborhood amenities.

We wish you and your families a very Prosperous and Happy New Year!

Raquel Atwell & Pat Fulford

Glenfield Avery Ranch Ingleside



Most recent sales in Glenfield:

The Lily 2204 sq. ft. \$260,587
The Hillary 2568 sq. ft. \$269,000
The Preston 1863 sq. ft. \$258,870

Available Homes at Glenfield:

The Cartier 3 bed, 2 baths, 1 story \$241,412
The Holly 3 bed, Study, 3 baths \$250,900
The Hillary 5 bed, Study, 3 baths, 2 living, \$286,031

Recently Closed:

The Mirabella 1909 sq. ft. \$229,000
The Bellamy 1698 sq. ft. \$215,000

Available Homes at Ingleside:

The Adeline 3 bed, 2.5 baths, \$206,600
The Chateau 3 bed, 2.5 baths, \$234,700
The Mirabella 4 bed, + Loft, 2.5 baths, \$229,500

Glenfield Sales Consultant:

Raquel Atwell • 218-4881
ratwell@drhorton.com



Ingleside Sales Consultant:

Pat Fulford • 716-0886
pkfulford@drhorton.com

Prices, plans, features, options and co-broke are subject to change without notice. Additional restrictions may apply. Square footages are approximate. February 2013 DRH©

Avery Ranch Calendar

HOA Monthly Board Meeting

NEXT MEETING - MONDAY, FEBRUARY 11TH

Board Meetings are held on the 2nd Monday of each month at 7pm, except for holidays. Board members will meet on these dates to discuss issues related to Avery Ranch. Agenda can be found on the Avery Ranch Website in the discussion forums section no later than Friday prior to the meeting. If you have an item you would like discussed during one of these meetings, please contact Alliance Association Management, Inc. at 347-2888. The location for meetings is at the Morningside Amenity Center.



Upcoming Avery Ranch Events:

Mardi Gras Adult Happy Hour

**FRIDAY, FEBRUARY 8TH FROM 7 TO 10 P.M.
SUNSET GRILL AT AVERY RANCH GOLF CLUB**

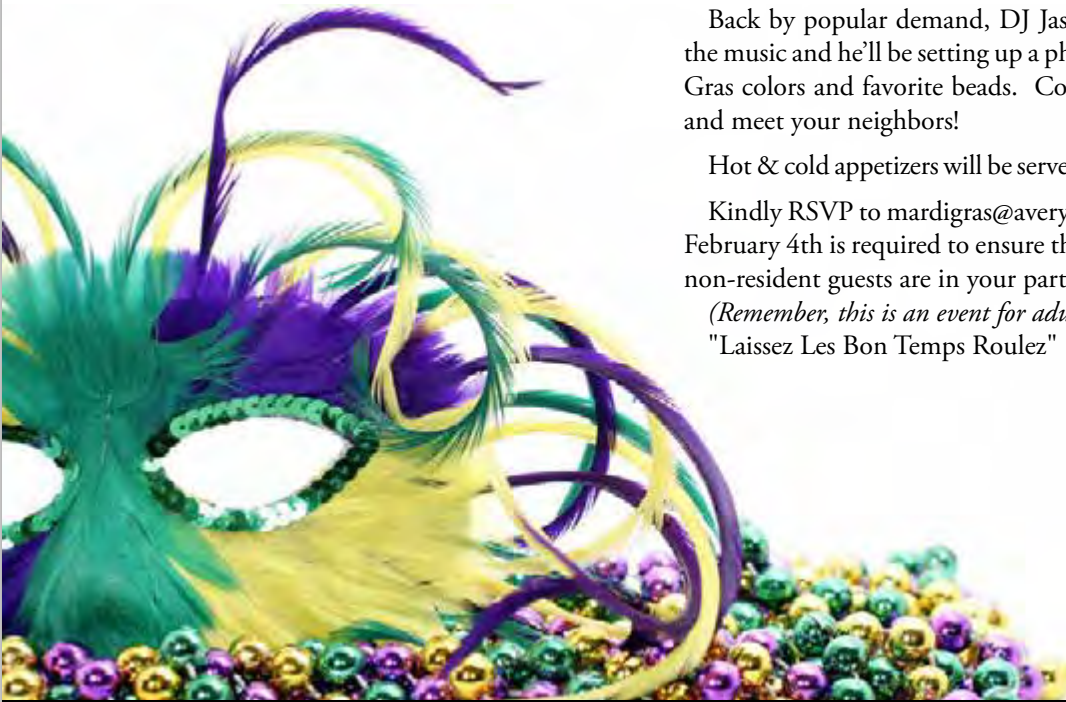
Back by popular demand, DJ Jason Lynum will be providing the music and he'll be setting up a photo booth. Wear your Mardi Gras colors and favorite beads. Come on out for a fun evening and meet your neighbors!

Hot & cold appetizers will be served. A cash bar will be available.

Kindly RSVP to mardigras@averyranchhoa.com. An RSVP by February 4th is required to ensure that we have adequate food. If non-resident guests are in your party, a donation is appreciated.

(Remember, this is an event for adults only.)

"Laissez Les Bon Temps Roulez" Let the good times roll!



HOME ON THE RANCH

BOARD MEMBERS

PRESIDENT

Steve Roebuck..... steveroe@AveryRanchHOA.com

VICE PRESIDENT

Marc Boucher..... marcoucher@AveryRanchHOA.com

SECRETARY

Khrist Mire khristmire@averyranchhoa.com

TREASURER

Steven Pierce..... steven.pierce@AveryRanchHOA.com

RESIDENT BOARD MEMBER

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RESIDENT BOARD MEMBER

Lance Goldsmith b.lance.goldsmith@gmail.com

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RESIDENT BOARD MEMBER

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Robert Betts Rbetts@AveryRanchHOA.com

RESIDENT BOARD MEMBER

Robert Cummings.. robert.cummings@AveryRanchHOA.com

D.R. HORTON

Tom Moody..... TEMoody@drhorton.com

AVERY RANCH HOA WEBSITE

Visit the Avery Ranch HOA website at AveryRanchHOA.com

FOR QUESTIONS OR CONCERNS

For questions or concerns in your neighborhood contact
our Property Manager and HOA Board at GetHelp@
AveryRanchHOA.com.

IMPORTANT NUMBERS

EMERGENCY NUMBERS

EMERGENCY 911
Fire..... 911
Ambulance..... 911
Sheriff – Non-Emergency 512-943-1300

SCHOOLS

ROUND ROCK ISD

Patsy Sommer Elementary 704-0600
..... 16200 Avery Ranch Blvd.
Elsa England Elementary School 704-1200
..... 8801 Pearson Ranch Road
Cedar Valley Middle School..... 428-2300
..... 8139 Racine Trail
McNeil High School..... 464-6300
..... 5720 McNeil Dr.

LEANDER ISD

Rutledge Elementary..... 570-6500
..... 11501 Staked Plains Dr.
Stiles Middle School 570-0000
..... 3250 Barley Rd.
Vista Ridge High School..... 570-1800
..... 200 S. Vista Ridge Dr.

UTILITIES

City of Austin Water 512-494-9400
Perdernalles Electric..... 512-219-2602

TEXAS GAS SERVICE

Custom Service..... 1-800-700-2443
Emergencies..... 512-370-8609
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Billing..... 1-800-858-7928

TIME WARNER CABLE

Customer Service 512-485-5555
Repairs..... 512-485-5080

Solid Waste Servies..... 512-494-9400

NEWSLETTER INFO

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PUBLISHER

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Advertising..... advertising@peelinc.com



From our HOA Board

By Steve Roebuck, AROA President

I know it may seem early, but this year the HOA will not be as lenient with lawns that are in need of maintenance as we have been in the past. Curb appeal is what sells a neighborhood and helps maintain property values. If you have a problem lawn, there are xeriscape options that may be your answer. Xeriscaping can improve the looks of your home, may require less maintenance than grass and is friendly to the environment and pocketbook due to the reduction in the amount of watering. Remember to file an ADRC request prior to installing, and review our guidelines found under the "Important Documents" section of www.AveryRanchHOA.com. If your lawn is prone to weeds, now is the time for the pre-emergent weed killer that will help with that problem. If you are not inclined to maintain your lawn, there are many lawn services that can do an excellent job for you. Usually for less than 100/month your lawn can be brought to pristine condition in little time. Act now and avoid the headaches of dealing with getting that lawn into shape once it falls into disrepair.

HOA Recognition

The Avery Ranch Homeowners Association are giving a shout out to the Avery Ranch Social Committee and to our community event sponsors Rudy's Country Store, Randolph Brooks Federal Credit Union, Mighty Fine Burgers, G's Dental Studio, Campbell Dental and Peace Frog Carpet Cleaning!!

They continue to make our neighborhood activities possible!

Shout Out!



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Avery Ranch Garden Tour Set For 2013

SATURDAY MAY 18, 2013 10AM-2PM

Yes, it's only February, but it's time to be planning for and thinking about the 6th Annual Avery Ranch Garden Tour to be held on Saturday, May 18th. First and foremost is rounding up volunteers to place their yards and gardens on the Tour. OK, admittedly our yards are not looking good in February, but spring is just around the corner and we all look forward to the garden renewal that goes with the new growing year. We have been privileged to have had wonderful garden hosts in years past and hope to see a lot of new hosts on the Tour for this coming year. We can take up to 10 gardens in total, so don't miss out!

Once again, Bob and Lana Beyer, Social Committee members from Morningside, will be chairing this event. Please contact them at 512-238-6732 or txbeyer@austin.rr.com if you would like to participate as a garden host for the Tour this year. We are on the lookout for new yards to feature so may contact you first. It is easy, enjoyable, and we will be glad to provide further information about being on the Tour. We emphasize

that this is NOT a competition, but a social event where we can get out and meet our neighbors, share and get new ideas by seeing what our neighbors have done in response to water restrictions and the gardening challenges we face..

Due to our continuing drought and emphasis on xeriscaping and water-wise gardening, we will continue this theme for the Tour again in 2013. Please visit the Avery Ranch Garden Tour web page at www.centraltexasgardening.info/artour.html to learn more and see pictures from the 2012 Tour. As garden hosts emerge, their gardens will be highlighted on this page.

If not hosting, you won't want to miss taking the Avery Ranch Garden Tour so put May 18th on your calendar for a fun-filled day. We scheduled it so as to not conflict with Memorial Day weekend. All Avery Ranch residents and their guests are welcome on the Tour. More information will be forthcoming in the March – May editions of Home on the Ranch.



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eat" St. Louis
Ribs

3rd Annual Tuesday February 26th

6:30 - 9:00 PM

Rib Eating Contest 7:30 - 7:45 PM

- ★ Round Rock I-35: Round Rock High School
- ★ 620 Four Points: Vandegrift High School
- ★ 360 South: *Defending Champions* Westlake High School
- ★ 183 North: Anderson High School
- ★ Former Longhorns & current NFL players will serve as honorary "Rib Eating Coaches"
- ★ Help local high school teams as they compete for the "Rudy's Golden Rib Trophy" for most ribs eaten!

20 "All you can eat for St Louis Ribs only. All drinks, sides, desserts, and other meats are at regular price and are not part of charitable proceeds. Please no sharing of "All you can eat St. Louis Ribs" - it's for a good cause folks! Offer not included for take home orders.



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Formation of an Avery Ranch Swim Team

Swimmers, Avery Ranch is about to become an even better pond to live in!

By Traci Whitney

At the December HOA Board meeting, a summer league swim team for our neighborhood was approved for a probationary season in 2013! This move promises healthier kids, better swimmers, a stronger community and the development of a program which should become one of the many big benefits of living in Avery Ranch.

The flagship Avery Ranch Swim Team will be using a portion of the Morningside Amenity Center (MAC) pool for practices and the complete facility to host two Saturday morning swim meets over the duration of the season. We are so pleased to have also been extended a probationary membership in the Austin Aquatics League for 2013 - a established group of swim teams that match our community demographically and geographically, including Balcones Woods, Forest Area, Great Hills/Jester Estates/Lakewood, Twin Creeks Country Club, Westover Hills and the Jewish Community Center. We are the 7th team in this outstanding organization.

In the coming months, information regarding registration will be coming your way, including participation fees. There will be six age groups for each gender – 6 years and under, 7-8, 9-10, 11-12, 13-14, and 15-18 years old. The age group in which a child swims is determined by their age as of May 1st. In our first year, we anticipate limiting our team enrollment to the first 100 Avery Ranch resident children and do anticipate filling quickly, so be ready to act fast and save these important dates on your calendar NOW. Swimmer evaluations will begin the week of

April 15th (your child must be able to swim the length of the pool) and after school practice will span Monday - Thursday April 22nd - June 6th, followed by morning practice Monday - Friday June 10th - June 29th. There will be no practice May 24th, May 27th, June 7th, July 3rd and July 4th.

The success of summer league swim teams is primarily dependent on the efforts of community volunteers. We anticipate a total of six (6) meets this coming year, including CHAMPS at the UT Swim Center. To be able to do this, we'll require around 100 volunteers for every swim meet! At least one parent of a swimmer is expected to volunteer at every meet in which their child participates. An even better way to be in "the know" on the Swim Team's development is to volunteer to serve on the Swim Team Board of Directors.

And finally...every swim team needs a FABULOUS mascot and we'd love to get your ideas! Please submit your mascot ideas, general questions, interest in serving on the Avery Ranch Swim Team Board of Directors or interest in team sponsorship to arswim@averyranchhoa.com. The Swim Team Board will convene in January, finalizing the written agreement with the HOA, adopting bylaws, beginning the search process for coaching staff and drafting a preliminary budget. It promises to be a fun and rewarding commitment!

Thank you in advance for your support.



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HOME ON THE RANCH



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Social Committee Help Wanted

Avery Ranch residents, do you enjoy and participate in the activities put on in the community by resident volunteers?

These activities include: Adult Mardi Gras Happy Hour, Spring Egg Hunt with visit from the Easter Bunny, Spring Crafts Bazaar, twice a year neighborhood Garage Sales, Garden Tour, Adult Luau, July 3rd events, Harvest Hayride & Costume Contest, Movie in the Park, Holiday Sleighride and visit from Santa along with New Resident Meet & Greet and hand delivery of Welcome Wagon bags.

If your answer is YES, then we need your help.

Less than 2 dozen people offer their time volunteering and assisting with coordination of events throughout the year.

Without an increase in the level of volunteerism, the community is in danger of shortening our list of events. The most popular events (ie.. Spring Egg Hunt, Holiday Sleigh Rides and July 3rd events) are the most labor-intensive, hence in most need of volunteers.

We know everyone has a busy lifestyle which makes volunteering a hard commitment.

Volunteers come and go as circumstances arise so having a fuller roster makes all tasks lighter.

We welcome you to our monthly meetings, held the first Thursday of every month from 7-9 PM at the MAC.

Please consider coming out and joining us! Email us at ARSC@AveryRanchHOA.com for information.



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HOME ON THE RANCH

Go paperless with your HOA quarterly statement!

Want to save homeowners \$6,000 annually? That is the postage expense incurred by the HOA to mail your quarterly paper statements. Opt to receive your quarterly statement electronically. To register for this free service, visit www.estmt.net. Then watch out for an email notification that your HOA quarterly statement is ready for viewing, you'll need to log-on to the site to confirm your request for electronic billing.

Save yourself some money with Direct Draft

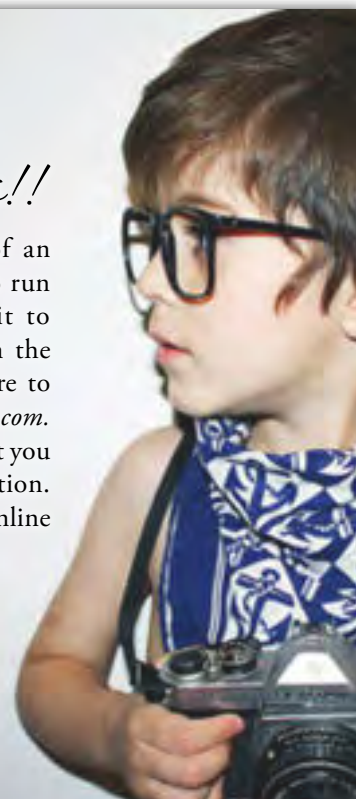
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Qtr Fee changes	Will adjust automatically		Must login and change

To register, contact Alliance for a form by mailing sperez@allianceonline.net or reach them at telephone number 512-347-3001. Ask for a Direct Debit form.

SEND US YOUR

Event Pictures!!

Do you have a picture of an event that you would like to run in this newsletter? Send it to us and we will publish it in the next issue. Email the picture to ARNEWS@AveryRanchHOA.com. Be sure to include the text that you would like to have as the caption. Pictures will appear in color online at www.PEELinc.com.



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Wine, Bourbon and Food Tasting

FEBRUARY 23, 2013 * 6:30PM
AT ROGER BEASLEY MASERATI OF AUSTIN
12925 POND SPRINGS ROAD, 78729

Benefiting Dell Children's Medical Center

Northwest Austin Circle of Friends presents our 14th Annual CHEERS for Children event benefiting Dell Children's Medical Center of Central Texas. This exciting event, a premier wine, bourbon, and food tasting, will be held Saturday, February 23, 2013.

Your are invited to join us for an exciting evening filled with premier wines, select bourbons, delicious cuisine from local restaurants, great live music, and a variety of fun and games - all included in the ticket price - as well as live and silent auctions with uniquely tempting items. And, held at a new venue this year, the Roger Beasley Maserati showroom in Northwest Austin is sure to add an extra level of excitement!

All funds raised benefit Dell Children's Medical Center and The Texas Child Study Center Endowment. Additionally, proceeds are 100% matched by a generous donor!

Tickets are available online for a discount until Feb. 21 or can be purchased at the door. For more information go to DellChildrensCircleofFriends.org (listed under "upcoming events"). Or contact Karen Peoples, Chairman NWA COF, at klpeoples@austin.rr.com or (512) 563-2927.

* The Texas Child Study Center, the mental health program at DCMC, is a collaboration between Dell Children's and The University of Texas which treats children and adolescents with emotional, developmental and behavioral challenges. With your support, this facility will develop disease-specific evaluative and interventional programs to address disorders such as eating and anxiety, as well as attention deficit hyperactivity disorder (ADHD), autism, depression, and other mental health issues.



SUDOKU

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The goal is to fill in the grid so that every row, every column, and every 3x3 box contains the digits 1 through 9. Each digit may appear only once in each row, each column, and each 3x3 box.

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Community Events

Challenger School Open House Events

Challenger School is opening its second campus in Texas in Round Rock soon!

Come visit the Avery Ranch Campus during the Saturday Open House events on February 2nd and March 2nd from 10 a.m. to 3 p.m.

We also hold open houses during school hours so parents can see the students' excitement, focus, fun and achievement for themselves. We'll be having them on February 7th, Thursday and February 15th, Friday.

Visit ChallengerSchool.com for campus locations or call us at 512-341-8000.



CHALLENGER
SCHOOL

YOUR COMMUNITY, YOUR VOICE

Do you have an article or story that you would like to run in this newsletter? Send it to us and we will publish it in the next issue. Email your document to ARNEWS@AveryRanchHOA.com.



FOR YOUTH DEVELOPMENT
FOR HEALTHY LIVING
FOR SOCIAL RESPONSIBILITY

GET IN THE GAME

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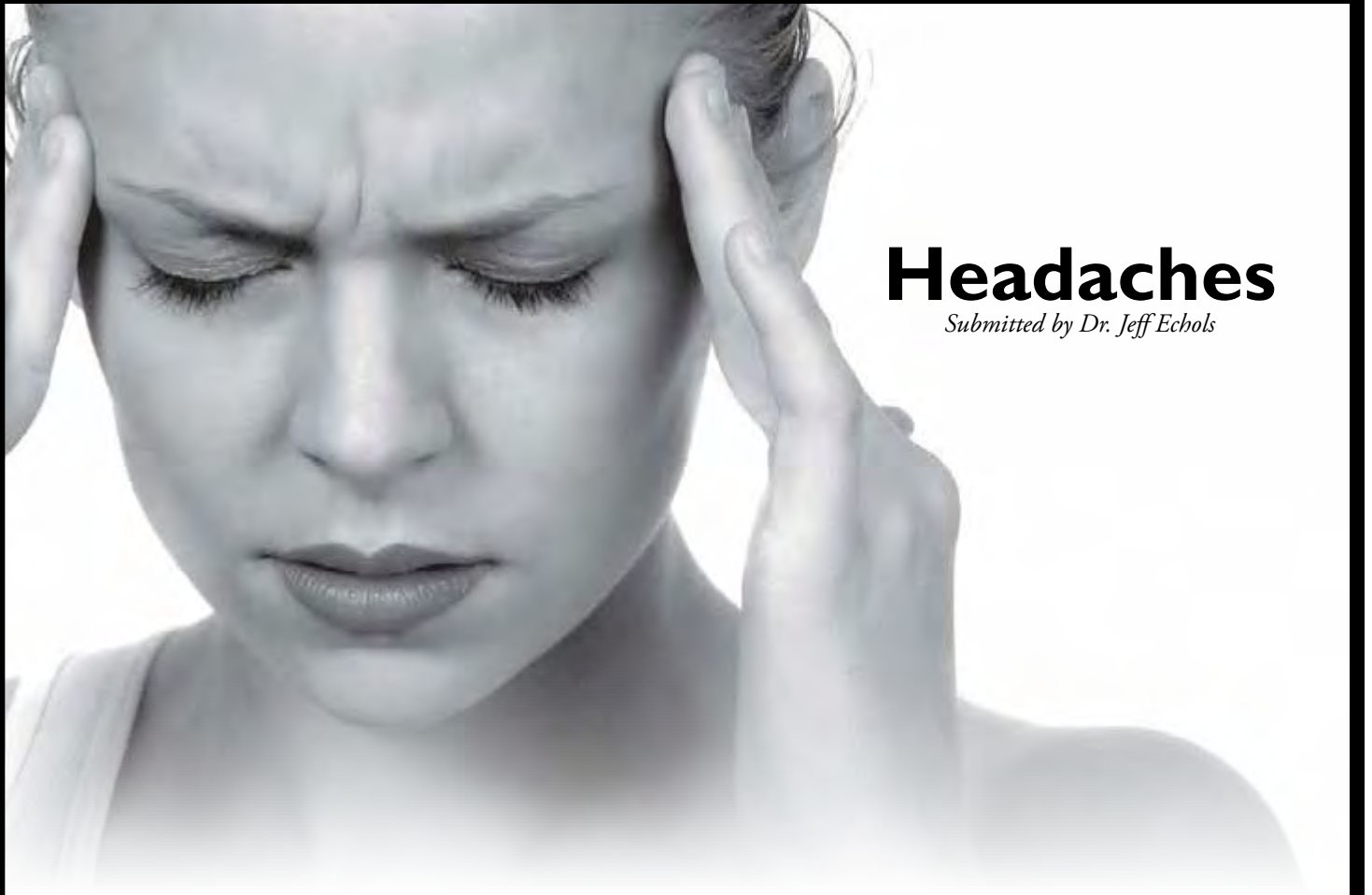
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Headaches

Submitted by Dr. Jeff Echols

I've been treating headaches for over 25 years and I believe they are very misunderstood by the general public.

It's only human nature to have a reason for why something is occurring, so when people get a headache they usually try to determine the reason for their headache. Some of the reasons I hear are quite amusing. "My husband gives me a headache, ...my boss, ...my kids." "I sit at a computer all day and THAT is the reason I have a headache." Sometimes people think that headaches are just normal and everyone gets them. I can assure you that headaches are not normal. Headaches are a sign that there is something wrong. Just like all symptoms are signs that something is wrong.

Headaches can be caused by a lot of different things. They can be caused by exotic and dangerous things like a brain tumor, but more often they are caused by common things. The most common reason is pressure on the nerves of the neck that radiate back into the head. When the bones of the spine are misaligned it will put pressure on the delicate nerves that exit the spine. This will in turn cause the muscles of the neck and shoulders to become

tight and develop knots in them. You can actually reach up and feel the knots in your muscles. These knots are not normal and are a sign of spinal misalignment and soft tissue damage. Once the spinal misalignments are corrected the muscles relax more and the headaches are gone. Just for fun, I sometimes ask a headache patient when was the last they had a headache, once they have had their spine corrected. They will usually say something like "Gosh I haven't had a headache in months". I will ask them if they got divorced and they will look at me funny and say "NO, why?" You said your husband was the cause of your headaches! "Oh I guess I was wrong!"

So headaches are not normal, but are very common. They're usually caused by nerve pressure built up in the neck which causes tight muscles in the neck and shoulders. They can usually be corrected with gentle chiropractic therapy. You should get this checked even if the headaches are mild because if the bones of the spine are misaligned it will cause arthritic changes to form in the bones of the spine which will limit your ability to move and bend as well as other difficulties. Be proactive about your health.

HOME ON THE RANCH

Heart Healthy Lifestyles

By: Concentra Urgent Care

Approximately every 60 seconds, an American will die from a coronary event. According to the American Heart Association (AHA), an estimated 71 million Americans have some form of heart disease, the most common being high blood pressure. And most of these problems are self-created by poor lifestyle choices.

WHAT CAN YOU DO TO LIVE HEART HEALTHY? THE AHA RECOMMENDS:

- Eating a healthy diet
- Lean, skinless meats and poultry
- Fat-free, 1% fat, and low-fat dairy products
- Avoid foods containing partially hydrogenated vegetable oil or added sugars
- Avoid foods high in dietary cholesterol
- Prepare foods without added salt, saturated fat, and trans fat
- Exercising regularly
- 20-to-60 minutes per day, 3-to-5 times per week
- Avoiding tobacco products and tobacco smoke
- Limiting your alcohol intake
 - Women: 1 drink per day (maximum)
 - Men: 2 drinks per day (maximum)

In addition to poor lifestyle choices, heredity plays a factor in heart

disease, too. It is therefore important to know your family history to help identify familial risk factors and help prevent the development of certain familial illnesses.

WHAT SHOULD BE INCLUDED IN A FAMILY HISTORY?

- Any known congenital or hereditary disorders
- Major illnesses
- Chronic ailments or risk factors
- Smoking
- Obesity
- Alcohol problems
- The cause and age of death of any deceased relatives
- Childhood conditions
- Major illnesses
- Vaccinations
- Surgeries
- Treatments, especially those involving radiation

For more information on living a heart healthy lifestyle, you can contact your health care provider or visit the American Heart Association's Web site at www.AmericanHeart.org.

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"My children are learning things I never imagined they could learn at this point in their lives. My preschooler can write his name and recite his alphabet and numbers. I also have a 15-month old who is learning his shapes and colors. It's just amazing how much Primrose is teaching my children."

— Jude & Ethan's Mom, Primrose Parent

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Tips

By USPTA/PTR Master Professional
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THE TWO-HANDED BACKHAND VOLLEY

In previous newsletters, I offered tips on how to hit a forehand groundstroke, a two-handed backhand, one-handed backhand and a forehand volley. In this issue, I will give you instructions on how to execute a two-handed backhand volley for a right hander. This stroke is used whenever the player is forced to hit a ball in the air. In these pictures student Mindy Custer demonstrates the proper form and technique. Photos by Charlie Palafox.

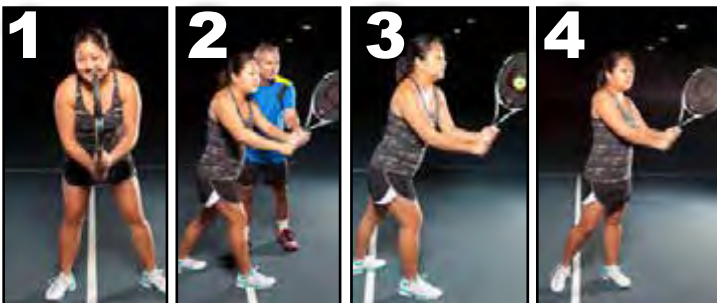
Step 1: Ready Position: The body is facing the net. The right hand is holding the end of the racket in a forehand grip position and the left hand is next to the right hand. The left hand is holding the racket slightly tighter than the right hand. Feet are a shoulder width apart and the body is in equal balance. For beginners it is okay to use the forehand and backhand grips for the forehand and backhand volleys. As the player gets stronger and the balls come at a faster speed, it will be best to use the continental grip for both volleys.

Step 2: Back Swing: Since the volley is usually executed when a player is close to the net and there is very little time to react to the incoming ball, the back swing is very short. The left hand will make a slight change of the grip and the right hand will be relaxed and loose. The left shoulder should take a short turn and the head of the racket should align to the flight of the ball. The left wrist should be "cocked" back slightly and the head of the racket should be above the wrist. Eyes are still focused on the incoming ball. Here I am helping Mindy to feel the hand on the racket to tilt back and still keep the head of the racket above her wrist.

Step 3: Point of Contact: The right foot is now taking a step forward and the racket is making contact with the ball. It is important to keep the left shoulder closed and not rotate the right hip too early. Flexing the right knee will allow more flexibility to find the proper point of contact and give power to the ball.

Step 4: Follow Through: Once the racket has made contact with the ball, the follow through is very short to allow the player to immediately get back to the ready position. The right arm should be close to the body.

Look for in the next Newsletter: The Serve



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