

ATTENTION ALL HOMEOWNERS AND RENTERS

PLEASE READ THE HOA WINTER NEWS LETTER FOR IMPORTANT INFORMATION THAT MAY CONCERN YOU.

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- 2. NEW BOARD ELECTION RESULTS**
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FACEBOOK PAGE

Annette West, TEW's newly elected VP of Architectural Control and Code Enforcement has set up an official Facebook page for TEW. If you have not yet seen it you can go to this link: <https://www.facebook.com/timberviewwest> to view the page and then click "Add Friend" on the right to friend it. It is the Board's hope that this site can be used for resident input and communications as well as polls on how residents feel about issues effecting TEW. If you have questions you can write to Annette at her TEW e-mail address of: vicepresident1@timberviewstateswest.com

TEW HOA ELECTION RESULTS FOR 2012 BOARD POSITIONS

The ballots have been received and were counted at the resident's election meeting Monday night Nov 14 at the Flower Mound Public Library. Annette West, Dennis Raines, and Gerald Leeseberg were elected to two year terms on the board. The officer positions for the 2012 board are:

PRESIDENT: *Jerry Leeseberg, 972-922-6643, president@timberviewstateswest.com*

VICE PRESIDENT 1 of ACC and Code Enforcement: *Annette West, vicepresident1@timberviewstateswest.com*

VICE PRESIDENT 2 of Activities and Communication: *Mike Tobin, 469-835-0540 vicepresident2@timberviewstateswest.com*

TREASURER: *Janet Furlow, treasurer@timberviewstateswest.com*

SECRETARY: *Dennis Rains, secretary@timberviewstateswest.com*

The board extends it thanks to all who have served in the last year and especially extends it thanks to Alexis Barnfield for her work over the past two years as the VP Architectural Control & Code Enforcement and congratulations on your New Baby Girl!

OTHER IMPORTANT CONTACT, PHONE NUMBERS & E-MAILS

ARCHITECTURAL CONTROL COMMITTEE:
TimberviewEstatesWest_acc@yahoo.com

The A.C.C. meets on the 1st and 15th of each month for requests.

CODE ENFORCEMENT: *tewcode@gmail.com*

CRIME WATCH: *Scott Peterson, 972-571-5931 TEW.CrimeWatch@gmail.com*

Visit your HOA web site: www.TimberviewEstatesWest.com,
T.E.W. P.O. BOX 270427, FLOWER MOUND, TX 75027

Welcome to Premier Communities Management Co.

As has been reported in the summer and fall issues of this newsletter and was discussed at the residents meeting in November 10 at the Flower Mound Public Library, the TEW HOA board has hired Premier Communities to help the board manage TEW in accordance with the myriad new laws passed by the Texas State Legislature this summer. Stay tuned for more information as Premier becomes more involved with TEW day to day operations over the month of December.

IT'S TIME FOR THE SANTA PARADE

GET YOUR BIKE, TRIKE & WAGON READY FOR OUR ANNUAL SANTA PARADE. DECORATE YOUR BIKE, FOLLOW SANTA AND TELL HIM WHAT YOU WOULD LIKE FOR CHRISTMAS!

DATE: SATURDAY, DECEMBER 3rd.

TIME: ARRIVE BY 9:45am BECAUSE THE PARADE WILL START @ 10:00am

PARADE STREET: TIMBERHAVEN CT.

THE PARADE ROUTE MAY CHANGE SO PLEASE COME TO TIMBERHAVEN CT.

HOME ADDRESS TO MEET SANTA: 5204 TIMBERLAND PARKWAY (NEW LOCATION)

Parents bring your cameras to take photos of your kids with Santa!



*IF IT RAINS THE PARADE WILL BE CANCELLED,
BUT YOU CAN STILL MEET SANTA AT THE HOME ADDRESS LISTED ABOVE.*

UNLEASHED ANIMALS

Recently we have had an increase in the number of loose/untended dogs using neighbor's yards as their toilets. This results in inconvenience and sometimes financial loss as the dog's activities kill plantings in neighbor's yards. The Town does have a leash law which it enforces.

Below is the Town of Flower Mound **FAQ on ANIMALS RUNNING LOOSE/BARKING DOGS**

What should I do if I see a pet running loose in my neighbor-hood?

- You can report the loose animal to Animal Services at 972-874-6390. If you know where the animal lives, but are afraid to approach it, please give the address to the officer.

Who do I call if I see a pet running loose after hours?

- If it is after hours and the animal seems sick or aggressive, call the police non-emergency number at 972-539-0525.
- If the owner cannot be found and it is sick, injured, or aggressive, an Animal Services Officer will be called to pick up the animal.

What can I do about a neighbor's barking dog?

- Call Animal Services with an address and an officer will speak with the owner.
- After hours contact the Police non-emergency number at 972-539-0525.

Do I have to leave my name when I report an animal violation?

- No, any complaints and/or reports made to Animal Services can be anonymous.



HOLIDAY SEASON



Please keep your garage doors closed and cars locked, and items out of sight especially this time of year. The TEW HOA Board wishes you a safe and happy holiday.

BRICK WALL CARE AND MAINTENANCE

The brick perimeter walls around our association look very strong. However single brick wide walls have some unique weaknesses that can be mitigated to ensure long life of the brick wall panels.

1. MOISTURE – Over years moisture is a big enemy of single brick walls. As water penetrates the mortar it reaches the reinforcing wires inside the wall and causes them to rust resulting in the wire expanding up to 7 times in volume which pushed the mortar out of the cracks resulting in a weakened/unsafe wall. Please periodically check your sprinkler systems to ensure they are not spraying the brick wall panels as this forcefully shoots moisture at the wall increases chances of failure. (Note –when the HOA priced brick panels with stainless wire the bid price increased by an average factor of 10 times which made the project cost ridiculous).

2. LARGE PLANTS — that tower over the wall-Large wooded plants that tower over or push on the wall hard enough to restrict its movement will overtime cause the top bricks to be dislodged as the wall is not designed to withstand the amount of lateral force a large wooded plant applies over many years. Note about three weeks ago one of our Waketon wall panels suffered a failure of its top rows in just such a situation. Please trim such plants so they do not have significant lasting contact with the brick wall panels.

3. MUST ENSURE PANELS MOVE—In order to handle high winds and shifting of the soil in this area it is necessary the wall panels are able to move back and forth. Please ensure nothing in your yard restricts the free movement of the panels

4. REMEMBER THE BRICK WALLS BELONG TO THE ENTIRE HOA. No home owner can legally attach or in any way alter the wall without incurring the full cost of restoring the wall to its original condition. The declaration does grant the HOA a right to enter the back yard of a resident to examine the brick wall to determine if anything has been done that would be expected to shorten the life of the wall panel. As we all know replacing the wall is expensive and we want to do it as little as possible.

Timely Tip for November Gardeners from Calloway's Nursery



Transform your landscape with the addition of fresh, colorful blooms. Pansies are by far the most popular Winter color. The 'Matrix' Pansy has been outstanding for our Texas weather. It will not "stretch" during bouts of warm temperatures and is bred to grow out, not up. This compact grower offers shorter, sturdier stems to support large, colorful blooms. Dianthus (also known as "Pinks"), Snapdragons, Cyclamen, Violas and the fragrant Alyssum are also good choices for cold tolerant annuals. Ornamental Cabbage and Kale provide interesting texture in the landscape as well as color. For best effect, limit your planting to two or three colors per bed.

The key to growing beautiful annual flowers is soil preparation. Select a well drained flower bed and add plenty of organic matter. **Calloway's Flower Bed Mix** contains compost plus a boost of fertilizer, water-management crystals and a wetting agent. Adding **Calloway's Flower Food** to the soil at the time of planting will provide the extra nutrients for growth and blooms. Remember to add 2 to 3 inches of **mulch** to all beds to reduce moisture loss, prevent weeds from germinating and to insulate the soil from the cold.

These same annuals can be used in patio containers. Fill your containers with fresh potting soil and plant food. Keep them watered as necessary and remove faded flowers to encourage repeat blooming.

Drop by any of our garden centers and visit with a Texas Certified Nursery Professional. These individuals are experts in their field and continuously receive training to keep their certification current. Or, email The PlantMaster with questions at www.calloways.com/plantmaster .

Timely Tip for December Gardeners from Calloway's Nursery

Working in your garden is an excellent escape during the holidays. It is a perfect time to plant trees and shrubs so they can develop a strong root system for next Spring. Cool weather color such as Pansies, Snapdragons, Cyclamen, Flowering Cabbage and Kale add splashes of color to your landscape. Spring flowering bulbs can be planted now once they have been properly chilled.

Prune Summer flowering shrubs and vines now. They will bloom on new growth. Remember-do not top your Crapemyrtles! Simply prune to remove seed heads and shape. Trim evergreens only to reshape.

Prepare for the cold weather before it hits! One of the best things you can do for your landscape plants is to provide a 2-to 3-inch layer of mulch. **Mulching** is necessary year round but during the colder periods it provides a layer of insulation for the roots. Secondly, **water your landscape** well before a cold spell. A drought stressed plant is more susceptible to freeze damage. Thirdly, for more tender plants, purchase **frost cloth** for extra protection. Frost cloth is a fabric which adds 3 to 4 degrees of warmth. Cover the plant completely allowing the edges to come all the way to the ground. We are utilizing the heat which radiates from the ground.

Become a member of our Garden Club and you will receive email notices prior to any weather crisis. Visit www.calloways.com to join. This is also an excellent time to start planning changes or additions to your landscape. Bring a sketch or photo and let our Texas Certified Nursery Professionals assist you!

