



February 2017

*COURTYARD HOMEOWNERS
ASSOCIATION, INC.*

COURTYARD CALLER

Official Courtyard Newsletter

Volume 13, Number 2



BOARD MESSAGE

If you missed the annual meeting, you can still volunteer some of your time to the community. Our committees and contact information are listed in the Caller, this monthly newsletter and/or you can use the “Contact Us” page of the Courtyard’s website. www.courtyardhoa.org If you don’t think you have time to formally join a committee, please give some thought to helping out from time to time, as matters come up – such as Park clean-ups or a social event. Keep an eye out for notices in the Caller, on the website, and watch for event signs posted near the entrances and on street corners. We cannot stress enough how important volunteers are to this community. Residents’ assistance is invaluable to our efforts to keep the Courtyard a beautiful and welcoming place. Perhaps the nicest part of giving a little of your time to work on a community project is that it brings you together with your neighbors and helps you get to know and appreciate each other a little more. To all of you who already volunteer throughout the year, thank you, thank you, thank you! Please keep up your efforts. You make the difference,

and you make the Courtyard a great place to live.

Reminder our “blue trash” collections are every other Friday – that’s February 10 and 24 this month. For more information about the collection schedule, cart size(s), what’s acceptable and what is NOT, and guidelines for when and where (**5 feet apart**) to put your containers out and what to do when you have more trash than your container can hold – go to the City’s website under Austin Resource Recovery.

Please remember that beginning this month and running through June, oak trees should not be pruned due to the danger of oak wilt.

Finally, if you haven’t sent in your annual Homeowners’ Association dues yet, please do so as soon as possible. And lastly, please continue to drive slowly and carefully on our streets, especially in the darker times of the early morning and evening.

Drive Slowly in the Courtyard !!!

Have I told you lately what I Love about this neighborhood?

I love the people!

I love the trees!

I love being on Bull Creek!

I love the community park!

I love how friendly neighbors are!!

I love that everyone walks their dogs

I love the history of it being a boy scout camp

(my husband went here!)

I love the community events!

I love seeing children riding their bicycles!

I love the views!

I love living here! I love working here! I love playing here!



Joany Price

*Your Courtyard Neighbor
& Tennis Club Member*

Realtor, CLHMS
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"I am now including a complimentary membership to The Courtyard Tennis & Swim Club with all of my listings". A \$1500 value.

COURTYARD BOOK CLUB

Tuesday, March 7, 2017

1:00 pm

5612 N. Scout Island Circle North

Book lovers who enjoy reading are invited to join with their neighbors at a meeting of the Courtyard Book Club to discuss the monthly book selection. The group meets on the first Tuesday of each month at 1:00pm in the home of Lou Blemaster, 5612 N Scout Island Cir.

Each fall book club members submit their recommendations for books to read in the coming year. These titles become our ballot for a vote. The final selections for this year are a mix of fiction, non-fiction and one classic; all of which have received positive reviews. The books chosen for 2017 include: *Thunderstruck* by Erik Larson; *The Wright Brothers*, by David McCullough; *Portrait of a Lady* (James); *Defending Jacob* (Landry); *The Garden of the Evening Mists* (Eng); *Midnight Assassin* (Hollingsworth); *News of the World* (Jiles); *Empty Mansions* (Newell & Clark); and *The Orphan Master's Son* (Johnson). In November the members will read the book selected by Austin's Mayor and in December the group will gather for a potluck luncheon and book swap. In January, 2018, the club will be reading *One Thousand White Women: The Memoir of May Dodd* (Fergus).

If you would like more information or would like to attend a meeting, please call or email Lou Blemaster, 512-551-2659, loublemaster@gmail.com. We welcome your active participation in this great group of friends and neighbors.

REMINDER: OAK TREES SHOULD NOT BE TRIMMED UNTIL JULY

Please be aware that January was the last opportunity for oak trees to be trimmed until July of this year. The season not to trim oak trees is from February through June when the oak wilt carrier beetle is most active. Oak Wilt is a serious threat to the oak trees in central Texas (see Oak Wilt Disease in Central Texas article in this issue).

CHA BOARD OF DIRECTORS

President, Leslie Craven..... 502-1124, 585-1153 (cell)
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COMMITTEES

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Joany Price..... 775-8942

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Jim Lloyd..... 231-0855

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Compliance

..... Open

Kayak Committee

Waneen Spirduso spirduso@utexas.edu

Fire Safety Committee

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..... jccarolan1@gmail.com

Area Development and Zoning Liaison

Paul Siegel....., pbsiegel@gmail.com

MANAGEMENT COMPANY

Goodwin Management: Marilyn Childress
11149 Research Blvd. Austin, TX 78759-5227
512-502-7509

SUB-HOA CONTACTS

Center Court:

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..... gmdoucha@yahoo.com

Travis County Courtyard (aka "Backcourt")

Allan Nilsson 346-8432
..... arnilsson@earthlink.net

Villas at Courtyard:

Thomas Hoy 231-1270
..... Thomas.Hoy@freescall.com

Wolf Court:

Tim Sullivan..... 346-3146
..... tsullivan@gmail.com

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SPRING INTO ACTION!!

WOW!!

WHAM!!

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Courtyard Fire Safety

Be Ember Aware Firewise Tip #6 - A Noncombustible Must

During a wildfire, thousands of windblown embers may pelt your house like hail during a storm. Many of the embers that strike the side of the house can fall to the ground and accumulate next to your home. If our neighborhood is asked to evacuate as wildfire approaches, the embers can lie there, glowing unattended for hours or even days. If the embers are in contact with a wood or other combustible material sided house, or something that can ignite in the flowerbed, your home could be in jeopardy.

The vegetation, landscape materials and other items located immediately adjacent to your home have critical influence on house survival during wildfire and ember attack. You need to create a "noncombustible (or low combustible) area" within 3 -5 feet of their houses.

Some of the important "do's" and "don'ts" of a noncombustible area include:

- Do use hard surfaces such as concrete, brick and rock
- Do use green, healthy well maintained lawn
- Do use gravel or rock mulches
- Do use irrigated herbaceous plants such as annual and

perennial flowers and groundcovers

- Do use short, less than 18" in height, deciduous shrubs, but don't locate them in front of foundation vents
- Don't locate the firewood pile, or other combustible materials such as lumber in this area
- Don't use wood, bark or rubber mulches
- Don't have uncovered garbage cans or recycling bins here
- Don't have dried grass and weeds, fallen pine needles and leaves or dead branches located in this area
- Don't use ornamental evergreen plants, such as shrub junipers

Having a noncombustible (or low combustible) area next to your home is an important part of protecting it from wildfire. Don't wait - take action now before the embers arrive.

For an excellent tutorial on how the community homeowners can respond to the risk, see Making Your Home Firewise <https://www.youtube.com/watch?v=t6jV-gM9EwQ>

To sign up with the Courtyard Fire Safety Committee to schedule an evaluation by one of our trained teams, email fire-safety@courtyardhoa.org.

COURTYARD'S WEBSITE DIRECTORY

In case you are not aware, Courtyard residents have a very up-to-date, easily accessible, printable, and searchable website directory. If you don't believe us, go to our website, www.courtyardhoa.org and click on "Directory" at the top of the Home page. This is NOT the Goodwin Management website so please do not confuse them.

For privacy purposes, we have made this directory accessible only to Courtyard residents. It is one of the few pages that the public cannot view if they are visiting our website. There are just two simple steps to go through for a resident to access the directory. When you first click on "Directory" you will see two boxes. You are asked for your user name and passcode. If you do not know what these

are, contact Marilyn Childress, any Board member, or any of your neighbors that uses it and all of us can give you this information.

When the directory opens up, you will notice that it first lists residences alphabetically and numerically. If you only know the name of someone and not their address, go to the top of the first page and click on "Name" and the directory will rearrange itself to allow you to search alphabetically by name. Until we get another hardcopy printed, you can print yourself a copy of the website directory if you want a hardcopy. One of the best things about the website directory, besides ease of use, is that it is continually being updated and gives you the most current contact information available for our residents.

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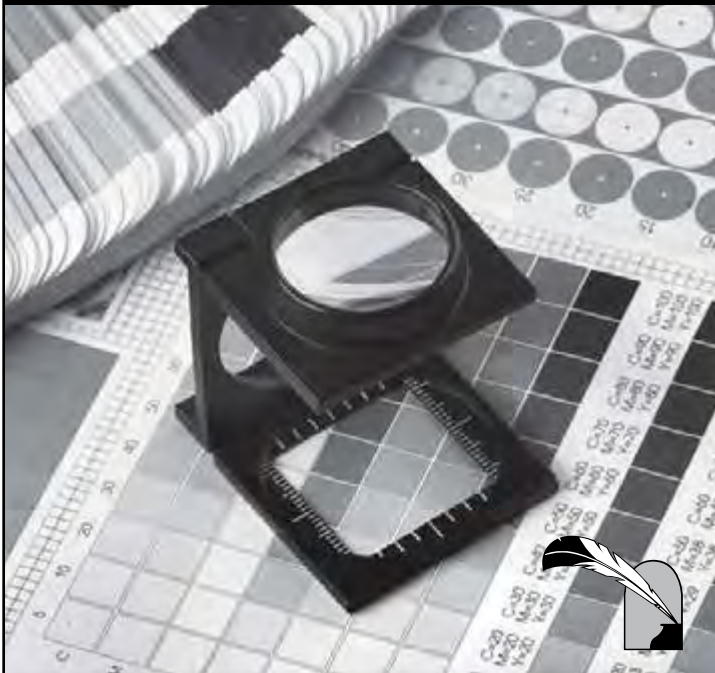
View answers online at www.peelinc.com

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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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Real Estate Statistics

THE COURTYARD

Information compiled from the Austin Multiple Listing Service for the period Jan 1-Dec 31 each year.

Single-Family Homes	2014	2015	2016
Sold Volume	\$7,865,650	\$11,728,150	\$6,511,320
Number of Sales	15	20	11
Avg Sold Price	\$524,377	\$586,408	\$591,938
Avg Sold Price/Sqft	\$201.83	\$213.69	\$219.30
Avg Days on Market	69	38	26

Waterfront/Homes with Boat Docks	2014	2015	2016
Sold Volume	n/a	\$3,220,000	\$1,100,000
Number of Sales	0	2	1*
Avg Sold Price	n/a	\$1,610,000	\$1,100,000
Avg Sold Price/Sqft	n/a	\$353.61	n/a
Avg Days on Market	n/a	5	1

Townhomes/Condos	2014	2015	2016
Sold Volume	\$1,176,900	\$2,718,600	\$856,000
Number of Sales	4	8	2**
Avg Sold Price	\$294,225	\$339,825	\$428,000
Avg Sold Price/Sqft	\$190.06	\$215.81	\$211.44
Avg Days on Market	28	18	27

* Built in 1995

**2 Additional Sales over \$2 mil not Recorded in MLS

For more information on home prices in your neighborhood, please call me.

Jo Carol Snowden
Broker Associate, ABR, CRS, GRI

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