

SENDERa

SENDERA HOMEOWNER'S ASSOCIATION

OFFICIAL COMMUNITY NEWSLETTER

Highlights from the Sendera Annual Meeting

by Alison Carpenter

A record number of Sendera homeowners were represented at Bethany Lutheran Church on April 20, 2017 for the annual HOA business meeting. The board was very pleased to report 123 attendees either in person or by proxy and quickly announced a quorum.

Michael Searle, assistant to city council rep Ellen Troxclair, reported on District 8 business and answered questions:

- The long-awaited expansion of Bowie High School was approved. City staff will meet with AISD to discuss the necessary land swap.
- Ms. Troxclair sponsored a resolution requiring the city to work more closely with local non-profits on textile recycling.
- The Hampton branch of the Austin Public Library, currently at 4500 sq. ft., will be updated and expanded beginning in May. Another bond package supporting libraries will be up for a vote in 2018.
- The intersections of Mopac/Davis and Davis/Copano will receive traffic improvements. Funding is forthcoming for both projects, but the timelines are unclear.
- Construction plans for the Mopac/Slaughter intersection have been temporarily put on hold due to a lawsuit against TxDot from the Save Our Springs Alliance.
- CodeNext, the city's initiative to revise the Land Development Code, will not affect the Sendera neighborhood at all.

Todd Moore, HOA President, introduced additional guests from Pioneer Management and our landscaping vendor. He called the meeting to order at 7:20 pm.

Committee Reports

Tom Franke from the Architectural Control Committee reported lingering landscaping issues because of drought and oak wilt. He noted the new and improved exterior paint guidelines and the new color palette seem to be very popular. Tom reminded us when submitting an ACC form to double check the details; missing information will delay approval. One resident asked about metal roofs. Tom said he has seen interest and needs more information about them. He also said it's important to know

the approved color palette for current roofing to avoid a severe violation of the covenants. All forms and guidelines can be found online at senderahoa.org.

Judy Wilcox from Pioneer delivered the financial reports. There was discussion about unplanned expenses in 2016, particularly the gabion wall repair on Corran Ferry and the drunk driving accident that damaged the pool. Paul Meisner, President of Pioneer, explained that insurance allowed us to recover a majority of the losses so that our budget was much less in the red this year than expected.

Ron Urias, although leaving the HOA Board, gave his report as head of the pool committee. The pool is regularly landscaped and will continue to be pressure washed twice a year. New furniture is scheduled for next year, as is budgeting for a new roof. Lifeguards will be employed as soon as school is out, the first weekend of June. If your pool card is not working, make sure you have signed and submitted to Pioneer the homeowner waiver. Any problems with the pool or its maintenance, contact Judy or Janice at Pioneer at 512-447-4496.

Suzann Vera reported from the recreation committee. Hello Nabr is the vendor handling most of our event organization now, such as the Easter Egg Hunt, Dive-In Movies, and the Fall Festival. Suzann welcomes input from the neighborhood on the job they do for us. She said we get more "bang for our buck" with HelloNabr compared to paying for the events piecemeal.

Angie Flores, Treasurer, reported on the need to replenish the reserve fund. Approximately \$50,000 per year goes into the reserve fund. This number is reevaluated periodically through a study that tries to anticipate expenses. The most recent reserve study was done last year.

Board Member Election

After many years of service to the HOA Board, Ron announced he was leaving his position. He gave a farewell address and thanked everyone for allowing him to serve. Ron will still volunteer on the

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BOARD OF DIRECTORS

Todd Moore	President
atmoore44@att.net	512-417-7946
Patrick Pulido	Vice President
pulidopatrick54@gmail.com	512-632-4349
Angie Flores	Treasurer
tejana87@yahoo.com	512-496-7356
Duane Galligher	Secretary
galligher@txstrategy.com	512 750-6862
Tom Franke	Director at Large
thefrankesr@att.net	512-623-0267

COMMITTEE CHAIRS

ARCHITECTURAL

Tom Franke	Co-chair
thefrankesr@att.net	512-623-0267
Ron Urias	Co-chair
rurias@farmersagent.com	512-923-1988

NEWSLETTER EDITOR

Alison Carpenter	senderanews@gmail.com
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POOL

Ron Urias	rurias@farmersagent.com
.....	512-923-1988

RECREATION

Suzann Vera	suzannchili@sbcglobal.net
.....	512-291-0714
Co-Chair, Misty McCleary	mgmccleary@gmail.com

WEBMASTER

Jeremy Demers	jdemers@smallworldlabs.com
.....	512-474-6400 x22

SECURITY

Ron Urias	rurias@farmersagent.com
.....	512-923-1988

HOA WEB SITE

Sendera HOA Web Site:

www.senderahoa.org

NEWSLETTER INFO

NEWSLETTER PUBLISHER

Peel, Inc.	512-263-9181
Article Submissions	www.peelinc.com
Advertising	advertising@PEELinc.com

ASSOC. MANAGER

Judy Wilcox
Community Association Manager
Phone: 512-447-4496 x125
Cell: 512-300-8147
judy@pioneeraustin.com

Janice Sampson
Customer Service Specialist
Phone: 512-447-4496 x127
janice@pioneeraustin.com

Pioneer Real Estate Services
611 S. Congress Ave. Suite 510
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(Continued from Cover)

pool committee and welcomes input from residents but will no longer be involved to the same degree. Todd presented him with a plaque and Ron received a standing ovation from grateful residents.

Duane Galligher was the only name on the ballot to fill Ron's position. He stood and introduced himself, citing his experience in government relations as a lobbyist for the Texas legislature. He and his wife also have the distinction of winning last year's neighborhood Chili Cook-Off. Paul from Pioneer dispensed with the paper ballot and called for a verbal vote. No surprise to anyone, the 'Ayes' unanimously carried it. Duane will replace Ron on the HOA Board as Secretary.

Member's Forum

One question that came up frequently during the meeting was how to amend the bylaws. The HOA board reminded residents that it takes 90% of 814 households to approve any changes, over 700 homeowners. Todd expressed a willingness to assist anyone who wants to attempt this process.

A resident asked about the progress on the pond at Norman Trail. Tom reported that two ponds in Sendera—Norman Trail and Bremner—and two in Circle C, all have similar issues, so individual contractors are being asked to submit bids for all four at the same time.

A question about the short-term rental of property prompted a lengthy discussion. The board recently consulted with Pioneer to enact a stiffer penalty on those who violate the 6-month minimum lease policy. Violations are reported to Pioneer and the address must be verified on AirBnB or other short-term rental site. The old fine per day was \$25; the new fine is \$100 per day. Todd said the covenants are very clear and will be enforced unless the bylaws are amended to allow shorter leases.

Other concerns focused on various issues, such as the winter storage of pool furniture, dead tree removal, Google Fiber's street damage, and the mowing schedule of 'Snake Mountain' (the field alongside Struie & Walsall Loop.) Landscaping USA has been instructed to mow this area more frequently. The board was able to address all the final business and adjourn the meeting on time.

Summer Playgrounds Program

June 12 - August 4, 2017

Starting Monday June 12, bring your kids to a participating park where they can enjoy free summer fun and outdoor activities as part of the "Summer Playgrounds Program" hosted by the Austin Parks and Recreation Department. Staff provides quality recreational experiences that promote creativity, teamwork, and healthy lifestyles. Activities include organized sports, arts and crafts, games, team building, and nutrition lessons.

Monday - Friday

9 am - 5 pm (ages 6-12)

9 am - 1 pm (ages 4-5 at participating sites)

See <http://austintexas.gov/summerplaygrounds>
for more information.

PARTICIPATING PARKS:

- Bartholomew District Park
- Chestnut Pocket Park
- Davis-White Northeast District Park
- Dick Nichols District Park
- Franklin Park
- Garrison District Park
- Oak View Neighborhood Park
- Quail Creek Neighborhood Park
- Ramsey Neighborhood Park
- Walnut Creek Metropolitan Park
- Zilker Elementary Park

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In the Garden

by Pamela Kurburski

Water, water, everywhere So why can't I water my lawn whenever I want? The short answer: it's a violation of city ordinance and can earn you a \$500 fine. Even though the lakes are full and the drought currently seems a thing of the past, water is something you should never take for granted when you live in Texas. As we head into the summertime effort to keep lawns green (or even just not dead), let's review the current watering restrictions. This information may also be found at www.austintexas.gov/department/residential-customer-service.

You have two opportunities a week to water. If your address is an odd number, your watering days are Wednesday and Saturday. Even number addresses may water on Thursday and Sunday. But wait! There's more! Automatic irrigation systems may only be used on Wednesday (odd) and Thursday (even). If you use a hose-end sprinkler, you may water on both your watering days. Even if you use an automatic irrigation system during the week, you may use a hose-end sprinkler on the weekend. All watering must take place between midnight and 10 a.m. and/or 7 p.m. and midnight.

As with most rules, there are some exceptions. You may use a drip system, hand-held hose or refillable container (governmentese for

watering can or bucket) any time of day and any day of the week. Tree watering with a Treegator, soaker hose or tree bubbler is also allowed at any time. Same with using a soaker hose in a vegetable garden or pressure washing sidewalks, driveways, patios, fences, and homes. You may wash your car at home providing you use a hose with an auto shut-off or a bucket. For those who love the restful sound of falling water, fountains may be run if they recirculate water.

Beware of wasting water. The ordinance has a lovely description of wasting water but what it boils down to is keep all irrigation equipment and pipes in good working order. Also, don't water the pavement. If you let water run down a street or on a parking area for 50 feet or more (not hard to do if you live on any sort of hill), you are wasting water. Don't think that running your sprinklers at 2 a.m. will keep you from being reported, so watch how you water the dreaded city strip.

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.

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SENDERA EVENTS MARK YOUR CALENDARS

Submitted by Suzann Vera

June 10 - SING (Dive In Movie)

July 8 - MOANA (Dive In Movie)

August 12 - GREASE Sing-Along (Dive In Movie)

October 14 - Fall Festival and Chili Cook Off

TBD - Fall Garage Sale

October 27-29 Halloween Decorating Contest

December 15-17 - Christmas Decorating Contest

Event details can be found on:

The Sendera Facebook Page

<https://www.facebook.com/SenderaHOA/>

NextDoor <https://senderaaustin.nextdoor.com>

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Etiquette for dog owners

Dog owners have a responsibility to manage their pets' behavior and follow certain rules of etiquette. Follow these guidelines to ensure that you and your dog are being courteous community members.

- **Scoop your poop.** Bring several bags on your walks to be sure you have enough. If you run out, either come back and clean it up later, or ask another walker if they have a bag to spare.
- **Prevent barking.** Practice getting your dog's attention to easily redirect him if he barks at people or other dogs. If you know your dog acts this way, only allow him in the yard when supervised.
- **Only let your dog greet a stranger if they ask.** The same rule applies if you see another dog and owner approaching. Ask first and respect the other's response.
- **Always leash your dog on walks.** Not everyone is comfortable around dogs. Keep your dog close to you and stay alert to others. Your leash should be short enough to prevent your dog from contacting or jumping on passersby.
- **Don't play while on leash.** If you meet another dog on a walk (and it's alright with their owner) let the dogs sniff each other for five seconds and move on. Letting your dog play with another dog while on leash can result in injury and teach your dog that all dogs enjoy this kind of interaction, although many don't.
- **Be aware of other people's feelings.** If your dog does something to upset someone (jumping up, barking) apologize to them and take measures to prevent the situation from reoccurring.

This information and other pet resources can be found at <https://www.animalhumanesociety.org/training/pet-behavior-library-0>

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HOUSE FLIES TEXAS A&M AGRILIFE EXTENSION



Moving into summer, we should prepare for the inevitable... house flies. While many see house flies as a nuisance, they are capable of spreading diseases such as dysentery or food poisoning. Due to the locations house flies frequent- garbage, manure, and

carrion- they can pick up bacteria and other disease organisms which can transfer to other areas where they may land such as dishes, food, or countertops. House flies regurgitate onto food to liquefy it before eating and they can further contaminate items by defecating upon surfaces.

The common house fly has two wings and is dull gray with black stripes on the thorax (the section where the wings are attached). Adult flies can only eat liquid foods and have sponging mouthparts specialized to help them feed.

Eggs are usually laid on decaying matter such as animal fecal material, grass clippings, or garbage. Around 100-150 eggs are laid by the female. Depending upon temperature (warmer temperatures speed things up), eggs may hatch within 8 hours to 2 days.

Maggots, the immature stage of a fly, are small, white, carrot-shaped, and legless. There are 3 larval molts then mature larvae seek a dry location for pupation. Pupae are reddish brown and somewhat oval in shape.

During the summer, house flies may live up to 2.5 weeks while during cooler times of the year they may live up to 3 months.

The key to fly management is sanitation, or cleaning. Eliminate breeding sites by picking up animal waste one to two times per week; empty garbage cans regularly; clean garbage cans at least once a month with soapy water. Keep garbage cans located away from doors that lead into the home and make sure they have tight fitting lids.

Other items that can help reduce fly problems include keeping window screens in good repair, making sure doors and windows have a tight seal and weather stripping is in good condition, and using fly swatters or sticky fly paper to get rid of adult flies.



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

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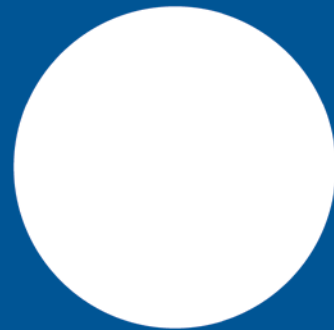
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