



## A Message from the NWACA President

*Chris Hajdu*

After moving into this neighborhood almost five years ago, my family and I knew that we were home forever, which makes my newly elected position as president of NWACA an honor beyond measure. Since 1970, NWACA has served the interests of over 4000 households and I am excited to work with our board and all of our committees to continue this long history of service to this amazing community.

The people who work on the NWACA board and various committees are volunteers. There are countless hours of work that contribute to the success of the collaborative group and for that, I am thankful. As many of our former officers and board members transition out of their positions, I want to take a moment to acknowledge some of the work this group has been responsible for over the past two years. It was their leadership and vision that made all of this (and more) possible.

- participated in the transition to a Austin's new 10-1 council system, holding many candidate forums during this process
- held several bond forums on issues important to our association, as well as a property tax forum
- revitalized our parks committee which led to many events and cleanup days in Allen Park, Murchison Pool, and Stillhouse Hollow Preserve
- raised money in order to secure a matching grant to improve our very own Murchison Pool
- held numerous family friendly movie nights at Murchison Pool and two of the biggest July 4th parades on record
- upgraded to a new financial accounting system and added support

to accept dues and other fees with credit cards at live events

- completely rebuilt the NWACA website, including updating our logo
- moved to a new newsletter delivery model that ensures delivery to all 4160 households in our area
- moved to a new outbound email tool to replace the former yahoo group emails and added a twitter handle for NWACA (@nwaca\_austin)
- advocated for the neighborhood on several zoning cases, the Overlook at Spicewood and the Austin Oaks PUD, to name a few
- started the Firewise program to help secure our neighborhood against the threats of wildfire
- reignited the neighborhood watch initiative within the community, held several crime and safety seminars, and promoted National Night Out activities
- continued our campaigns against tree trimming in the wrong season, to prevent the spread of Oak Wilt
- held several very successful battery, oil, paint and antifreeze drop-off events
- held neighborhood garage sales with extremely high levels of participation
- worked with affected residents to support changes to Type 2 STRs

As we look to 2016, there are many things the NWACA Board hopes to accomplish. The neighborhood survey performed in November will be used to provide us with our core direction; this issue provides you with an overview of the results. Stay tuned to

*(Continued on Page 2)*

## What is NWACA?



The Northwest Austin Civic Association (NWACA) serves the area bounded by Spicewood Springs Road, RM 2222, Mopac, and Loop 360. Formed in 1970, NWACA helps to foster communication and discussion regarding broad concerns of the whole neighborhood, such as crime prevention, traffic safety, wildfire prevention,

elections, and zoning matters.

NWACA's mission: to preserve, promote, and enhance the exceptional and unique character of the neighborhood. That mission is carried out through a wide range of activities and services performed by an elected volunteer board and a dozen committees of volunteers. See [www.nwaca.org](http://www.nwaca.org) for information on how you can get involved (click on the Get Involved section).

## IMPORTANT NUMBERS

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APD District Representative, Office Darrell Grayson 512-974-5242

### 2016 NWACA Board of Directors

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Ernie Saulmon  
John Sepehri  
Robert Thomas  
David Whitworth  
Stayton Wright



*Each of the Board members can be reached at: [nwacainfo@gmail.com](mailto:nwacainfo@gmail.com)*

The NWACA Board meets on the 2nd Wednesday of each month, except December. Please visit our calendar at [www.nwaca.org](http://www.nwaca.org) to see the specific time and location. If you wish to speak at a Board meeting, please send email a week before the meeting, so that we can get you on the agenda.

NWACA is bordered on the north by Spicewood Springs Road, on the west by Loop 360, on the south by RM 2222, and on the east by Mopac (Loop 1).

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*(Continued from Cover)*

future newsletters for more on our 2016 initiatives.

Initiatives already underway in January are described elsewhere in this newsletter – see the calendar section for regular committee meetings and for upcoming meetings regarding the Austin Oaks charrette. There's also more detail about the charrette in an article in this newsletter.

Thank you so much for your ongoing support, and I look forward to serving you in the coming year!

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# NWACA AND NEIGHBORHOOD EVENTS

**JANUARY 3, 2 PM**

*Kneaded Pleasures*

NWACA Parks Committee

**JANUARY 5, 8 AM**

*Kneaded Pleasures*

Communications Committee

**JANUARY 5, 5PM**

*Temple Beth Shalom, 7300 Hart Lane*

NWACA Zoning Committee and Transportation Committee

**JANUARY 6, 8:30 AM**

*Kneaded Pleasures*

Crime and Safety Committee

**JANUARY 11**

*Throughout NWACA*

City of Austin Big Brush Pickup

**JANUARY 13, 6:30 – 8:30 PM**

*Mangia Pizza*

NWACA Monthly Board Meeting

**JANUARY 18**

*National Holiday*

Martin Luther King, Jr. Birthday

**JANUARY 12, 11:30 AM TO 1:30 PM**

*Austin Board of Realtors, Auditorium A, 4800 Spicewood Springs Road*

Austin Oaks Charrette – Neighborhood Vision and Values Workshop

**JANUARY 25-29**

*Austin Oaks Meredith Building, Suite 264, 3721 Executive Center Drive*

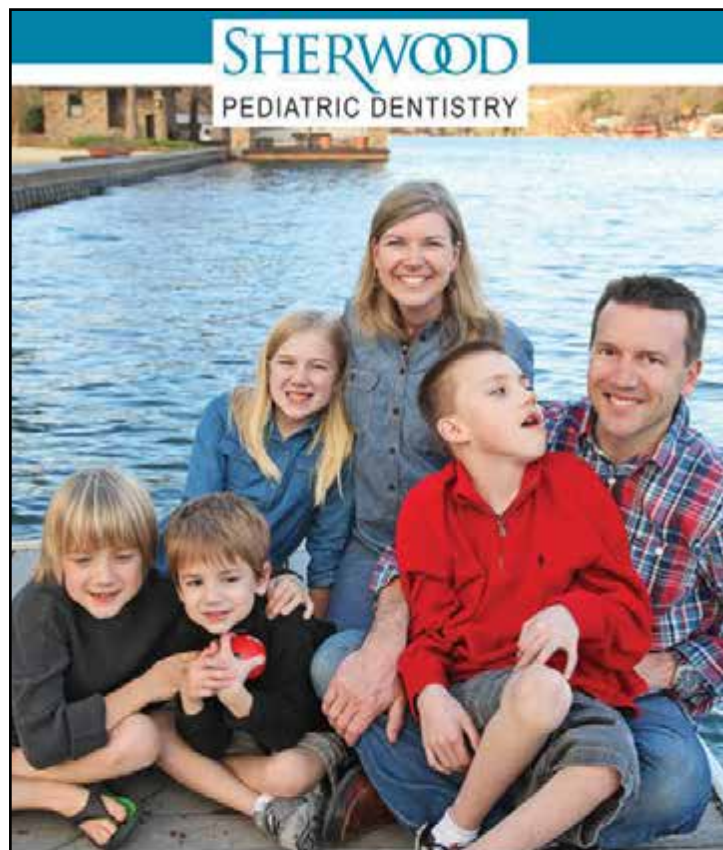
Austin Oaks Charrette – Community Design Workshop . See full schedule at <http://nwaca.org/austin-oaks-charrette/>

**FEBRUARY 1**

*Travis County*

Filing deadline for 2014 property taxes (normally Jan. 31st)

*Note: For each of these events, please check our web site for the latest information, since meetings may be rescheduled because of other conflicts.*



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## Austin Oaks Update

*Joyce Statz*

As described in the December newsletter, a Working Group of representatives of the neighborhoods surrounding Austin Oaks has been planning and coordinating events for a design charrette for Austin Oaks. On December 1st and 2nd there were information meetings for the community, describing the overall charrette process and providing details about each of the upcoming workshops. For those who were unable to attend, the presentation (with speaker notes) from those information meetings is posted on the NWACA web site. Go to <http://nwaca.org/austin-oaks-charrette/> for that material, as well as other details regarding the charrette.

On December 16th the first of two Vision and Values Workshops was held, to set direction for the 5-day charrette. Participants from neighborhoods around Austin Oaks provided their ideas about what they want to see in the redevelopment of Austin Oaks, as well as constraints they want set. Again, the charrette web page cited above has information from that session.

Another Vision and Values Workshop will be held on January 12th, so if you didn't get the chance to attend the one on December 16th, please attend this one. It will be from 11:30 AM to 1:30 PM at the Austin Board of Realtors Building at 4800 Spicewood Springs Road.

The five-day charrette will occur from January 25th through January 29th at the Austin Oaks Meredith Building (Building #11), Suite 264, 3721 Executive Center Drive. Please review the full schedule on the charrette web page for details on what will occur each day during the charrette. There are many opportunities for public participation throughout that week; your involvement and feedback is critical. Since many people will not be able to attend the public events, updates and progress will be posted on the charrette web page throughout the charrette as well.

During the charrette, the consultants hired as design facilitator and design team will work with members of the neighborhoods, City staff, and other stakeholders. They will create candidate redevelopment plans based on community input in the Vision and Values Workshops and background information they have gathered about the site. It is expected they will generate at least three very different candidate plans, then refine those to two based on the first public feedback session. Again, using public input, they will refine those two into one plan. Again they will ask for public input and update this to be the final consensus plan for the site. This consensus plan will be used by the charrette Working Group and the property owner to create the zoning documentation to go into the City process for the redevelopment of Austin Oaks. Further details about this part of the process will be provided in the February newsletter.

# 2016 - 2017 NWACA Board of Directors

*Robert Thomas*

The responsibilities of the NWACA Board of Directors, as prescribed by the bylaws, are "[t]o execute policy of NWACA as set forth by membership mandates, to represent the Association in all matters between membership meetings, and to supervise all activities assigned to all Association committees." Your NWACA board is composed of your neighbors who all volunteer an inordinate amount of time, energy and talent to ensure that NWACA furthers its mission "to preserve, promote, and enhance the exceptional and unique character of the neighborhood."

NWACA elections occur at the end of every odd numbered year with the membership electing a new board of directors for the association. NWACA began the biennial board and officer elections process in June with the work of a nominations committee. NWACA members received newsletters and email requesting participation and soliciting nominations. Current NWACA members had the right and privilege to nominate, and vote for, the 2016 - 2017 NWACA Board of Directors. At the culmination of this process, the NWACA Board of Directors would like to thank the membership for their active participation in the nominations and election.

The 2016 - 2017 NWACA Board of Directors, and officers by designation, are as follows:

- Caroline Alexander
- Kirk Ashy
- Stacey Brewer
- Debra Danziger
- Jen Despina
- Vicki DeWeese
- Cuatro Groos, Vice President
- Chris Hajdu, President
- Carol Jones
- Rebecca Leightman
- Shannon Meroney, Secretary
- Ernest Saulmon
- John Sepehri
- Joyce Statz, Treasurer
- Robert Thomas
- David Whitworth
- Stayton Wright

The outgoing 2014-2015 Board of Directors extends a warm welcome to the new board, thanks them for their volunteer service to our community, and wishes them the very best of luck.

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## Update on City Regulations for ADUs

David Whitworth

Accessory Dwelling Units (ADUs), also known as granny flats or garage apartments, are already allowed within Family Residence (SF-3) zoning, which makes up the majority of residential zoning in NWCA. A significant easing of ADU regulations was passed at city council in November including these main changes of interest:

- The minimum lot size of 7,000 square feet (sf) has been removed, allowing ADUs on any standard SF-3 lot (5,750 sf minimum).
- ADUs used to require a 15 foot separation to the rear of the main house, but that is now 10 feet and can be to the side or rear.
- The prohibition of an entrance within 10 feet of a lot line has been dropped.
- The requirement of a driveway extending to the ADU has been dropped.
- The allowable size has been increased from 850 sf to 1,100 sf (or a floor-to-area ratio of 0.15 whichever is smaller).
- The parking requirement is 2 spaces for the main home, and has dropped from 2 spaces to 1 space for the ADU. The ADU parking drops to 0 if within 1/4 mile of an activity corridor with transit as defined by Imagine Austin.
- Parking is no longer prohibited in the front of the property.

All other SF-3 zoning criteria continue to apply such as the overall impervious cover limit of 45%; front, side, and rear building setbacks; and floor-to-area ratio of 0.4. The changes council made ease the site constraints for this type of housing product. With these revisions, there may be more financial flexibility for NWACA property owners who want to house a family member independently and in a manner that has very little noticeable impact on the streetscape, or develop a rental unit for retirement income or to offset property taxes. Time will tell if this change brings any development pressure to NWACA that will be deemed detrimental. One possible use of an ADU is to create a condo regime and sell it separately from the main structure. While very common in other parts of Austin, this practice has yet to make its way to NWACA.

Owners and neighbors should first consult their private deed restrictions to see if accessory dwellings are prohibited before pursuing development of one.

## Schools News: the “Hub” at Doss

Shannon Meroney

Doss Elementary School kids in Northwest Hills are doing their part to reduce traffic and be active. This year they implemented the “Hub,” a trip-tracking online program powered by the Saris Cycling Group, which allows users to track their active commuting, earn awards, and see the impact they can make with their choices. One of Austin's most overcrowded schools, Doss has been struggling with increasing traffic which creates a hassle for the neighborhood and a safety concern for the students.

The Doss PTA created the “Hub Club” to offer incentives for students who bike and walk to school each day, to help alleviate the vehicle traffic. Students can “beep” in at the Hub electronic reader in the hall using their personalized swipe card (provided free, courtesy of the Doss PTA). Students receive rewards (healthy snacks, bike lights, water bottles etc.) on the first Wednesday morning of each month and other times throughout the year as they accumulate trip milestones. There is also a grand prize of a new bike at the end of the school year through a drawing open to each child who logs 100 trips. Over 240 children have joined the Hub Club this year. They have already logged more than 5,300 trips and 5,100 miles, significantly reducing traffic and pollution in the neighborhood while getting exercise for their bodies.

Please be aware of these extra walkers and cyclists heading toward Doss (between Far West Boulevard and North Hills Drive at Northledge Drive) between 7:30-8:00 am and 3:00-3:30 pm.

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# Virtuous Firewise Pyramid Scheme: Part 2

*Al Simmons*

The November 2015 Firewise article discussed creating a virtuous Firewise pyramid scheme throughout NWACA - a pyramid of concentrated groups of homes assessed for wildfire risk, hardened by the owners to reduce the potential of urban wildfire to those homes. Two adjoining Homeowner Associations within NWACA are taking steps to be the first part of the pyramid. Meadow Mountain Property Owners Association Number 1 (28 homes) and Number 2 (16 homes) together became a recognized Firewise Community in 2004, and Meadow Mountain has been a very active Firewise group. A new goal is that the vast majority, if not all, of these homeowners participate in two major efforts for self-protection and community-protection in the event of a nearby wildfire.

The first effort is to have all Meadow Mountain homeowners join the Reverse 911 Emergency Notification System (ENS). This system is an automated emergency notification tool enabling authorized public safety personnel in the 10-county Capital Area Council of Governments (CAPCOG) region to notify affected residents in an emergency situation where property or human life is in jeopardy. This is a critical requirement because these homes are on a single entry/exit roadway off Far West Boulevard (Canyonside Trail) without a second exit, and large vehicles like fire trucks and equipment easily block the only escape route. Meadow Mountain residents need to be notified as fast as possible in case of wildfire, so they can get out before the road is blocked by the firefighters, who are essential to contain damage from a wildfire in the valley to the south or in the valley to the north across Far West Blvd.

The second effort is to have all of the homes (at least a majority)

assessed by NWACA wildfire risk assessors so that homeowners will know how to harden their homes against fires caused by “flying embers.” Meadow Mountain has a combination of individual homes, town homes, and zero lot lines, i.e. homes in close proximity to each other and a danger to each other in the event one of the homes bursts into flames.

All Meadow Mountain members were invited to a meeting on December 6th, where representatives of both HOA's, NWACA, and the Austin Fire Department's Wildfire Division encouraged participation in these two efforts and explained the importance to their homes, their families, their neighbors, and to the neighborhood as a whole.

For over 10-years, Meadow Mountain has “lumbered up” trees, trimmed brush, picked up all dead wood, and kept common spaces and individual yards in excellent Firewise condition; but there is a need to go further! Homeowners present at the December 6th meeting agreed to have individual home wildfire risk assessments the weekend of February 13th and 14th (all day Saturday and half day Sunday). Seven NWACA assessors have volunteered to work this weekend to assess every home that signs up; the goal is to reach 100% of them.

The NWACA Wildfire Prevention Committee is viewing these two Meadow Mountain efforts as an alpha test. Assuming it goes well, the pattern will be repeated with other HOAs and clusters of homes throughout NWACA. By building blocks of such Firewise communities throughout NWACA, each one is safer because other blocks nearby in the pyramid are also hardened against wildfire.

Watch future NWACA Newsletters to see how this program works!

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## Recycle All That you Can!

Joyce Statz



A study released this year found that Austin households served by the city place more recyclables in trash bins than they do in the blue recycling carts. Of the items that end up at the landfill, 44 percent could have been recycled, the study said.

In early December Austin Resource Recovery kicked off the Austin Recycles Games, a

competition among the Austin City Council Districts, with goals of increasing residential recycling rates and helping residents overcome barriers to recycling. Districts can win in one of two categories:

- Most overall recycling (for which District 10 is currently leading at an average of 62 pounds of recyclable materials per household)

- Most improved

The winning districts will receive a beautification project for a library or public park. To increase home recycling:

- Remember the recyclables in bathrooms: shampoo bottles, hairspray cans, etc.

- Recycle paper (junk mail, newspaper, magazines, anything that can be torn); it is the most commonly found recyclable item in the landfill.

- Visit <http://www.austintexas.gov/departments/austin-resource-recovery> for more tips on how and what to recycle. This page has a What do I do With? app that helps you find how to properly dispose of unwanted items.

Monitor <http://www.austintexas.gov/games> for monthly progress on the recycling games, to conclude at the end of March 2016. The two winning council districts will be announced at the Earth Day event on April 23, 2016. Based on requests already received from District 10 residents, two projects have been selected as the potential recipients of these awards; both are in the Northwest Hills area. We are excited about that and encourage everyone to help us win! Watch for more information in social media and in the February newsletter.

If you have more recyclables than will fit in your "blue bin," you can request another 96-gallon blue cart free of charge by calling the city, or you can place excess recyclables at the curbside in a cardboard box. In the long term, Austin Resource Recovery Director Bob Gedert said he wants to speed up weekly recycling pickup to start in 2017. The city hadn't planned to begin doing so until around 2019, when trash pickup would switch to every other week.

## APD Guidance on Panhandlers

PSA from Chief Art Acevedo

At the October 2015 Town Hall meeting on policing in the neighborhood, Chief Acevedo was asked how to best serve the needs of the people we see on the street as panhandlers. Some neighbors give them food or water, and some give money. The Chief cautioned us against giving money. Here is an official statement from APD:

"There are criminal transients in our community and when discussing the challenges of homelessness we should never forget that there's a difference between criminal transient and a homeless individual who, but for their social economic standing, they generally don't bother anyone. Regardless of the specific population, if want you to help, you should give money to social providers and not to panhandlers."

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# Results of NWACA 2015 Survey of the Neighborhood

*Cristina Adams and Joyce Statz*

In November 2015, NWACA conducted its annual survey of neighborhood concerns using forms in the newsletter, which goes to all 4,160 NWACA-area households; and an online version was promoted through Facebook, weekly emails, and the website. We received 244 responses.

Below are summaries of responses to questions 1-4, followed by a sampling of areas of concern in response to question 5. These results will inform the NWACA Board's strategic planning for 2016.

Q1. What 3 neighborhood-centric areas do you think are most crucial for NWACA to work on in the coming year? [Choose only 3.] [241 responses]

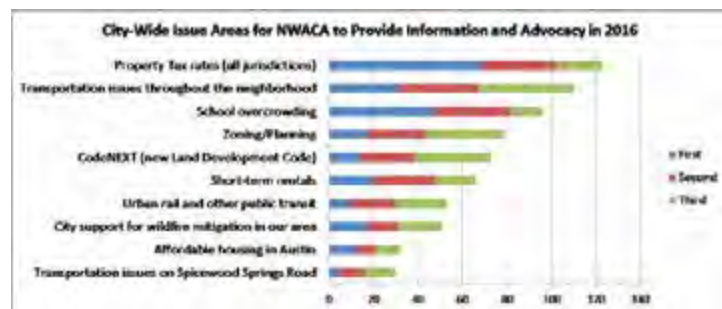
The combined responses for top three choices:



Other responses:

- Maintenance of medians, sidewalks and rights of way,
- Traffic, school overcrowding
- Attraction of additional retail to area

Q2: Which three City-wide issue areas do you think are most critical for NWACA to provide information to you and to advocate for your concerns? [Choose only 3.] [241 responses]



Q3: Please rate your awareness and use of these NWACA communications media. [238 responses]

Respondents favor the newsletter, followed by weekly emails and the website. Facebook users weren't well-represented in the survey.

Q4: Are you a current NWACA member (paid \$25 annual dues

in the last 12 months)? [244 responses]

Of the respondents, 81.1% were active NWACA members, 10.2% unsure, and 8.6% non-members.

Q5: Please provide other suggestions and comments you have. [62 responses]

Other topics included:

- Bike – Bike lanes and bike safety
- Cleanup - Requests for clearing brush
- Crime
- Dues – How and when to pay
- Austin Oaks PUD
- Sublease – Issues with subleasing to many residents

To see a full copy of the results report, all charts, and all responses to the final open-ended question, see: <http://tinyurl.com/2015SurveyResults>



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## Special Thanks to Members

### *Membership Committee*

NWACA thanks members who generously contributed to the Oak Wilt Fund, the 4th of July Parade Fund, and the Park Fund, between November 15 and December 14, 2015.

Donations to the Oak Wilt Fund provide financial assistance to property owners dealing with oak wilt. Donations to the 4th of July Parade Fund help NWACA to host the best 4th of July parade in Austin! The Park Fund helps us revitalize parks in NWACA with projects such as cleanup days.

- **Charlotte and Joe Andrezik**
- **Sherry and Bill Buchanan**
- **Mike and Margo Buckner**
- **Matt and Libby Dow**
- **Dorothy Howard**
- **Chun and Kay Huh**
- **Fred and Sarah Johnson**
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- **Sheryl Mackey and Brian Hobbs**
- **Susan and Jerry Mitchell**
- **Ed and Judy Parken**
- **Marjeanne Rutt**
- **Carol Thompson**

## Questions from the 2015 Survey

### *Joyce Statz*

Here are answers to several questions that were raised in the recent NWACA Survey of Neighborhood Interests and Concerns.

1. How do I know when to renew? You will get an email reminder at the start of the month in which your renewal is due. If you don't have email, you'll get the reminder in U.S. mail.
2. What is the weekly email? Once per week, we send a message of NWACA Notes, a collection of small notices about upcoming events, opportunities for involvement in the community, and occasional announcements from the City. To get the weekly email, go to [www.nwaca.org](http://www.nwaca.org) and sign up at the right side of the home page under NWACA NEWS.
3. Where is NWACA on Facebook? There are several places to look.
  - a. Here you can find a place to interact with neighbors about many topics: <https://www.facebook.com/groups/299472207877/>
  - b. Here you can get official NWACA announcements only: <https://www.facebook.com/pages/NWACA-Northwest-Austin-Civic-Association/563320463775985>
  - c. Here you can find information posted about Austin Oaks: <https://www.facebook.com/groups/213579268812724/>

## Springtails



### *Wizzie Brown, Texas AgriLife Extension*

Springtails are very small, jumping insects that can sometimes become a problem inside homes. Springtails are usually found in areas of moisture, so indoors they may be located near potted plants, sinks, bath tubs or kitchen compost areas. These insects are typically found outside in gardens, near swimming pools, or near where there is excessive moisture or standing water.

Springtails are small (about 1/16 of an inch long), wingless and come in various colors. These insects have a "tail" that latches into a space on the underside of the body that they can use to "jump" several inches into the air.

Springtails are considered a nuisance insect, but some may chew on roots and leaves of sapling plants. They usually do not cause enough damage to warrant control measures to be taken. If you have springtails in your home, it points to a moisture problem that should be fixed.

Options to help reduce springtail problems:

- Remove excessive mulch and/or leaf litter near the home
- Change watering schedule to reduce the amount of moisture near the home
- Use fans or dehumidifiers to reduce moisture indoors
- Seal cracks, crevices, and pipe and wire penetrations on the outside of the home
- Replace or repair any screening on doors and windows that is damaged
- Replace weather stripping around doors and windows that does not provide a good seal
- Suck up any indoor infestations with a vacuum

For more information or help with identification, contact Wizzie Brown, Texas AgriLife Extension Service Program Specialist at 512.854.9600. Check out my blog at [www.urban-ipm.blogspot.com](http://www.urban-ipm.blogspot.com)

# NWACA Window Decals

*Debra Danziger*

NWACA window decals are now available for \$3. Show your neighborhood pride and spirit with an official NWACA membership window decal, perfect for your vehicle.

The decal measures 3"x3" and sells for \$3 online at: <http://nwaca.org/donations/>

Order yours today!



## Don't Mess with ~~Texas~~ Our Neighborhood!

*Local Walker's PSA*

Those plastic bags that surround our newspapers, especially the Sunday papers, make really good trash collection bags when you take a walk. This photo shows what was found in an hour-long walk in what we think of as a clean, green neighborhood! The bag includes discarded clothing, plastic bottles, Styrofoam cups, candy wrappers, two well-aged bags of dog poop, and miscellaneous other stuff. Also on the road was that plastic chunk from someone's car bumper.

Let's all practice carrying a trash bag in our vehicles, so this stuff doesn't hit the roads and sidewalks! Help keep Austin clean.



## Bringing Smiles to Our Community

At Austin Orthodontic Arts, we are dedicated to transforming the lives of our patients and our community through a commitment to skill, service, and results. Our top-notch doctors are passionate about serving the families in our neighborhood because they see their work as a lifelong investment in their patients' future.

It's our goal to see every patient walk away with a healthy, beautiful smile and the confidence that comes along with it.

*At AOA, we're changing lives: one smile at a time.*

**Set-up an easy comprehensive evaluation!**  
**512.458.4103** [austinorthodonticarts.com](http://austinorthodonticarts.com)

## Crime and Safety Tip – Close the Garage Door!

*Austin Police Department*

The Austin Police Department Burglary Unit has recently seen a rise in burglaries due to garage doors being left open.

Burglary Prevention Tips: Garages

1. Don't leave your remote in the car. Thieves know right where to look for your garage door opener remote—clipped to the visor in your car. To avoid giving them easy access to your garage, take the remote with you when you leave the car.

2. Install deadbolt locks and solid doors. Install a solid door and a good-quality dead bolt and reinforce the doorjamb and hinges to resist a brute-force attack.

3. Install motion detector lights. Install light fixtures that have a built-in motion detector to discourage burglars from forcing entry.

4. Cover windows to stop prying eyes. To prevent burglars from

“casing the joint,” cover glass so they can't “window shop.” Use curtains, shades or blinds. Or apply a translucent film to the glass that obscures vision but still lets in light.

5. Disable the overhead door when away. When you go away on vacation, unplug the garage door opener. If you don't have an opener, padlock the latch or disable the door by putting a bolt through one of the holes in the garage door track. This will prevent someone from coming in through the overhead door while you're away.

6. Keep your garage door closed. Leaving the garage door open is practically an invitation to burglars, not to mention that you're really presenting a storefront window display of your possessions to anyone driving by.

For more information, contact the Burglary Unit at 512-974-6941 or visit <http://austintexas.gov/departments/burglary-unit>



Photo by Jeanne Chizzonite

### Spring baseball @ Northwest Little League



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2222

T-Ball: Ages 4-5  
A6 (tee then coach pitch)  
AA7 & AAB (coach pitch)  
AAA & Majors (player pitch)  
Softball  
Pony Baseball

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# 60 Day Sales Summary

SOLD									
ADDRESS	#BED	#FL BTH	#HF BTH	#LIV	#GAR	YB	ACRES	SQ. FT.	LIST PRICE
4423 Stony Meadow	3	3	0	1	2	1979	.138	1,749	\$410,000
7308 Waterline	4	2	0	2	2	1966	.230	1,940	\$447,500
7219 Running Rope	4	2	0	1	2	1969	.261	1,893	\$545,000
7206 Lamplight	4	2	0	2	2	1969	.218	2,150	\$560,000
5911 Lookout Mtn	3	2	1	2	2	1984	.235	2,570	\$589,000
7707 Mesa	4	3	0	2	2	1970	.260	2,756	\$599,000
7609 Parkview	3	2	1	2	2	1975	.703	2,289	\$674,900
3807 Rockledge	4	2	1	2	2	1967	.438	2,622	\$699,000
4109 Edwards Mtn	3	2	1	3	2	1998	.367	2,932	\$699,000
4116 Burney	4	3	0	3	2	1971	.318	2,708	\$699,000
4903 Backtrail	4	3	1	2	2	1984	.309	2,789	\$700,000
4111 Spicewood Springs #7	5	3	0	1	2	2015		2,483	\$749,000
5922 Lookout Mtn	3	2	1	4	2	1999	.115	2,794	\$760,000
4111 Spicewood Springs #6	4	3	1	1	2	2015		2,480	\$769,000
4101 Firstview	4	3	1	3	2	1985	.248	4,523	\$825,000
7630 Parkview	5	3	0	2	3	2011	.409	3,411	\$870,000
7517 Stonecliff	5	4	0	3	2	1997	.252	4,290	\$899,900
6004 Lonesome Valley	3	4	0	2	3	1992	.334	3,014	\$948,900
4111 Spicewood Springs #13	5	3	0	1	2	2015		3,364	\$969,000
4703 Lookout Mtn	4	4	1	3	2	1990	.290	4,780	\$1,333,500
6101 Mesa	5	5	1	3	2	1999	2.624	4,456	\$1,395,000
5905 Lookout Mtn	5	4	1	3	2	2013	.474	4,423	\$1,395,000



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## WHY JOIN NWACA?

The Northwest Austin Civic Association is your neighborhood association! NWACA represents YOU on issues like:

- Crime (how to prevent car and home break-ins, interacting with APD on issues)
- Transportation (raising awareness about excessive vehicle speeds, congestion, etc.).
- Zoning concerns
- Wildfire Prevention (helping homeowners harden their homes against wildfire)

NWACA plans the annual 4th of July Parade (43rd Annual in 2015!), organizes election and issues forums, sponsors an annual neighborhood garage sale, publishes this newsletter and much, much more!

The NWACA News is a publication of the Northwest Austin Civic Association, produced and distributed by Peel, Inc. At no time will anyone be allowed to use the NWACA News content, or loan said content, to others in any way, shape, or form, nor in any media, web site, print, film, email, electronic copy, fax, or other means, for the purpose of solicitation, commercial use, or any other use for profit, political campaigns, or other self-amplification, under penalty of law, without written or expressed permission from the Northwest Austin Civic Association.

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# NWACA MAILING LIST

IT'S FAST AND FRIENDLY

If you're among the NWACA members getting this newsletter by U.S. mail, but you also have an email address, feel free to sign up online to receive the newsletter via email. Visit [www.PEELinc.com](http://www.PEELinc.com), click 'Residents', then click 'Receive Your Newsletter.' You can customize your newsletter subscription at that page.



You can also read your newsletter on the Peel, Inc. iPhone and iPad app. Search the AppStore for 'Peel, Inc.' Download the App, then subscribe to this newsletter on the App.


## Help Keep our Wildlife Wild!

NWACA advises residents to NOT feed wildlife. Many well-intentioned individuals do so out of concern for the wildlife they are feeding. However, intentional and unintentional feeding of wildlife attracts predators to the wildlife being fed. Additionally, an association with humans and food contributes directly to habituated behaviors of animals like coyotes and feral hogs, which then become aggressive in pursuit of a food or prey attractant. Please eliminate food attractants from your yards for the safe enjoyment of our streets, parks and playgrounds for neighbors and pets.

**NWA KICKBALL**  
**Accepting Registrations for our Spring 2016 Season**

NWA is a girls-only kickball league providing girls with an exciting kickball experience for over 35 years.



**2016**  
— NORTHWEST AUSTIN —  
**NWA**  
**KICKBALL**  
WHERE CHAMPIONS PLAY

5 divisions with players ranging in age from 4-18.  
Season runs March-May.

**Come join us for fun!**

Register online [nwakickball.com](http://nwakickball.com) [info@nwakickball.com](mailto:info@nwakickball.com)

# NWACA MEMBERSHIP FORM

Send annual dues of \$25 with this form to:  
NWACA, P.O. Box 26654, Austin, TX 78755

Homeowner Name(s): \_\_\_\_\_

Street Address: \_\_\_\_\_

\_\_\_\_\_ Zip \_\_\_\_\_

Email #1 (kept private; print): \_\_\_\_\_

Email #2 (kept private; print): \_\_\_\_\_

Phone (with area code): \_\_\_\_\_

Date: \_\_\_\_\_

## ANNUAL DUES: \$25

(Optional) 4th of July Parade Contribution:

\$10\_\_\_\_ \$20\_\_\_\_ Other \_\_\_\_

(Optional) Oak Wilt Fund Contribution:

\$10\_\_\_\_ \$20\_\_\_\_ Other \_\_\_\_

(Optional) Parks Fund Contribution:

\$10\_\_\_\_ \$20\_\_\_\_ Other \_\_\_\_

*You can also pay via PayPal by following this link on our web site: [Join NWACA](#). If you've already paid your dues for this year, please pass this on to a neighbor who is not yet a member.*

**Volunteers are always needed on our committees.**

**Please mark those on which you'd like to actively participate.**

- Civic Engagement
- Communications
- Crime and Safety/Neighborhood Watch
- Events/ 4th of July
- History
- Membership
- Parks
- Sponsorship
- Transportation
- Tree and Environment
- Wildfire Prevention



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