

# Shadow Ridge South HOA

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## **REAL ESTATE SALES JANUARY – MARCH 16, 2024**

### **SHADOW RIDGE SOUTH**

Based on 1 Home Sold  
Sales Price: \$545,000  
Price per Sq. Ft: \$206.28  
Days on Market: 89

### **SIMILAR HOMES IN ALL OF FLOWER MOUND**

Ave. Sales Price: \$582,674  
Ave. Price Per Sq. Ft.: \$213.82  
Ave. Days on Market: 34

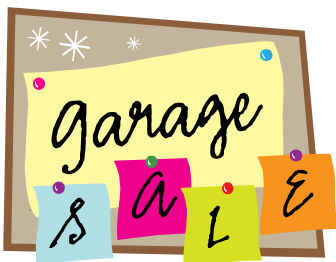
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COMPLIMENTS OF GALA LANGLEY

POST OAK REALTY

## **SPRING GARAGE SALE**

Once again, it's time to clear the clutter! The Shadow Ridge South Spring Garage sale will be held Saturday April 13 from 8:00 am until 2:00 pm. Rain dates will be for the following Saturday, April 20 at the same times. We do all the advertising for you, so set up a table or two and get rid of some of your unwanted items and make some money. As always, your clutter is someone else's treasure.



## **THE EASTER EGG HUNT COMING!**

**Sunday March 24th at 3:00pm at Shadow Ridge Park**  
**Rain Date: Sunday March 31st same time and place**

Get your baskets ready and hop on down to Shadow Ridge Park for our Annual Neighborhood Easter Egg Hunt. The hunt will start promptly at 3:00 pm. Separate areas will be allocated for the different age groups: 2 and under, 3 thru 6 and 7 and above. So come, have fun, and socialize with friends and neighbors and enjoy an afternoon together. Don't forget your camera!



## **HOA Spring Landscaping**

The HOA will have our landscape company plant summer flowers in the beds on the north and south entrances to our subdivision in April. There will be new shrubs added to replace ones that have died and sod added to cover the bare area left from the column foundation work last year at the Catalpa wall. Other landscape improvements will be made later in the year as the budget allows.

### **2024 Board Members**

**President:** Paul Zellar **Treasurer:** Gala Langley

**Vice President:** Kenneth Powell **Secretary:** Aaron Hoff **At Large:** Kimberly Standiford

# Neighborhood at a Glance

## SEVERE WEATHER SAFETY AND SURVIVAL PLANNING AHEAD FOR SEVERE WEATHER

Remember you need to have a plan for wherever you may be when a tornado strikes - at home, at school, at work, on the road or in a public building. In North Texas, we need to be concerned about severe thunderstorms, wind, hail, lightning, flash flooding and tornadoes. You must be able to get to your safe shelter area quickly - you may only have seconds to act! **Your first step to surviving a tornado is to develop a plan before storms are on the horizon.**

### Developing a Tornado Safety Kit

These items would be extremely useful to have in your storm shelter, or to take with you to your storm shelter, when severe weather strikes.

### Disaster Supply Kit

You should store your emergency supplies as close to your shelter as possible.

### Battery Operated Weather Radio

You will want to be able to monitor the latest information directly from your National Weather Service. The radio should be placed by the bed so that you will be alerted in the case of a storm.

### A Map to Track Storms

You will need to be able to track the progress of the storm. Since warning texts include county names, a county outline map of your area is a great thing to keep handy.

### Shoes

This will be very important if your home is damaged and you must walk across broken glass or other debris!

### Identification

You may need identification to move around in the area should significant damage occur.

### Your Car Keys

If your car is drivable, you will need the keys to be able to use it. It's a good idea to keep an extra set in your shelter area.

### Cell Phone

If there is phone service, you will certainly want your phone. However, remember that cell phone service may be interrupted after a tornado or other disaster!



## SPRING MAINTAINANCE FOR FENCES

Our wood fences in Shadow Ridge South were built when the homes were new of inexpensive materials. Many of us have since repaired or replaced our fences as they have weathered and aged over the years. Now that it is Spring, please inspect your wood fences for rotten boards and faded stain and make repairs as necessary to keep them looking good.

If you replace rotten wood with new boards, please remember to stain the new wood so that it looks the same as the rest of the wood fence. This may require power washing of the old boards first. Stain colors need to be shades of brown that include cedar, redwood, and natural as specified in the HOA Guidebook.

Well maintained fences enhance the look of our homes and adds to the enjoyment of children playing in our yards. Shadow Ridge South remains a desirable neighborhood as our homeowners spend their hard-earned money and time to make these kinds of improvements.



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