

The Woodland



WORD

May 2012



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Homeowners' Association

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The On-Site office is located at the
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On-Site Management Team:

Justin LaHue

General Manager

Justin.LaHue@premiercommunities.net

Stacy McGrath

Assistant Manager

Stacy.McGrath@premiercommunities.net

On-Site Hours: Monday- Friday 9am-6pm
Saturdays 10am-4pm

On-Site Number: 817-741-1719

Customer Service: 877-378-2388

On-Site Fax: 817-741-1720

After Hours Emergency: 214-871-9700

www.woodlandspringshoa.com

The Woodland Word

Is the only authorized and official monthly publication
for the residents of the Woodland Springs Community with news
and calendar of community events endorsed by the
Woodland Springs HOA & its members.

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972-396-8855 • www.communitynewsconnection.com

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Advertising Deadline

**for the June, 2012 Issue
(Delivered before June 1st)
Is May 1, 2012**

Woodland Springs and Community News Connection (CNC) do not in any way endorse or support, nor does it take any credit or responsibility for any of the services, paid or volunteer, listed herein. CNC is not paid for by the homeowner's dues and is not funded by the HOA in any way. CNC reserves right to refuse any advertiser or article submission that we feel is not right for this "community philosophy" or not a good fit for this publication.

Babysitters in VOWS

The young people listed below have offered their services as babysitters in our community so that parents may have some "getaway time". These contacts are provided here for information only. Please interview any candidates and make your own decision as to the candidate's capabilities & qualifications to stay alone with your child.

Sarah Dikes 817-741-6882
 Daniela Garcia 918-874-0217
 Shelby Sojka 817-741-4054
 Joshua Buchholz 817-431-4723
 Taylor Coffelt 214-552-9351
 Brittany Taylor 817-741-1200
 Miranda Linton 682-553-9593
 Hanna Murray 817-948-6000
 Renee Garrett 817-201-1757
 Veronica Melton 303-525-6183
 Kaitlin Culwell 817-228-3581
 Cheyenne Saunders 972-201-5014
 Taylor Ward 858-699-1966
 Lauren Sparger 817-975-6222
 Melissa Kersten 714-348-9161
 Eli and Emily Demel... 817-741-4402
 Bailey Adams 985-276-8094



Young people who are VOWS residents and below the age of 21 may submit their contact information to stacy.mcgrath@premiercommunities.net.

Camp Fort Worth Fun & Learning for Kids

Kids eagerly await summer vacation, only to complain about being bored after a few weeks — or days. You can help your children overcome summer boredom by registering them in Camp Fort Worth at one of 19 local community centers. The program is organized by the Parks & Community Services Department. The camps are for children ages 5-13 and run from 9 a.m. to 3 p.m., Monday through Friday, June 11-Aug. 17. Camp Fort Worth is designed to ensure every camper a unique learning experience. Each day features a curriculum that combines varied activities and challenges, promising your child nonstop fun and excitement.

For more information, visit the Camp Fort Worth web page <http://fortworthtexas.gov/campfortworth/> or call your local community center Northpark YMCA 9100 North Beach Street (817) 993-1333.



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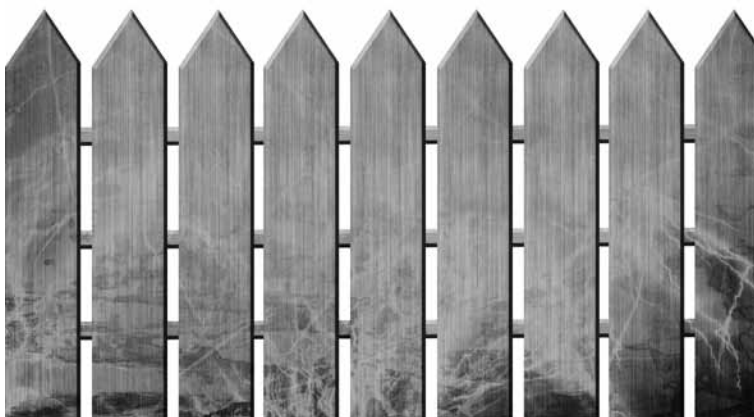
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Covenant Corners: FENCES

5.3.4 Fences & Walls. This Section is subject to the ACC's right to adopt additional or different specifications for construction or reconstruction of fences. Any fence or wall must be constructed of masonry, brick, wood or other material approved by the Association. No chain link fences are permitted (except community athletic fields). No fence or wall shall be permitted to extend nearer to any street than five feet (5') from the front of any residence.



However, all side yard fencing on corner Lots shall run parallel to the curb and may be placed up to the side Lot line and shall not extend beyond a point of five feet (5') behind the front of the residence on that side. Any fence or portion thereof that faces a public street shall be so constructed so that all structural members and posts will be on the side of

the fence away from the street so that they are not visible from any public right-of-way. No portion of any fence shall extend more than eight feet and one-half feet (8-1/2') in height. If Owner desires to stain the fence, the approved stain color is medium brown. All other fence stain colors must have prior ACC approval. Retaining walls must be constructed entirely

with ACC-approved materials, however railroad ties may not be used for a retaining wall visible from a street. Fences may not be constructed between a dwelling's front building line and the street. Each owner, at owner's expense, must maintain the fence to a standard, and with the appearance that is commensurate with the neighborhood. Specifically, each fence

must not have:

- a. Rotting fence posts causing fence to lean
- b. Missing or broken fence panels or boards
- c. Boards that are not secured to main fence structure

5.3.5 Iron Fences. On Lots opening onto a public park, open space common area, or green belt, the Owner is required to erect (excluding the utility easements) an iron fence on that portion of the lot that is contiguous and adjacent to the open space, public park, common area and/or green-belt. The iron fence must be at least four (4) feet tall and may not exceed six (6) feet in height. The iron fence must be uniform throughout any particular Section of the subdivision and the detail for the iron fence must be approved in writing by the Architectural Control Committee.



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Yard of The Month



by Barbara Henderson

Congratulations to the homeowners at 11620 Wild Pear Dr. for the most beautiful yard in VOWS for April 2012. The homeowners will receive a \$40 gift card courtesy of Alta Vista Nursery@ 4700 Golden Triangle Blvd., a yard sign designating them Yard of the Month, and of course, bragging rights!

Thanks for making VOWS a beautiful place to live!

If you would like to nominate someone for yard of the month, please email vows.communications@gmail.com.

VOWS Advisory Committee Meeting

Tuesday, May 22, 6:30 PM at the Amenity Center

Become more informed about your community and participate in decisions concerning us all.

All VOWS residents are welcome!



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From left to right, Radhika Vayani, DO, Christopher Stevens, MD, OB/Gyn, Jeremy James, DO

Physicians at the UNT Health at Alliance office include Jeremy James, DO, and Radhika Vayani, DO, general internal medicine specialists and Christopher Stevens, MD, OB/Gyn. We also have six certified nurse-midwives who specialize in a variety of reproductive health issues. Our medical staff offer extended hours for your convenience - contact us today about your adult primary care and women's health needs.

From left to right, Certified Nurse-Midwives Candis Hicks, Summer Latta, Kathleen Donaldson, Lindsay Kragle, Tania Lopez, Gloria Glidewell



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Caring for Our Community

An Editorial Opinion by David P. Davidson, Chairman of the VOWS Advisory Committee

Spring is blooming all around us. People are beginning to get out more and use the facilities that living in our neighborhood provides. But lately there have been some abuses of our facilities that need to be addressed. You may have noticed that there are some small structures being built around our pond areas. They look somewhat like large dog houses. The purpose of the structures is to better protect our irrigation booster pumps against vandalism and weather-related wear and tear. These structures are not children's playground equipment, although it has been reported that some are being used for that purpose. Please do not let your children play on these structures. We don't want the kids hurt and we don't want the property torn up.



Another abuse is the use of dirt bikes and four wheelers in our common areas. Some people seen riding recreational vehicles in our common areas are adults. When adults do things like this, nobody should be surprised when children and teenagers copy the behavior. This activity tears up the ground and ruins the common areas for everyone else. And it is against the law.

The last subject is actually a very nasty and distasteful one to bring up, but the problem has become so bad it must be mentioned. To be as delicate as possible, it concerns dog excrement. VOWS HOA has installed 12 dog waste stations located in various parts of the community. Another six stations are being considered. All this is in an effort to provide convenience for those of us who walk our dogs. It is

easy enough! There are two rolls of small plastic bags at each station. Each station has a lined bin where the dog waste goes. If you walk your dog, please use these stations, or bring a bag and put the waste in your trash bin at home. I know it is not a pleasant task, but neither is it pleasant for other people to try to avoid dog waste when using the parks and common areas.

With spring beautiful flowers and plants come to life and grow -- and also weeds and grass. The HOA covenants each homeowner agreed to follow require residents to keep their lawns mowed and control weeds. This applies to any area that can be seen from the street, but it also applies to areas that can be seen from parks and common areas.

In these examples, all that is being asked is a little consideration for your neighbors and your neighborhood. Thank you.

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Who to Call or Where to Get Info



To report an active crime: Call 911
Less urgent matters: Fort Worth Police Dept. Non-emergency number: 817-335-4222

Matters concerning VOWS Community property
or unkempt lots in VOWS:
VOWS HOA 817-741-1719

Matters concerning unkempt lots outside of VOWS:
Fort Worth Code Compliance 817-392-1234 or log on to fortworthtexas.gov and look under "Services" for "Code Violations". Check out all the info available on this site, from barking dog complaints, street repairs & garage sale permits to official forms for complaints.

VOWS HOA POOL RULES

1. NO LIFEGUARD on duty. Swim at your own risk.
2. Children under the age of 14 MUST be accompanied by a resident, 18 years or older, possessing a valid pool card.
3. Only (4) guests allowed per residence. A resident, 18 years or older, possessing a valid pool card, MUST accompany all guests.
4. Proper swimwear required.
5. Persons with skin diseases, open sores or wounds, inflamed eyes, nasal or ear infections or any communicable diseases are not allowed to use the pool.
6. For the health and safety of the residents, rubber pants in addition to swim diapers are REQUIRED for all non-toilet trained children.
7. NO water wings allowed.
8. NO diving allowed.
9. NO pets, NO smoking, NO alcohol or glass objects of any kind allowed in pool area.
10. Radios and other noise should be maintained at a low level at all times.
11. DO NOT ride bikes, tricycles, scooters, roller blades or skateboards in the pool area.
12. Running, roughhousing or general horseplay that may endanger the safety of others is NOT allowed.
13. Foul language and/or threatening behavior will NOT be tolerated.
14. Emergency equipment is to be used for emergencies only.
15. Access to the equipment room is restricted.
16. NO trespassing after pool hours or during pool closures.
17. The Homeowners Association or Management Company is not responsible for accidents, injuries or theft.
18. VANDALISM WILL NOT BE TOLERATED. To report vandalism, call police immediately, then notify Management Company.
19. In case of EMERGENCY, CALL 911

Violation of pool rules may lead to revoking of pool privileges and/or criminal prosecution.

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VOWS Scrapbook Night

Join your adult neighbors for a free night of cutting, cropping and embellishing! The VOWS monthly Scrap Night will be Friday, May 18, 6:30 to 11:00 PM at the Amenity Center. Bring your own scrap supplies and photos, a potluck dish to share and your own drinks; tables are provided.

For more information, email events.vows@gmail.com with the subject "SCRAPBOOK."

Residential Speed Limits



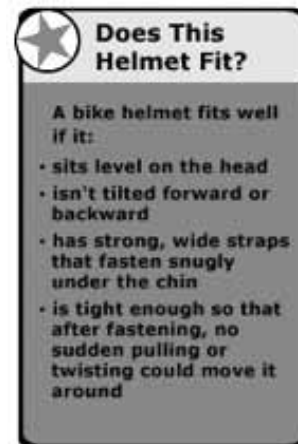
Check your driving speed! The limit on all unposted residential roadways is 30 miles per hour, even on four lane areas. 30 mph may still be too fast on streets where children play, so please slow down throughout VOWS. Warm weather and nice days mean more folks will be outside. Arriving at your destination a few seconds earlier is not worth the chance of injuring or killing a child or pedestrian. Be a good neighbor and slow down!

Bike Safety

Bike riding is a great way to get exercise and fresh air and share time as a family. But before you and the kids rush out and start pedaling, there's an important factor that you need to consider — safety. The items below are all safety considerations:

- Helmets
- Safe Clothing
- Rules of the Road for Biking
- Turn Signals
- Bike Maintenance

Make Safety a Family Affair! One of the best ways to help kids learn safe bike riding is to set a good example by following the rules of the road yourself. Most important, always wear your helmet. Go for bike rides with your kids so you can show them what safe riding looks like. It's also a great way to stay active as a family and get valuable together time that you'll all enjoy!



VOWS Community Garage Sale May 4 - 6



It's time for that semi-annual clean out of closets and garages! Our community garage sales attract lots of attention from buyers, so take advantage of the free advertising and unload all your extra "stuff." Do your own sale or join with neighbors for a combined extravaganza! All you need to do is get your free permit (see below), price your stuff, and hold your own sale on May 4 - 6.

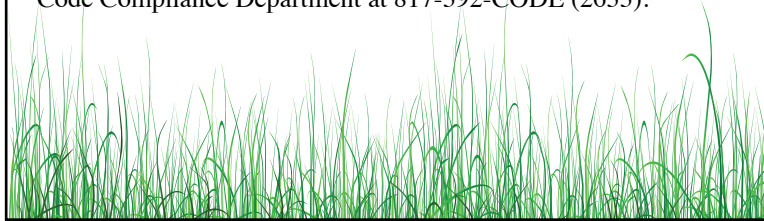
The City of Fort Worth does require permits for garage sales, but they are free and can be

obtained online at www.fortworthgov.org, by calling 817-392-2222, or in person at by visiting the Development Department Permit Desk, 1000 Throckmorton, Fort Worth, Texas. Also, only one sign is permitted, must be on the premises and can be no larger than 2 square feet in area. NOTE: You have to get a permit from the City of Fort Worth. Here's the link: <http://www.fortworthgov.org/forms>. Please submit your request at least 72 hours (3 days) prior to your planned sale date. If your request is submitted after 3 PM on Friday you will not receive your permit until the following Monday.

Keep Grass and Weeds in Check or Face Penalties

Springlike weather arrived early this year, and with the recent rains and higher temperatures, weeds and grass are growing quickly. If grass and weeds are allowed to overgrow, they can lead to hefty fines from the city. That's why Code Compliance officials urge homeowners and business owners to mow regularly. Keeping yards free of tall grass and weeds can prevent snakes, rats, roaches and mosquitoes from becoming nuisances and hazards to you, your family and your neighbors.

If you live on or own property in the Fort Worth city limits, keep your yard, vacant lot and land cut to lower than 12 inches in height, as provided in the city ordinance. If a Code Compliance officer documents that the grass and weeds on your property are more than 12 inches high, you will receive a one-time certified notice and have 10 days to correct the violation. If you don't, a city contractor will do the job for you — and it won't be cheap. The average bill for a residential lot is \$275. Property owners who receive a notice and question whether their property is in violation should contact the Code Compliance Department at 817-392-CODE (2633).



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CLUBS - GROUPS - MEET UPS

If you'd like to inform residents of a club, group, hobby, or interest, let us know - please email vows.communications@gmail.com with the subject CLUBS. Only residents who are current with VOWS HOA assessments may participate. All meetings below are at the Amenity Center unless otherwise noted.

LUNCH BUNCH - Empty nester with extra time on your hands, like to try to get to know some of your VOWS neighbors, or do a weekly lunch out with others? Contact to Pauline at pk0@email.com.

BOOK CLUB - If you're interested, please email vows@gmail.com with the subject "BOOK CLUB."

BOOT CAMP - Workouts Mon. - Fri. 5:30 AM; all fitness levels

are invited. Must be 18 or older. Register online at <http://tinyurl.com/VOWSBootCamp>.

DANCE CLASS - (4-12 years old) Summer Class Times: June 12 - July 3: Tuesdays, 4-4:50 PM. Ongoing class teaches dance fundamentals covering ballet, jazz and contemporary dance. New and currently participating student inquiries for the summer may be made: vowsdance@yahoo.com. For NEW enrollment, please include the dancer's name, date of birth, parent or guardian's contact name, frequently checked email and phone number. EXISTING enrollment, please let us know if you will be joining us for the summer! Dancers must be accompanied by a parent or guardian.

FIT CLUB - Monday at 6:30 PM. Workout to Turbo Fire, Insanity, P90X, and other Beachbody DVDs. Register at <http://tinyurl.com/VOWS-Fit-Club>.

tinyurl.com/VOWS-Fit-Club.

HOMESCHOOL GROUP - VOWS residents who home-school children are invited to join the homeschool group, created to support each other. Please contact Catherine Honaker by email (mail2honaker4.com) with HOMESCHOOL in the subject line.

SCRAPBOOKING - VOWS hosts a scrapbooking night each month - see calendar for date. Admission is an item to share for the potluck meal; please bring your own drink. For more info: vows.events@gmail.com with the subject "SCRAPBOOK."

SOCCER - Weekly soccer meet-up at the Bray Birch Park soccer fields. Kids ages 3-11: Tuesdays 5:30 PM. Co-ed youth/adult soccer: Tuesdays 7:00 PM & Saturday 9:00 AM. For more info: events.vows@gmail.com with the

subject "SOCCER."

PLAYGROUP - Bray Birch Park after school 3pm. Everyone welcome!

TODDLER PLAYGROUP - Playgroup for preschool age children. Email eileenfsee@gmail.com with the subject "PLAYGROUP." Please include the age of your child in the email.

WALKERS/RUNNERS/BIKERS/TRI-ATHELETS - Saturdays 6:30 AM; meet at Bray Birch Park to go for a walk, run, or bike ride. Walkers/Runners are diverse in experience.

ZUMBA - Monday 12:00 PM & Wednesdays 6:00 PM. Fun, easy-to-follow, calorie burning, Latin-inspired dance fitness party. Wear comfy clothes and sneakers and bring a bottle of water. Email Christie McDevitt at cmcddevitt731@att.net.



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Woodland Springs Homeowner's Association

The purpose of a homeowners association (HOA) is to maintain, enhance and protect the common areas and interests of the subdivision or neighborhood. Individual homeowners, as members of the association, pay periodic assessments support & utilize neighborhood amenities (pond, pools, parks, tennis courts, etc.). The assessments pay for community expenses such as entrance monuments, landscaping, amenities like clubhouses, tennis courts, or walking trails, insurance for commonly-owned structures and areas, an on-site management company, or any other item delineated in the governing documents or agreed to by the homeowners' association.

Currently, the Advisory Committee, which is comprised of elected residents, is the intermediate group between the residents and the Board of Directors and Centurion American (VOWS developer). This will continue until full development of VOWS is completed. The sub-committees report to the Advisory Committee. All residents are invited to attend Advisory Committee meetings which are normally held the 4th Tuesday of each month at 6:30 pm at the Amenity Center on Timberland. **The May 2012 meeting of the Advisory Committee will be on May 22.**

ADVISORY COMMITTEE MEMBERS

Chairman: David Davidsonjhbothwell@aol.com
 Vice-Chair: Richard Walterrichardwalter@gmail.com
 Secretary: Andy Wangajw101@gmail.com
 Shirley Gansserespartners@verizon.net
 Gary Honakergouch@honaker4.com
 Peggy Wegnerpeggy_lundquist@yahoo.com
 Nicole Elliotnicoleangela@verizon.net
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CALENDAR OF EVENTS - MAY 2012

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
Entities Elections- Early Voting at Amenity Center 12209 Timberland 		1 Boot Camp 5:30 am Early Voting 8:00 am-5:00 pm Children's Dance Class 4:00 pm	2 Boot Camp 5:30 am Early Voting 8:00 am-5:00 pm Zumba 6:00 pm Yoga 7:00 pm SOULTAINMENT 8:00 pm	3 Boot Camp 5:30 am Early Voting 8:00 am-5:00 pm	4 Boot Camp 5:30 am Early Voting 8:00 am-5:00 pm Garage Sale	5 Garage Sale Early Voting 7:00 am-7:00 pm
6 Garage Sale Early Voting 11:00 am-4:00 pm	7 Boot Camp 5:30 am Early Voting 7:00 am-7:00 pm Zumba 12:30 pm Fit Club 6:30 pm	8 Boot Camp 5:30 am Early Voting 7:00 am-7:00 pm Children's Dance Class 4:00 pm	9 Boot Camp 5:30 am Zumba 6:00 pm Yoga 7:00 pm SOULTAINMENT 8:00 pm	10 Boot Camp 5:30 am Zumbatronics 4:00 pm	11 Boot Camp 5:30 am	12 Mother and Son Field Day 10:00 am
13	14 Boot Camp 5:30 am Primary Elections -Early Voting 7:00 am-7:00 pm Zumba 12:30 pm Fit Club 6:30 pm	15 Boot Camp 5:30 am Primary Elections -Early Voting 7:00 am-7:00 pm	16 Boot Camp 5:30 am Primary Elections -Early Voting 7:00 am-7:00 pm SOULTAINMENT 8:00 pm	17 Boot Camp 5:30 am	18 Boot Camp 5:30 am Scrapbook 6:30 pm	19
20	21 Boot Camp 5:30 am Zumba 12:30 pm Fit Club 6:30 pm	22 Boot Camp 5:30 am Children's Dance Class 4:00 pm ADVISORY COMMITTEE 6:30 PM	23 Boot Camp 5:30 am Zumba 6:00 pm Yoga 7:00 pm SOULTAINMENT 8:00 pm	24 Boot Camp 5:30 am Zumbatronics 4:00 pm	25 Boot Camp 5:30 am	26
27	28 Boot Camp 5:30 am Zumba 12:30 pm Fit Club 6:30 pm	29 Boot Camp 5:30 am Children's Dance Class 4:00 pm Primary Election at Amenity Center at 12209 Timberland Blvd.	30 Boot Camp 5:30 am Zumba 6:00 pm Yoga 7:00 pm SOULTAINMENT 8:00 pm	31 Boot Camp 5:30 am	 Mother & Son Field Day Saturday May 12 from 10 am to noon at Bray Birch Park. Bring a blanket and a water bottle and enjoy a picnic and some fun friendly competition. http://tinyurl.com/VOWS-MotherandSonFieldDay	



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