

# THE LADERA Bulletin

NEIGHBORHOOD NEWSLETTER



## WELCOME TO THE BULLETIN

*A Newsletter  
for the Residents of  
Ladera*

The Bulletin is a monthly newsletter mailed to all Ladera residents. Each newsletter will be filled with valuable information about the community, local area activities, school information, and more.

If you are involved with a school group, play group, scouts, sports team, social group, etc., and would like to submit an article for the newsletter, you can do so online at [www.PEELinc.com](http://www.PEELinc.com). Personal news (announcements, accolades/ honors/ celebrations, etc.) are also welcome as long as they are from area residents.

**GO GREEN!** Subscribe via [Peelinc.com](http://Peelinc.com) to have an email sent to you with a link to a PDF of the newsletter, or have an email sent to you instead of having a newsletter mailed to you!

## Time to Stain Your Wood Fence?

*Contributed by Andrea Willott*

Most of the homes in Ladera have wood fences on some portion of their lot. Our home on Tordera Drive is now four years old and in April 2015, was pelted by hail. Remember that hail storm? Anyway, with the intense Texas heat, driving rain, and dry conditions, we noticed the fence looking a little sad.



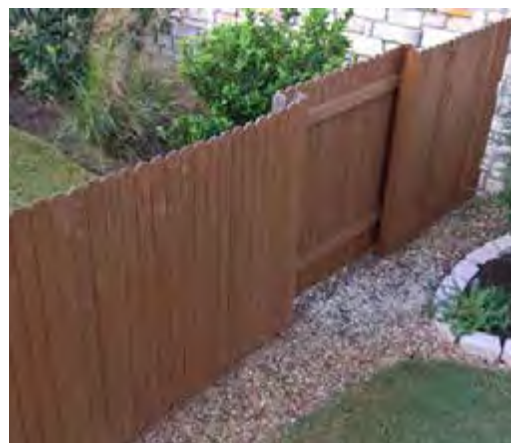
We inquired to Stuart Jones, Ladera's community representative with First Service Residential, about the official color we should use on the fence. Yes, there is an official color and this is to keep uniformity in the community. The official stain color for our wood fences is either of the two listed below:

- Cabot Oil based, Semi-Solid, Chestnut Brown color

- BEHR Premium 1 gal. #SC-110 Chestnut Solid Color Weatherproofing All-In-One Wood Stain and Sealer

We have a wood fence on two sides of our property and it took four gallons. We chose BEHR Premium #SC-110 Chestnut Solid Color Weatherproofing All-in-One Wood Stain and Sealer and were able to purchase it at Home Depot. My husband, Mike, decided to do the staining himself and found the wood to really soak up the product. However, it made a big difference in the aesthetics of our yard. We were able to do the entire fence for about \$200. I am sure you could inquire on Next Door or our Ladera Facebook group page to find out who you might hire to do the job for you. It is rather labor intensive.

Here is the final result:



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# IMPORTANT NUMBERS

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## EMERGENCY NUMBERS

EMERGENCY .....	911
Fire.....	911
Ambulance .....	911
Police Department .....	512-314-7590
Sheriff – Non-Emergency.....	512-974-0845
Travis County ESD No.6/Lake Travis Fire Rescue	
Administration Office.....	512-266-2533
Travis County Animal Control.....	512-972-6060

## SCHOOLS

Lake Travis ISD.....	512-533-6000
Lake Travis High School.....	512-533-6100
Lake Travis Middle School.....	512-533-6200
Lake Travis Elementary.....	512-533-6300
Lake Pointe Elementary.....	512-533-6500

## UTILITIES

Austin Energy .....	512-322-9100
Texas Gas Service	
Custom Service.....	1-800-700-2443
Emergencies.....	512-370-8609
Call Before You Dig.....	512-472-2822
AT&T	
New Service.....	1-800-464-7928
Repair.....	1-800-246-8464
Billing.....	1-800-858-7928
Time Warner Cable	
Customer Service.....	512-485-5555
Repairs.....	512-485-5080
Austin/Travis County Hazardous Waste .....	512-974-4343

## OTHER NUMBERS

Bee Cave City Hall.....	512-767-6600
Bee Cave Library.....	512-767-6620
Municipal Court .....	512-767-6630
Lake Travis Postal Office.....	512-263-2458
Lakeway Regional Medical Center.....	512-571-5000
City of Bee Cave .....	www.beecavetexas.com

## NEWSLETTER PUBLISHER

Peel, Inc. ....	512-263-9181
Editor.....	Andrea Willott
Advertising.....	advertising@peelinc.com

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# This Month's CC&R Spotlight

The holiday season is in full swing and that means Christmas and Holiday lights. Last year we saw many beautifully decorated homes in the neighborhood. However, here are the guidelines from our by-laws on the installation of Christmas and holiday lights on our homes.

Ladera's CC&Rs, Section 2.12 states, in part, "Christmas and other holiday lights shall be permitted without the prior approval of the Architectural Committee from December 1st to January 15th of the next year. All Christmas and other holiday lights must be removed by January 15th of the next year". In addition, "No lighting shall be permitted that constitutes a nuisance of hazard to any Owner or occupant of any lot".

## Part-time Jobs in our Area

The latest issue of Community Impact Newspaper stated that there are many unfilled part-time jobs in our area. With the growth of Bee Cave, more and more businesses have or will open soon and will be looking for part-time employees. These part-time jobs are a great way for high school students to learn many skills; resume preparation, interviewing, dealing with the public, customer service, the value of money, and a good work ethic. Also, retirees who want to get out of the house and earn a few more dollars can find part-time work rewarding.

Currently, HEB, Randall's, Home Depot, Target, and some stores in the Hill Country Galleria are hiring.

## Ladera HOA Quarterly Board Meetings

The next Ladera HOA Quarterly Board meeting will be held:

**Monday, December 19, 2016**  
**6:00 pm**

Lake Travis Community Library  
1938 Lohmans Crossing  
Austin, TX 78734  
(512) 263-2885

Residents are invited to attend. However, any concerns or questions must be submitted to Stuart Jones at [stuart.jones@fsresidential.com](mailto:stuart.jones@fsresidential.com) no later than 48 hours prior to meetings. This way the board will have time to address the issues or questions at the meeting.



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Citizens of Humanity  
34 Heritage Jeans  
Johnston Murphy  
Cole Haan  
Under Armour  
Lauren James  
Hugo Boss  
Jude Connally  
Jadelynn Brooke  
Madison Creek  
Bronte  
Dylan



**TIS THE SEASON OF  
LOVE AND LAUGHTER**



## Your HOA at Work

Since the Ladera neighborhood HOA was turned over to the residents by Taylor Morrison and our own board elected earlier this year, our HOA has been hard at work. There are many things which go on behind the scenes to make our community more aesthetic and our property values up. Here is the list of completed tasks to date:

- New dog waste station installed
- Two new dog waste baskets installed
- PVC pipes cut and capped throughout the community
- Landscape inspections with CleanScapes (our landscape vendor)
- Approval of three new trees to be planted late October
- 6 retention ponds signs installed
- Community newsletter implemented
- Dry ponds mowed, salt cedars removed, trash cleared
- Vinalopo pond cleared, trash removed
- Irrigation boxes relocated
- Reserve Study approved and scheduled



If you have any suggestions for improvement of the community or have questions, please contact Stuart Jones at 512.266.6771 ext. 34503 or by email [stuart.jones@fsresidential.com](mailto:stuart.jones@fsresidential.com).

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**The Children's Center Of Austin** 

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# Keeping the Pond Pumps Working Properly

Recently, Steve Schmidt, President of the Ladera HOA, spent over three hours with our pond vendor learning all about how the ponds and pumps in Ladera are supposed to work and why.

We have three ponds in Ladera where the run-off from our rain storms has a place to go. When it rains, the water runs down to the storm sewer drains located on every street throughout Ladera. After that, and for the control of this run-off water, it is siphoned into each of the three retention ponds which were required by the City of Bee Cave and built by Taylor Morrison. After the water reaches one of the ponds, the pumps are activated and the water is used in the re-irrigation sprinkler system located in the common areas. This re-irrigated water then ends up back in the environment as ground water. That is how it is supposed to work.

Some of you may have noticed that recently the ponds have not completely drained and they look somewhat unsightly due to trash and debris. This is caused by the trash and debris settling to the bottom of the ponds. The pictures to the right show the 4x4 foot cement channel that feeds the pond and the trash debris which collects after a rain storm. When trash and debris collect there, it makes it difficult for the filtering system to keep trash and dirt from

reaching the pumps. When that happens, the pumps malfunction and cannot do their job. The more we do to keep trash, grass clippings, dirt etc. from entering the storm drains the better the system works, it will also save us money by not having to hire a company to clean the pond and sump that houses the pumps.

Please do your part and keep the curb and gutter in front of your house free of trash and weeds. Don't sweep dirt or grass clippings into storm drains help keep our ponds clean and in good working order.



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# The Ladera Bulletin

## Submitting Ideas for Articles

Please submit your ideas for newsletter articles by the 8th of each month. We have a 30-day lead time, so, for example, if you want to suggest something for December, I will need your suggestion by November 8th. Submit to Andrea Willott at [satalamo@yahoo.com](mailto:satalamo@yahoo.com).



"In this season of Thanksgiving and celebrating the gift of hope for the world at Christmas, Partners in Hope would like to thank everyone who has participated in and supported our efforts during 2016. Neighbors like you make all the difference! Thank you and may you recognize God's blessings during this season."



Visit us at [www.partnersinhopelaketexas.org](http://www.partnersinhopelaketexas.org)

## City of Bee Cave Working for Ladera

Recently, the City of Bee Cave installed "No Parking" signs at the corner of Vinolopo Drive and Ladera Drive. In addition, they replaced the reflective road markers on the four streets leading to the traffic circle, reminders for people to slow down.

The Bee Cave police department continues to patrol our neighborhood monitoring speeding and truck traffic using Ladera as a cut through.

An advertisement for a paperless newsletter. It features a woman in a green top lying on her stomach, using a laptop. To the right, a green ribbon banner contains the text: "Sign up to get this newsletter in your inbox! Visit [peelinc.com](http://peelinc.com) for details." Above the woman, the text "GO GREEN GO PAPERLESS" is written in green.An advertisement for Bristol Family Eyecare. The top section has a blue background with the text: "Bristol Family Eyecare is now at their NEW, Expanded Location! (Just 3.5 miles from their previous location)". Below this is a photo of a group of staff members in blue shirts, with the caption "Dr. Bristol with his Professional, Caring Staff". To the right of the photo, it says: "You can expect the same team, the same great service and an even larger selection of frames and contact lenses." Below the photo, it says: "Help us Celebrate our New Location! Mention this ad and receive \$50.00 OFF of any Eyeglasses! (some restrictions apply)". To the right of this text is a photo of the new office interior, with the caption "Come by and Check Out our New Expansive Office". At the bottom left is the Bristol Family Eyecare logo, a blue square with a white 'B'. At the bottom right, the address is listed: "14056 Bee Caves Pkwy. (The corner of Hwy 71 and Hamilton Pool Road) Building D, Ste A, Austin, Texas 78738. [BristolFamilyEyecare.com](http://BristolFamilyEyecare.com) 512.263.3937".

# RETIRE BETTER CREATIVE INDEXING

WITH JOSH STIVERS

It's the most wonderful time of the year! Not only does that mean mistletoe and Silent Night, but also that it's time to make sure our portfolios are ready to ring in the New Year.

Much of the uncertainty that has plagued economic markets for the entire year is now dissipating. We know who the next president will be, we can expect interest rates to rise next year, and we know how our portfolios have performed.

Many people have benefitted from the 7 year old bull market. We have seen many people's investments achieve their highest values ever.

## So what do you do now? How do you insure your profits for the future?

As you know, I am a big fan of utilizing index funds in our portfolio allocations. There are two primary reasons I feel this way. First, index funds are super-efficient to own as their cost of ownership is far lower than utilizing a managed portfolio strategy. Second, many index funds have performed better over time than their professionally managed counterparts.

But, here's the thing. As the stock market continued to hit new highs this year, we must begin to think about the fact that this may not go on forever. It is possible the market could have some pretty drastic valleys over the next several years.

A strong argument can be made that it might be time to take a portion of your current assets invested in stocks and mutual funds and protect them from future negative volatility. If only

we had an accurate prediction of how things will perform in the future.

Have you ever purchased an investment that lost money over the course of the year and then wished you could go back and purchase it at today's value instead?

This is where our creative indexing strategies make a lot of sense. Did you know it is possible to invest in index funds inside of fixed asset accounts? These accounts still grow based on the upward movements of the markets, but, if we head into a negative year, you are protected from losses. Then, at the end of the period, you have the ability to "re-buy" at the current levels.

Being that hindsight is almost always 20/20, these strategies allow us to continue to participate in the market if we move into year 8 of the bull market, but if not we can rebalance things again next year without risk of losing any principal.

Depending on how you set these accounts up, there can be additional tax benefits to these strategies as well.

This opportunistically conservative approach has helped many of our clients over the years achieve relatively decent returns without the headaches of paying active managers and experiencing market volatility.

I would be happy to visit with you further about whether these creative indexing strategies might be a fit in your unique situation. Feel free to give me a call or email [retirebetter@platinumwealthadvisory.com](mailto:retirebetter@platinumwealthadvisory.com).

512.369.3817

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

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**JOSH STIVERS**

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# The Ladera Bulletin

## TEXAS A&M AGRI LIFE EXTENSION

IPM is short for Integrated Pest Management and is the blending of effective, economical and environmentally sound pest control methods into a single flexible approach to manage pests. When utilizing IPM, we hope that you can avoid or reduce pest problems.

Here are some things to reduce the number of pests in your home:

- Reduce food or water resources for insects:
- Encourage family to eat in one location. This makes it easier to clean since spills and crumbs are not spread around the house.
- Clean up any spilled food or drink as soon as possible.
- Sweep & vacuum regularly. This helps to remove food crumbs, pet hair and other things that insects may feed upon.
- Do not leave dirty dishes in the sink overnight. Even small bits of food can be a meal for insects.
- Do not leave pet food out overnight. Again, can be a free meal for insects.
- Remove old newspapers, magazines and books that are unused. Silverfish love to feed on these types of items.
- Repair plumbing leaks to get rid of water sources required by insects.
- Use a plastic bag to line garbage cans to make garbage easier to remove.

IPM is short for Integrated Pest Management and is the blending of effective, economical and environmentally sound pest control methods into a single flexible approach to manage pests. When utilizing IPM, we hope that you can avoid or reduce pest problems.

- Remove garbage on a weekly basis, possibly more during warmer times of the year.
- Reduce areas where insects may live:
- Clean drains with a stiff brush & then flush with boiling water. There are small flies that can grow in the slime layer of drain pipes. The stiff brush will loosen the slime and the boiling water will flush it away.
- Remove tree stumps and any dead branches in the yard to avoid carpenter or acrobat ant populations living in these areas.
- Remove debris (firewood, bricks, stones, etc.) away from the home. These areas can be inhabited by a variety of arthropods including spiders, scorpions and cockroaches.
- Clean closets on a quarterly basis to reduce the chance of spiders moving in.
- Reduce moving insects into the house:
- Inspect all items for pests before bringing them into the house. Insect pests can be brought into the home with such items as potted plants, boxes full of things inherited from a family member, on used clothing of furniture, among other things.
- Prune tree limbs that touch or overhang the home & prune back and shrubs that touch the home. When shrubs or trees touch or overhang the home, they can be used as bridges for insects to get onto the home and then move inside.

*(Continued on Page 9)*

# REACHING YOUR NEIGHBORS and many others...

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- Canyon Creek
- Cat Mountain Villas
- Circle C Ranch
- Courtyard
- Forest Creek
- Highland Park West Balcones
- Jester Estates
- Ladera
- Lakeway
- Legend Oaks II
- Long Canyon
- Meridian
- Northwest Austin Civic Association
- Paloma Lake
- Parkside at Mayfield Ranch
- Plum Creek
- River Place
- Rocky Creek
- Sendera
- Steiner Ranch
- Sweetwater
- Tarrytown
- Teravista
- Twin Creeks
- Villages of Westen Oaks
- West Lake Hills

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community newsletters





(Continued from Page 8)

- Seal entry points on the outside of the home with sealant, expanding foam or copper mesh screening. Pipe penetrations, weep hole or cracks can allow insects, spider or other animals move into the home.

- Store food in sealed plastic or glass containers to keep pantry pests out.

- Keep screens, weather stripping and door thresh holds in good repair. Many insect pests are very small, so even a small tear in a screen or crack under a door can allow them to come inside.

- Use yellow bulbs in outside lights to reduce the number of insects coming near doorways.

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)

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## Microwave Peanut Brittle

<http://www.food.com>

### INGREDIENTS

1 cup sugar    1/2 cup white Karo    1 dash salt  
1 cup shelled raw peanuts (or pecans, walnuts, sunflower seed, etc.)  
1 tablespoon butter or more. With peanut brittle, more is better.  
1 1/2 teaspoons baking soda    1 teaspoon vanilla

### DIRECTIONS

- Line baking sheet with wax paper.
- Spray wax paper, spoon, and anything else the brittle touches with Pam.
- Combine sugar, salt and Karo in a 3 quart microwave safe glass bowl.
- Stir in peanuts.
- Microwave on high until light brown (8 to 10 minutes) stirring at least 2 times during cooking.
- Remove from microwave and stir in remaining ingredient adding baking soda last (mix will be foamy).
- Stir quickly and pour onto wax paper.
- Spread thin for brittle candy.

*Note: You can use any type nuts you prefer or even sunflower seeds  
Be careful! This is a hot and sticky recipe.*



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# The Ladera Bulletin

## National Night Out in Ladera

On October 8th Ladera celebrated National Night Out sponsored by our HOA and with food provided by P Terry's in Lakeway. The Bee Cave Police Department sent a patrol car and the Lakeway Fire Department provided one of their firetrucks with full crew and siren blaring! It was great fun and a great time for the children and parents. These events are a great way to meet your neighbors and feel connected to the community! We thank the officers and firemen who stopped by to be part of the annual community-building campaign that promotes police-community partnerships and neighborhood camaraderie to make our neighborhoods safer and better places to live!

### Helpful Resources

A reminder to sign up on the Ladera HOA website located at [www.LaderaHOA.org](http://www.LaderaHOA.org).

For gardening and lawn issues: [www.klru.org/ctg](http://www.klru.org/ctg)

Keeping up with the neighbors: [www.nextdoor.com](http://www.nextdoor.com)

There are several Facebook groups which will keep you informed about our area:

\*Ladera, Bee Cave; \*Bee Cave Bee on Facebook; \*Monty's Bee Cave Buzz— Monty Parker is a City Council member for the city of Bee Cave; \*Kara King's Bee Cave Updates – Kara King is a City Council member for the city of Bee Cave

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**Description:** The position includes marketing our community newsletters to local and area businesses. It is a flexible position that allows you to work from home and set your own hours.

**Roles:** Stimulate new advertising accounts in our community newsletters. Maintain current accounts assigned to you by Sales Manager. Service your accounts by assisting them from ad design to final proof approval.

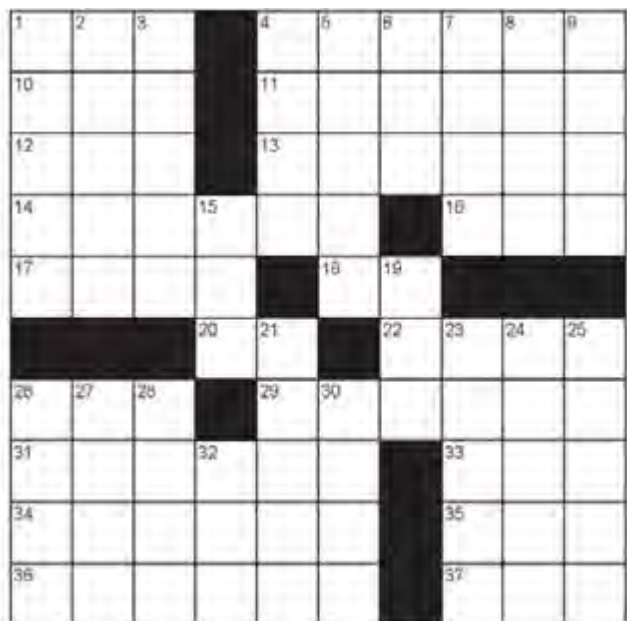
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## CROSSWORD PUZZLE



### ACROSS

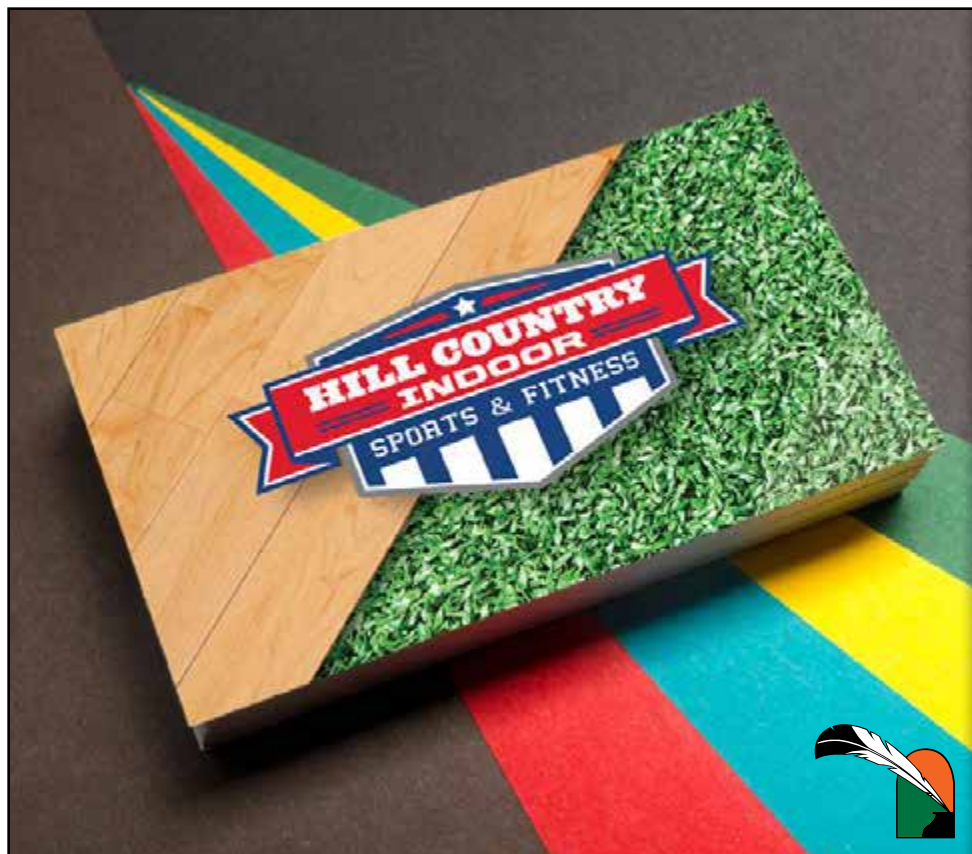
1. Dawdle
4. Permanant
10. Brew
11. Brand of adhesive strip
12. Charged particle
13. A Nissan car
14. Parallelograms
16. Male cat
17. France & Germany river
18. Father
20. Strontium (abbr.)
22. Animal oil
26. Part of a min.
29. Saudi \_\_\_
31. Singer Bing
33. No. eggs in a package
34. One-celled water animal
35. Southwestern Indian
36. Raving
37. Hallucinogen

### DOWN

1. Dens
2. Hawaiian 'hello'
3. City
4. Replace a striker
5. Spring flower
6. Music
7. Lure
8. Type of car
9. Cheese
15. Married woman
19. Wing
21. Jewish religious leader
23. BB player Kareem \_\_\_ Jabar
24. Public disorder
25. Groggy
26. Blemish
27. Writer Bombeck
28. Raccoon's nickname
30. Baseball's Nolan
32. Scene

View answers online at [www.peelinc.com](http://www.peelinc.com)

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