



POST

The Official Newsletter of the
Plum Creek Homeowner Association

May 2016
Volume 7, Issue 5

Front Porch Days



Front Porch Days is almost here. Front Porch Days is a huge gathering each year in May and includes music, a pie baking contest, petting

zoo, pony rides, inflatables, barrel train, Skate Team demo, local organizations, vendors, crafts, food, and more.

All of the entertainment and many of the events are provided by Plum Creek HOA. Money is needed to purchase food, drinks, and products from vendors and community groups or to participate in the golf tournament, 10K, 5K, 3K, or 1K run.

Schedule of Timed Events

Saturday, May 14th:

- 7AM: Front Porch Days Races 10K, 5K 3K, & 1K Run, Negley Elem.

Register online @ www.tinyurl.com/2016FPDRaces

- 9AM: Plum Creek Garden Tour, starts at Haupt Park
- 12PM: Golf Tournament, PC Golf Course.

Register online <http://tinyurl.com/h2ko8e8>

Sunday, May 15th:

- Front Porch Days Carnival from Noon to 3PM
- Plum Creek Music Festival from Noon to 3PM
- Pie Baking Contest @ 11:45 am, PC Community Center
- Washer Tournament- registration closes at 1 PM
- And More!
- 4PM to 6PM: Family Fishing Day at the Lake

Visit www.frontporchdays.com
for details and event updates!

YARD of the MONTH *April*

Yard of the Month Winners

Congratulations

1ST PLACE

6134 Hartson



2ND PLACE

4091 Mather



3RD PLACE

1093 Dorn

Please take a look at these beautiful yards; they are only three of the many wonderful landscapes in Plum Creek. Signs of recognition will appear in the winning yards April 15th. Please send nominations (yourself or your neighbor) to landscape@plumcreektxhoa.com.

Committee Contacts

PLUM CREEK HOA MANAGER

Kristi Morrison plumcreekmanager@goodwintx.com

PLUM CREEK POST AND WEEKLY ENEWS

Adriane Carbajal announcements@plumcreektxhoa.com

COMMUNITY CENTER RESERVATION QUESTIONS

Adriane Carbajal reservations@plumcreektxhoa.com

DOG PARK COMMITTEE

Aimee Kalmus dogpark@plumcreektxhoa.com

LAKE/PARK COMMITTEE

Linda Campbell lake@plumcreektxhoa.com

LANDSCAPE COMMITTEE

Sandra Gonzalez landscape@plumcreektxhoa.com

POOL COMMITTEE

Scott Brown pool@plumcreektxhoa.com

RECREATION COMMITTEE

Mary Halenza recreation@plumcreektxhoa.com

SAFETY & NEIGHBORHOOD WATCH COMMITTEE

Carol Peters & Denise Quinterri
..... safety@plumcreektxhoa.com

WELCOME COMMITTEE

Arcelia Gibbs welcome@plumcreektxhoa.com

HOA OFFICE PHONE 512.262.1140

PLUM CREEK HOA WEBSITE: www.plumcreektxhoa.com

Important Numbers

STREET LIGHTS, ROAD REPAIRS, STREET SIGNS

City of Kyle Public Works Dept. 512.262.3024
..... pw@cityofkyle.com

ANIMAL CONTROL

City of Kyle Animal Control 512.268.8800

SOLID WASTE

TDS Customer Care Dept 1.800.375.8375

POWER OUTAGES

PEC 1.888.883.3379

SCHOOLS

Hays CISD 512.268.2141

Negley Elementary 512-268.8501

Barton Middle School 512.268.1472

Hays High School 512.268.2911

Newsletter Info

PUBLISHER

Peel, Inc.
..... www.PEELinc.com, 512-263-9181

Article Submission
..... announcements@plumcreektxhoa.com

Advertising.....
..... advertising@PEELinc.com

Advertising Info

Please support the advertisers that make the Plum Creek Post possible. If you would like to support the newsletter by advertising, please contact our sales office at 512-263-9181 or advertising@PEELinc.com. The advertising deadline is the 8th of the month prior to the issue.

DON'T WANT TO WAIT FOR THE MAIL?

View the current issue of the Plum Creek Post on the 1st day of each month at www.PEELinc.com

SUMMER YOUTH SPORTS
Registration ends May 17th



COME HOME TO THE HAYS COMMUNITIES Y THIS SUMMER!

\$0 MAY!
ENROLLMENT FEE
- SAVE \$48 -

Aquatics, Fitness, Child Care, Sports, Camp & so much more. Join a community dedicated to building strong families, character values and youth leadership.

Join today at AustinYMCA.org

the Y
FOR YOUTH DEVELOPMENT
FOR HEALTHY LIVING
FOR SOCIAL RESPONSIBILITY

HAYS COMMUNITIES YMCA
465 Buda Sportsplex Dr
512.523.0099 • AustinYMCA.org

Alley Etiquette

Spring is here and the kids are out! This time of year, before the temperature soars and the fire ants wage their battles in the plots of bermuda, feels like paradise. When you're a kid, there is nothing more fun than speeding down an alleyway on your new bike. Even better if you have some friends to form a posse. For parents, it's a great place to let them blow off all that steam. You'll also see the little ones wandering after the big kids, hoping to ride someday like they do. It's a great time of year and a good time to remember safety in our streets in alleys. We have no shortage of large vehicles in Texas and they can be scary and dangerous to kids. Watching your speed around corners, being extra slow in case a bike might come barreling towards you goes a long way to ensure our neighborhood is safe and sound for the little lives that are being nurtured in our neighborhood.



- Be a responsible dog owner
- Dog poop is classified as a pollutant not fertilizer. It kills grass.
- Dog poop creates a hazard for other animals as well as humans.
- It's a dog owner's responsibility to clean up after their pet.

*If your dog decides to poop,
please bend down and scoop!*

Make A Clean Sweep with the Community-Wide Garage Sale

Start cleaning out those closets and get ready for Plum Creek's Spring Community Garage Sale to be held

Saturday, May 7th, from dawn until dusk. So, while you are doing your spring cleaning and you run across things you no longer want—hold onto them for a bit longer and sell them at Plum Creek's Community Garage Sale! Remember-- one neighbor's trash is another's treasure!

All homeowners may participate and should display their items on their front lawn for better crowd control. Our goal is to encourage visitors to park on the streets and not in alleys. Your cooperation is greatly appreciated and will help us to have a safe and pleasant garage sale experience. Also, kids are welcome to earn money by selling baked goods or drinks! So, start saving bags for your customers to take home their treasures in and newspapers for wrapping breakable items.

Guidelines for the Board Meeting

Residents are encouraged to attend and observe association board meetings. If you'd like to bring an issue to the board's attention, you're welcome to speak during the homeowner forum—a time set aside just for you. So that everyone who attends has an opportunity for a meaningful exchange with the board, we ask that you observe the following guidelines:

- Although we're all neighbors, this is a corporate business meeting. Please behave accordingly.

(Continued on Page 4)

THINKING ABOUT MOVING?

**Inventory is very low and
homes in your neighborhood
are in high demand.**

**CALL ME TO DAY FOR A FREE
MARKET ANALYSIS!**

ANGELICA GARCIA, REALTOR®
Residential Expert, Se Habla Espanol
(512) 300-6402
ANGELIGK@GMAIL.COM





Pediatric Dentists

The Academy of Pediatric Dentistry recommends children see a dentist when they get their first tooth & no later than 1 year of age! Our Board Certified Pediatric dentists see children from 6 months to 18 years old!

Fun Office

Arcade & Play Room
Free Wifi
TVs at Dental Chairs
Parent Lounge
Digital Xrays
Open Monday-Friday
Before and After School Hours
Insurance & Medicaid Accepted



New Patients FREE EXAM
with regular cleaning, X-rays
and fluoride

1180 Seton Parkway #425
Kyle, Tx 78640
512.504.3637

www.kidsdentalsmiles.com

(Continued from Page 3)

- If you'd like to address the board, please sign in when you arrive. You will be called in the order you entered. This allows the board to contact you if we need further information and to report back to you with an answer.

- The homeowner forum is an exchange of ideas. If you're bringing a problem to our attention, we'd like to hear your ideas for a solution too.

- To keep the meeting businesslike, please refrain from speaking if you're particularly upset about an issue. Consider speaking later, speaking privately with a board member, or putting your concerns in writing and e-mailing them to the board.

- Only one person may speak at a time. Please respect others' opinions by remaining silent and still when someone else has the floor.

- Each person will be allowed to speak no more than three minutes. Please respect the volunteers' time by limiting your remarks.

- If you need more than three minutes, please put your comments in writing. Include background information, causes, circumstances, desired solutions and other considerations you believe are important. The board will make your written summary an agenda item at the next meeting.

We may not be able to resolve your concerns on the spot, and we may not debate an issue with you during the homeowner forum. Your issue may be part of the ongoing maintenance budget. If your issue is not part of the maintenance budget, we may need to discuss and vote on the issue first. But we will try to answer you by the next board meeting.

Board meeting dates are announced via the eNews from the Plum Creek resident website: www.plumcreektxhoa.com. If you have not logged in as a resident, be sure to do so to receive board meeting notices and other important HOA related notices.

Source: Community Associations Institute

THE
**BOLING
LAW FIRM**
PLLC

Family Law – Mediation
Probate – Estate Planning
Serving Hays County since 1998
www.bolinglawfirm.com

877.629.5353

Located at Plum Creek
Square, 140 Kirkham
Circle, Kyle, TX 78640

Heard about our CD Special?



Open a CD and start earning today!

9 MONTHS
1.00%
APY*
\$10,000 minimum deposit

13 MONTHS
1.21%
APY*
\$10,000 minimum deposit



Kyle Banking Center

800 W. FM 150 | Kyle, TX | 512.268.4444 | www.firstlockhart.com

*Annual Percentage Yield (APY) accurate as of March 28, 2016. A minimum of \$10,000 to open account and obtain the stated APY. A penalty may be imposed for early withdrawal.

Member FDIC



PLUM CREEK POST

Lake and Parks Committee

The next meeting of the Plum Creek Lakes and Parks Committee will be May 17th at 7 pm at the home of Arcelia and Gary Gibbs (1143 Sanders). Any resident is welcome to attend. We are looking for volunteers willing to work to ensure that our outdoor amenities serve the recreational needs of our community.

As our lake and parks bloom with the beauty of springtime in Texas, the Lake and Parks Committee would like to encourage residents to get outside and enjoy all the outdoor amenities Plum Creek has to offer. Research shows that getting your kids outdoors and immersed in nature is good for their development in so many ways (read "Last Child in the Woods" by Richard Louv). And the exercise and stress reduction will certainly benefit busy adults. For those of you who fish the lake, we ask that you take your recreation tag with you when you fish. The lake is an amenity for the use of Plum Creek residents and their guests, so committee members, security people and others may ask you to show your recreation tag when you fish. We also remind fishermen that artificial baits only are to be used and that all fishing is catch and release. Teach your kids how to properly release a fish so they can catch a bigger one next time. Finally, we want to enlist all residents to help take care of the parks, trails and lake by keeping them clean and following rules meant to provide for safe, family-friendly fun for residents.

At The Fence

PLUM CREEK WELCOME COMMITTEE NEWS

The Plum Creek Welcome Committee will next meet Monday, May 16th at 6:30 PM at 1143 Sanders, (the home of Arcelia and Gary Gibbs).

The Plum Creek Welcome Committee greets new neighbors moving into Plum Creek. We give every new resident a Plum Creek tote bag, which contains a Plum Creek HOA Welcome Packet, a Kyle Chamber of Commerce Guidebook, and a variety of items from local area businesses. Some of our volunteers also solicit local businesses for the promotional items to be included in the tote bags.

The Committee is also considering new services such as a monthly meet-and-greet for new residents, and providing reference material for elderly residents who may need additional social services.

POOL KEY CARDS

Pool key cards will be suspended if your dues are not paid current. Dues can be prepaid annually or paid quarterly. Details about payment options are posted on the Plum Creek resident website in the Online Payment link at the top of the menu. Resident website: www.plumcreektxhoa.com

(Continued on Page 8)

Olympia Hills
Gymnastics
Summer Camp



REGISTRATION IS OPEN
Reserve your Spot Today
512-295-3073
www.AustinGymnastics.com

Olympia Hills Gymnastics
2122 Green Meadows Lane
Buda, TX. 78610



SWIMMING

MAKING MEMORIES ALL SUMMER LONG

AMES

GYMNASTICS

We Are Your Plum Creek Experts



Thinking of Buying New Construction?

Wait! Don't forget to bring your trusted **REALTOR®**! Building a new home can be more complicated than buying a resale. This is why you want a **LOCAL** expert looking out for your best interest every step of the way!

At Prosper Properties, we specialize in providing a top-notch *Customer Experience*. Whether it is getting your home sold quickly for top dollar or helping you navigate the building process, we want to be your **GO-TO TEAM** for all of your real estate needs.

****Ask us about our New Home Move-Up Program****

Call Today 512-956-6078



Megan Miller
REALTOR® & Neighbor



Jody Celum
REALTOR® & Neighbor



Amanda Rickman
REALTOR® & Neighbor

We LIVE here. We LOVE here. We PROSPER here.

PLUM CREEK POST

(Continued from Page 6)

REVISED POOL RULES

Revised pool rules are now posted on the resident website: www.plumcreektxhoa.com

Login as a resident user and select the Documents Library link. Then select Pool Information in the drop down menu on the right.

WELCOME NEW BOARD MEMBERS

The 2016 annual meeting was held on March 24, 2016. The number of volunteer board members was increased from 3 to 5 members. Welcome Jennifer Crosby, Brad Growt and Gary Gibbs to the board. As volunteer board members, they will serve along with Tony Spano and Megan Rogers.

SIP AND SEW

Want to join a group of creative individuals? Sip and Sew is a group of individuals enjoying their hobbies....which includes needlepoint, crochet, knitting, punch needle, rug hooking, counted cross stitch, quilting and sewing. We have numerous individuals willing to share their talents. We meet the second Tuesday of the month, May 10th, 6:30-8:45 PM.

Location Plum Creek HOA Office: 4100 Everett, Suite 150. Come ready to "do your own thing" of to get instructions or assistance with a project or just to observe. Come, Sip and Sew! If you have questions, please contact: Iris Sandle-512-405-0054 or Sandra Sigler 512-405-0187

Why Do We Need Reserves?

Equipment and major components (like the community center roof) must be replaced from time to time, regardless of whether we plan for the expense. We prefer to plan and set the funds aside now. Reserve funds aren't an extra expense—they just spread out expenses more evenly. There are other important reasons we put association monies into reserves every month:

1. Reserve funds meet legal, fiduciary, and professional requirements. A replacement fund may be required by:

- Any secondary mortgage market in which the association participates (e.g., Fannie Mae, Freddie Mac, FHA, VA).
- State statutes, regulations, or court decisions.
- The community's governing documents.

2. Reserve funds provide for major repairs and replacements that we know will be necessary at some point in time. Although a community center roof may be replaced when it is 25 years old, it is common property and each owner should share its replacement costs.

3. Reserve funds minimize the need for special assessments or borrowing. For most association members, this is the most important reason.

(Continued on Page 10)

Looking to Buy, Sell or Invest in Real Estate? We Can Help!



ALLISON PFLAUM,
REALTOR®
TEAM LEADER
361.746.0630
ALLISONTRICKEY@KW.COM



ESTHER TALLEY,
REALTOR®
BUYER SPECIALIST
512.364.7245
ESTHERTALLEY@KW.COM

Call Today For Your FREE Market Analysis



205 Cimarron Park Loop, Suite A
Buda, TX 78640 • 512.434.0630

*Each Office is Independently Owned & Operated





Out of Space? Moving? Need Storage

Great Customer Service is Our Reputation

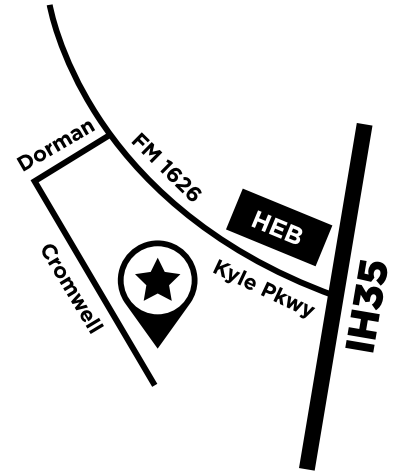
- Climate Controlled Units
- Non Climate Units
- Controlled Gate Access
- 27 Color HD Video Cameras
- Great Location
- Sized right!
- Boat and RV parking
- Free Disc lock(s) with rental
- Access 7 Days a Week
- Kyle Gov. Employee Discount
- Senior Discounts
- We Sell Boxes, Moving Supplies

SECOND MONTH FOR \$1.00

NEW MOVE-INS ONLY. WITH COUPON. NOT
VALID WITH OTHER OFFERS. EXPIRES
2/29/2016

FREE DISC LOCK (\$12.99 VALUE)

VALID WITH COUPON. NEW MOVE-
INS ONLY. EXPIRES 2/29/2016



512.262.7234

Kyle Pkwy Self Storage & Mini Offices

5141 CROMWELL DRIVE • KYLE, TX 78640 | INFO@KYLEPKWYSELFSTORAGE.COM



PLUM CREEK POST

At no time will any source be allowed to use the Plum Creek Post contents, or loan said contents, to others in anyway, shape or form, nor in any media, website, print, film, e-mail, electrostatic copy, fax, or etc. for the purpose of solicitation, commercial use, or any use for profit, political campaigns, or other self amplification, under penalty of law without written or expressed permission from the Plum Creek Homeowners Association and Peel, Inc. The information in the Plum Creek Post is exclusively for the private use of Plum Creek residents only.

DISCLAIMER: Articles and ads in this newsletter express the opinions of their authors and do not necessarily reflect the opinions of Peel, Inc. or its employees. Peel, Inc. is not responsible for the accuracy of any facts stated in articles submitted by others. The publisher also assumes no responsibility for the advertising content with this publication. All warranties and representations made in the advertising content are solely that of the advertiser and any such claims regarding its content should be taken up with the advertiser.

* The publisher assumes no liability with regard to its advertisers for misprints or failure to place advertising in this publication except for the actual cost of such advertising.

* Although every effort is taken to avoid mistakes and/or misprints, the publisher assumes no responsibility for any errors of information or typographical mistakes, except as limited to the cost of advertising as stated above or in the case of misinformation, a printed retraction/correction.

* Under no circumstances shall the publisher be held liable for incidental or consequential damages, inconvenience, loss of business or services, or any other liabilities from failure to publish, or from failure to publish in a timely manner, except as limited to liabilities stated above.

(Continued from Page 8)

4. Reserve funds enhance resale values. Lenders and real estate agents are aware of the ramifications for new buyers if the reserves are inadequate. Many states require associations to disclose the amounts in their reserve funds to prospective purchasers.

5. The American Institute of Certified Public Accountants (AICPA) requires the community association to disclose its reserve funds in its financial statements.

Source: Community Associations Institute www.caionline.org

Community Association Living *How to Be a Good Neighbor*

A little consideration goes a long way. Read the following tips from eHow.com on how to be a good neighbor beyond just a smile and a wave.

- Welcome any new neighbors with a personal note or pop by for a personal introduction.
- Make sure that the outside of your home—along with the grounds—is well-kept and complies with our association's CC&Rs.
- Be mindful of noise—loud music, barking dogs, power tools—that may disrupt the neighborhood beyond a reasonable hour.
- If you have a large party, consider your neighbors when directing your guests where to park, end the party at a reasonable hour and invite your neighbors to join in the fun.
- Return anything you borrow from your neighbor promptly, in the same condition they lent it to you, and express your thanks.
- Replace anything of your neighbor's that you, your children or your pets break or soil.
- Respect your neighbor's privacy.
- Offer to take care of mail pick-up, plants or pets while your neighbor is on vacation.
- Be social! Inviting a neighbor over for coffee and conversation can promote open communication and a friendly neighborhood environment from which all neighbors can benefit.

Visit www.ehow.com for other helpful, neighborly advice.



**Advertise
Your Business
Here!**
888.687.6444

Quality

PRINTING COMPANY



Call today for more info
512.263.9181
QualityPrintingOfAustin.com





Attention KIDS: Send Us Your Masterpiece!

Color the drawing below and mail the finished artwork to us at:

Peel, Inc. - Kids Club

308 Meadowlark St

Lakeway, TX 78734-4717

We will select the top few and post their artwork on our Facebook Page - Facebook.com/PeelInc.

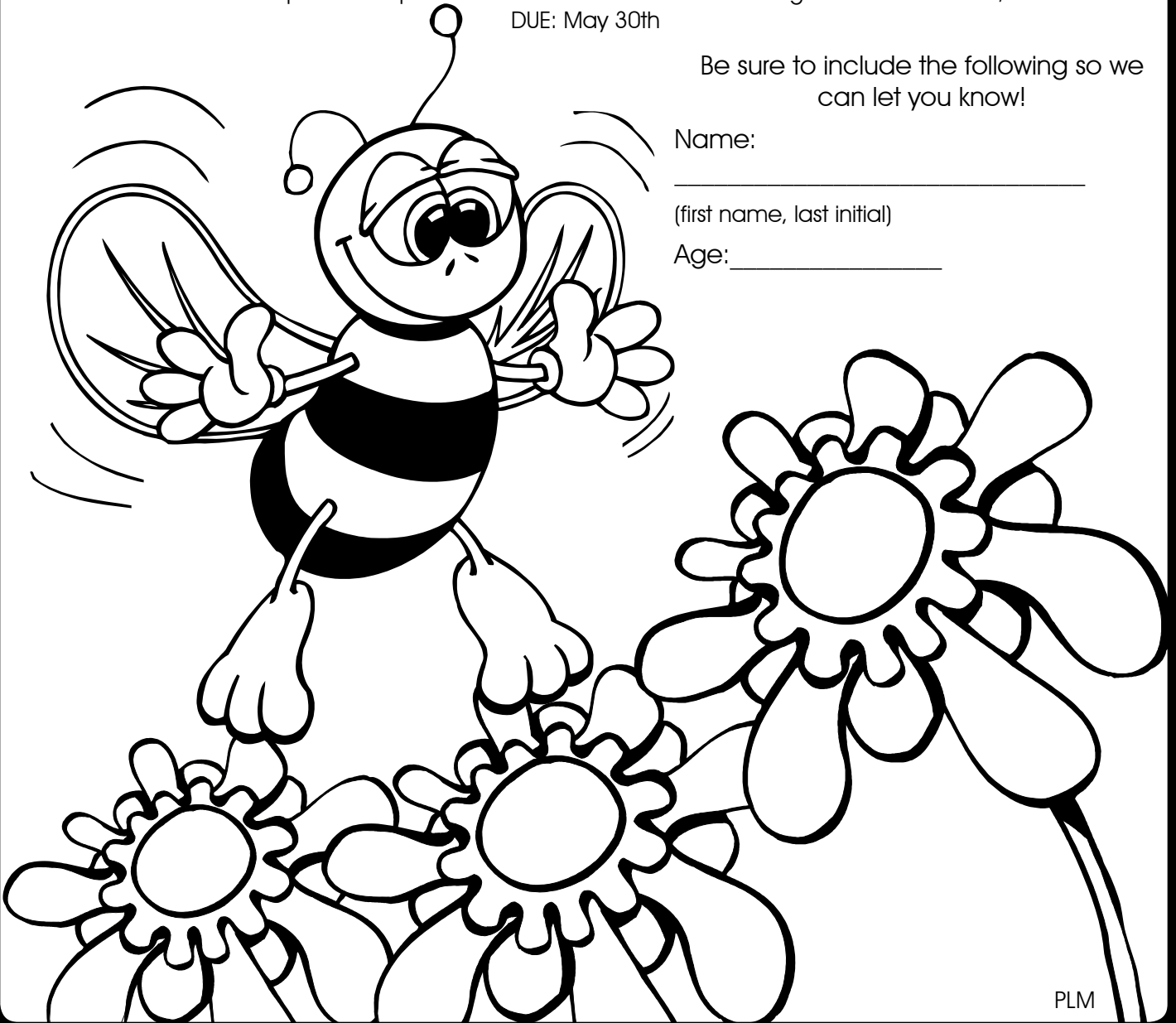
DUE: May 30th

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

Name: _____

(first name, last initial)

Age: _____



PLM



PEEL, INC.

308 Meadowlark St. South
Lakeway, TX 78734

PRSR STD
U.S. POSTAGE
PAID
PEEL, INC.

PLM

Helping YOU make Financial Planning

Simple and Attainable!



- IRA/403b
- Roth IRA/403b
- Rollovers: 401k/IRA/403b
- College Savings Plans
- Life Insurance

*Let me put
my 15
years of
planning
experience
to work for
you!*

Personalized financial advice from an
Independent advisor.

Rob L. Dahse

rob@teamfg.com

(512)665-3941

Office is located at 401 W. Center St., Suite 1 in Kyle.

Contact Rob today by email/phone to schedule your
FREE consultation, and please mention this ad.



TEAM
Financial Group

TEAM Retirement Solutions, LLC is independent of and Securities offered through Institutional Securities Corp (ISC) Member FINRA/SIPC. Rob L. Dahse is a Registered Representative of ISC.