



COURTYARD HOMEOWNERS
ASSOCIATION, INC.

COURTYARD CALLER

Official Courtyard Newsletter

November 2014

Volume 10, Number 11

BOARD MESSAGE

For the benefit of new homeowners and as a reminder to the rest, we would like to note that our Community's annual meeting is coming up at the end of January. Although we hope you all come, as a practical matter, most homeowners don't get to the annual meeting. On the other hand, the Association's Declaration requires that a quorum of members be present at this meeting so that we can conduct necessary business. Without a quorum, we will be forced to spend the additional money and time to renote and reschedule this meeting. That's why it's so important that you please take a few minutes to read and fill out the voting proxy as soon as it arrives in the mail in January. Even if you are sure you will be attending, it is an added precaution that your vote will be counted if an unforeseen matter prevents you from coming. If you send in a proxy but are still able to attend the meeting, simply pick-up your proxy at the meeting and vote in person. Further reminders and more information about our next annual meeting will appear in the December and January newsletters and on the Courtyard's website: www.courtyardhoa.org. If you have any questions, please contact any Board member or our management company representative, Marilyn Childress.

We have again received complaints about owners that fail to keep their dogs on a leash in the neighborhood and Park. One incident occurred at a resident's party in the Park when people attending the party let their dogs run loose and ended up driving another resident

and their grandchildren out of the Park. In another instance, a resident and her boyfriend both had their dogs off leash in the Park and one of the dogs aggressively attacked another resident's child. The "guilty" residents know who they are and hopefully have learned a lesson. We can only hope. In general, this is a very dog friendly neighborhood. However, dog owners must keep in mind that not everyone likes dogs or is comfortable around them. Even if the dog is merely playing, it can be very frightening to have a strange dog rush up to such a person and can be tragic for children. We cannot police every dog owner. People need to be responsible pet owners. If you are going to violate the leash rule, then please pay attention to where your dog is and what he/she is doing and watch for others entering the Park. Leash your dog immediately if you see another person enter the Park – whether or not they have a dog with them. It would be very unfortunate if we had to ban dogs from the Park completely because of owners' failures.

This month, as we focus on the many good things in our lives, the Board wishes to say again how grateful the Association is to the many community volunteers we are so fortunate to have. Their list of contributions is endless as is their generosity and thoughtfulness.

Finally, to every individual who makes the effort to drive the speed limit and encourages others to do so as they travel through our neighborhood streets – keep up your good efforts.

HAPPY THANKSGIVING TO ALL RESIDENTS AND FAMILIES OF THE COURTYARD!
MAY YOUR HOLIDAY BE SAFE AND FILLED WITH FAMILY, FRIENDS, FUN, AND OF COURSE, GOOD FOOD!



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..... janeegib@gmail.com
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Waneen Spirduso spirduso@utexas.edu
Fire Safety Committee
Jim Gattis 512-468-2266
..... BubbaGattis37@gmail.com
Area Development and Zoning Liaison
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MANAGEMENT COMPANY

Goodwin Management: Marilyn Childress
11149 Research Blvd. Austin, TX 78759-5227
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Gary Doucha 401-3105
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..... arnilsson@earthlink.net
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Thomas Hoy..... 231-1270
..... Thomas.Hoy@freescale.com
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Tim Sullivan..... 346-3146
..... tsullivan@austin.rr.com

Courtyard Book Club

Tuesday, December 9, 2014, 1 p.m., 5909 Tom Wooten Dr.

"'Tis the season to be jolly!", Join the Courtyard Book Club to share lunch, visit and exchange favorite books. At this meeting, book selections for reading in 2015 revealed. At press time, book club regulars have suggested a list of enticing possibilities, ranging from humorous to serious. Following is a small sample of the books from which 2015 selections will be made:

Boys in the Boat by Daniel James Brown, remarkable story of the gold-medal-winning effort by the eight-man rowing team from the University of Washington in the 1936 Olympics in Nazi Germany.

Rosie Project by Graeme Simsion. When a brilliant yet socially inept of geneticist, has decided it's time to find a wife, applies the same evidence-based approach that he applies in the laboratory to this project, yielding a novel that is both funny and insightful.

One Summer, America 1927 by Bill Bryson, In appealing prose, Bryson reminds readers of the myriad events of this pivotal year: Lindbergh, Babe Ruth, Sacco and Vanzetti, the Model A, First Talkie.

All the Light We Cannot See by Anthony Doerr, Captivating story of a blind French girl and a German boy whose paths collide in occupied France as both try to survive the devastation of World War II.

In January, the book for discussion is *Shadow of the Sun* by Ruzard Kapuscinski, Hitchhiking with caravans, the author/journalists wanders the Sahara, living in the poverty-stricken slums of Nigeria. His first hand reporting illuminates the problems faced by Africa in the twenty-first century.

The Book Club typically meets on the first Tuesday of each month. However, this year, the December meeting is to be on the second Tuesday. If you would like to attend the December luncheon meeting, or wish more information about the Book Club, please, call or email Jean Heath, c.jeanheath@gmail.com; 512-231-9412.



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Emergency Response Delays

Back in September there was an incident in the Courtyard that required a call to 311 to rectify it. We discovered, after a considerable delay in response time that the reason for the delay was that the 311 dispatcher had confused half of the address with the problem house with half of the person's address who was making the 311 call. Lesson learned: if you ever have to make a 311 or 911 call, make sure to have the dispatcher read off the address and any other pertinent information to you BEFORE you let them hang up. It was very fortunate in this instance that the problem did not involve the need for critical care where time was of the essence. If it had been, the responders would not have gotten there for hours.



Oak Tree Trimming Season is Now

Oak Wilt is a serious threat to the oak trees in central Texas. The oak wilt carrier beetle is most active from February through June, so the season to trim oak trees is now through January 2015. If your oak trees don't get trimmed between now and the end of January, they should not be trimmed until July, 2015.

Resources:

Texas Oak Wilt Information Partnership: <http://www.texasoakwilt.org/>
City of Austin: <http://www.ci.austin.tx.us/oakwilt/>

Courtyard HOA Deed Restrictions/ COA Code Regarding Tree Heights Extending Over Public Sidewalks

Please keep in mind that home owners are responsible for keeping plant materials (shrubs and trees) on their property that extend over public sidewalks and streets trimmed to a height of not less than seven feet (7') per the Courtyard deed restrictions and not less than fourteen feet (14') per City Code. Please make the effort to take a good look at your trees and see if there are some branches over sidewalks or streets that could use a trim. Thank you for being a good neighbor.



Happy Thanksgiving
to my Courtyard friends
and neighbors.

THANKS for **GIVING** me
the opportunity to serve you!



Joany Price *Realtor, CLHMS*

*Your Courtyard Neighbor
& Tennis Club Member*



Joany Price

609 Castle Ridge Road, Ste. 400 • Austin, TX 78746
M: 512.775.8942 • O: 512.328.8200 • F: 512.328.2559
jprice@cbunited.com • www.cbunited.com/Joany.Price

INSPIRATIONAL QUOTES TO SHARE ON THANKSGIVING



"THE THANKFUL RECEIVER BEARS A PLENTIFUL HARVEST."

WILLIAM BLAKE

"GRATITUDE IS A QUALITY SIMILAR TO ELECTRICITY: IT MUST BE PRODUCED AND DISCHARGED AND USED UP IN ORDER TO EXIST AT ALL."

WILLIAM FAULKNER

"BE THANKFUL FOR WHAT YOU HAVE; YOU'LL END UP HAVING MORE. IF YOU CONCENTRATE ON WHAT YOU DON'T HAVE, YOU WILL NEVER, EVER HAVE ENOUGH."

OPRAH WINFREY

"NOTHING IS MORE HONORABLE THAN A GRATEFUL HEART."

SENECA

"IF A FELLOW ISN'T THANKFUL FOR WHAT HE'S GOT, HE ISN'T LIKELY TO BE THANKFUL FOR WHAT HE'S GOING TO GET."

FRANK A. CLARK

"IF THE ONLY PRAYER YOU SAID IN YOUR WHOLE LIFE WAS, 'THANK YOU,' THAT WOULD SUFFICE."

MEISTER ECKHART

HOW TO CLEAN UP AFTER THANKSGIVING IN HALF THE TIME

By Lisa Kaplan Gordon, HouseLogic.com

The Pilgrims were on to something when they planned a Thanksgiving potluck; here are other good ideas that'll simplify your T-Day kitchen cleanup.

Plan a potluck: The first Thanksgiving was a potluck; so let your guests share the fun and bring dishes to share. Then make sure they take home their serving bowls and platters, which will cut down on dishes to wash and put away.

Decide on disposable: Leave Mom's good dishes in the breakfront and set your table with disposable - and recyclable - place settings. Party stores sell plastic dishware that look like real china. After eating, collect and toss. If you can't stand to set a table with anything but your best, use disposables for hors d'oeuvres and dessert.

Triple-duty cookware: Cut down on clean-up by selecting cookware that can go from oven to table to freezer. Or, serve food in edible containers, such as bread bowls or hollowed-out winter squash, which you can either consume or compost.

Empty fridge: Start your holiday with a clean slate, which will make the inevitable mess less daunting than piling clutter onto clutter. Before beginning Thanksgiving prep, pick up home clutter and clean out your fridge to make room for ingredients and leftovers.

If possible, designate a shelf for Thanksgiving food, which should be empty when you start your meal, then filled with leftovers when you're finished. In a week, clean out that shelf again. Make soup from

leftover meat and veggies, and then freeze. Compost wilted greens. Toss old dairy products.

Prepare roasting pans: You won't have to clean what you don't get dirty. So line your turkey roasting pans with heavy-duty aluminium foil, or cook the bird in a bag. Pour drippings into a pot to make gravy, then throw away the liner.

Line garbage cans: Double- or triple-line garbage cans, which saves time when the cleaning campaign begins. After you toss a trash bag, there's another waiting for action.

Soaking bin: Soak pots and pans as soon as you transfer food to platters. But instead of filling the sink with soaking pots, designate a small trashcan as the soaking spot. Fill it with soapy water and dirty pots, and hide it under a sink or in a mudroom. That way, your sink is free throughout the evening to clean as you go and rinse dishes on the way to the dishwasher.

Stop stains: Don't let stains on carpet or rings on furniture set. While wine stains are still wet, dab with go-to cleaner hydrogen peroxide mixed with a few drops of dish detergent; blot with a clean cloth. Get rid of water stains on wood furniture with a dab of white toothpaste (not gel). Rub in the direction of the grain.

Pump up the music: Up-tempo music will give you a second wind for cleaning. So turn off the soothing dinner tunes and get rocking with our cleaning playlist.



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Dr. Loveless is a General Dentist with extensive training in cosmetic and restorative dentistry. As a testament to his ongoing commitment to learning, Dr. Loveless was awarded his fellowship in The Academy of General Dentistry - a distinction that only 587 other Texas dentists hold. With approximately 15,000 dentists in Texas, that's pretty impressive!

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TIPS ON HOW TO PREPARE YOUR HOME FOR HOLIDAY GUESTS

By Lisa Kaplan Gordon, *HouseLogic.com*

Is your home ready for holiday visits from friends and family? Here's how to prepare for the invasion.

I'm lucky and have a guest suite always ready for holiday guests. But even with a dedicated space, preparing my home for the annual onslaught of friends and family takes time and forethought.

Some preparations for holiday guests take only a few minutes; some take a lot longer. My advice: Start preparing your home for the holidays now.

PRIORITIZE

The day before guests arrive is no time to pull apart junk drawers and clean out linen closets. De-clutter guest rooms and public areas - foyer, kitchen, living room, den, and dining room. Remove anything unnecessary from countertops, coffee tables, and ottomans; if it's out of sight, keep it out of mind, for now.

If you run short of time, bag up the clutter and store it in car trunks, basements, and out-of-the-way closets. Sort and arrange after your guests depart.

SAFETY

Light the way: Even though you can navigate your home blindfolded, your guests can't. Make sure outside lights are working so they don't trip on the way to your door. Put motion-activated night lights in hallways, bathrooms, and bedrooms to ensure safe passage after the sun sets.

CHILD PROOFING

Ask parents to bring hardware that keeps their small ones safe, such as baby gates and cabinet locks. Transfer toxic cleaners and medicines from base to wall cabinets. Hide matches and lighters.

Fire prevention: If you didn't replace smoke detector batteries when you switched the clocks to Daylight Savings Time, change them now. After your guests arrive run a quick fire drill: Make sure they can locate exits and fire extinguishers, and that they know how to open windows and doors.

ENTRYWAY UPGRADES

Your home's foyer is the first place guests see, so make a good first impression.

- Upgrade exterior entry doors or give old doors a new coat of paint. Polish and tighten door hardware and oil hinges to prevent squeaks.
- Remove scratches from hardwood floors, stairs, and wood railings. Place a small rug or welcome mat at the entrance to protect floors from mud and snow.
- Clear out shoes, umbrellas, and other clutter.
- Add extra hooks to walls so guests can hang coats and hats.

- Add a storage bench where guests can remove boots and shoes.

KITCHEN PREP

Your kitchen is command central during the holidays, so make sure it's ready for guests and extra helpers.

- To increase storage, install a pot rack to clear cooking items off countertops and ranges.
- Move your coffee station into a family room so guests don't crowd the kitchen when you're trying to fix meals.
- If you like to visit with guests while you're cooking, place extra stools and chairs around the perimeter of your kitchen so guests can sit a spell.

SLEEPING ARRANGEMENTS

If you've got a guest room, replace the ceiling fixture with a ceiling fan and light combo, which helps guests customize their room temperature without fiddling with the thermostat for the entire house.

To carve sleeping space out of public areas, buy a folding screen or rolling bookcase which will provide privacy for sleepers. Fold or roll it away in the morning.

BATHROOM STORAGE

Bring toilet paper, towels, and toiletries out of hiding, and place them on open shelves so guests can find them easily.

If you don't have enough wall space for shelves, place these items in open baskets around the bathroom.

Also, outfit each tub with a bath mat (to avoid falls) and each toilet with a plunger (to avoid embarrassment).

What tips do you have for getting ready for guests this holiday season? Come chat with your neighbors online at <https://thecourtyard.nextdoor.com>.



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 articles@peelinc.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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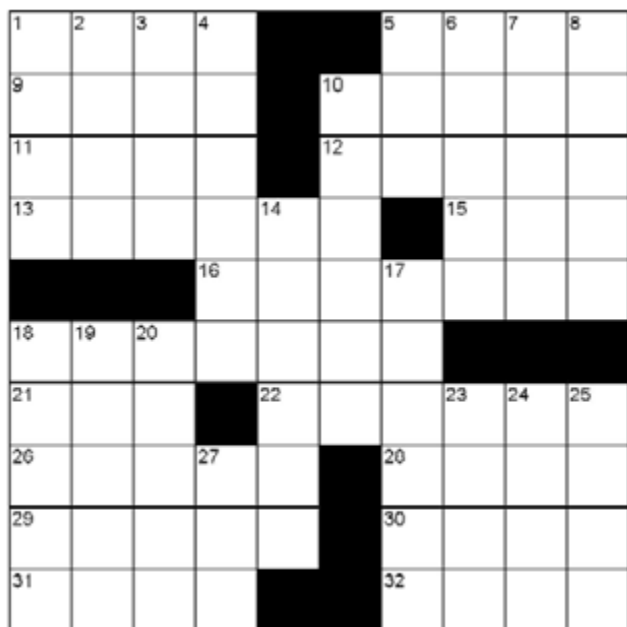
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ACROSS

1. Southwest by south
5. Prophet who built the arc
9. In ___ of
10. Short poem
11. Iraq's neighbor
12. More able
13. System
15. Conger
16. Avows
18. Angora (2 wds.)
21. Finale
22. Growls
26. Do penitence
28. Has 4 identical siblings
29. Automaton
30. Ancient Indian
31. Espy
32. Tier

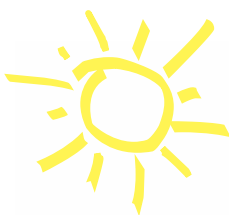
DOWN

1. Skinny
2. Flexible metal thread
3. Lick
4. Sunbonnet
5. Catch
6. Cargo ship
7. BB Player Abdul Jabar
8. Throws violently
10. Played (2 wds.)
14. Counterbalance
17. Iranian's neighbors
18. What you shift
19. Upon (2 wds.)
20. Philippine dish with marinated chicken or pork
23. Peewee
24. Aphids
25. Fasten
27. Negative

View answers online at www.peelinc.com

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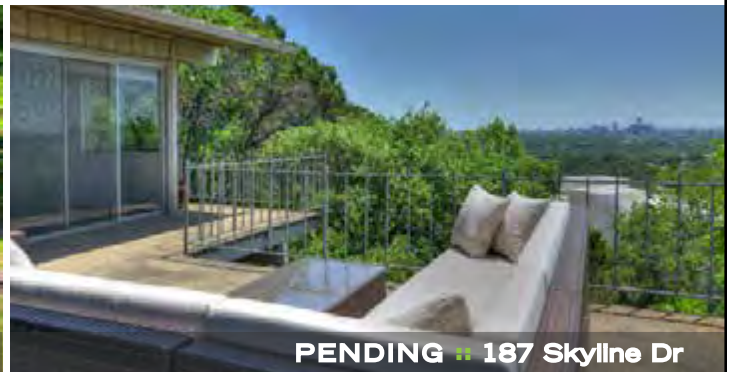


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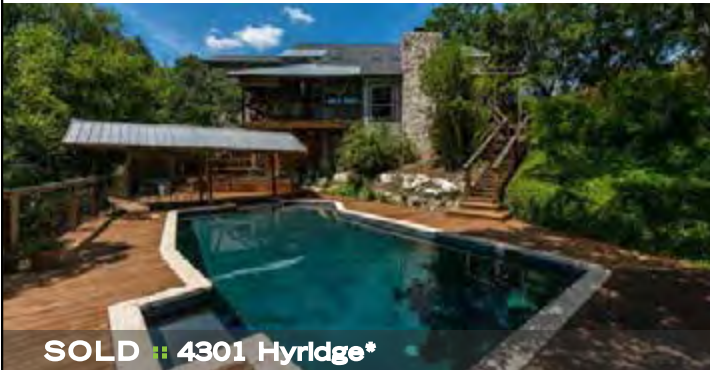


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