

# SENDERA

SENDERA HOMEOWNER'S ASSOCIATION

OFFICIAL COMMUNITY NEWSLETTER

## Pool Area Suffers Damage      New Exterior Paint Choices

by Ron Urias



In the early morning of May 5th, a vehicle traveling north on Sendera Mesa Drive crashed through the pool fence, hit the pergola, and became stuck in the baby pool. The owner attempted to back the SUV out of the pool, and when he could not do so, he fled the scene on foot. Thanks to the quick thinking of a neighbor, the police were called and arrived quickly. They dispatched a helicopter and K-9 Unit to assist in apprehending the driver, and he was eventually found hiding between houses not far away. It's reported by several neighbors that a field sobriety test was administered to the driver in the parking lot. He was then arrested and taken away in handcuffs.

The fence and pergola suffered extreme damage, and the water in the baby pool was contaminated. Luckily, the baby pool is on a separate system, so the large pool was not affected and is still in use. The baby pool is out of commission and will be for some time, until we can replace the limestone damaged in the collision. The pergola was in danger of collapsing (see photo); it has been removed and will be replaced with a better cover that provides UV protection over the

*(Continued on Page 3)*

Now is a good time for Sendera homeowners to check the home's exterior and determine if new paint is needed. Owners had expressed a desire to lose the "dated" look and wanted more choices from an updated color palette. Thanks to the hard work of several neighborhood volunteers, Tom Franke, and the HOA Board, Sendera has new and approved exterior paint guidelines.

The rules are simple:

1. If you plan to change the exterior color of your home—including the main home and garage door, trim, or front door—you must have Architectural Control Committee (ACC) approval prior to painting. The form is here: <http://www.senderahoa.org/files/130>
2. If you decide to match the same exterior colors on your home, then no ACC approval is required. (Unfortunately, the original paint palette is lost in time.)

### What's New:

The paint supplier **Valspar** was selected to assist with our paint palette. Residents are not required to use this brand, but the options and color coordination Valspar provided fit best with the goals the team set.

**The complete Valspar color palette can be found at Lowe's.** Also there, for a limited time, Sendera residents can get a discount on their paint— 5% off through September 1st. Contact Judy (512-447-4496 x125 or [judy@pioneeraustin.com](mailto:judy@pioneeraustin.com)) for the coupons and she will mail them to interested homeowners.



*(Continued on Page 3)*

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**Pool Damage** (Continued from Cover)

baby pool. As of this newsletter's June deadline, the damaged section of the pool is blocked off. Residents will be notified via Nextdoor when the facility is fully functional. The estimated cost of damage is about \$15,000, and the HOA has filed a claim with the owner's insurance company to recover our repair expenses.

Special thanks to Magdalena and Rick Perkins for being diligent in gathering information and assisting us in taking care of this in a prompt manner. Should anyone witness damage to any of our property, PLEASE contact a board member immediately so we can gather information on the person(s) responsible. An SUV hit our retaining wall on Slaughter lane in February and caused \$10,000 in damage, money we cannot recover because there is no Police/Fire/EMS report on record.

**Paint Choices** (Continued from Cover)

The paint choices from Valspar are color-coordinated to match up with the stone color in the homes of Sendera. For the first time, colors for the front door of a home are provided too. At this time, the ACC will not allow mixing of the various color combinations. (See graphic for how colors are coordinated.)

The full color palette is not printable in this newsletter, but all of this information plus the full color palette can be found at the Sendera HOA web page <http://www.senderahoa.org/files/215>.

**Sendera Recreation Committee News**

*Submitted by Suzann Verav*

**Sendera's 10th Run Into Summer Family Run**

*June 2nd - 7:00 pm at the pool.*

The run is only 1.2 miles in length. You can run, walk, cheer, or volunteer! To register, contact Sharon Boatwright, or pre-register at the event at 6:30. We only hold Fun Run every other year, so come join us! For more information, find the full flyer on Nextdoor or posted at the pool.

Sharon's info: (512) 653-5554 or [sharon.boatwright@amd.com](mailto:sharon.boatwright@amd.com).

**Movie Nights at the Pool**

*All movies start at dusk. Bring your chairs, floats, and snacks.*

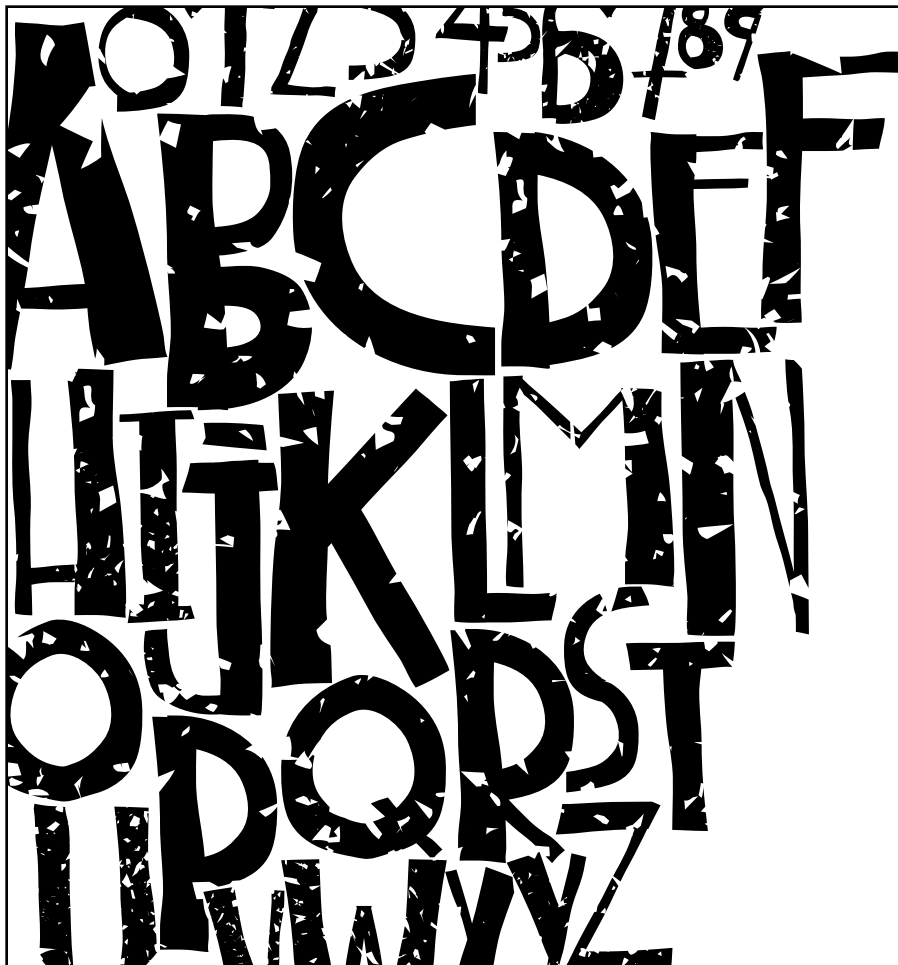
June 11 – Family-oriented, animated film TBD.

July 9 – Action/adventure film TBD.

August 6 – Jaws

**Fall Dates:**

- Sendera Fall Garage Sale, September 23-24, 8 am –1 pm.
- Saturday October 29th, Fall Festival and Chili Cook Off.
- Halloween Decorating Contest, judging October 28-30th.
- Christmas Decorating Contest, judging December 16th-18th.



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## Sendera's FAQs: Broken Fencing

Many of Sendera's shared fences are almost twenty years old. Several neighbors on NextDoor have been asking what to do about fences that are falling apart and need replacement. HOA President Todd Moore answers your Frequently Asked Questions, summarized here as a quick reference guide. The full Fencing Guidelines can be found at <http://www.senderahoa.org/files/164>.

### **Who owns the fence and who should pay for the replacement?**

The HOA covenants do not specify fence ownership, but the general rule is that the house facing the smooth side of the fence (non-post side) owns the fence. However, only a surveyor can determine true ownership. Instead of going through that trouble, most residents work out a plan to split the cost with their neighbor, since the fence is equally shared. It helps to get a few bids from fencing companies first in order to come to an agreement on the overall cost. If your neighbor does not want to contribute to the repair/replacement, you can put up a new fence just inside of the existing one and leave the damaged one alone. But you would pay 100% if you go that route.

### **What kind of fencing is allowed?**

Fencing must be 6 feet in height and constructed with #1 or #2 grade cedar pickets. Treated pine or cedar must be used for the railings and posts. Galvanized steel is also allowed for the posts, but in this case the "pretty side" (non-post side) must face the neighbor's lot. The HOA is obligated to enforce these rules. Any fences higher than 6 feet or constructed with different materials are in violation and subject to reminder letters, warnings, fines, and in the worse case scenario, liens.

### **Do I need to get Architectural Control Committee (ACC) permission to replace my fence?**

ACC approval is not required for basic fence maintenance, such as replacing cedar pickets, replacing cedar or pine railings/posts, or repairing a gate. **ACC approval IS required for fence construction, replacement, or if your plans deviate from the fencing guidelines in height, material, or original location.** Keep in mind the ACC is responsible for maintaining the aesthetic integrity of the community and no variance will likely be granted. If your fence does not conform to the standards, you risk having to rebuild your fence to be in compliance. Even if your neighbor says he/she has no problem with your fence, without ACC approval you could be in violation. The ACC Approval Form is located at <http://www.senderahoa.org/files/130>.

### **Can the fence rules be changed?**

Our covenants can always be amended, but that would take a monumental effort requiring 75% approval from 90% of the 813 Sendera lot owners. That comes out to about 549 owners. It is not altogether impossible, but challenging, to say the least.

## In the Garden

*Submitted by Pamela Kurburski*



The rains continued into April and our gardens are looking flush. Even though cooler temps have kept some of our warm weather plants from progressing to bloom stage, May looks to have a remedy for that. We met in the rain so we couldn't get very close to the beautiful larkspur that dominates the garden we visited. If you look closely at the center left of the photo, you might spot the hummingbird that was enjoying the beautiful blooms as much as we were.

As the soil warms and nights are not quite so chilly, it's time to do some planting of heat-loving plants. Check with a local nursery for annuals and perennials that enjoy the sun. Even though many native and naturalized plants do well in our challenging soil, don't forget that even hardy varieties need water to get established. When you plant, make a soil dam just outside the root line so that water is focused where the plant can most easily drink it up. Depending on the wind and temperature, you may need to water daily for a week or two. Once the roots are deeper in the soil, they won't need so much pampering. Plants in pot will need almost daily water.

Sendera Garden Club meets on the third Thursday of each month. If you would like to join us, please call me at 512-940-8430 to find out when and where our next meeting will be held.

# Book Review: “Jamie at Home: Cook Your Way to the Good Life”

by Yvonne Lim Wilson

I didn't really start paying too much attention to British celebrity chef Jamie Oliver, best known for his “The Naked Chef” series, until I recently discovered his 15-minute meals series (available on hulu.com). I loved his simple, accessible take on bold flavors from various global traditions. So I was thrilled to find *Jamie at Home - Cook Your Way to the Good Life* (Hachette Books, 2007), a cookbook based on seasonal fruits and vegetables grown from his garden.

“The garden has also made me think about food in a different way: about how it grows and what it stands for,” wrote Oliver in the Introduction. “I’ve been incredibly inspired to come up with crackling new recipes for this book, not based on different celebrations and themes, but simply on whatever ingredients have been popping up in the garden.”

It's a very personal book as Oliver walks the reader through dishes he enjoys making at home for his family, while also providing gardening tips throughout. For a novice gardener like myself, I found his simple tips refreshing and reassuring. For example, on growing strawberries, Oliver advises: “To plant strawberries in the ground, just pop your store-bought plants out of their plastic pots and replant them in your hanging basket or container ...”

For me, the book shines when focused on the garden and dishes to be made from its harvest. It also contains sections on sourcing meat such as lamb and chicken eggs, game recipes, as well as an essay on hunting. To flip through and see photos of dead bunnies and pheasants was a little jarring and not relevant to my lifestyle, but I understood their inclusion as an expression of the author's personal home meal interests and what it means to serve “the good life.”

The focus is indeed on the garden and the recipes represent a varied range, from several pizzas to “Balsamic-based onions and potatoes with roast pork” to “Rhubarb bellini” and “Creamy rice pudding with the quickest strawberry jam.”

Below is a recipe from the book that has now become a regular weekend brunch dish in our home. I love to serve it with “The mothership tomato salad” from the same book, with a nice side of avocado and drizzle of Sriracha chili sauce.

## Potato and chorizo omelette with a kinda parsley salad

- 4 small waxy potatoes, scrubbed and cut into chunks
- sea salt and freshly ground black pepper
- 6 large free-range or organic eggs
- 2 x 2 ounces good-quality Spanish chorizo sausages, cut into 1/2-inch thick slices
- 2 sprigs of fresh rosemary, leaves picked
- 2 shallots, peeled and very finely sliced
- juice of 1 lemon
- extra virgin olive oil
- a bunch of fresh flat-leaf parsley, leaves picked

Preheat your oven to full whack, or get your broiler nice and hot. Put the potatoes into a saucepan of boiling salted water and simmer them until cooked, then drain in a colander and leave them to steam

dry. Beat the eggs with a fork in a large mixing bowl, season well with salt and pepper, and put to one side.

Heat a 7- or 8-inch non-stick, ovenproof frying pan. Add the chorizo slices and the potato chunks. The chorizo will start to sizzle, releasing all its tasty oils and spices. After a couple of minutes, when everything's lightly golden and crisp, remove from the pan with a slotted spoon and put to one side. Sprinkle the rosemary leaves into the hot fat. As soon as they hit the pan, they'll start to crisp up. Pour the beaten eggs on top immediately, adding the potatoes and chorizo and spreading everything out evenly. Place the whole pan in the preheated oven or under the broiler until the omelette is golden brown on top and just cooked through in the middle.

While the omelette is cooking, put the shallots into a bowl with the lemon juice, some salt and pepper and a glug of extra virgin olive oil. Toss and pinch the shallots with your fingertips to soften them slightly, then mix in the parsley leaves. Serve a little on top of the omelette and tuck in!

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