

VOLUME 13, NUMBER 2

FEBRUARY 2016

# CIRCLE C

## *Community Newsletter*

OFFICIAL NEWSLETTER OF THE CIRCLE C RANCH HOA





# NEW YEAR, NEW HOME!

Start off 2016 with a bang! The New Year is the perfect time to buy or sell your home. Lower housing inventory means it is a great time to sell! And low interest rates make it the perfect time to buy!!

**Over the past four years Ashley has helped more people buy and sell in Southwest Austin than any other agent!\***

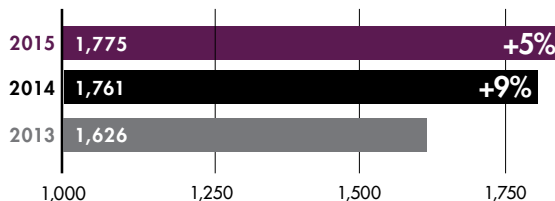


## DON'T JUST LIST YOUR HOUSE, FIND OUT HOW TO GET IT SOLD!

ASHLEY IS A PROVEN **CIRCLE C SPECIALIST** WITH A POWERFUL STRATEGY!

### HOME SALES IN FEBRUARY ARE INCREASING!

Home sales increased every February since 2013.\*\*



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HOMES

\*Based on 2011–2015 home sales through Austin Board of Realtors \*\* For a detailed report, please visit [abor.com/statsJan15](http://abor.com/statsJan15)

## HOA News

4 Announcements

## Aquatics News

6 Pool Hours  
6 Group Lessons  
7 Circle C Aquatics is hiring!  
7 Masters Program

## Around Circle C

8 Hope4Minds Golf Tournament  
9 Circle C Cafe Menu  
10 College Prep Seminars  
10 Enclave At Circle C

## News You Can Use

14 Agrilife Extension  
16 Life on a Shoestring

## Sports News

18 Tennis Tips

## In Every Issue

21 Teenage Job Seekers  
22 Classifieds



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## CCHOA NUMBERS

HOA Mgmt Office ..info@circlecranch.info or 512-288-8663  
HOA Financial Office..tgiles@mgilescpa.com or 512-451-9901  
Aquatics Director ..... director@ccswim.net or 512-288-4239

### Newsletter Publisher

Peel, Inc. .... advertising@PEELinc.com or 512-263-9181

### Circle C Amenities

Circle C Avaña Pool ..... 512-292-1518  
Circle C Café ..... 512-288-6058  
Circle C CDC..... 512-288-9792  
Circle C Swim Center ..... 512-288-6057  
Circle C Community Center Pool..... 512-301-8259  
Grey Rock Tennis Club ..... 512-301-8685

### CIRCLE C GATED COMMUNITIES

*Enclave off Spruce Canyon (KB)*  
Spectrum Management ..... 512-834-3900  
*Enclave off La Crosse (Streetman)*  
Plateau Property Management..... Rosalyn Peterson, 512-441-1041  
*Fairways Estates*  
Spectrum Management ..... 512-834-3900  
*Park West*  
Real Manage..... Diane Malloy, 866-473-2573  
*Muirfield*  
Real Manage..... Tom Ellis, 866-473-2573

## BOARD OF DIRECTORS

Kim Ackermann..... President  
Chris Poynor..... Vice President  
Natalie Placer McClure ..... Secretary  
Jason Bram..... Treasurer  
Michael Chu ..... Board Member  
Bob McKenna..... Board Member  
Steve Urban..... Board Member  
Contact the Board at .....directors@circlecranch.info

## IMPORTANT NUMBERS

City of Austin Solid Waste ..... 512-974-1945  
Dead Animal Collection..... 512-974-2000  
Abandoned Vehicle..... 512-974-8119  
Pothole Complaints..... 512-974-8750  
Stop Signs ..... 512-457-4885  
Street Light Maintenance ..... 311  
Schools  
Clayton Elementary ..... 512-841-9200  
Kiker Elementary ..... 512-414-2584  
Mills Elementary ..... 512-841-2400  
Cowan Elementary ..... 512-841-2700  
Bailey Middle..... 512-414-4990  
Gorzycki Middle School..... 512-841-8600  
Bowie High School ..... 512-414-5247

### UTILITY PROVIDERS

Electric Pedernales Elec. .... 512-219-2602  
City of Austin. .... 512-494-9400  
Gas Texas State Gas ..... 800-700-2443  
Water City of Austin ..... 512-972-1000  
MidTex Water Company ..... 866-654-7992  
Solid Waste City of Austin ..... 512-974-1945  
Post Office Oak Hill Station ..... 800-275-8777

## ANNOUNCEMENTS | WHAT'S HAPPENING

### Important Dates

*First ½ Annual Assessment Invoiced – February 1st*

*Candidate Forum – Thursday February 11th*

*First ½ Annual Assessment Due – March 1st*

*Annual Meeting – Wednesday March 2nd*

*Annual Easter Egg Hunt – Saturday March 26th*

### 1st HOA Assessment Mailing February 1

The 1st half year assessments will be mailed February 1st and are due March 1st. There are three available options to pay your assessments.

- Mail your check to PO Box 163541, Austin, Texas 78716
- Make your payment using Bill Pay through your financial institution
- Use the New “On-line Payment” Option through the Circle C HOA website. (There is a 2% convenience fee for this option).

Payments will NOT be accepted at the HOA Office or in the drop box outside the office. Please do not staple your check to your invoice. Please do not postdate your check. If you have a question regarding your assessment, please contact the accounting office at 512-451-9901.

### Board Nominee Candidate Forum

The Nominating Committee will host a Candidate Forum on Thursday February 11, 2016 at 6:30 pm at the Community Center. We have 8 owners who have submitted their Candidate Questionnaire for the three open Board seats: Dan Vavasour, Arlaine Decrevel, James Moseley, Don Primosic, Natalie Placer McClure, Adam Abrams, Robert Rainey, and Anjali Chaku. If you would like to review the individual Candidate Questionnaires, please visit the News & Announcements page under the Stay Connected tab on our website, [www.circlecranch.info](http://www.circlecranch.info).

### Annual Meeting

The Circle C Homeowners Association will hold its Annual Meeting on Wednesday, March 2nd at 6:30pm at the Circle C Community Center, 7817 La Crosse Ave. Please arrive at 6:00pm to allow time for check-in.

In order to call the meeting to order and conduct business, we need a 10% quorum. You will find the ballot and proxy on the back of your February 2016 Assessment. If you cannot attend the meeting, PLEASE either assign your proxy to a neighbor or fill out a Quorum Proxy (available online) so that it counts toward the quorum.

The association's annual meeting is the best opportunity for you to learn about this year's events and get caught up on everything happening in your community. Here are a few agenda items and meeting activities you won't want to miss:

- Meet board members and HOA staff.
- Get an update on all current and future scheduled projects.
- Review the approved budget, and hear the association treasurer explain how your assessments are being used and reserves are being invested.

Be an active community resident and attend the annual meeting. Come introduce yourself to the board, the manager and your neighbors and find a wealth of information about your community!

### Annual Report to the Membership

The 2015 Annual Report to the membership from the Board of Directors will be printed in the March 2016 newsletter. A copy will also be posted on our website and available in the HOA office during the month of March 2016.

### Holiday Lights & Decorations Reminder

If you haven't already, please take down all of your holiday lighting and decorations per the rules in the governing documents (lights and decorations should be removed by January 15th). Thank you for your cooperation.

### Are You Registered for the CCHOA Website?

Visit our website at [www.circlecranch.info/register](http://www.circlecranch.info/register) and create a username and password for your household. As a resident member you will have access to various homeowner documents, social group platforms, resident classifieds, as well as receive important announcements from the HOA via email. If you have any trouble registering for the website, or just need some user guidance, call the office at 512-288-8663.



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## ARTICLE INFO

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The Circle C Ranch newsletter is mailed monthly to all Circle C Ranch residents. Residents, community groups, churches, etc. are welcome to submit information about their organizations in the newsletter. Personal news for the Stork Report, Teenage Job Seekers, recipes, special celebrations, and birthday announcements are also welcome.

If you have an article of interest to the community please submit to [sarah@circlecranch.info](mailto:sarah@circlecranch.info) by the 10th of the month. The newsletter can also be viewed online at [www.circlecranch.info](http://www.circlecranch.info).

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## ADVERTISING INFO

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Please support the advertisers that make the Circle C Ranch Newsletter possible. If you are interested in advertising, please contact Peel, Inc. at 512-263-9181 or [advertising@peelinc.com](mailto:advertising@peelinc.com). The advertising deadline is the 8th of the month prior to the issue.

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## MISSION STATEMENT

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### Peel, Inc. Community Newsletters

Our goal is to provide the Circle C Ranch community with one source of local news content that is provided by Circle C residents. Our goal is to help build Circle C by connecting local businesses with residents and residents with relevant neighborhood information.

*"Be the Community."*

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## POOL HOURS

Swim Center  
5919 La Crosse Avenue

Winter Hours  
January 4th – March 11th, 2016  
Lap Swim Only

### Monday-Friday

6:00am-10:00am  
3:30pm-7:00pm

### Saturday

8:00am-11:00am

### Sunday

Closed

## Spring Break HOURS

March 12th – 20th, 2016

### Monday-Friday

6:00am-10:00am (Lap Swim Only)  
10:00am-6:00pm (Open Swim)

### Saturday

7:00am-10:00am (Lap Swim Only)  
10:00am-6:00pm (Open Swim)

### Sunday

10:00am-6:00pm (Open Swim)



*The Avaña and Community Center pools  
are closed until May 7th.*

## New Group Swim Lessons!

We are SO excited to introduce our new American Red Cross Group Swim Lesson Program! Our instructors are now WSI certified and we have added late evening classes in the summer. Group lessons will start with a pre-spring session geared towards getting swimmers refreshed so they can join swim team in April. Visit the Group Lessons page under the Aquatics tab on our website at [www.circlecranch.info](http://www.circlecranch.info) for a complete 2016 schedule; make sure you read about all the changes to the registration process too!

The most notable difference to our group lesson program, there are no more evaluations required! However, there are age restrictions and pre-requisites for each class. Please make sure you read through the Course info sheet on the Group Lesson page on our website for more information.

*If you have any questions, please email Amanda at:  
[coordinator@ccswim.net](mailto:coordinator@ccswim.net)*



**Lee Ann LaBorde, Agent**  
8400 Brodie Ln Ste 105  
Austin, TX 78745  
Bus: 512-282-3100  
[leeann@leeannlaborde.net](mailto:leeann@leeannlaborde.net)

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will never  
happen  
to me”  
happens.**

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**GET TO A BETTER STATE™.**  
**CALL ME TODAY.**



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State Farm, Home Office, Bloomington, IL



# Masters Swim Program

Start 2016 off on the right foot! Come get your exercise on at the Swim Center and join our Masters class! Offered Tuesdays and Thursdays from 8am-9am and Wednesdays and Fridays 6am-7am. You can come try us out, two practices for free! For more information, please contact Amanda at [coordinator@ccswim.net](mailto:coordinator@ccswim.net).



## Circle C Aquatics is now hiring for 2016!

We are looking for lifeguards, customer service representatives and group lesson instructors. Must be 16 years of age for employment. Flexible schedules and a fun work environment wait at the pool! We have lifeguard certification classes starting in February and WSI certification classes for swim instructors. Contact Amanda at [coordinator@ccswim.net](mailto:coordinator@ccswim.net) for more information about the next certification class.

## Better Grades, Better Scores, Better Future Club Z! 1-On-1 Tutoring Services Can Help!

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[www.clubztutoring.com/southwestaustin](http://www.clubztutoring.com/southwestaustin)



### 2016 SAT TEST DATES

- |                 |                |
|-----------------|----------------|
| • Jan. 23, 2016 | • May 7, 2016  |
| • Mar. 5, 2016  | • June 4, 2016 |



## JOIN US FOR THE 6TH ANNUAL **HOPE4MINDS** GOLF TOURNAMENT

**VOLUNTEERS & SPONSORS  
NEEDED**

### TOURNAMENT INCLUDES

- SACK LUNCH & DINNER
- GOLF SHIRT
- GOLFER'S GIFT BAGS
- CONTESTS & GAMES
- PRIZES FOR 1ST, 2ND, & 3RD

**Monday, April 25, 2016  
Grey Rock Golf Club  
7401 Hwy 45; Austin**

**Registration-11:00 am  
Shotgun Start-12:15 pm  
\$175/golfer**

**Register and/or sponsor at  
[hope4minds.org](http://hope4minds.org).**

**Questions?**

**Email [ronda@hope4minds.org](mailto:ronda@hope4minds.org)**

We foster hope and enrich the lives of children with an acquired brain injury through support and education.



BEVERAGE DISTRIBUTORS

**C'est Chic!**



Jesse Guerra Law Firm

Antic Ink

Face to Face Spa in Circle C





February 2016

Café # 288-6058

Hours: Monday – Friday 3:30-7:30pm, Saturday/Sunday Closed

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
<b>All Specials Are \$10.00 Ready at 5pm</b>	Chicken 1 Marsala Fettuccine Cesar Salad	Sliced BBQ 2 Brisket, Sausage, Beans, Potato Salad, Corn Bread	New York 3 Strip, Wild Mushroom Sauce Oven Roasted Potatoes	Blackened Mahi 4 Mahi, Crème Sauce, Sage Polenta, Vegetables	Rosemary Chipotle 5 Pork, Cabernet Cherry, Oven Roasted Potatoes, Vegetables	6 Closed
7 Closed	Tarragon Walnut 8 Crusted Chicken Apple Fennel Sauce, Sweet Potatoes, Vegetables	Pesto Salmon 9 Basil Crème Sauce, Orzo Pasta, Cesar Salad	Braised Short 10 Ribs Garlic Mashed Potatoes, Vegetables	Chicken Stuffed 11 With Boursin, Onion, Spinach Pesto Sauce Mashed Potatoes, Vegetables	Pistachio Crusted 12 Pork tenderloin Cabernet Cherry Sauce Oven Roasted Potatoes, Grilled Vegetables	13 Closed Happy Valentine's Day!
14 Closed	Chicken Fried 15 Chicken, Mashed Potatoes & Creamy Gravy, Fried Okra	Lemon Lime 16 Pan Seared Shrimp Cilantro Sauce Comino Rice Vegetables	Apple & Thyme 17 Roasted Chicken Thighs, Butternut Squash Sauce, Rice, Cesar Salad	Almond crusted 18 Tilapia, garlic spinach sautéed, Cheesy potatoes	Chicken 19 Parmesan & Pepperoni Tomato Basil Sauce, Fettuccine, Caesar Salad	20 Closed
21 Closed	Jumbo Shrimp 22 Wrapped in Bacon Angel Hair Pasta White Wine Sauce Caesar Salad	Grilled 23 Rib eye, Baked Potato, Shallot Sauce, Green Beans	Chicken Picatta 24 Lemon Caper Sauce Caesar Salad	Skillet Ham, 25 Cabbage, Potatoes	Achiote Pork 26 Tenderloin Tomatillo Sauce Rice, Cesar Salad	27 Closed

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We cater all events large & small! Please email [info@circleccatering.com](mailto:info@circleccatering.com) for a personalized proposal!

Check out our website for menus: [www.circleccatering.com](http://www.circleccatering.com)

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Linda Takenaka

512.695.8000



## Around Circle C

# College Prep Seminars with the Weekend Counselor

Parents of middle and high schoolers are invited to attend 3 sessions with Corinne Franks Oh, the Weekend Counselor. Learn important info about the PSAT, dual credit courses and get tips on how your students should spend their summers to prepare for college.

## SAVE THE DATE:

**Feb 8 - Dual credit vs AP, *How to decide what's best for you***  
**6:30pm-7:30pm**

**Apr 6 - 10th & 11th grader's summer college checklist**  
**6:30pm-7:30pm**

Corinne earned her M.Ed from Teachers College, Columbia University and is currently an AISD high school counselor, where she oversees the ACC dual credit program and is the 504 coordinator for her school. In addition she works privately with students as a college admissions consultant helping students navigate the college admissions process from start to finish.

These classes will be held at the Circle C Community Center (7817 La Crosse Avenue). Please contact Corinne Franks Oh for registration information; corinneoh@yahoo.com.

# Enclave At Circle C TURNAROUND NOTICE

As residents of the Enclave at Circle C, a gated community off of La Crosse Avenue near Clayton Elementary School, we have been impacted by several traffic issues related to the school. During school pick up and drop off periods the traffic is heavy and restricted by a reduced speed limit and crosswalk guards. The Austin police department is well aware of the issues, as the Board of Directors of the Enclave have expressed our concerns.

The issue that is of the greatest concern for our community is the use of our private drive entrance, on Curahee Drive, as a turnaround for school traffic. This behavior is motivated by the lack of a practical turnaround near the school as traffic is heavy and restricted. Traffic turning around in our entrance is a hazard to our children as they enter the gates of our community on bicycles and by foot. We have observed that vehicles performing this turnaround maneuver do so at high speed without respecting or even noticing children in the exit area. There have been several close calls as drivers perform this unsafe maneuver and put our children at risk. In addition, residents of the Enclave leaving our community are blocked from the exit by drivers who do not yield to exiting traffic.

Curabee Drive is private property that is owned and maintained by The Enclave at Circle C Homeowners Association. The City of Austin does not own or maintain this road in any way. The individual residents of this community pay to maintain not only the property within their gates, but the gates themselves, the landscape and the roadway directly in front of their community entrance. Excessive daily use of the private road will inevitably result in high repair and maintenance costs; costs that the residents of Enclave at Circle C will be solely responsible for.

We have posted signage to that effect at the entrance in addition to placing speed bumps in the turnaround to reduce the speed of vehicles making this maneuver. We have spoken to the Austin police department about this issue and are writing this letter to the broader Circle C Ranch Community. Starting in January 2016, community volunteers will be standing in the turnaround area with cones and signage to discourage trespassing of our entrance areas. It is very unfortunate that the behavior of a few drivers requires that our community expend funds and our time to address this issue. We would appreciate the cooperation of all Circle C residents and their respect to the safety and overall well-being of our gated community by not performing a turnaround in the Enclave entrance.

*Kevin McLaughlin  
President, Board of Directors  
The Enclave at Circle C Ranch*



You're committed to becoming healthier in 2016, and with more than 1,000 fitness classes per week, the YMCA of Austin is here to help you sweat it out. Classes include Indoor Cycling, Yoga, Pilates, Water Exercise, Group Exercise and so much more.

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# 2.50%<sup>APY\*</sup>

on balances  
up to \$15,000

*Plus ATM fee refunds nationwide\*\**

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- 2.50% APY \*on balances up to \$15,000
- 0.50% APY \* on the portion of the balance above \$15,000
- ATM fee refunds nationwide\*\*
- No monthly fees
- No minimum balance

In order to receive the maximum interest rate and ATM fee refunds, simply do the following everyday activities:

- Have 10 debit card purchases post and clear per monthly qualification cycle (not ATM transactions).
- Have 1 recurring direct deposit or ACH auto debit post & clear per monthly qualification cycle.
- Enroll & receive free paperless eStatements.



[www.firstlockhart.com](http://www.firstlockhart.com)

\*Annual Percentage Yield (APY) accurate as of June 26, 2015. A minimum of \$50.00 to open account. Rate tiers are as follows: Reward Rates 2.50% APY applies to balances of \$.01-\$15,000 and 0.50% APY will be paid on balances over \$15,000 as long as qualifications are met each monthly qualification cycle. Base Rate 0.05% APY will be earned on balances if qualifications are not met. All Balances will earn 0.76% APY to 2.50% APY as long as qualifications are met each cycle. Rates may change after the account is opened. Fees may reduce earnings. Account available to Texas Residents only. ATM fee refunds are provided only if qualifications are met within qualification cycle. \*\* ATM fee refunds are awarded on next statement cycle after qualifications are met. Member FDIC



"The #1 Circle C Ranch virtual tour real estate website originally designed in 1997 and still serving our Circle C residents today."

# SquiresTeam.com

John Squires and the Squires' Team with **Keller Williams Realty**, your neighbors and Realtors for life!



Call Kevin Scragg at  
(512) 529-8763 to see any  
house and for all leases!



**John Squires' "Sell"  
phone is (512) 970-  
1970! Call anytime!**

Hey Circle C! Well, we're off to a running start in 2016 and 2015 started out much faster than 2014. We had our first sale in 2015 on New Years Day with multiple offers on a one-story in Wildflower Park. Since New Years *this* year, the market has jumped back up with the interest rates rising a little, inventory being low, buyer optimism being high and the stock market being wishy-washy. Many buyers want to get a jump on the new year and are realizing their 2015 financial gains with tax season right around the corner. We are seeing them jump on homes quickly if they are clean and priced within the market. We also offer a "silent market approach" to selling your home if you do not wish to have a sign in the yard for some personal reason. John will bring fully-qualified buyers to your home one at a time to preview and possibly sell it before it comes to the market. That insures the seller receives top price AND less buyer hassle from being a full-blown listing. Below and on the next page are a few homes John Squires has helped his latest clients with in Circle C Ranch and his old neighborhood of Barton Hills back in the 1970's, where he lived. The last few open houses we had in 2015 yielded 10-15 couples each day we held them, which was really strong for our end-of-year sales and open house efforts. 2016 looks to be another strong year, however sales prices have leveled off and are staying somewhat consistent after the slight 2-3-4% drop last fall. There was a total of 341 resale and some new homes sold in Circle C in 2015. This does not include brand new homes that never reached the MLS. This spring should be interesting with the wet weather patterns. If it continues to rain, everything will be beautiful and green, which makes properties look so much better. Everything grows and the lakes are full again! We'll see the impact on sales in the 1st and 2nd quarters. Call John Squires if you have any questions on resale values or the different sales values in the differing areas of Circle C Ranch. Thanks! The Squires Team



5748 Gorham Glen-**John Squires' Listing-"SOLD!!"** before coming to market with John's "Silent Market" program. STUNNING hardwood floors, level 5 granite, stainless, new A/C, 35 year roof, slate, 4 beds, separate office, 2 full baths on a quiet, private lot. Listed at **\$439,000**. Call for more details!

**#1 Agent** in Circle C Ranch history with 475+/- homes **"SOLD"** in Circle C Ranch and well over 950 total homes sold in the Austin area.

**#1 Keller Williams agent** listings and buyers sold in Circle C. **#10 agent** out of Austin's **"Top 50"** agents in 2014.

Made **"Top 50"** agents in central Texas 7 times!

**FLEXIBLE COMMISSIONS** and move-up/move-down plans for growing families or retirees.

**John works with all relocation companies.** (Yes, it is your choice to use *any* agent you choose to sell your home with any relocation company) John is **relo-certified** with all relocation firms and he is the **#1 Circle C Ranch listing expert.**

John Squires will professionally consult, stage, renovate, update and upgrade your home (if needed) to sell for the maximum price the market will bear at **no additional fee ever!** Call him for a no-obligation consultation.



# SquiresTeam.com



**11100 Blissfield Cove— John's Listing—"COMING SOON!!"** Gorgeous white stone 1-story with hand-scraped hardwood floors, granite, stainless, high ceilings on private street! 4 beds, 3 full baths and a separate office! Call John for pricing! **(512) 970-1970!**

**11508 Via Grande—John's Listing—"JUST SOLD!!"** Beautiful mixed stone backing to the golf course. 4 beds, 3 full baths PLUS a huge game room! Big three car garage with workshop. Just a showplace with river-rock, 20' fireplace too! Sold with multiple offers. Listed at **\$539,000.**



**SOLD in 4 days!**



**6713 Walebridge Lane—John's Listing—"JUST SOLD!!"** Fantastic floorplan on shady, private lot. 5 beds, 4 FULL baths, massive game room upstairs and bonus workout room or second office space. Tons of storage and living area options. Listed at **\$459,000.**

**10809 Redmond Cove—John's Listing—"CONTRACT PENDING!!"** Big David Weekley, model home plan, featuring 5 large bedrooms, 4 baths, game room and huge family room with fireplace. All backing to permanent greenbelt and on a cul-de-sac! Listed at **\$479,000.**



**SOLD in 2 weeks!**



**SOLD in 5 days!!**

**1911 Paramount—John's Listing—"CONTRACT PENDING!!"** Knockout little 1-story sold by original owner from 1955! Hardwood floors, 3 beds, 2 baths, right around the corner from Zilker Elementary! It's a quick 10 minutes down Lamar to downtown and Zilker park. Listed at **\$575,000.**



**Call John Squires directly at (512) 970-1970 for an easy, no obligation appointment to list your house for sale or be professionally represented in the purchase of any real estate in Texas. Thanks!**



## LEAF CUTTING ANTS

Leaf cutting ants are reddish-brown with three pairs of spines on the thorax and one pair of spines on the back of the head. Workers come in various sizes, but can be up to ½ an inch long. Mounds can become large and are sometimes mistaken for fire ant mounds.



Leaf cutter ant mounds have a central opening and often a crater shape at the top.

Leaf cutting ants typically forage when the temperatures are cooler, such as at night or in the morning. They can sometimes cause complete defoliation of plants or small trees overnight. These ants remove leaves and buds from plants in the landscape. The ants do not eat the plant pieces, but take the pieces back to their colony and feed them to a fungus garden. They tend a particular species of fungus and weed out any other fungus from the garden.

Colonies may exist for years and can exceed over two million ants. It is not unusual for a single colony to cover an acre of land. Colonies are usually found in well drained, sandy or loamy soils.

Plants can be temporarily protected by using spray adhesives around the base of the plant. The adhesive would need to be refreshed often when dirt or debris accumulates. Temporary protection can also be provided with contact insecticidal spray or dusts labeled for “ants”. If mounds are located in an area, the bait product labeled for leaf cutter ants, Amdro Ant Block, can be broadcast with a hand-held

*(Continued on Page 15)*

*As a member of the Circle C Ranch HOA,  
you and your family are eligible for membership.*

### Low-Rate Mortgage Loans

- ★ Purchase or Refinance
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(Continued from Page 14)

spreader around the mound area. If no mounds are seen, then residual sprays and dusts labeled for "ants" can be used along foraging trails and around openings.

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)

The information given herein is for educational purposes only. Reference to commercial products or trade names is made with the understanding that no discrimination is intended and no endorsement by Texas AgriLife Extension Service or the Texas AgriLife Research is implied.

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# News You Can Use

**SUDOKU**

9								
2		5		9			6	
			4	3				
8			3				2	
6		1					4	5
		3				7		9
		4			6			
			2					1
			1			5	7	

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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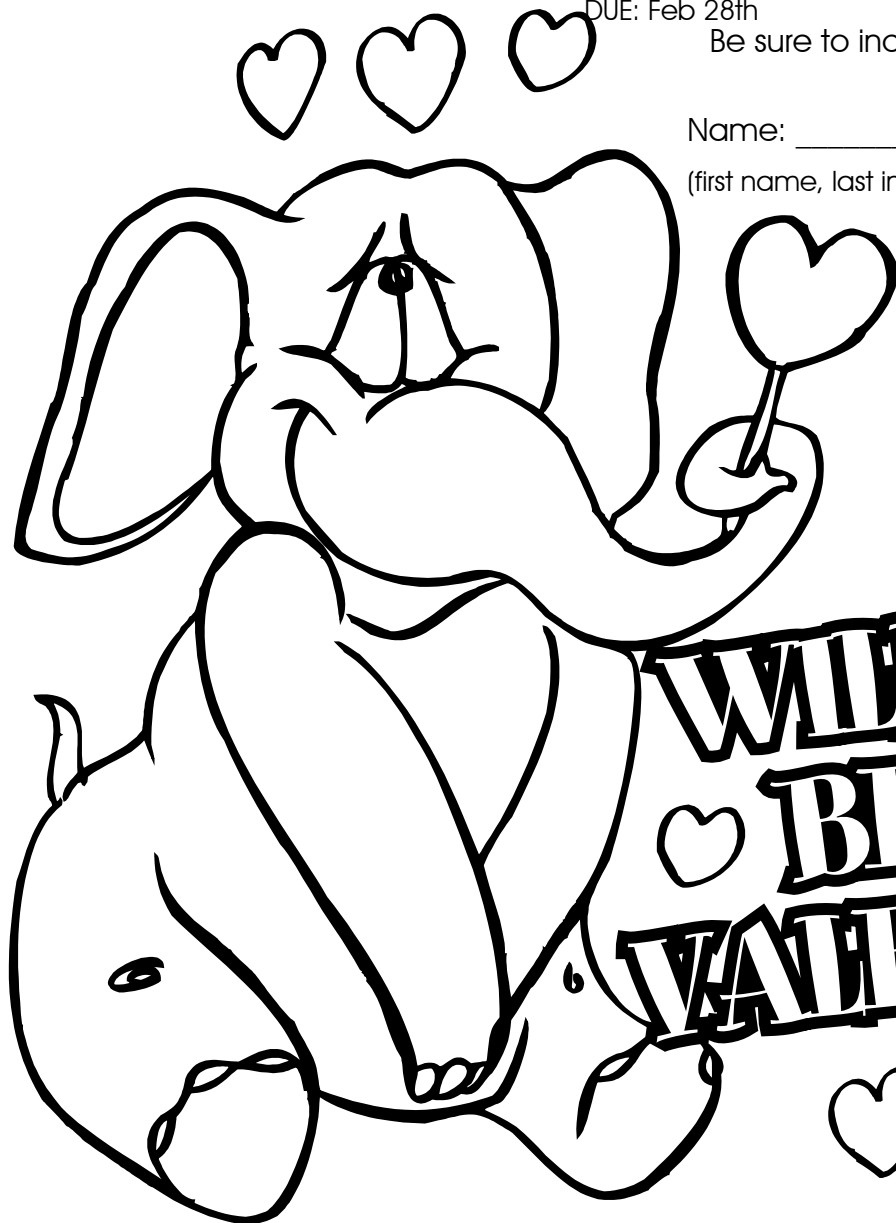
DUE: Feb 28th

Be sure to include the following so we can let you know!

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(first name, last initial)

Age: \_\_\_\_\_



**WILL YOU  
BE MY  
VALENTINE?**



# TENNIS TIPS

By USPTA/PTR Master Professional  
Fernando Velasco  
Owner, Manager and Director of Tennis  
Grey Rock Tennis Club, Austin, TX



In previous newsletters, I offered tips on how to hit a forehand groundstroke, a two-handed backhand, one-handed backhand, forehand volley, and the two handed backhand volley. In this issue, I will give you instructions on how to execute the serve, considered as the most important stroke, since the player has complete control of the game at this time. In these pictures, Adolfo Gonzalez, one of the tennis pros at the Grey Rock Tennis Club, demonstrates the proper form and technique for a right-handed player. For a left-handed player, the instructions will be the opposite hands.

**Step 1: Ready Position:** The body is sideways with the right hand holding the end of the racket in a forehand grip position and the left hand is holding the ball under the throat of the racket. The left arm is slightly straight and the ball is held with the thumb, index finger and middle finger. This allows for a consistent toss without using the wrist and/or elbow. Feet are a shoulder width apart and the body is in equal balance. For beginners, it is okay to change the grip slightly toward the forehand grip. As the player gets more advanced, the continental grip will be a better one to give more spin on the ball.

**Step 2: Back Swing:** The left arm comes down and the right arm follows it. It is vital to slow down the motions to allow for both of

the arms to have good balance in the front and behind the body. Notice that the hand is in the process of tossing the ball in front of the body and the left wrist is bent down. It is imperative to have a good consistent toss since it will dictate the success or failure of the serve.

**Step 3: Point of contact:** Once the player is ready to hit the ball, the right arm will force the racket toward the point of contact, while the left hand will come down toward the body. This allows for the "snap" of the wrist to accelerate and bring the ball down. Notice that the point of contact is slightly higher than then center of the racket. Eyes are still focused on the point of the contact and will be ready to look down as soon as the ball leaves the frame. The right hip is extended to allow the body to extend up.

**Step 4: Follow Through:** The racket speed will extend to the left side of the body. The right foot is coming forward and is pointing toward the net. The trunk is straight and eyes are focused on the direction of the ball. At this point the player will take the split step and will jump either behind the base line to rally with the opponent or will move toward the net to serve and volley.

*Look for in the next Newsletter: The HalfVolley*

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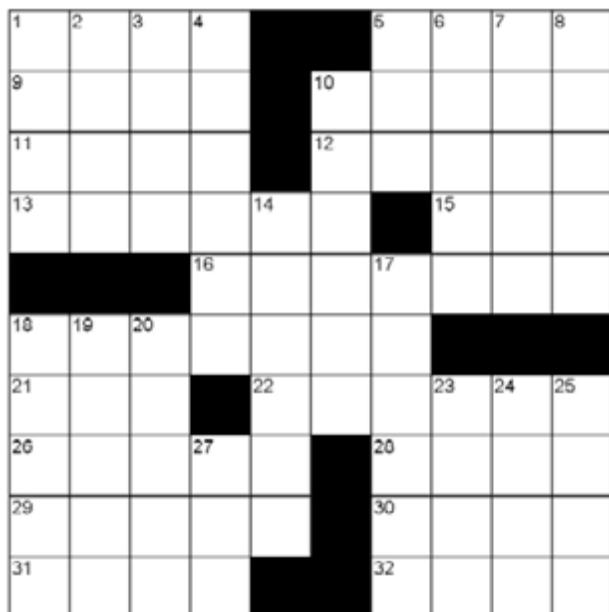
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*Realtor*

**Cell: (512) 415-6321**

**patty@webbcirclec.com**

## CROSSWORD PUZZLE



### ACROSS

1. Part of doorway
5. Baby
9. Seaweed substance
10. Transparent gem
11. Defeat
12. Blend
13. Suck up
15. Electroencephalograph (abbr.)
16. French composer Claude
18. Artifacts found in rocks
21. Rend
22. Elite
26. Reorient
28. Canal
29. Meal listings
30. Opp. of ill
31. Adam's garden
32. Hawk

### DOWN

1. Indonesian island
2. Elderly
3. Welcome rugs
4. Sulks
5. TV lawyer Matlock
6. Sign of the zodiac
7. Computer memory units
8. Lamenting poem
10. What a gum chewer blows
14. Ruled over
17. "\_\_\_ and World Report"
18. Border
19. Lubricated
20. Chine
23. Elm
24. Small brook
25. Holler
27. Bullet shooter

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**Don't Miss Our 5th Anniversary Race!**

The logo for the Austin 10/20 Race is a shield-shaped emblem. The word "AUSTIN" is written in a stylized, white, serif font across the top. Below it, the number "10" is on the left and "20" is on the right, both in a large, bold, black font. Underneath "10" is the word "MILES" and under "20" is the word "BANDS", both in a smaller, white, sans-serif font. A white silhouette of a person running is positioned in the center of the shield, overlapping the numbers and the words. The background of the shield is a gradient of red and orange, with a white sunburst or flame-like effect emanating from behind the central figure.

**Run It. Walk It. ROCK IT!**

Save 10% with online registration code 1020CN

The Third Base logo features the words "Third BASE" in a stylized, white, serif font. "Third" is written in a cursive-like font, and "BASE" is in a bold, sans-serif font. The logo is set against a dark, circular background with a white border.The Austin 10/20 Race logo is a circular emblem with a blue background. It features a white silhouette of a person running, similar to the one in the main logo, positioned in the center. The words "AUSTIN 10/20" are written in a white, sans-serif font around the perimeter of the circle.

**Austin 10/20 - April 3, 2016**  
**Sign up at [www.Austin1020.com](http://www.Austin1020.com)**



# How much are homes selling for in your neighborhood?

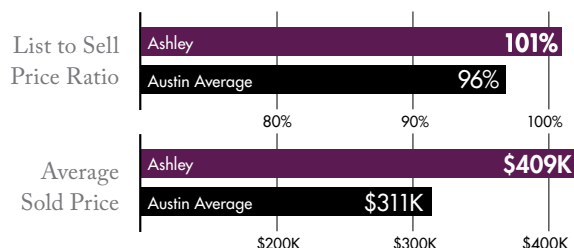
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# 2015 Year End Real Estate Report

It was another great year in real estate in the Austin area, and our neighborhood has certainly been active too. As the first Circle C builder salesman in 1987, I have seen a lot of ups and downs in our market. The last 5 years have been "ups" for us, and I forecast an equally good market this year.

	2014	2015	Difference	% Change
<b>Homes Sold</b>	338	351	+13 Homes	↑ 3.8%
<b>Expired Listings</b>	51	55	+4 Expired	↑ 7.8%
<b>Average Asking Price</b>	\$433,393	\$462,066	+\$28,613	↑ 6.6%
<b>Average Sold Price</b>	\$429,985	\$456,066	+\$26,081	↑ 6.6%
<b>Average Sold</b>	\$148.40	\$156.76	\$7.80	↑ 5.3%
<b>Avg. Days on Market</b>	27	34	+7 Days	↑ 6.1%
<b>List to Sold</b>	99.21%	98.70%	- 0.5%	↑ 5.3%
<b>Lowest Sold Price</b>	\$279,900	\$306,500	+\$27,500	↑ 25%
<b>Highest Sold Price</b>	\$750,000	\$1,100,000	+\$350,000	↑ 46%

**Note:** The statistics do not include new homes since most new home sales do not go through the Realtor MLS system. The homes used include all areas of the original Circle C Ranch master plan and are currently in the Circle C Ranch and Meridian Home Owner's Association.

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