

VOLUME 16, NUMBER 1

JANUARY 2019

CIRCLE C

Community Newsletter

OFFICIAL NEWSLETTER OF THE CIRCLE C RANCH HOA





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CCHOA NUMBERS

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Circle C Amenities

Circle C Aventura Pool 512-292-1518
Circle C Café 512-288-6058
Circle C CDC..... 512-288-9792
Circle C Swim Center 512-288-6057
Circle C Community Center Pool..... 512-301-8259
Grey Rock Golf Course (City Owned/Operated) 512-288-4297
Grey Rock Tennis Club 512-301-8685
Circle C Grey Rock Pool 512-291-8398

CIRCLE C GATED COMMUNITIES

Enclave off Spruce Canyon (KB)
Spectrum Management 512-834-3900
Enclave off La Crosse (Streetman)
Plateau Property Management.....Rosalyn Peterson, 512-441-1041
Fairways Estates
Spectrum Management 512-834-3900
Park West
Goodwin Management..... Marilyn Childress 512-502-7509
Muirfield
Real Manage..... Tom Ramirez-Boldo, 866-476-2573
Avana Estates
Real Manage..... Mary Arnold, 866-476-2573

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Board Members

Contact the Board at: directors@circlecranch.info

IMPORTANT NUMBERS

City of Austin Solid Waste512-974-1945
Dead Animal Collection.....512-974-2000
Abandoned Vehicle.....512-974-8119
Pothole Complaints.....512-974-8750
Stop Signs512-457-4885
Street Light Maintenance 311

Schools

Clayton Elementary512-841-9200
Kiker Elementary512-414-2584
Mills Elementary.....512-841-2400
Cowan Elementary.....512-841-2700
Bailey Middle.....512-414-4990
Gorzycki Middle School.....512-841-8600
Bowie High School512-414-5247

UTILITY PROVIDERS

Electric Pedernales Elec. 512-219-2602
City of Austin. 512-494-9400
Gas Texas State Gas 800-700-2443
Water City of Austin 512-972-1000
MidTex Water Company 866-654-7992
Solid Waste City of Austin 512-974-1945
Post Office Oak Hill Station 800-275-8777

ANNOUNCEMENTS AND WHAT'S HAPPENING



Important Dates

**Monday, December 31, 2018 through Wednesday,
January 2, 2019**

CCHOA Office Closed for New Year Holiday

Sunday, December 30 through Wednesday, January 2, 2019
Swim Center Closed

Friday, January 25, 2019 5:30pm – 7:30pm
Happy Hour w/HelloNabr

Tuesday, January 29, 2019 6:30pm
January Board Meeting

Annual Meeting & Election/Candidate Questionnaire Form

The Nominating Committee is accepting nominations for the three open board seats (elections to be held at the Annual Meeting on March 6, 2019) **through January 11, 2019**. To download the Candidate Questionnaire form, go to www.circlecranch.info under News & Announcements. The Nominating Committee will host a Candidate Forum in February. The date will be published on the website and in the February newsletter.

The Annual Meeting and Elections will be held on March 6, 2019 at the Circle C Community Center. Your ballot and proxy will be printed back of your first 2019 CCHOA dues assessment invoice (which will be mailed February 1st and due March 1st).

Children's Holiday Party Recap

We were SO happy to have been able to enjoy the beautiful weather this year for the Children's Holiday Party on Saturday, December 1st. Thank you to everyone who joined us and brought toy donations for Partnerships for Children's Holiday Wishes program! We are always grateful for the community efforts to be part of such a wonderful cause.

A special shout out to Sarah Jordan from Miles of Smiles Photography for capturing magic with the kiddos and Santa! Be sure to download your free Santa photos from www.milesofsmilesphotography.com. They will be available until Thursday, January 31st! (See page 6) Thank you so much to Carmen and the amazing teachers from the Circle C Child Development Center who generously donated their time and hard work!

A Great Time at the Adult Holiday & Casino Party!

The Adult Holiday & Casino Party on Saturday, December 8th was fantastic! From the delicious food provided by Circle C Catering to the casino tables, photo booth and great music, it is safe to say the night was enjoyed by all. Thank you for joining us!

We also want to give a HUGE shout out to the local businesses that donated awesome door prizes and helped make this event such a success! Thank you to:

Alamo Drafthouse Cinema
The Bar Nail Salon
Bruce Bitter (artist)
Camp Bow Wow Austin Southwest
Inspire Redesign
Lady Bird Johnson Wildflower Center
Lifespring Chiropractic
Loco Avocado
North By Northwest
Randolph Brooks Federal Credit Union
Satellite...Eat.Drink.Orbit
Wildflower Café

Holiday Lights and Décor

This is a friendly reminder that holiday lights and décor should be removed no later than January 15.

Annual Report to the Membership

The 2018 Annual Report to the membership from the Board of Directors will be printed in the March 2019 newsletter. A copy will also be posted on our website and available in the HOA office during the month of March 2019.

Pool Hours

SWIM CENTER
5919 LA CROSSE AVE

WINTER HOURS
JANUARY 3RD - MARCH 15TH

Monday-Friday

6:00am-10:00am (Lap Swim Only)

4p-7:30p (Lap Swim Only)

Saturday

8a-11a Lap Swim Only

Sunday

CLOSED

Circle C Seals Swim Team News

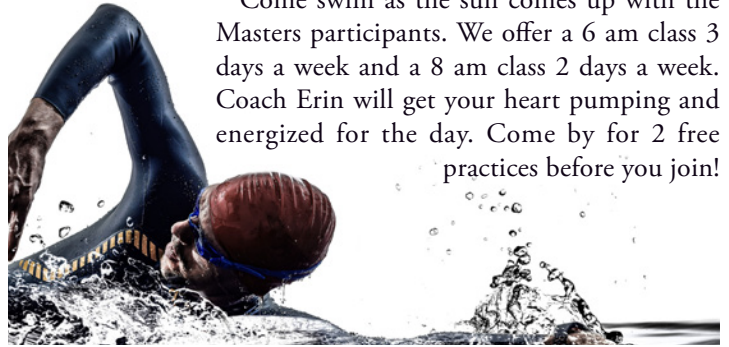
The Circle C Seals are our neighborhood's non-profit, volunteer operated, recreationally competitive summer league swim team for 5-18 yr old resident kids. We are lucky to have incredible coaches and active volunteer parents that are focused on developing capable swimmers in a fun and safe environment as we compete against other SW Austin area neighborhoods during May and June each summer as part of the Capital City Summer League. We invite the community to come out to the pool to cheer on your young neighbors that represent Circle C. Now....for those looking to join please read on...

As we did last year, we will be filling the available slots on the team for Summer 2019 by a publicly-held lottery-based system. In order to be eligible to participate in the lottery, a guardian of the potential swimmer(s) must attend an informational meeting at the Community Center on EITHER Sunday, Jan 20th (2:30-3:30) OR Saturday, Feb 9th (1:30-2:30). We will share with residents interested in having their children join the team all the details of Seals' membership and our efforts to serve a greater part of the community despite our pool space/time limitations. Reminder too that families that attended last year, but weren't lucky in the lottery, will be re-entered this year with greater chances (ie more entries in the swim cap) ONLY IF they attend again this year.

Please help us spread the word – notices will appear on the Circle C Resident's Facebook page and HOA emails as well. In the meantime, folks can visit our website at www.ccrseals.swimtopia.com to learn more about the team. Thank you, Jeff Grosso (Head Parent/President).

Masters Swimming

Come swim as the sun comes up with the Masters participants. We offer a 6 am class 3 days a week and a 8 am class 2 days a week. Coach Erin will get your heart pumping and energized for the day. Come by for 2 free practices before you join!



Private Lessons

Private lessons, in the winter? Yes! Circle C offers private lessons year round for all swimming ability. We have morning and afternoon slots open. Have a swimmer who needs to work on dives or do you need some help with some stroke technique? Sign up for private lessons today!

Contact Us

For more information on all programs offered at Circle C Aquatics, email Amanda at coordinator@ccswim.net.

CIRCLE C RESIDENTS

CELEBRATE 2019 with PILATES WEST



Image courtesy of Impressive Spaces

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Circle C SANTA Pictures are here and available for free downloads!

Available now through 1.31.19 for FREE DOWNLOADS from Miles of Smiles Photography. Visit the link below to find your images and step-by-step downloading instructions. Please be sure to download them before 1.31.19, as they will be removed after that time. Enjoy! {Note: For things to work properly, be sure to view/download from a computer - not a mobile device.}

Santa Photos: <http://www.milesofsmilesphotography.com/galleries1>



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WHAT'S IN SEASON AT THE WILDFLOWER CENTER?

*Submitted by Amy McCullough, Lady Bird Johnson Wildflower Center
Photography by TK (coralberry) and TK (Eve's necklace)*

Here's what's likely to be blooming, fruiting or setting seed in Central Texas this time of year. Look for these native plants around town, at the Wildflower Center and perhaps in your own backyard!

CORALBERRY

(*SYMPHORICARPOS ORBICULATUS*)

Pantone's 2019 Color of the Year is "Living Coral," and we're on trend — at least in name. The bright fruit on native coralberry is a decidedly more pink than Pantone's peachy pick, but it's still perfect for livening up gardens in what can otherwise be a drab time of year. *Symphoricarpos orbiculatus* spreads by rooting where it touches the ground, creating thick mounds of attractive foliage if you let it. This shrub is a good choice for woodland gardens and provides food, cover and nesting sites for songbirds, ground birds, small mammals and browsers (meaning animals such as deer, not Google Chrome). It also offers whitish-green flowers in spring and early summer. You don't have to go submarine to get some coral in your landscape!



EVE'S NECKLACE

(*STYPHNOLOBIUM AFFINE*)

Speaking of trendsetting, this native plant is making a push to bring back chunky beads. Its namesake "necklaces" look like the natural version of Wilma Flintstone's characteristic choker — now available in sophisticated black for all your formal affairs! They adorn this perennial shrub in winter, offering points of visual interest among bare branches. The beads are technically legumes, like many striking baubles of the botanical world. *Styphnolobium affine* also has lovely white-and-pink flowers that bloom in spring; they're similar to others in the pea family (Fabaceae), as are this plant's pinnate leaves. Eve's necklace supports bees and other insects, but both seeds and flowers are poisonous to humans; consider them forbidden fruit.

Find these plants at the Wildflower Center and learn more about them at: wildflower.org/plants-main



IT'S TREE TIME!

Celebrate Texas trees in our Arboretum at Winter Tree Fest, featuring family-friendly tree climbing, walks and talks, s'more roasting, fort building, a tree sale and more! Young explorers can learn, craft and play all day. And this year's festivities will be centered around our special *Fortlandia* exhibition! Winter Tree fest is Saturday, January 26, 2019, from 11 a.m. - 4 p.m. Learn more at wildflower.org/event/winter-tree-fest



News You Can Use

Drain Flies

— Wizzie Brown, Texas A&M AgriLife Extension Service



Drain flies are small brownish-grey insects with two wings. They have fuzzy wings and bodies and when at rest, the wings are folded over the body making them look like tiny moths. This is why they are sometimes called moth flies.

Drain flies may be seen in kitchens and bathrooms near sinks or tubs.

They tend to be more active in the evening. Female flies lay eggs in the thin film of organic matter that builds up on the inside of drain pipes. Larvae develop in the slime layer, feeding on fungi and other microorganisms.

Unfortunately, killing adult drain flies will only temporarily solve the problem. To manage drain flies, the source should be located and treated to reduce the population of developing flies. To track down where the flies are coming from, place tape over one side (don't cover the drain completely) of drains in sinks and tubs before you go to bed. In the morning, check tape for flies that emerged during the night to find out which drain(s) is/ are infested.

Once the drain is located, take a stiff brush and scrub the inside of the drain, following up by flushing the drain with boiling water. There is no need to treat the drain with bleach or ammonia. It may take several days to see a reduction of the adult flies once the drain has been cleaned; you have to allow the emerging adults to die. If you have drains that you cannot access to clean, there are biogels that consume the organic matter where the larvae develop. Read and follow all label instructions.

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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Marcia has worked in the Circle C Ranch neighborhood since 1999 and has sold these homes:

5608 Beachmont Court	6508 Nusser Lane
6809 Beatty Lane	10620 Redmond Road
11000 Bexley Lane	10512 Redmond Cove
5711 Bexley Court	10803 Redmond Cove
10225 Broom Flower Drive	5914 Rickerhill Lane
7000 Colberg Court	6201 Skahan Lane
9109 Colberg Drive	11227 South Bay Lane
5201 Corrientes Cove	6813 Tanaqua
7105 Doswell Lane	6407 Tasajillo
10413 Foxglove Court	6612 Toolwrith Lane
5764 Gorham Glen Lane	10105 Wildflower Lane
11420 Lafitte Lane	
11009 Maelin Drive	...and MANY more!!

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Marcia Pastrana, JD Law and Seller's R.E. Expert

★★★★★ "As one of the original residents of Circle C Ranch, I hired Marcia to sell my large home on Skahan Lane. Marcia Pastrana worked hard to negotiate a contract in order to help us get into our new home. Marcia found our new home and did that deal too!" - Jennifer M.

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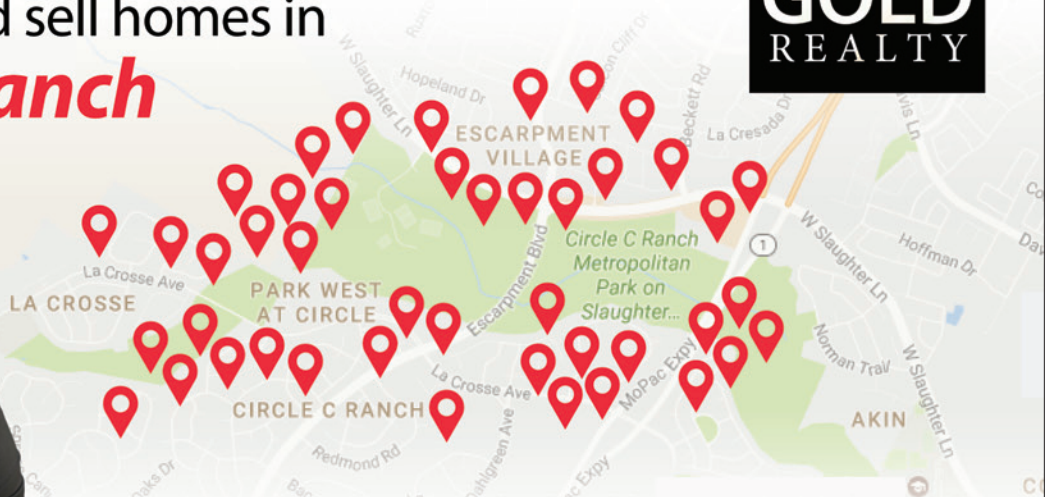
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REALTY

Happy
New Year

Hey Circle C, the holidays have come and gone and this year is different than all of the other 22 years I've been selling in Circle C Ranch and Austin in general. The market *never* slowed down this year.. We had some slower weeks and then some crazy-busy weeks, but in general, we have been very steady all year, through the holidays and now into the new year. This year, there's no cyclical "ramp up" of our business at all as we have been placing listings and buyers under contract straight through November, December and into January and even February closings. It has turned into a year-round marketplace with rabid buyers still trying to take advantage of the low interest rates before the spring hike we are all anticipating happening. Right now, we're hovering at 5.25%~~ or so for fixed 30 year rates. Anyway, if you are interested in listing your home with me or shopping the marketplace for your next rental home or homestead, please give me a quick call. I work by appointment 7 days and evenings per week for your scheduling convenience. Thank you! John



John Squires' "sell" phone is (512) 970-1970.



"JUST SOLD!" John's listing at 1811 Hawthorne is a stunning hill country home loaded with upgrades and on approximately 1.25 acres of one of the most gorgeous lawns in all of Rimrock. In-ground pebble-tech pool, fire pits and outdoor sitting areas. **\$619,000.** Under contract in 2 weeks and closed in a month.

"CONTRACT PENDING!" John's new listing at 5036 Bluestar. Beautiful 4 bedroom, 2.5 bath home with huge game room, wood floors, stone fireplace and treed homesite. Priced at **\$419,000.!** Nice in Wildflower Park subdivision of Circle C. :)



"CONTRACT PENDING!" John's new listing at 7118 Magenta Lane is a gorgeous, Plantation Home at 3592~ sq. ft. and features 5 large bedrooms, 4 full baths and is a mother-in-law plan with 2 full baths and 2 bedrooms downstairs! Asking **\$567,000.**



"JUST SOLD!!!" 8008 Cheno Cortina—John's new listing. John was hired to sell this listing after it had been with a previous brokerage for 110 days. John sold the house in approx. 1 month after some light renovation and proper marketing of the home. Home was listed at **\$370,000.**



"CONTRACT PENDING!" 5020 Tiger Lily is John's brand new listing that he placed under contract in 7 days. Listed at **\$419,000.**



"COMING SOON!" John's new listing at 11421 Archstone—Simply gorgeous, Fedrik Harris, custom Winchester plan with 3-car garage, gleaming wood floors, outdoor fireplace and a huge, open floor plan. Gates subdivision of Muirfield. Priced at **\$535,000.**

SquiresTeam.com KW KELLER WILLIAMS REALTY

Hey Circle C, well another great year has passed and we are continuing to see Circle C as one of the leading neighborhoods in all of Austin taking into account affordability, location to town, age of homes, schools and ease of living. With all the dynamic changes we see (45/Mopac, additional new homes and townhomes) it is sure to maintain it's value very well into the coming years. The one constant with the Circle C Ranch market is that you have historically "gotten the most home" for your money and it is still true to this day in spite of the fact that we are actually very close to downtown. My out-of-state buyers (mostly Californians) are amazed at how close Circle C is to downtown and the prices you pay as compared to far north Austin, which is actually much further from downtown. It will be very interesting to see how values are affected in the coming year with the new 45 extension going through and the continual development of the area. If you ever want to chat about the market in general, please feel free to give me a call. Thanks! John Squires

No one works harder or smarter than John Squires to help you list and sell your valuable Circle C Ranch or Austin real estate. What we do for you:

- 1) An honest and accurate "*maximum* seller net profit" pricing strategy for your home. We won't exaggerate price just to get the listing.
- 2) Provide professional staging for you at no cost.
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- 7) Offer generous "move-up and move-down" with negotiable commission plans to fit every family's needs.
- 8) You will have John's personal Sell Phone to contact at **(512) 970-1970** so there is no "big team" confusion, mixed signals or missed deadlines. He answers the phone 7 days per week and/or will call you back immediately at his first opportunity and you will *never* be handed off to an assistant. **You will have only 1 number to call** for all questions through the entire home selling process.
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