

# Arbors Angles



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The Arbors Improvement Association Newsletter

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## Bits From the Board

*by John Schnell, AIA President*

I want to thank those of you that were able to attend our annual meeting on August 26 and to express our appreciation to Kathy Kuligowski for serving as board President this past year. We have a new Board for the coming year: Tom Henderson will be serving as Secretary-Treasurer, Dan Mowrey as Vice president and myself as President.

This coming year the Board will be emphasizing better communication with the homeowners. We want

to ensure that everyone who wants to share an opinion, comment or suggestion is heard. Please feel free to contact us by e-mail, through the website, or at the monthly meetings during the Homeowner's Forum.

There are 2 items that we currently need your feedback and by the time this news letter comes out you should have received both the Ballot and Survey. The Ballot is to get your vote on whether or not to stop the certified mailings that announce

*see Board page 3*

## Fall Fest Dedication

*by Kathy Mowrey and Barbara Moffitt*

This year we would like to dedicate our Fall Fest & Chili Cook-off to veterans and military personnel residing in the Arbors, including our sons and daughters actively serving in the military. In order to pay tribute to them, we need the following information: military photograph (it will be returned), full name, branch of service, rank, years served (i.e. 1955-1959), and any other pertinent information you would like to share such as places served and major awards or decorations. Please e-mail to Connie Vestal at

*see Dedication page 4*

## Chili Chefs Needed

*by Kathy Mowrey and Barbara Moffitt*

We are looking for about 12 brave cooks willing to compete in our annual Chili Cook-off at the Fall Fest Saturday, November 11<sup>th</sup>. If you are willing to accept this challenge, simply prepare 4 quarts of your favorite chili recipe and bring it in something to keep it warm (like a crock pot). You can make any variety: traditional Texas chili, vegetarian, chili with beans, hot or even "sissy" chili! If you wish, you may also participate in the cook-off decorating contest. Simply choose

*see Chili page 2*

## Fall Fest Coming Soon

*by Kathy Mowrey and Barbara Moffitt*

Flyers have already been delivered throughout the neighborhood announcing The Fourth Annual Arbors of Dogwood Creek Fall Fest and Chili Cook-off, which will be held on Saturday, November 11<sup>th</sup> from 12:30 to 2:30 p.m. at the Arbors Community Park. There will be events for everyone – children, grandchildren, and the adults. Activities for the youngsters include face-painting, bean bag toss and a Moon Walk, and each child will come home with a goodie bag. For

older youngsters and for the young at heart, we will have Frisbee, football, basketball, volleyball and horseshoes. All ages will enjoy a fall hay ride through the Arbors. For refreshments we will have hotdogs grilled in the park, assorted bags of chips, canned sodas and small water bottles, all available for \$.50 each. If you have questions about the Fall Fest, please feel free to contact Welcome/Social Committee co-chairs Barbara Moffitt at 285-4534, or Kathy Mowrey at 281-4601.

## ACC Looks Forward

by Randal Wilkerson

The Arbors is active and growing. The ACC has been busy with several submissions. Three new homes, two pools, one new workshop and one fence have also been approved. There is one home pending. Look for activity on Arbors Circle, Maple Leaf, Ironwood and Pin Oak Crossing.

The ACC has been working with the Board on revisions of the Builder's/Owner's Compliance agreement. There has been some strengthening of the requirements to better protect the Arbors. With the Board's assistance, we have developed a Pre-pour Plan for new homes to assure that the Builders and Owners understand what the Arbors Improvement Association expects during the construction process. Our goal is to protect the Arbors Right of Ways, streets and assure that all workers abide by the posted traffic controls in our neighborhood

while at the same time allowing construction to move forward with as little disruption as possible.

At the direction of the Board, the ACC will continue enforcing all provisions of the CCRs and Board policies. Some issues that have raised concerns include fencing and utility tanks. If your fence or tank does not meet requirements, please make the needed corrections now to bring them into compliance. Please refer to the [www.arborsia.org](http://www.arborsia.org) for the requirements for all fences and utility tanks.

On a more personal note, as the new ACC Chair, I am available to answer questions and discuss issues with you. I will strive to answer questions or find the answer as soon as possible. My home phone is 281-4287 and my e-mail is [rswaustx@aol.com](mailto:rswaustx@aol.com). The ACC is looking forward to a productive year.

## Santa in the Park

by Kathy Mowrey and Barbara Moffitt

Santa will be arriving at the Arbors Community Park on Saturday, December 16 at 2 p.m. – and this year he's bringing Mrs. Claus with him! Cookies and beverages will be available for your enjoyment and each child and grandchild is welcome to visit with Santa and have pictures taken. Moms, Dads, Grandmas and Grandpas, dress in your Christmas casual, bring a camera, and come enjoy some Christmas cheer with your neighbors.

## Chili

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a theme, and dress yourself and decorate your three foot table area accordingly. Entries can be as an individual or a group effort. Prizes will be awarded at 2:30 p.m. Please call Dorothy Bixler, at 285-5618, if you are up to the challenge of competing for the title of "Best Chili in The Arbors" and "Best Theme." If you can't cook, come join in the fun of judging your favorite chili. Cook-off coupons will be available at a cost of \$.50 for a ladle of one chili (1 vote), or unlimited sampling for \$2 (5 votes).

## Volunteers Needed

by Kathy Mowrey and Barbara Moffitt

Volunteers are always needed to help with Welcome/Social Committee activities. When surveyed, residents always list the activities coordinated by the Welcome/Social Committee as being very important to them. If you would be interested in getting involved, call Barbara Moffitt (285-4534) or Kathy Mowrey (281-4601).

Saturday, November 11th  
12:30 - 2:30 pm



## Christmas in the Arbors Contest

by Kathy Mowrey and Barbara Moffitt

All the lights, all the decorations, all the magical beauty of this special holiday! What a sight to see! The Christmas Decorating/Lighting Contest judging will be held on Saturday, December 16 at 7 p.m. This is the night to really show off your creative talents! If your home is hidden by woods, be creative and decorate your mailbox or set a scene in front of your woods. Have fun! Our judges will again be totally impartial – they are some lovely ladies in their 80's from the surrounding area who enjoy judging the decorations in the Arbors every year. Prizes and certificates for First, Second, and Third Place Winners will be delivered on December 17<sup>th</sup>.

## Gifts for Our Soldiers

by Lily Wright

Want to Send A Holiday Gift to Our Soldiers?

Arbors Community Awareness Committee would like suggest that the Arbors neighborhood send a few boxes of gifts to our soldiers in the Middle East. We already have a name and an APO address of a Stryker Unit Platoon Leader. He has 45 men under him; they are on the road a lot, riding in tanks.

Any kind of comfort food to remind them of home (or check out the winter wish list of the website: [www.west-point.org/family/support-our-troops/](http://www.west-point.org/family/support-our-troops/) ) will be much appreciated.

Homemade food might not be a good idea, because it may spoil on the way there.

Just drop one or two items by Lily Wright's house (119 Maple Leaf Trail – cell: 512.304.0096), on the front porch. If you like to, it would be really nice if you can write a warm and encouraging note/card to these men, or even include your smiling pictures, with just your first name written on the back of the pictures, would really help these stressed out men to remember that we, the citizens, really do care and remember them.

## Weatherstripping for Winter

by Tom Henderson

With winter just a couple of months away, it may not be a bad idea to check the foam strips in all your exterior door jambs. These strips are easily removed and replaced. They are susceptible to being chewed on. Crickets and grasshoppers are usually the culprits, and sometimes a dog scratching to get in will destroy them as well.

First of all, most of the strips have the same profile. They have about 1/2" compression when the door is closed and are about 1/2" thick when the door is open. You can find replacement strips at Home Depot or Lowe's.

Start by getting a pair of pliers and gripping the top or bottom of the weatherstrip and s-l-o-w-l-y pulling it out of the slot in the door jamb.

When you have taken all the strips off, check the length of the new strips you have already purchased and cut them to length to match the old ones. Start the weatherstrip flange into the slot in the door jamb and continue to press it into place from top to bottom on the door jamb. Do all three strips, being careful to press the weatherstrip flange completely into the slot. A screwdriver may aid you in securing a proper installation. Try using the handle to press the weatherstrip into place- not the business end of the screwdriver as this may damage the new weatherstrip material.

While you're at it, you may as well adjust your door threshold at the same time. It's adjustable with a slot screwdriver and just a small turn will usually do it. First check

see **Weatherstripping** page 5

## Board

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our annual meeting in August of each year. Each certified letter costs the Association about \$5.00 (about \$1000 total). We believe that we have an excellent communication network in the Arbors and that a "normal" mailing (at \$.39 currently) is adequate. Please return the ballot by November 1, 2006. The results will be announced at the November meeting.

The Survey is information on the Arbors ROW/Easement Policy proposal before the Board. We want to present the facts about parking on the ROW, possible damage that results and what the costs to the Association are because of that damage. I hope all of you have taken time to review the mailing and let us know your thoughts. Please return the Ballot and Survey to Pioneer Management as soon as possible so we can finalize the policy.

Again, thanks to all of the Committee volunteers last year and also to those who have signed up so far this year. If you want to help continue making the Arbors the best place to live in Elgin, please consider volunteering your time on one of the committees.



# Emergency Services District Proposed

by Joann Johnson

An Emergency Services District (ESD) has been proposed for the Elgin-McDade area. Emergency Service Districts are taxing authorities that are governed by a board of elected or appointed commissioners. The taxing authority is used to raise money to support emergency medical and fire services.

The ESD proposed for our area would have a board of five elected commissioners. These commissioners would be responsible for holding public hearings and setting the tax rate between one and ten cents per one hundred dollars valuation.

The proposed ESD would increase the revenue available to the fire departments that serve the Arbors allowing the departments to buy better equipment to serve the growing population in this part of the county. Without the revenue generated by the ESD, the local fire departments, manned solely by volunteers, may not have the resources or equipment to respond to a serious fire in our neighborhood.

## Dedication

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connieves@austin.rr.com or mail it to her at 111 Spanish Oak Trail, Elgin, TX 78621. If you prefer not to mail your photograph, call Connie at 285-4336 and someone will come by to pick it up.

With improved equipment come another bonus-lower insurance rates. Areas are rated based on the ability of a fire department to respond to a fire. A large part of that response involves capable machinery, such as fire trucks. The ESD will allow local fire departments to purchase new trucks in addition to other fire fighting paraphernalia, such as radios and fire suits. The goal of the department is to lower the current rating by at least two points, which could save property owners as much as twenty percent on insurance.

There will be a public meeting discussing the proposed ESD on November 2, 2006 at 7 p.m. in the Elgin ISD Administration Building. The Elgin ISD Administration Building is located on North Avenue C just east of Eleventh Street. To get there, take Hwy. 95 to Elgin and turn left on Hwy. 290; turn right on Eleventh Street (the stop light by the HEB); go to the second four-way stop and turn right, the Administration Building will be on the right past the house that is on the corner.



# Work in Wood

by Bob Reading

The Arbors now has a woodworking group that meets once a month. We meet the first Wednesday of the month at 7:00pm, the meeting place could change every month. We are taking on a project to make 100 toy cars and trucks to be given to organizations that need them for needy children during the holiday season. We would be willing to sell some of these toy to people that would like to give them as gifts during the holidays, this will help defray our expenses.

Anyone interested in joining our group can contact Bob Reading at 285-3168 or bobjr8@austin.rr.com.

## Association Contacts

by Joann Johnson

Do you need to contact the Arbors Improvement Association?

### Pioneer Property Management

*Paul Meisler*  
(512) 447-4496  
psmeisler@aol.com

### Board of Directors

*John Schnell*  
jsmcss@aol.com

*Dan Mowrey*  
dmowrey@austin.rr.com

*Tom Henderson*  
willie\_trucker@yahoo.com

**AIA Web site**  
arborsia.org

## New Committees Formed

by Joann Johnson

New committees have been formed for the upcoming year but it is not too late to volunteer. The Maintenance Committee is looking for volunteers to help with various work projects and maintenance issues. The Welcome/Social Committee has many activities and events that residents can help with. If you like to keep abreast of events in the larger Elgin community, then the Community Awareness Committee would be a great place for you. The Architectural Control Committee needs people who know the CC&Rs and can make objective decisions

about compliance. Lastly, the Newsletter Committee is always looking for contributors or editors.

The Committee chairs this year are: John Redmon (sanoman247@aol.com), Maintenance; Kathy Mowrey (dmowrey@austin.rr.com) and Barbara Moffitt (bamoffitt@ev1.net), Welcome/Social; Duane Lakings (dblakings@austin.rr.com), Community Awareness; Randall Wilkerson (rswaustx@aol.com), ACC; and Joann Johnson (benttandem@earthlink.net), Newsletter.

## Weatherstripping

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if you can see any light under the door when it is closed. A flashlight at night usually works best. If you can't see any light, take a dollar bill and place it over the threshold and close the door. Pull the bill out. If there is some resistance the threshold is OK. If it comes out easily, the threshold needs to be adjusted. Turn the screws in your threshold the same amount. That is if you turn one screw 1/4 of a turn, turn all the screws approximately the same. Try the door again until you get the resistance when you try to remove the dollar bill.



## Arbors Website Adds Forum

by Anneke Henderson and Joann Johnson

The Arbors web site has added a user forum. A forum is like a public bulletin board where user can post messages and discuss topics of interest with others. Users can post on a wide range of topics but must agree to the rules set up by the Board regarding use of the forum. These rules are on the forum itself under the "Admin" link.

Go to the Arbors web site (arborsia.org) and click on the Forum option on the left side of the window. You can view any of the postings without registering but to post something

you must become a registered user. To become a registered user simply click the "Register" link found at the top of the page under "The Arbors at Dogwood Creek" title.

You will then need to agree to the Registration Agreement Terms and then fill out a registration form. The forum requires you to submit only three items: a user name (nickname), email address, and password. After submitting the registration form the forum administrator will e-mail you to let you know that your user account has been set up.

## Welcome Neighbors

by Kathy Mowrey & Barbara Moffitt

The Arbors Improvement Association would like to welcome our newest neighbors:

Michael & Judy Bobrowski  
247 Maple Leaf Trail

Randal O'Brian  
170 Elm Wood Drive

Pat & Janice Anderson  
110 Spanish Oak Trail

Welcome  
Neighbors!