

Clear Springs Place HOA News

July 15, 2016

It has been a very busy first half of the year for our HOA. We had the pool and hot tub resurfaced, new pool maintenance company, significant rewiring in pool shed, rewiring of common area lights, survived another hail storm that damaged every roof in the neighborhood, and put in partial stone wall & re-sodded area behind townhomes by upper parking area/clubhouse.

On the fun side of our HOA neighborhood, we had a wine and cheese party on April 1 and our first neighborhood walk on April 9. We had our annual garage sale April 30 and had our first social June 12. It is really wonderful to have a community that comes together.

At our annual meeting in February there were some questions about C&B Landscaping related to weeding plant areas. Here's their response: we pull most weeds by hand weekly, certain weeds (nut grass, Bermuda grass or other grassy weeds) we spray round up only. Round up is a contact kill only, it will not move in the soil. If a homeowner plants new perennials in early spring just send us an email and let us know. There are times we can't tell the difference in the early stages of them between weeds. If a resident plants around a tree area it is difficult for us to know in early stages if there's no border or anything setting it apart. If you have any issues or concerns please contact C&B by email at cblmgmt@gmail.com or call them at 972-390-2122.

We have been told by our pool maintenance company, SWPS, that they have found dog feces more than once in the pool area. This requires extra work that our HOA pays extra for to sterilize the area according to Richardson City laws. Please remember there are no dogs allowed in the pool area at any time.

We continue to have issues with the fountain apparatus being broken off due to people getting into the fountain. Please do not get into the fountain at any time for any reason. This is something that continues to cost our HOA additional money to fix.

Some of you who use autopay may have received emails from Shelly, Excel, regarding small amounts past due. This is a result of not changing the amount on you autopay when dues were

UPCOMING EVENTS

◆ **Next Social on
Saturday,
September 10, 2016**



Increased on January 1, 2016. Please catch up on the past due amount and be sure to go in and change the amount you designated for autopay.

As a follow up reminder to all residents who live by one of our HOA concrete barrier walls, we sent out a letter January 28, advising of the responsibility of the home owner to cut or remove any trees that potentially will cause damage to the wall through tree limbs, roots, bushes and trees that have matured. The deadline has passed which was May 6, 2016 to remove these obstacles or the resident will be responsible to pay for the repair/replacement of the wall. We appreciate your continued vigilance to this on-going item.

We have changed some of our committee chairs: Jon Hale has taken the position of Social Committee Chair and Julie Willenbrock has moved to the Architectural Committee Co-Chair. Thanks to Don Riddler for the 2 years he has Co-Chaired for the Architectural Committee with Seth Stevens, who will remain as Co-Chair.

We would like to thank Paige Spartano for his numerous years on the HOA board. He has held several positions over the years and contributed many hours to making this neighborhood a great place to live.

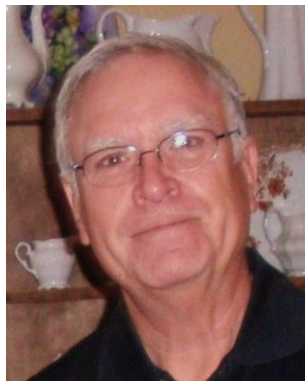
Checkout our website for important dates, and much more! www.clearspringsplace.com

Thanks,

Lynn

[Meet our newest HOA board member](#)

Don Riddler and his wife moved into the neighborhood in June of 2012. He is retired, with his main hobby being his yard work and enjoying retirement. Don, his wife Linda, Marley the dog, and now their Granddaughter reside at 3034 Silver Springs. Don is not only a walker, but the walker you see most mornings looping our HOA. Since moving here he has clocked over 5000 miles. Don also Chairs our HOA Welcoming and Crime Watch Committees, and is responsible for the distribution of the weekly Richardson Police Department Crime Report via Email. Another initiative of Don is Clear Springs Place HOA Saturday Walks which have been successful and a lot of fun.



Committee Updates

Architectural Committee:

If you have any architectural work you want done please be sure to follow the guidelines in this newsletter. Send the completed Architectural form to Don and Seth, as well as Shelly at the following email addresses: jwillenbrock@waterworks.com, plasmex@gmail.com, and shavlik@excelam.com. Here's what and how to send your requests to the committee:

Alteration/Change request form:

This form is on our website at www.clearspringsplace.com.

- ◆ Fences need to be kept up in appearance and when replacing you need to fill out the Architectural Alteration/Change request form so the committee can confirm you are replacing within Covenant guidelines. Fences should be stained in a natural wood tone and boards/gates should not be hanging off or broken.
- ◆ Mail boxes should be a white/off white color with wooden post and a mailbox that is representative of the original mailboxes installed. I know that weed eater's take a toll on the wood posts so will be helpful to put metal stripping around the bottom. Architectural Committee will work with neighbors on any variances.
- ◆ Any alterations outside your residence that can be seen from the street or by your neighbor need to be submitted on an alteration/change request form and approved by the Architectural committee before starting the project.

Nextdoor Website - A free website where you can register as a resident of Clear Springs

Place and connect with our neighbors and neighboring communities. List items for sale, lost pets, recommendations, crime notifications from Richardson police, etc. can all be found on the website. www.nextdoor.com

Check out our Clear Springs Place HOA Web Site Links:

[Clear Springs Place HOA Collection Policy](#)

[C&B Landscaping Yard Treatment/Trimming Schedule](#)

[Architectural Alteration/Change Request Form.](#)

[HOA Event Pictures](#)

[HOA Committees](#)

[Neighborhood Recipes](#)

[Schedules and what you should know about your neighborhood](#)

[Pool and Club House Rules](#)

[Crime Watch Page](#)

[Neighbor Owned/Managed Businesses](#)

HOA COMMITTEE CHAIRS

- ◆ Architectural Committee:
Seth Stevens & Julie Willenbrock
- ◆ Social Committee:
Jon Hale
- ◆ Landscape/Pool Committee:
Julie Willenbrock/Lynn Hale
- ◆ Crime Watch Committee:
Don Riddler
- ◆ Welcoming Committee:
Don Riddler

We have two email addresses for our HOA: General email address is hoa@clearspringsplace.com and the Crime Watch email address is crimewatch@clearspringsplace.com

[Missing Duck-Gator](#): Has anyone seen the HOA missing Duck-Gator? We put this float in the HOA pool to help keep the ducks from contaminating it. Poor Gator was stolen within days of being put in the pool. If you find him please return him to the pool.



Please let me know if you have items you would like to see in future newsletters by emailing me at the HOA@clearspringsplace.com address.

HOA BOARD MEMBERS:

Lynn Hale- President
Julie Willenbrock – Vice President
Kevin Thompson - Treasurer
Jon Hale – Communications Director
Dawn Hayes - Director
Don Riddler- Director
Alan Hardy - Director

We look forward to your participation at the 2016 HOA Neighborhood Events.

