

J. J. Pearce Homeowners Association Newsletter

Website: www.jjphoa.com

February 2010

News From The City

By Joe Russum, Editor

- Richardson traffic control system upgrade was completed in 2009 with 125 intersections controlled by a new timing system. It is now possible to go from one end of the city to the other on a major street without stopping. That is not always the case because emergency vehicles and unusually heavy side street traffic can modify the system timing. Heavy traffic demands at intersections with Central Expressway are special cases and have traffic control demands apart from the thoroughfare demands. The object of the system is to make traffic flow through the city more efficiently.
- The City is considering a May 2010 bond program. Currently there is a \$500M inventory of projects needs. A bond program of \$44M to \$55M is being considered. The final City Council meeting to consider the program is scheduled for February 22, 2010. If the bond program is approved a tax rate increase of \$0.01 would be required for every \$11 million in the bond program. That is a bond program of \$44 million would require a tax increase of \$40 for a property valued at \$100,000 for \$50 for a \$55 million bond program.
- The January sales tax receipt was up 11% over the same period last year and year to date is up 9%.
- An update of West Spring Valley Redevelopment Initiative was presented to the City on January 4th. Research as to demographics and market conditions that need to be considered in developing the plan were presented. Copies of the presentation are on the City website.
- Two new City staff positions that are being opened are Communications Director. Over 100 applications have been received. A new Human Resources Director will also be appointed due to the retirement of Phyllis Stadler, who has held the position for 20 years.
- The Parks Board adopted the Parks Recreation And Open Space Master Plan on January 11, 2010 and has forwarded it to the City Council. The plan projects needs for the next thirty to forty years. This plan is a requirement to obtain State grants, which the City has been extremely successful in obtaining.
- The City has received a \$928,000 grant from the Department of Energy Funds to increase energy efficiency in public facilities, which will be implemented in 2010.
- The City is currently working to update the radio system, which has been in place since 1992. This upgrade has been needed for some time, but the City has been waiting for the 2004 FCC Reconfiguration plan to be completed. This reconfiguration plan resulted from radio communication failures during the 911 attack in New York and other major disasters that have occurred since then. The new system should make it easier to communicate with other systems in the area. This upgrade is expected to cost approximately \$10 million.
- The City expects to replace the 1999 Nortel telephone system with a new Cisco system. The City will be taking advantage of a State of Texas bid from Cisco. The cost of the system is \$1.7 million over five years. Completion of the installation is expected this summer.
- Discovery Point at Prairie Creek Park is getting under way. Citizen groups in the area initiated this project. It will include an observation deck and a meeting place known as a council ring. The City is managing the privately funded project, which is estimated to cost \$260,000 if fully implemented. Completion is scheduled for summer this year.
- Construction of the trail system within the City is very active. A grant of \$3.4 million from NTTS SH121 is helping. Several projects are near the final stage of construction. Currently there are about twenty-five miles of trails in the City.
- The City Council received a presentation of the progress of the Lookout Drive Transfer Station planning. All the operations of the improved transfer station will be accomplished indoors so noise, odors, and trash can be better controlled. Currently the station handles an average of 478 tons a day, which is expected to gradually increase to 750 tons in 2030.
- The City's year-end financial report has been completed. All groups ended up in the black. The audit will be in February. The City received a \$2.0 million refund for water that was not used and \$500,000 for sanitation that was not required.

Membership

By Greg Immel, VP Membership

Welcome 2010 JJPHOA residents now that the new year is upon us. Your receipt of this Newsletter indicates you are officially a registered member of our Home Owners Association. We on the Board would like to thank you for your patronage of our Association and look forward to servicing our community in the following year to the best of our abilities.

With all your much appreciated efforts for our membership drive I submit below the results of the membership's efforts and I thank heavily the Block Captains for their last minute efforts to achieve the results below. I believe we did well for the Association and hope that if any member has any suggestions they will contact their Block Captain which we are going to publish this year in the Directory which was delivered with this newsletter. As you will note we achieved 73% membership of our total 464 residents. We of course would like more but who doesn't when our goal is to have all residents part of the family of what we believe is Richardson's finest Home Owners Association. We will strive to gather the remaining for our 2011 membership. Notice our 16 new residents that moved in last year. Very positive, we are still the place to be. As many of our local real estate folks concur, this is location, location, location.

Again thank you all for your continuing support of JJPHOA and may the year 2010 be generous and rewarding for you and your family.

<u>Street</u>	<u>Total</u>	<u>Members</u>	<u>%</u>
Chesterton	93	66	71%
Cheyenne	27	26	97%
Edith	33	22	67%
Eton	52	46	89%
Grassmere	51	34	67%
Hunnington	92	54	59%
Lilac	8	8	100%
Melrose	17	12	71%
Mimosa	1	1	100%
Pueblo	30	21	70%
Stratford	52	41	79%
Violet	8	6	75%
<hr/>			
Total 2010	464	337	73%
New 2010		16	

In Memoriam
Irving (Bing) Borschow
1115 Huntington Drive

Michael Tannery Steps Aside

I want to say thank you to the JJ Pearce HOA members and the JJ Pearce HOA Board for allowing me to be President for the last 15 months and on the board for the past 3 years. Due to very powerful positive changes in Tina's and my business, I do not have the extra time to be involved at the level I would like and decided it was better for the HOA to have a new president at this time.



I am very proud to be associated with people that consistently volunteer their time to make our HOA the best in Richardson. Over the last couple years, your HOA Board and volunteers have worked with the City of Richardson on several quality of life issues, brought the Sign Toppers to our neighborhood, created a energetic Crime Watch Patrol and soon an entry feature on Mimosa and Edith Circle.

None of these improvements or the other annual events (July 4th, Easter Egg Hunt, Fireman's Dinner, Annual Meeting and others) would happen without the volunteers. Our HOA is going through a change. Many of the original owners are moving and we have new neighbors moving in every month. I encourage you to volunteer your time and invest in the HOA. The time spent is repaid to you in many ways. Thank you again for your support and assistance.


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Help Is Needed

By Joe Russum, Editor

We are starting the New Year with **five vacancies** in the Homeowner's Association staff. If you would like to help **your** Homeowners Association by volunteering for one of the positions, please call me at 972-235-1961 or drop me an Email at editor@jjphoa.com. The openings are as follows:



President

The president directs the activities of the Board and presides at all meetings. See page 34 in the Directory for a more complete description.

Crime Watch Coordinator in four areas.

Area 3- Grassmere Odd No. 1113-1221

Area 4- Grassmere Even No 1200-1220,
Stratford Odd No. 1201-1221

Area 7- Chesterton Odd No.1119-1129

Eton Odd and Even 1118-1129

Stratford Even No. 1118-1128

Area 11- Huntington Odd and Even 1312-1405

Chesterton Odd and Even 1312-1405

Crime Watch Coordinators host the Nation Night Out Parties. The JJPHOA pays for food and drinks bought for the parties.

THINGS YOUR BURGLAR WON'T TELL YOU

Sources: Convicted burglars in North Carolina, Oregon, California, and Kentucky; security consultant Chris McGoey, who runs crimedoctor.com; and Richard T. Wright, a criminology professor at the University of Missouri-St. Louis, who interviewed 105 burglars for his book *Burglars on the Job*.

If you don't answer when I knock, I try the door. Occasionally, I hit the jackpot and walk right in.

Yes, I really do look for newspapers piled up on the driveway. And I might leave a pizza flyer in your front door to see how long it takes you to remove it.

Do you really think I won't look in your sock drawer? I always check dresser drawers, the bedside table, and the medicine cabinet. I almost never go into kids' rooms.

You're right: I won't have enough time to break into that safe where you keep your valuables. But if it's not bolted down, I'll take it with me.

A loud TV or radio can be a better deterrent than the best alarm system.

Sometimes, I carry a clipboard. Sometimes, I dress like a lawn guy and carry a rake. I do my best to never, ever look like a crook.

The two things I hate most: loud dogs and nosy neighbors.

I'll break a window to get in, even if it makes a little noise. If your neighbor hears one loud sound, he'll stop what he's doing and wait to hear it again. If he doesn't hear it again, he'll just go back to what he was doing. It's human nature.

I'm not complaining, but why would you pay all that money for a fancy alarm system and leave your house without setting it?

I love looking in your windows. I'm looking for signs that you're home, and for flat screen TVs or gaming systems I'd like. I'll drive or walk through your neighborhood at night, before you close the blinds, just to pick my targets.

Avoid announcing your vacation on your Facebook page. It's easier than you think to look up your address.

To you, leaving that window open just a crack during the day is a way to let in a little fresh air. To me, it's an invitation.

Don't put a mourning wreath or some other sign of bereavement on your front door. We check obituaries and funeral times, and if something looks promising we'll hit during the funeral. Do you really need a double tragedy?

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Safety

By Jerry Gray, Safety Committee Chairman

U.S. Census

We have all heard and used the term....."It is that time of the year". Well it is now "that time of the decade". This year we will have the 2010 U.S. Census. The following information about the upcoming Census is compliments of the Better Business Bureau.



The first phase of the 2010 U.S. Census is under way as workers have begun verifying the addresses of households across the country. Eventually, more than 140,000 U.S. Census workers will count every person in the United States and will gather information about every person living at each address including name, age, gender, race and other relevant data.

"Most people are rightfully cautious and won't give out personal information to unsolicited phone callers or visitors, however the Census is an exception to the rule," said Steve Cox, BBB spokesperson. "Unfortunately, scammers know that the public is more willing to share personal data when taking part in the Census and they have an opportunity to ply their trade by posing as a government employee and soliciting sensitive financial information."

The Census data will be used to allocate more than \$300 billion in federal funds every year, as well as determine a State's number of Congressional representatives. Households are actually required by law to respond to the Census Bureau's request for information.

During the U.S. Census, households will be contacted by mail, telephone or visited by a U.S. Census worker who will inquire about the number of people living in the house. Unfortunately, people may also be contacted by scammers who are impersonating Census workers in order to gain access to sensitive financial information such as Social Security, bank account or credit card numbers. Law enforcement in several states have issued warnings that scammers are already posing as Census Bureau employees and knocking on doors asking for donations and Social Security numbers.

The big question is how do you tell the difference between a U.S. Census worker and a con artist? BBB offers the following advice:

- If a U.S. Census worker knocks on your door, they will have a badge, a handheld device, a Census Bureau canvas bag and a confidentiality notice. Ask to see their identification and their badge before answering their questions. However, you should never invite anyone you don't know into your home.

- Census workers are currently only knocking on doors to verify address information. Do not give your Social Security number, credit card or banking information to anyone, even if they claim they need it for the U.S. Census. While the Census Bureau might ask for basic financial information, such as a salary range, it will not ask for Social Security, bank account or credit card numbers nor will employees solicit donations.
- Eventually, Census workers may contact you by telephone, mail or in person at home. However, **they will not contact you by e-mail**, so be on the look out for e-mail scams impersonating the Census. Never click on a link or open any attachments in an e-mail that are supposedly from the U.S. Census Bureau.

For more advice on avoiding identity theft and fraud, visit www.bbb.org.

Future Topics

In the January Safety Committee newsletter article I solicited suggestions for future topics. The above Census suggestion came from Cathy and Roy Reed by way of Roy's uncle. Thank you very much for this great suggestion. Now for the remainder of our HOA members, what would you like to see in future articles? Just email the suggestions to gray.jerry@tx.rr.com.

Crime in JJ Pearce

Unfortunately crime did not take a holiday this past month in our HOA area. On Eton Drive there was a burglary/ attempted theft of a vehicle, theft of two flat screen televisions from a business on W. Campbell Road and two BMV's (Burglary of a Motor Vehicle) on Lilac Court. All of these incidents happened over night. If at all possible, park your vehicle(s) in the garage and always hide your GPS (including the bracket and power cord), cell phone, radar detector or any other item that may be of interest to thieves. On a positive note our Richardson Police Department officers made some great "catches" in January and I will share these with you in future articles. Max and Macho (RPD K-9's) continue to do outstanding "detective" work also.

Please remember that your Crime Watch Patrol can always use new members. Contact David Hodges at 972-671-9553 or hodgesd@sbcglobal.net. You will have a lot of fun, meet some great new neighbors, and perform a service for your neighborhood and city. It is not necessary to be a JJ Pearce HOA member to participate in the Crime Watch Patrol. Thank you for your consideration.



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Beautification

By Mark and Renetta Montgomery, VP's Beautification

Spring Lawn Care:

A few easy and inexpensive spring lawn care tips can save you time, labor and frustration. Early Spring is the prime time to spread pre-emergent, which will create a barrier to many summer weeds like crab grass and spurge. Corn Gluten meal is a safe, effective, easy to apply pre-emergent and also doubles as an organic nitrogen lawn feed. Spread pre-emergent as soon as weather warms up. Mid-spring is the best time to begin fertilizing both St. Augustine and Bermuda grass. For the most part, organic fertilizers are applied at 10 – 20 lbs per 1,000 sq. ft. and synthetics are applied at 4 to 8 lbs per 1,000 sq. ft.. Organics and the better synthetic fertilizers contain a high percentage of slow release nitrogen. Fertilize again in about 2 months.

Veggie Garden Hints:

Are you interested in establishing a vegetable garden but not sure how to control those pests that can ruin all your hard work? Here are a few hints on herbs that may be of help:

- Tomatoes – Plant Basil to deter tomato hornworms
- Cucumbers – Plant Nasturtiums to control cucumber beetle
- Carrots - Plant Onion & Chives to control rust flies and some nematodes
- General – Herbs like Dill, Onion, Garlic & Fennel attract beneficial nematodes that control fleas, ants and grubs in gardens. Remember to release Ladybugs too.

March Landscape Tips:

- Plant shrubs, roses, perennials, herbs, cool-season vegetables and annuals like geraniums.
- Plant tomatoes, peppers and tender herbs after last frost.
- Fertilize now if you didn't do it in February. Use root stimulator on all new plantings.



Thanks

Thanks to those who put up and took down the Christmas decorations in our area., and a special thanks to Greg Moore who has been organizing the effort for the past three years. Families who put up the decorations are:

- Goss
- Bell
- Cave
- Cothrun
- Jaynes
- Lindahl
- Sweeney
- Clendenin
- Wolfe
- Wilmoth
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Development

By Rose Marie Pilcher, VP Development

PAIDEIA DALLAS EDUCATION

12820 Hillcrest Rd., Suite C-129
Dallas, TX 75230
email: Kathy@paideiadallas.com

From time to time, many of us have challenges and concerns regarding our children's educational progress. Ms. Kathy Pieper, a JJP resident, is co-owner of an independent tutoring service. Among the options offered are reviews for the SAT, the ACT, and the ISEE (private school exam). In addition, Ms. Pieper and her staff offer individual tutoring in all subject areas from middle school through community college. Many facts, which enhance learning, include discerning learning differences and test preparation study skills.

Although she is a Cincinnati native, she has lived in this area since 1982. She likes to quote the saying, "I'm not a native Texan, but I got here as soon as I could". Her previous experience includes 15 years of teaching math in high school. She is a single mother who has a son who attends college locally and a daughter who is in medical school. She is a dedicated individual who focuses on the needs, personalities, and abilities of each student to enhance his opportunities to achieve his ultimate potential. Her positive attitude is an assist in helping students who are at various levels of learning. The hours for tutoring are by appointment from 9 a.m. to 7:30 p.m.

LONGABERGER

Ms. Suzanne Clark
email: longaberger.com/suzanneclark

A native Texan. An air force "brat". Strong ties to TCU. Retired in Texas. Ms. Suzanne Clark is a true Texan! In addition to caring for her grandchildren, Ms. Clark represents Longaberger, a family-owned company that originated in Ohio in 1973.

In the early years of existence, the business supplied baskets for a local pottery company. In 1979, the business began retail sales by introducing home consultants. After the death of the owner, his daughters assumed the operation of the business and greatly expanded it. One of the new features is pottery vitrified (a process which allows pottery to go oven to freezer) and creates a one-dish feature, which is dishwasher safe and easy to clean. Other products include metal baskets and wrought iron items. The online factory store offers bath and kitchen accessories in addition to food products. Ms. Clark is an independent consultant who sells primarily through home parties and catalog sales. This opportunity enables organizations to use this means for fund raising. Ms. Clark is an advertiser in the JJP Newsletter. She is very personable and enthusiastic, and is extremely knowledgeable about her business.

Recipe Of The Month

Cocoa-Nut Mousse

Total Time Prep: 25 min. + chilling Serves 8

1/4 cup shredded unsweetened coconut
4 cups part-skim ricotta cheese
3 Tbs. unsweetened cocoa powder
4 tsp. granular sugar substitute
2 tsp. almond extract
2 tsp. vanilla extract
1 cut light whipped topping
1/2 cup slivered almonds, toasted
Additional slivered almonds and coconut for garnish (optional)

- Heat oven to 275 degrees. Spread shredded coconut on baking sheet; toast 2-3 min., or until golden. Let cool.
- With electric mixer on high speed, beat ricotta 4 min., or until airy. Add cocoa, sugar substitute and extracts.
- Fold in whipped topping, slivered almonds and toasted coconut. Cover; chill at least 2 hrs. Garnish with almonds and coconut, if desired.

ENJOY!!!

Words of Wisdom

"Love does not consist in gazing at each other but in looking outward together in the same direction."—
Antoine de Saint-Exupery



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Emergency Information Number 972-545-1776

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Local Events

<u>Date</u>	<u>Event</u>	<u>Time/Place</u>
February		
6	JJ Pearce High School Band Auction	6:00pm JJ Pearce
12	Lincoln's Birthday	
12	RISD Student Holiday (Staff Development on)	
14	Valentines Day	
15	President's Day	
17	Ash Wednesday	
18-20	Fiddler On The Roof	Pearce high School
22	Washington's Birthday	
25-28	Fiddler On The Roof	Pearce high School

Newsletter Advertising

Business ads must be paid for in advance. Checks should be made payable to J. J. Pearce Homeowners Association.
Contact Joe Russum, 1102 Pueblo Dr., Richardson, TX 75080, 972 235 1961 or JHRussum@tx.rr.com

Rates per newsletter, based on 8 ½ X 11" page.

	<u>Monthly Rate</u>	<u>Yearly Rate</u>
Business card (2 x 3 ½ ")	\$12.00	\$132.00
¼ page	\$24.00	\$264.00
½ page	\$48.00	\$528.00
Full page	\$85.00	\$935.00

Any business ad purchased for a full year receives a free ad in the directory.

**J J PEARCE HOMEOWNERS ASSOCIATION
Statement of Cash Receipts and Expenses
For the Period January 1, to January 31, 2010**

	One Month Ended January 31, 2010
Cash Receipts	
Dividends	1.22
Newsletter	75.00
Total Receipts	76.22
Expenses	
Crime Watch	
Information Phone Line	20.94
Newsletter	
Printing, etc.	244.80
Delivery	80.00
	<hr/>
Total Expenses	345.74
Net Income (Loss)	<hr/> <hr/> (269.52)

Statement of Changes in Fund Balances

	Checking	Vanguard	Totals
Beginning Balances - 1/1/10	4,248.76	9,292.50	13,541.26
Add receipts	75.00	1.22	76.22
Less Disbursements	(345.74)		(345.74)
Ending Balances - 1/31/10	<hr/> <hr/> 3,978.02	<hr/> <hr/> 9,293.72	<hr/> <hr/> 13,271.74

Respectfully submitted Helen Simon, Treasurer - February 1, 2010

NOTE: Change In HOA Year

The JJPHOA has changed its financial reporting to calendar year. In the past our financial year ran from October 1 to September 30. Starting this year it will run from January 1 to December 31.



**Johnny & Sherri Meredith
Vicki Meredith**

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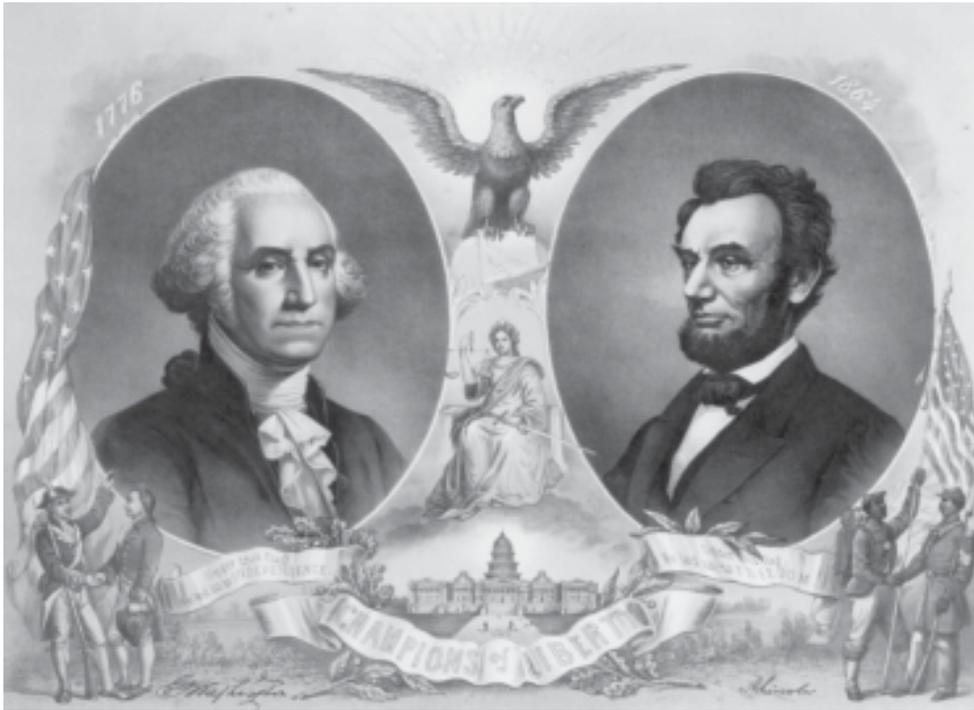
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Next Board Meeting: 7:00pm, February, 23 at 1102 Pueblo

Board meetings are open to all members