



POST

The Official Newsletter of the
Plum Creek Homeowner Association

August 2016
Volume 7, Issue 8



Hootenanny on the Hill on Saturday, October 8th

Come out for the Races, BBQ Cook Offs, and more!

Once again, it will be a great day of family fun at the Hootenanny on the Hill! The 10k, 5k, 1k race will start at 7am that morning and the carnival and market will be from 11AM to 5PM.

The Recreation Committee is also hosting our Annual BBQ Cook-Off at the Plum Creek Community Center and Fairway fields. The BBQ competition is IBCA Sanctioned with categories for chicken, brisket, pork spare ribs, beans and an open category - entry fees start at \$20!

Forms are due by September 26th. Check-in occurs on Friday, October 7th at 6PM. Email Jennifer Balderrama at recreation@plumcreektxhoa.com with any questions.

In addition to the events mentioned above, we will still have the old favorites of a petting zoo, pony rides, trackless train, Hay Bale Critters!

More information will be provided, via the Plum Creek PC Post and weekly eNews.

Also, check out the website at www.hootenannyonthehill.com for additional information and entry forms.

As always, volunteers are needed and appreciated at all HOA events - we will need lots of judges for the BBQ Cookoff! You can sign up at recreation@plumcreektxhoa.com

National Night Out 2016

Save the Date for this year's National Night Out Against Crime on Tuesday, October 4, from 6:00-8:30 pm. This is the major event for crime prevention efforts for the Plum Creek community in Kyle. People who communicate regularly with their neighbors will care more about each other and be more willing to keep an eye out and report suspicious behavior to the police department. There will be events at Decker, McNaughton, Haupt, and Kirby/Hellman greenspace Parks that evening. Each event will be hosted by Block Captains from nearby streets with visits from KPD, KFD, and EMS. So plan to leave your porch light on and head over with your family to the park of your choice that evening to show your support.

Block Captains are key persons in the Plum Creek Neighborhood Watch group. Officer Plant is our Kyle PD advisor and advises that block captains should encourage crime victims to contact the police. While a block captain does not have any law enforcement authority, he/she can facilitate unity, information distribution, and coordinate activities among residents on their street and is appreciated by the Kyle Police Department. Always remember to observe or report a crime or suspicious activity from a place of safety by calling 911 or 512-268-3232 (non-emergency).

The Kyle PD Animal Control Officer reminds all pet owners to register their pets with the City of Kyle. Kyle Police Officers now have an alert on their computer that tells them the name, breed, and color of each pet in a residence whenever they are called to respond to a home alarm, open door call, or any other emergency. If you want your pets to be added to this system, please mail or drop off the application with a copy of the pet's rabies certificate and a small fee. You will receive a registration tag to help law enforcement if the pet is missing or with rabies control.

The next Safety Committee National Night Out planning meeting will be August 18 at 6:30 pm at the Plum Creek Community Center. All interested residents are welcome to attend and bring your concerns and solutions for discussion. We look forward to seeing you.

Carol Peters & Denise Quinterri, co-chairs

Committee Contacts

PLUM CREEK HOA MANAGER

Adriane Carbajal plumcreekmanager@goodwintx.com

PLUM CREEK POST AND WEEKLY ENEWS

PC Office Asst Manager.....
.....announcements@plumcreektxhoa.com

COMMUNITY CENTER RESERVATION QUESTIONS

PC Office Asst Manager.....
.....reservations@plumcreektxhoa.com

DOG PARK COMMITTEE

Aimee Kalmusdogpark@plumcreektxhoa.com

LAKE/PARK COMMITTEE

Linda Campbell lake@plumcreektxhoa.com

LANDSCAPE COMMITTEE

Sandra Gonzalez.....landscape@plumcreektxhoa.com

POOL COMMITTEE

Scott Brown..... pool@plumcreektxhoa.com

RECREATION COMMITTEE

Jennifer Balderramarecreation@plumcreektxhoa.com

SAFETY & NEIGHBORHOOD WATCH COMMITTEE

Carol Peters & Denise Quinterri
.....safety@plumcreektxhoa.com

WELCOME COMMITTEE

Arcelia Gibbs.....welcome@plumcreektxhoa.com

HOA OFFICE PHONE 512.262.1140

PLUM CREEK HOA WEBSITE:www.plumcreektxhoa.com

Important Numbers

STREET LIGHTS, ROAD REPAIRS, STREET SIGNS

City of Kyle Public Works Dept.....512.262.3024
..... pw@cityofkyle.com

ANIMAL CONTROL

City of Kyle Animal Control512.268.8800

SOLID WASTE

TDS Customer Care Dept1.800.375.8375

POWER OUTAGES

PEC1.888.883.3379

SCHOOLS

Hays CISD512.268.2141
Negley Elementary512-268.8501
Barton Middle School512.268.1472
Hays High School512.268.2911

Newsletter Info

PUBLISHER

Peel, Inc.
.....www.PEELinc.com, 512-263-9181

Article Submission
.....announcements@plumcreektxhoa.com

Advertising.....
.....advertising@PEELinc.com

Advertising Info

Please support the advertisers that make the Plum Creek Post possible. If you would like to support the newsletter by advertising, please contact our sales office at 512-263-9181 or advertising@PEELinc.com. The advertising deadline is the 8th of the month prior to the issue.

DON'T WANT TO WAIT FOR THE MAIL?

View the current issue of the Plum Creek Post on the 1st day of each month at www.PEELinc.com



**BOLING
ROOFS**
Quality Installation



Call Us for a Free Roof Inspection

512-627-3113

Visit us at www.bolingroofs.com

Lake/Park Committee Please Trim Those Trees!

Lake improvements-We now have approval from Board to install 3 benches and 2 trash cans around the lake. The lake water quality survey has been completed, and we should have the report back in a week or so.

Kirby park security lighting-Due to the high cost of trenching all the way across the park from the electrical meter to the playground area, the committee decided to defer this improvement. Instead we will refocus on installing a toddler playground, a bench, picnic table and trash can this year.

Replacement of the aged playground structure in Decker Park- A decision has been made to replace this structure as soon as possible. We hope to have this done in late July. Reserve funds had already been set aside for this purpose a while back.

Greene/Kirby pocket park- Residents around the pocket park have expressed interest in making improvements to that pocket park. The Lake/Park Committee will contact them to provide support and advice.

August meeting will be Tuesday August 16th, 7 PM at 1143 Sanders.

Due to safety concerns, the HOA is evaluating street and yard trees that encroach on the sidewalk and streets. Since these trees belong to the homeowner, we want to provide residents with the opportunity to prune their own trees. The HOA requests that you prune your trees seven (7) feet above the sidewalk to prevent injury and fourteen (14) feet to prevent damage to emergency vehicles. Corner lots and round about lots need to clear limbs for sight distance of traffic signs and oncoming vehicular traffic at intersections.

City of Kyle and Hays CISD regularly drive through Plum Creek to inspect for drivability for large fire trucks and schools buses.

We have a short window to prune in winter, but this time of year is best for pruning!

When raising your tree's canopy, follow proper pruning techniques, including cleaning tools between trees and wound spraying any cuts on all OAK trees to prevent Oak Wilt.

For information and diagrams about pruning visit:

www.treesaregood.org

<http://texastreeplanting.tamu.edu/PruneYoungTree.html>

www.plumcreektxhoa.com

For information about contacting local certified arborists or for questions or concerns about pruning, feel free to contact the Landscape Committee at landscape@plumcreektxhoa.com

So, get out there with your clippers this winter and let's clear those sidewalks and streets!



**THE
BOLING
LAW FIRM**
PLLC

Family Law – Mediation
Probate – Estate Planning
Serving Hays County since 1998
www.bolinglawfirm.com

877.629.5353

Located at Plum Creek
Square, 140 Kirkham
Circle, Kyle, TX 78640

THINKING
ABOUT
MOVING?

Inventory is very low and
homes in your neighborhood
are in high demand.

CALL ME TO DAY FOR A FREE
MARKET ANALYSIS!

ANGELICA GARCIA, REALTOR®
Residential Expert, Se Habla Espanol
(512) 300-6402
ANGELIGK@GMAIL.COM



Water Wise- Tips for the August Heat

By Christina Baese
Landscaping Committee

- Plant well-adapted and native shrubs, trees and grass. Choose plants that are tolerant of drought, heat, and our minimum winter temperatures.
- Improve soil with mulch and compost. Mulch retains moisture, reduces runoff, and control weeds. Use one to three inches of mulch in your garden and planters. Top dressing, or compost, functions like mulch for your lawn. It increases organic content and protects shallow grass roots.
- Apply fertilizer only in the spring and fall. Your grass will develop good root systems, use less water, and need less mowing. Also, aerate your lawn once a year.
- Pull your weeds regularly, as they rob plants of valuable nutrients and water.
- Monitor your grass length. Keep grass length between 1.5 and 3 inches and never cut more than 1/3 of the length at a time.
- Leave lawn clippings, which hold in moisture, reduce evaporation, moderate temperature, and give nutrients back to the lawn.
- Water one inch, including rain, every 5 days or longer and only after the top 2" of soil has dried out. This system increases overall health, drought tolerance, and deep root systems. Start in spring when root growth is high or adjust slowly with successively longer periods between watering.
- Water early in the morning or evening. Evaporation loss can be 60% higher during the day. Never water on windy days.
- Use drip irrigation or soaker hoses for garden beds and trees and use low angle sprinklers for lawns. They minimize evaporation, impede weed growth, and may help prevent diseases caused by under or overwatering.
- Adjust run time and frequency of automatic sprinklers monthly to respond to rainfall and temperature conditions. Install rain shut off devices to avoid unnecessary watering. Adjust sprinklers to eliminate overspray on pavement.



COLIN'S HOPE
WWW.COLINSHOPE.ORG

NOBODY IS DROWNPROOF WATCH KIDS AROUND WATER

COLIN HOLST

61 Texas children have already fatally drowned in 2016

DROWNING IS PREVENTABLE

THESE WATER SAFETY TIPS CAN SAVE LIVES

- WATCH KIDS & KEEP IN ARM'S REACH**
- LEARN TO SWIM**
- WEAR LIFE JACKETS**
- MULTIPLE BARRIERS AROUND WATER**
- KEEP YOUR HOME SAFER**
- CHECK WATER SOURCES FIRST**
- STAY AWAY**
- BE SAFER IN OPEN WATER**
- LEARN CPR**

BECOME a Water Guardian for your child

TAKE the Water Safety Quiz → PREVENT drowning

www.colinshope.org/quiz

LEARN more at www.colinshope.org





Out of Space? Moving? Need Storage

Great Customer Service is Our Reputation

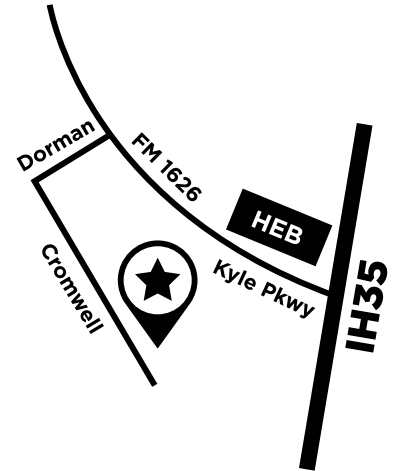
- Climate Controlled Units
- Non Climate Units
- Controlled Gate Access
- 27 Color HD Video Cameras
- Great Location
- Sized right!
- Boat and RV parking
- Free Disc lock(s) with rental
- Access 7 Days a Week
- Kyle Gov. Employee Discount
- Senior Discounts
- We Sell Boxes, Moving Supplies

SECOND MONTH FOR \$1.00

NEW MOVE-INS ONLY. WITH COUPON. NOT VALID WITH OTHER OFFERS. EXPIRES 8/31/2016

FREE DISC LOCK (\$12.99 VALUE)

VALID WITH COUPON. NEW MOVE-INS ONLY. EXPIRES 8/31/2016



512.262.7234

Kyle Pkwy Self Storage & Mini Offices

5141 CROMWELL DRIVE • KYLE, TX 78640 | INFO@KYLEPKWYSELFSTORAGE.COM



Plum Creek Violation Fine Policy

In an effort to encourage compliance with the Plum Creek Master Declaration of Covenants, Conditions, and Restrictions (DCCR's) and in accordance with Article 5.10 of the DCCR's, the Board of Directors adopted the following fine policy which became effective March 1, 2011:

- The first violation notice will be considered a courtesy notice and will not result in a fine.
- The second violation notice of same or similar kind will also not result in a fine.
- The third violation notice of same or similar kind will result in a \$25 fine.
- Each repeat violation of same or similar kind thereafter will result in an additional \$25 fine.

This violation sequence will "reset" if a same or similar violation is not cited within a six month period.

For example: An owner is issued a courtesy notice for needed lawn maintenance on March 1. The owner cures the violation, and another notice for lawn maintenance is not issued until November 1. The November 1 notice will also be considered a courtesy notice because the owner was not cited for the same or similar violation within a six month period.

If you have questions regarding the new fine policy, please contact Adriane Carbajal, property manager, at 512-262-1140 or plumcreekmanager@goodwintx.com.

The Board, management company, and your neighbors thank you for your compliance!



Kyle Local Lions Club Badges, Bingo & Bags

Come Join in the Fun and Win Fabulous Designer Purses

**When: Thursday, September 8th
6:30 PM- 9:00 PM**

Where: Plum Creek Golf Course & Clubhouse

Tickets: \$35.00 Per Person Presale or \$40.00 at Door

Tickets Include: Admission, 20 Games, Beverages & Light Snacks Available

Event Details & Tickets:

Pam (512) 268-3732 or Nancy (512) 295-6530

ppritchett@trusttexasbank.com or nancy@germerinsurance.com

Proceeds benefit Kyle Local Lions Club Charities and Kyle Fire Department Central Texas 100 Club



We Are Your Plum Creek Experts



New Community Focus: Cypress Forest



Call us for more information on this move-up community!

David Weekley and Scott Felder are now selling single-family homes in Cypress Forest. Cypress Forest is located just a short drive from San Antonio, San Marcos and Austin, and features exceptional homes on 55', 65', and 80' tree filled homesites, a future swimming pool, sprayscape and pavilion. Here, you'll enjoy:

- Proximity to downtown Kyle for boutique shopping and dining
- Highly-regarded Hays CISD schools
- Nearby beautiful natural attractions, including Canyon Lake and historic Jacob's Well Natural Area
- Convenient access City Square, Lake Kyle, Gregg-Clarke, Waterleaf and Steeplechase parks

****Ask us about our New Home Move-Up Program****

Call Today 512-956-6078



Megan Miller
REALTOR® & Neighbor



Jody Celum
REALTOR® & Neighbor



Amanda Rickman
REALTOR® & Neighbor

We LIVE here. We LOVE here. We PROSPER here.

Important Information for Landlords

If you are an owner who leases your unit, we'd like to make the leasing experience successful and positive for everyone by informing you of your responsibilities. This will help preserve your property value specifically and maintain the association's property value in general.

Your tenants may not be familiar with common-interest community living. Please take a few minutes to explain to them that living in a community association is very different from living in a rental apartment community. Specifically, your tenants, like all residents, are subject to the rules and regulations of the association, and it's up to you to educate them and see that they comply. The association will assist you in this area, but the responsibility lies with you. We recommend you provide your tenants with written copies of all policies and rules and advise them on the proper use of the association's facilities. You can obtain copies of these and other useful documents from the manager or on the Plum Creek resident website.

We strongly recommend that you have a written lease agreement with your tenant. As a lessor (landlord) of a home in a community association, the lease you use must require tenants to comply with

the association's governing documents. In the event your tenant fails to comply with these documents, including the bylaws, or its rules and regulations, a representative of the association will mail a compliance notice to the mailing address on record in an attempt to remedy the problem.

The association distributes pertinent information through the monthly newsletter and the Plum Creek resident website: www.plumcreektxhoa.com. Newsletters are mailed to the Plum Creek address. The resident website contains copies of the governing documents. The tenant can access the resident side of the website after they provide a copy of the current lease to the Plum Creek HOA office. Additionally, the Plum Creek HOA office emails a Weekly eNews to residents who have opted into receiving the eNews. This is another method used to keep residents informed of HOA events and policies.

Follow these simple steps and you, the tenants and the association will all have a positive community association living experience:

Provide your tenants with copies of association rules.

Educate tenants about the need to follow association rules, and

(Continued on Page 10)



the Y
YMCA
FOR YOUTH DEVELOPMENT
FOR HEALTHY LIVING
FOR SOCIAL RESPONSIBILITY

BUILDING CONFIDENCE & CHARACTER

Registration Now Open
for Fall Youth Sports

- Soccer
- Volleyball
- Flag Football
- Baseball

Register today at
AustinYMCA.org

HAYS COMMUNITIES YMCA
465 Buda Sportsplex Dr
512.523.0099 • AustinYMCA.org



Quality

PRINTING COMPANY

Call today for more info
512.263.9181
QualityPrintingOfAustin.com

SUPER EARNINGS, SUPER EASY

WITH THE DYNAMIC DUO

FirstStar Rewards Checking & FirstStar Rewards Savings

Qualifying for your **FirstStar Rewards Checking** automatically qualifies you for the highest **FirstStar Rewards Savings** rates.

To earn your rewards, just do the following transactions and activities in your FirstStar Rewards Checking account during each Monthly Qualification Cycle:

- Have 10 debit card purchases post and clear per monthly qualification cycle (not ATM transactions).
- Have 1 recurring direct deposit or ACH auto debit post and clear per monthly qualification cycle.
- Enroll and receive free paperless eStatements.

FirstStar Rewards Checking

2.50%^{APY*}

on balances up to \$15,000 when qualifications are met
Plus ATM fee refunds nationwide.**

*Annual Percentage Yield (APY) accurate as of May 19, 2016. A minimum deposit of \$50.00 to open account. Rate tiers are as follows: Reward Rates 2.50% APY applies to balances of \$0.01 - \$15,000 and 0.50% APY paid on balances over \$15,000 as long as qualifications are met each monthly qualification cycle. Base Rate 0.05% APY will be earned on all balances if qualifications are not met. All balances will earn 0.76% APY to 2.50% APY as long as qualifications are met. Rates may change after the account is opened. Fees may reduce earnings.

**ATM fee refunds are awarded on next statement cycle after qualifications are met.

FirstStar Rewards Savings

1.05%^{APY*}

on balances up to \$50,000 when qualifications are met

*Annual Percentage Yield (APY) accurate as of May 19, 2016. A minimum of \$50.00 to open account. Rate tiers are as follows: Reward Rates 1.05% APY applies to balances of \$0.01-\$50,000 and 0.50% APY will be paid on balances over \$50,000 as long as qualifications are met each monthly qualification cycle. Base Rate 0.05% APY will be earned on balances if qualifications are not met. All Balances will earn 0.57% APY to 1.05% APY as long as qualifications are met each cycle. Rates may change after the account is opened. Fees may reduce earnings. Account available to Texas Residents only.

Kyle Banking Center
800 West FM 150
Kyle, TX 78640
www.firstlockhart.com

Member FDIC

 **FirstLockhart**
NATIONAL BANK

where
relationships
matter



PLUM CREEK POST

At no time will any source be allowed to use the Plum Creek Post contents, or loan said contents, to others in anyway, shape or form, nor in any media, website, print, film, e-mail, electrostatic copy, fax, or etc. for the purpose of solicitation, commercial use, or any use for profit, political campaigns, or other self amplification, under penalty of law without written or expressed permission from the Plum Creek Homeowners Association and Peel, Inc. The information in the Plum Creek Post is exclusively for the private use of Plum Creek residents only.

DISCLAIMER: Articles and ads in this newsletter express the opinions of their authors and do not necessarily reflect the opinions of Peel, Inc. or its employees. Peel, Inc. is not responsible for the accuracy of any facts stated in articles submitted by others. The publisher also assumes no responsibility for the advertising content with this publication. All warranties and representations made in the advertising content are solely that of the advertiser and any such claims regarding its content should be taken up with the advertiser.

* The publisher assumes no liability with regard to its advertisers for misprints or failure to place advertising in this publication except for the actual cost of such advertising.

* Although every effort is taken to avoid mistakes and/or misprints, the publisher assumes no responsibility for any errors of information or typographical mistakes, except as limited to the cost of advertising as stated above or in the case of misinformation, a printed retraction/correction.

* Under no circumstances shall the publisher be held liable for incidental or consequential damages, inconvenience, loss of business or services, or any other liabilities from failure to publish, or from failure to publish in a timely manner, except as limited to liabilities stated above.

(Continued from Page 8)

see that they comply.

Advise tenants on the proper use of association facilities.

Use a written lease agreement.

Make sure your lease requires tenants to comply with all association governing documents.

Provide the association with contact information for your tenants.

Renters: If you don't have a copy of the association rules or you'd like more information about the association, visit the Plum Creek HOA website: www.plumcreektxhoa.com

Source: Community Associations Institute www.caionline.org

Looking to Buy, Sell or Invest in Real Estate? We Can Help!



ALLISON PFLAUM,
REALTOR®
TEAM LEADER
361.746.0630
ALLISONTRICKEY@KW.COM



ESTHER TALLEY,
REALTOR®
BUYER SPECIALIST
512.364.7245
ESTHERTALLEY@KW.COM

Call Today For Your FREE Market Analysis



205 Cimarron Park Loop, Suite A
Buda, TX 78640 • 512.434.0630

**Each Office is Independently Owned & Operated*



Volunteerism: Get Involved

All residents—long-time homeowners, new residents and even renters—can contribute to making our community a great place to live by volunteering a few hours a month on any one of several association projects.

The next time you're looking for an activity or a way to meet your neighbors, consider participating on an association committee or task force or volunteering to plan a casual neighborhood social gathering. Your ideas, time and effort will be a valuable contribution to making a neighborhood event successful.

Your neighbors aren't the only ones who'll benefit from your volunteer endeavors. According to HELPGUIDE.org, volunteering can reveal untapped talents, teach new skills, introduce you to new activities and increase your self-confidence. Participating in a community activity also can provide networking opportunities that can benefit your career and your social life.

Contact an association board member or executive committee member soon to ask how you can get involved in our community. Who knows? There may even be a vacancy in a committee that should be filled by someone just like you.

Source: Community Associations Institute- www.caionline.org



Best Foods & Fitness Matchups

It's a common problem: You're going for the final stretch, looking for that extra push to help you burn just a few more calories, but suddenly you're out of gas. You're not alone. "The muscles maximally absorb nutrients from food during the first 30 minutes after a workout," says Roberta Anding, M.S., R.D., national spokesperson for the American Dietetic Association.

What to do? Fuel up with the right stuff before you hit the gym, and don't forget a recovery meal post-workout. Try one of these winning combinations before your next workout, and see if you don't find that extra oomph you've been missing.

Weight Training + Protein: Combining a high-protein diet with strength training can help dieters lose more weight — and you lose fat, not muscle. Protein not only builds muscles but it also helps repair them after a workout. "The winning combination is typically four grams of carbs for every one gram of protein (think skim chocolate milk, energy bars, a turkey sandwich on whole wheat)," says Anding.

Long Distance Running + Carbohydrates: For long workouts, the performance edge goes to people who have the most glycogen (the stored form of carbohydrates). When you eat pasta or other starchy food, the body converts those carbohydrates into muscle glycogen for fuel. Hence the reason marathoners "carbo-load" the night before a big race. The trouble comes in when you eat more carbs than you need, because unused carbs can also be stored as fat!

Aerobics, Kickboxing and Spinning + Fat: For activities that involve repetitive joint action, monounsaturated fats from fish, nuts, seeds and canola, olive and peanut oils can help lubricate the joints while also providing high-quality protein to power you through a workout. An added bonus: These fats also reduce post workout soreness and stiff muscles.

Yoga and Pilates + Complex Carbohydrates: The fiber from whole grains and vegetables slows the digestion of food, allowing your body more time to absorb critical nutrients. And since most yoga and Pilates classes require fasting for two hours before class, the long lasting effects of fiber will help sustain you through a few hours without food.

JOHN A. HALL
& ASSOCIATES, P.C.
ATTORNEYS AND COUNSELORS AT LAW

Collections | Business Law | Wills
Trusts | Probate | Family Law | Divorce
Custody | Consumer Law
Deceptive Trade Practices Act
Property Law | Landlord-Tenant Law
Personal Injury | DWI
Debt Defense | Criminal Defense
General Civil Litigation

130 Hall Professional Center | Kyle, Texas 78640
Phone: (512) 268-6425 | Fax: (515) 268-5404
www.johnhalllawfirm.com

Pest Control
Mosquito Control
Termite Protection
Weed Control
Fertilization
Horticultural





Jerry Naiser (Owner)

Call us, or...
Start Service Online Now...

(512) 454-7336
www.RealGreenLawns.com

We Put Service Back in Pool Service!

How are we different?

- Never an Extra Charge for Chemicals
- Comprehensive Water Test on Every Visit
- NO BURNING Eyes-NO HARSH Chemicals**
- Uniformed, Professional, Caring Staff
- Pet Friendly, Gates Always Shut
- Always On Time, all the Time....

Free!
1st Month's Service
Call for details



Haley Naiser



512-452-5326

