



June 2013

Volume 6, Issue 6

A Newsletter for the Residents of Legend Oaks

## **ATTENTION: SW AUSTIN BUSINESS OWNERS, MARKETING & SALES PROFESSIONALS**

*WE ARE LOOKING FOR A FEW GOOD...PROFESSIONALS!*

*Submitted by Melinda McKenna*

### **Quick Quiz:**

1. Who do you know... that is reliable and trustworthy? A professional (residential, commercial, health and beauty, financial services, trades, or event planning) who places their customer's needs first?
2. Would you refer them to your friends and or family members without hesitation because they are the best you've ever seen?

If you answered "Yes", tell them BNI Referral Partners looking for more full-time, trustworthy, experienced professionals to join our growing network today!

BNI Referral Partners is a non-competitive professional referral organization that admits one high quality individual or company per professional category to share ideas, contacts and most importantly referrals.

Are you curious? Do you want to learn how to build your business by referral? Visit us this week! We meet each Wednesday morning, and there is no obligation to join.

**Mandola's Italian Market  
Arbor Trail  
William Canon and MOPAC  
BNI Referral Partners  
Tuesday 8:00 am to 9:30 am**

The \$10.00 meeting fee includes a healthy breakfast and beverages.

Bring at least 50 business cards to hand out to our members. For more information call 288-8088, or email [Melinda@AUSTINREPS.com](mailto:Melinda@AUSTINREPS.com)



## NEWSLETTER INFO

### NEWSLETTER

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### ADVERTISING INFORMATION

Please support the businesses that advertise in the Legend Oaks newsletter. Their advertising dollars make it possible for all Legend Oaks II residents to receive the monthly newsletter at no charge. No homeowners association funds are used to produce or mail the newsletters. If you would like to support the newsletter by advertising, please contact our sales office at 512-263-9181 or [advertising@PEELinc.com](mailto:advertising@PEELinc.com). The advertising deadline is the 8th of each month for the following month's newsletter.

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## Finding the Perfect Petsitter

*article submitted by Kristen Card*

For pet owners, pets are more than just animals who share your home; they're family members. So any summer travel plans for your family must also include plans for your pets: Will they go with you? Will they be boarded at a kennel or vet? Or will you get a petsitter to come take care of them in your home?

For your pets, hiring a petsitter means they may stay in the environment and routine they're comfortable with. They don't have to undergo the stress of travel, or of staying in an unfamiliar place with other animals they don't know. And they get the daily one-on-one attention and affection they'll be missing in your absence.

For you, hiring a petsitter can mean greater peace of mind and less guilt while you're gone, knowing your pets and your home are being visited and cared for daily. Your house will be more secure with someone coming and going throughout the day, and your pets will be there waiting for you the moment you come home.

Petsitting is an extremely personal service – it means someone being in your house without you there, and caring for your home and family members. So finding the perfect petsitter for you and your pets is essential. Here are some helpful hints for finding “the one:”

**Potentials: Good petsitters come from good authorities.** Referrals from solid sources – your friends, neighbors, veterinarian, groomer or trainer – are the best way to find possible petsitters. There are also many specialty service sites worth exploring, such as Care.com or SitterCity.com.

**Professionalism: A good petsitter takes his job seriously.** A professional petsitter returns your call, email or text within 24 hours; has ready answers to frequently asked questions; is prompt to and pleasant in face-to-face meetings; has established protocol and payment terms; and follows through with what he says she will do.

**Preparation: A good petsitter is well prepared.** Interview potential petsitters, inquiring about: experience or special training they might have; how many visits they will make every day, how much time they will spend at each visit and what tasks they'll do feeding and “watering,” exercise/play, attention/affection, other household routines – like watering plants, managing lights, etc. and their plan if your pet has an emergency, as well as if they have an emergency and must miss a visit.

Your petsitter should be equipped with thoughtful answers.

**Pricing: A good petsitter has reasonable and transparent pricing.** The average price for petsitting here in Austin is typically \$10 - \$20 per visit, and \$60 - \$75 for overnight stays. An extra charge for holiday care is common. Your petsitter should have established rates, and should be able to provide you with an estimated total cost for services upfront.

**Personal: A good petsitter shines in an in-home interview.** Always invite a new petsitter to your home, so she can see your routine, answer your questions and, most importantly, meet your



FOR YOUTH DEVELOPMENT  
FOR HEALTHY LIVING  
FOR SOCIAL RESPONSIBILITY

## DISCOVER NEW FRIENDS FIND YOURSELF

Camps at the Y all share one thing: they're about discovery. Kids have the opportunity to explore nature, find new talents, try new activities, gain independence, and make lasting friendships through the many activities that the YMCA of Austin provides.

- Multiple locations across Southwest Austin
- Ages 4-14
- Kinder, Theme, Adventure & Sports Camps
- 7:30am-6:00pm daily



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**AustinYMCA.org**  
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pets. This is the best opportunity for you to express your needs, work through details, and see how comfortable you are with this person taking care of your pets and home. If you don't feel good about a pet sitter – for any reason or none at all – then you should keep looking.

**Precautions: Protect yourself, your pet & your home to your comfort level.** Whether the pet sitter is an individual or a service, get and check references. If it's an individual, then she should be insured, and a background check is an option; if it's a service, then they should be insured and bonded, and you should receive a specific, written contract for services.

**Post-Trip: A good pet sitter finishes the job right.** Your pet sitter should be willing to contact you with updates or leave behind notes about your pets' behavior while you're gone. He should also confirm your return home. Following up with a thank-you note or evaluation request shows your satisfaction matters.

A good pet sitter is professional, experienced, dependable, quick-thinking and, above all, caring. Be thorough in your search, trust your gut, and the perfect pet sitter will help both you and your pets enjoy your time off this summer!



## Time for a new AC system?

Not sure if your current system will get you through the coming seasons? Call us for a **Summer Special System Check-Up**. We'll evaluate your system's condition and recommend any needed repairs or replacement. Already know you need a new system? Get a **FREE Comfort Consultation** with each complete System Replacement!



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Exp. 06/30/13

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Exp. 06/30/13

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WATER SAFETY TIPS AT  
[WWW.COLINSHOPE.ORG](http://WWW.COLINSHOPE.ORG)



**5 years ago this month, Colin Holst tragically and silently drowned at the age of 4.  
10 Texas children have already drowned this year.**

**Be a Water Guardian and help prevent children from drowning.**

**Ongoing:** Volunteers needed to stuff and distribute water safety packets [info@colinshope.org](mailto:info@colinshope.org)

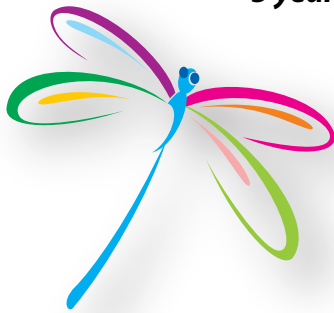
**Ongoing:** Colin's Hope Athlete Ambassadors needed! <http://www.tinych.org/signup>

**Now-June 18:** Discount Schlitterbahn Tickets for sale. <http://www.tinych.org/tickets>

**June 18:** World's Largest Swim Lesson at Schlitterbahn Waterpark New Braunfels

**July 1:** Colin's Hope Got2Swim Lake Austin 4 Miler (solo or relay) <http://www.tinych.org/got2swim4>

**July 21:** Colin's Hope Kids Got2Swim Pure Austin Quarry Lake <http://www.tinych.org/got2swimkids>



Volunteer - Donate  
[COLINSHOPE.ORG](http://COLINSHOPE.ORG)



## LAYERS OF PROTECTION



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SUPERVISION**



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ALL POOLS & HOTTUBS**



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BATHROOMS SAFE**



**LEARN CPR**



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1ST FOR MISSING CHILDREN**



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PROFESSIONAL**

AS FEATURED BY TEXAS MONTHLY



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Austin Business Journal #6, 2012

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#2 Top Producing Agent 2011\*

\*Keller Williams Realty MG #100

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## NOT AVAILABLE



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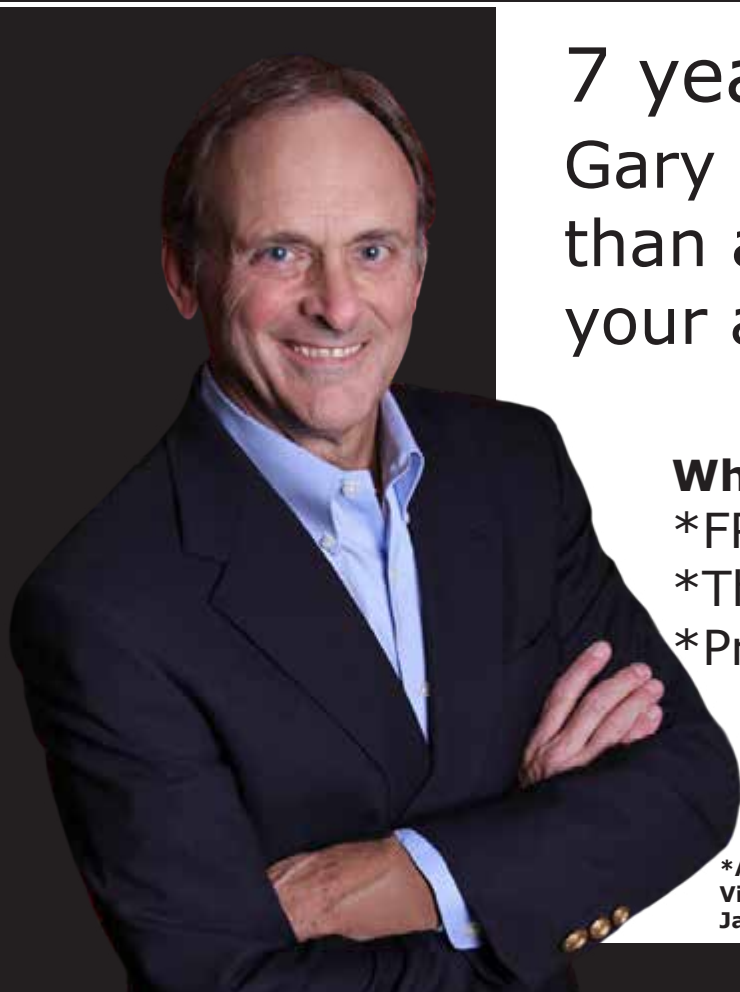
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\*All information based on MLS data from Legend Oaks, Village at Western Oaks & Shadowridge Crossing from January 1, 2006 through December 31, 2012.

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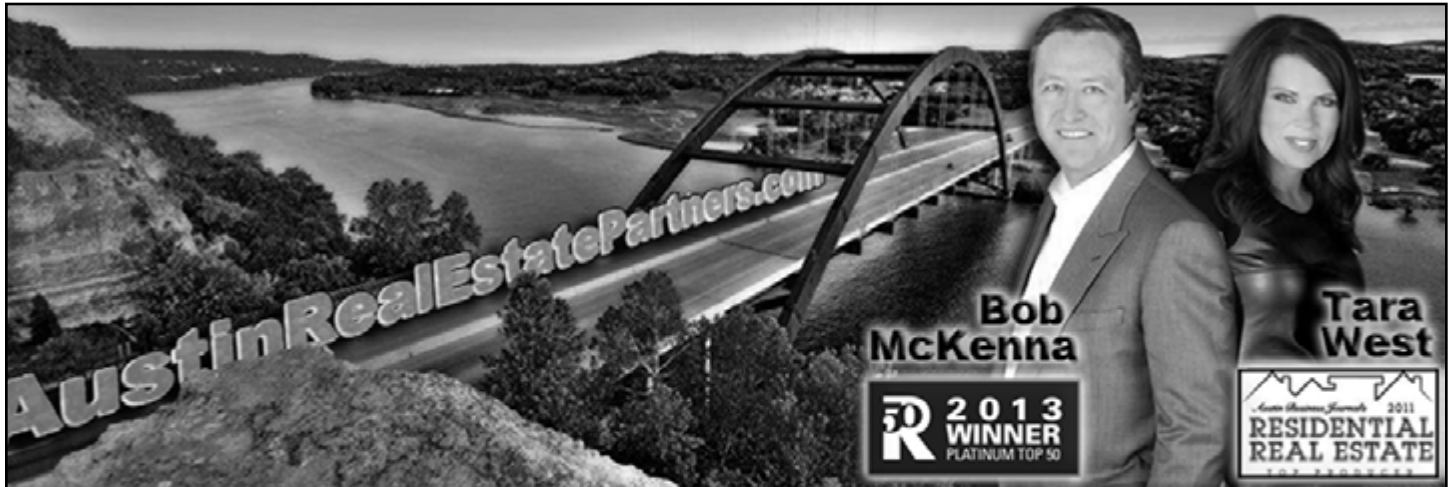


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SW Austin Neighborhoods 6 Months Sold History (11/12- 4/13)							CURRENT MARKET	
TOTAL	AVERAGE						TOTAL	
Homes Sold	Square Feet	Price / Sq. Foot	Sold Price \$K	Year Built	Days On Market		Available	Pending Sale
Belterra	73	3,005	\$ 110	\$ 332	2008	78	30	32
Circle C Ranch	164	2,868	\$ 130	\$ 373	2001	34	16	53
Heights at Loma Vista	1	4,438	\$ 118	\$ 524	2005	64	0	2
Highpointe	32	3,280	\$ 110	\$ 362	2009	97	20	16
Legend Oaks	35	2,408	\$ 124	\$ 298	1993	32	1	7
Lewis Mountain	5	4,083	\$ 131	\$ 535	1994	111	0	0
Loma Vista	4	3,685	\$ 138	\$ 509	2003	49	0	0
Maple Run	55	1,697	\$ 122	\$ 208	1987	22	2	13
Meridian	33	3,262	\$ 130	\$ 423	2008	61	8	7
Oak Creek Parke	9	2,575	\$ 114	\$ 293	1993	12	0	1
Overlook at Lewis Mtn	2	5,008	\$ 164	\$ 819	2004	97	0	0
Reunion Ranch (New)	n/a	n/a	n/a	n/a	n/a	n/a	3	2
Sendera	27	2,020	\$ 123	\$ 248	1999	19	2	8
Shady Hollow	41	2,384	\$ 122	\$ 290	1988	31	3	12
Villages at Western Oaks	88	2,095	\$ 132	\$ 277	1994	29	2	21
Western Oaks	6	2,034	\$ 150	\$ 306	1982	3	1	5
<b>Grand Total</b>	<b>575</b>	<b>2,612</b>	<b>\$ 125</b>	<b>\$ 326</b>	<b>1999</b>	<b>42</b>	<b>88</b>	<b>179</b>
<b>% Change Mo/Mo</b>	<b>34%</b>	<b>0%</b>	<b>1%</b>	<b>1%</b>	<b>0%</b>	<b>-6%</b>	<b>5%</b>	<b>30%</b>

Market Report data was obtained from the Austin-Multiple Listing Service (MLS) on 4/02/2013. In some cases new construction and

FSBO homes are not included in the MLS data and therefore are not represented. Data is deemed accurate but not guaranteed. License #515586