

# CFJM HOA Newsletter



## CFJM HOA Outlook for 2012

### Schedule of Events

- **Jan 11** Community Prosecutor Meeting 6 PM
- Jan 19** Bulk Pickup
- Jan 24** CFJMHOA Mtg 7 PM
- Feb 8** Community Prosecutor Meeting 6 PM
- Feb 23** Bulk Pickup
- Feb 28** CFJMHOA Mtg 7 PM
- Mar 14** Community Prosecutor Meeting 6 PM
- Mar 22** Bulk Pickup
- Mar 27** CFJMHOA Mtg 7PM

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Now that the Holidays are over, its time for your Board members to get back to work and to continue the progress on the projects that were initiated in 2011. We want to thank our past president, Virginia Burke and all of the Board and committee members that served the association in 2011. The good news is that most of these folks have volunteered their time for another year in office, although in a different role. HOWEVER, we need your help to make this association work to improve the neighborhood for all homeowners. By contributing a few hours a month, you can make a difference. We need volunteers to support the following positions:

#### Technical Website Manager:

Much of the Board's time and energy last year was directed toward managing the Yahoo Groups website. None of us are experts at this so we really need

someone who can work with us on this.

#### Newsletter Committee:

We need at least 2 people to work together to publish the newsletter on a quarterly basis. This includes formatting the pictures and articles for the electronic version as well as working with the printer to finalize the hardcopy version for delivery.

#### Community Prosecutor Meeting Attendee:

We are looking for someone to attend the 1-hour monthly meeting at the Audelia Branch library and provide a brief summary to the Board on a monthly basis, prior to the monthly Board meeting.

#### Special Project Managers:

1. We are currently looking for volunteers to work with one of the Board members to assess the possibility of employing off-

duty Dallas police officers to patrol our neighborhood.

2. We are also looking for someone to manage the "bulk trash" reminder signs for the neighborhood. You would put the signs up the Thursday before bulk trash pickup and then retrieve the signs by 7 AM Monday morning.

3. Liason between Aiken Elementary and the neighborhood to keep us all updated in regards to the new expansion.

We know that there are many of you out there with unique talents that can contribute to the improvement of our neighborhood as we move forward in 2012.

To volunteer call Chuck Stegman at 972-841-1990

**We're on the Web!**

**[www.cfjmhoa.org](http://www.cfjmhoa.org)**

## Membership Update

Nowadays many of us are keen to find ways we can improve our surroundings with little monetary output. We recognize that any improvement in the neighborhood directly affects property values, as it also affects the quality of this place where we live. When our neighborhood gets the attention it needs to thrive, it becomes a better place to live.

The efforts of our HOA benefit all of us. We all notice when the public areas are unkempt, when trash piles up, when graffiti mars neighborhood walls. Do we also notice when public areas are tidy, graffiti is absent, and the area is much safer than surrounding areas? HOA dues are less than \$100 a year, which allows for a small budget for work supplies, newsletters, the neighborhood directory, neighborhood safety,

etc. Time and effort donated by volunteers make this a better place to be. We all experience value added by these projects.

Have you paid your dues? The money goes right back into the neighborhood. Become an HOA member now! .

**A MEMBERSHIP FORM IS INCLUDED IN THIS NEWSLETTER. PLEASE RESPOND.**

## National Night Out October 2, 2011

Many thanks to Jann Rugg for organizing the National Night Out and for the many volunteers and neighbors who participated. As usual, the chili and barbeque recipes were all very tasty with special recognition to the 2011 chili cookoff champion, Kim Berkowski and the 2011 barbeque champion, Andy Johnston.



**ASHLEY'S WINDOW CLEANING**

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Ashley (469) 274-3384 Eric (469) 279-3170  
 Free Estimates, Economical Prices and Experienced.  
 References Available Upon Request

## CF/JM HOA 2012 Board Members and Committee Chairs

President	Chuck Stegman	972-470-9973	chuckanddee@sbcglobal.net
Vice-President	Stuart Sibley	214-893-3354	s-sibley@sbcglobal.net
Secretary	Pam Davidson	972-644-6712	pamdavidson@att.net
Treasurer	Jack Jones	214-570-9919	Jaj7750@yahoo.com
Director	Bruce White	972-234-0802	bruce.white85@yahoo.com
Membership Committee	Virginia Burke	214-341-9291	better@airmail.net
Grounds and Improvement	C.A. Hiscock	972-235-7434	rbird1@sbcglobal.net
VIP			
Welcome Wagon	Micky Carr	214-325-6608	mickycarr@sbcglobal.net



## Treasurer's Update

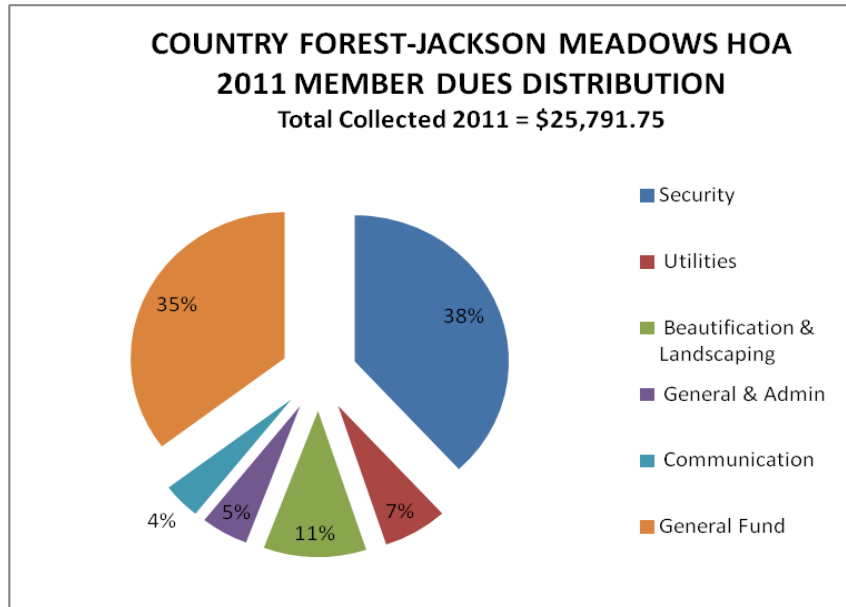
Money, Finances, Revenue, Income, Expenses - All the things that are on your mind everyday. Where is it going? Where is it coming from? When will it stop going? Believe it or not, as Treasurer of your HOA, I do the same with our funds. As your Treasurer, it is my responsibility, my duty to properly disperse, account for and monitor our HOA monies. As you have freely volunteered your personal funds, the responsibility that I carry is even more important to me. And I can confidently assure you that our funds have been properly managed this past year.

Included in this article is a representation of the major categories that the HOA dues have been spent this year. With only 201 volunteer members, we have collected \$25,791.75 in Dues, Contributions, Advertising and Interest. We have spent \$16,687.01 in Safety, Utilities, Beautification, Communications and Administration. The good news is we have increased our General Fund which

will let us proceed with neighbor improvement projects next year - Street Sign Toppers, Landscaping at the Audelia Entrance and with an increase in membership we may be able to add Dallas Police Dept. patrols of the neighborhood at a cost of \$30 per hour (minimum 4 hour shifts) periodi-

throughout the week. In summary, the Board is not proposing an increase in dues. But we do ask that you renew your membership, contribute any extra you can AND recruit a new HOA member in order that we can successfully complete our plans for 2012.

Jack Jones, Treasurer



## Poets Corner

Perhaps you've seen the flocks of birds  
That hang about in massive herds.  
You've heard the screeching gritty call  
At Richland College and Northpark Mall.  
You know that sound, that evil crackle  
I'm speaking of the Boat Tailed Grackle.  
Upon the line and in the tree  
He waits for you. He waits for me.  
Outside the store, outside the bar  
He sits in trees to foul your car.  
He leaves beneath a nasty splatter  
Of whitish goo and fecal matter.

He loiters in the parking lot.  
His droppings leave an ugly spot  
About your feelings, he cares not  
About the kind of car you've got.  
He hates your paint, he hates your trunk  
He spoils your car with blobs of junk.  
So as you walk, please look around  
For gobs of poop upon the ground  
You don't need upon your shoe  
A special gift from bird of poo.

Stuart Sibley

**We're on the Web!**  
[www.cfjmhoa.org](http://www.cfjmhoa.org)

**Thanks Stuart and Bill for the sign upgrade!**

## Stop buggin me.....

Need another deterrent for those pesky door-to-door sales people? Virginia Burke did some research and came up with a sign for your own front entry. If you are interested, please contact Virginia and arrange to pick one up for your own personal use. They are \$5.00 each. Thanks Virginia!



## Important Contacts

9-1-1 Use for emergencies, any and all suspicious persons, and criminal activity  
**Northeast Police Substation** 214-670-4415  
 3-1-1 All city services and code compliance  
**ESSI** (Neighborhood Security Patrol Service - your dues pay for this) 972-480-0101  
**Atmos Energy** 1-866-322-8667  
**Sanitation** 214-671-8877  
**TXU** (emergency/repairs) 972-791-2888  
**Jerry Allen**-City councilman-214-670-4068  
**Kelly Gregan**- Community Prosecutor-214-601-1091 or [kelly.gregan@dallascityhall.com](mailto:kelly.gregan@dallascityhall.com)  
**Howard Saucier** City of Dallas-free sprinkler system,check-up 214-670-3434  
**Code Compliance** [http://www.dallascityhall.com/code\\_compliance/Common\\_Code\\_Violations.html](http://www.dallascityhall.com/code_compliance/Common_Code_Violations.html)  
**American Red Cross Dallas Chapter** 214-678-4800  
**City of Dallas Main Menu**: <http://dallascityhall.com/index.html>

## Bulk Trash Pickup

Jan 19-23	Feb 23-27	Mar 22-26
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**Remember-Have your bulk trash out by 7AM on Monday**

**Tom Gray**  
**214-MowPros**  
**214-669-7767**  
**[TheMowPros@gmail.com](mailto:TheMowPros@gmail.com)**

**\$25 Weekly Average Yard**

**MowPros**

**Military Veteran**  
**Owner/Operator**  
 LAKE Highlands Resident

**Eagle Painting**  
 Interior.Exterior

(214)995-6381  
 gera75rdo@hotmail.c

**Gerardo Pineda**  
 Owner

Drywalls  
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 carpentry  
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 I will beat any price.



## C A's Landscape & Yard-of-the-Month Update

On Saturday, September 24, before trash pick up day, some members of the community got together to trim trees on the north side of the Chimney Hill/Abrams entrance. Bob Taeger, Brian Fisher, Steve Mullen, Majors and Barbara Harris, and Stuart Sibley came out to chop tree limbs and haul brush. Thank you to all who participated!

This area would be a great place to have a picnic, and someday we might consider making a trail to the creek.

The next community landscape project was the weekend before October trash pickup. The south Chimney Hill/Abrams entrance and the Trevor entrance were trimmed and cleaned.

I am working on a plan for the Amberley entrance. It will involve some hardscaping as well

as soil preparation and planting with native and well-adapted small trees and shrubs. Design plans and cost estimates will be available soon.

**'Yard of the Month' criteria--** Some of our neighbors might have wondered how 'Yard of the Month' is awarded. I have given out the awards for the past summer and to my surprise, neatness counts. By that I mean general tidiness; not necessarily over trimmed shrubs and perfect lawns, but an air of being well kept. An attractive design that leads the eye to the front door, unusual plants used in imaginative ways, natives and well adapted plants are things I notice in neighborhood yards.

The neighborhood is toured a day or two before the first of the month. If you have noticed a front yard you really like, con-

tact me, and I will be sure to check it out.

In the past, we have given awards in June, July and August. In 2012, the schedule will be an April award when we see spring bulbs and flowering trees, a June/July award focusing on design and bedding plants, and an October award

There will also be the Holiday decoration awards given the second week of December for some of the over-the-top, elegant and fun lighting displays. CA Hiscock

Editor's Note: Thanks C.A. for cutting down the rag weed on the south side of the Abrams entrance !

