

# Travis Ranch Beacon

Written & Compiled by Travis Ranch Residents

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## Travis Ranch HOA - Annual Meeting Sept. 25, 2014 6:30 pm @ Lewis Elementary School

You need to be there to find out what's happening in your neighborhood and to your HOA. Travis Ranch residents need to be aware of what the HOA and its management are doing. Remember, they're spending your money. Speak Up - Express your needs and concerns - and meet your neighbors.

To have a quorum and be able to legally vote on issues before the HOA (and even to have a legal Annual Meeting) we need to have 10% of the residents (actually "Owner-Members") represented in person or by proxy. YOU SHOULD HAVE RECEIVED YOUR MEETING NOTICE FROM ESSEX MANAGEMENT - CALL THEM IF YOU DON'T HAVE IT. This letter included a proxy form to use if you cannot personally attend. Fill out the form naming another Travis Ranch Owner-Member who is coming to the meeting or you may select the person listed below.) See that they receive it well before the 25<sup>th</sup>.

We have not had a quorum in recent years: it's time we showed that Travis Ranch residents care about and support their community. We only need about 128 residents attending, that's just 10%. At the meeting all items of concern will be discussed. This includes the HOA budget, activities, committees and all items of concern. Try to be there.

An Active Resident/Owner you might designate to carry your PROXY:

The chairperson of the HOA Social Committee, Kasandra Gibbs, a Travis Ranch resident and owner has agreed to accept any proxies of owners that cannot attend this meeting. You may assign your Proxy to her on the form and mail or drop it off at her home - address shown below. You may also call or e-mail her if you wish to clarify any question or let her know your concerns. She will even pick it up, if you wish.

Kasandra Gibbs  
2017 Fort Stockton 214-215-4843 [Kasandra.Gibbs@yahoo.com](mailto:Kasandra.Gibbs@yahoo.com).

Some interesting information on the importance of an HOA can be found at

<http://real-estate.lawyers.com/homeowners-association-law/hoa-meetings.html>

# Travis Ranch

## 2014 Community "Garage" SALE !!

### October 3, 4, 5 8 am - 5 pm

We had a great Community Garage Sale in April - now we'll do it again in the fall. Join the crowd! Clean out your closets and boxes of clothes and the household stuff you don't use anymore. Sell them for \$\$\$ the easy way - at the All-Travis-Ranch Community Garage Sale!

#### ***Here are a few tips for a better Garage Sale:***

Have items laid out on tables where they are easy to see; keep similar items together.

Put your more attractive (larger) items where they can be easily seen from the street.

Clothes: keep similar clothes together; Label "Mens", "Ladies", "Kids 2-4", etc.

Use stickers to price tag everything. No one wants to constantly ask prices.

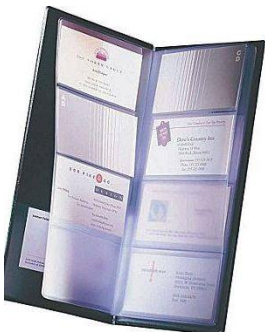
Clean items ahead of time. No one wants to handle your grime. Clean items sell

## Congratulations!

Congratulations to Constable Jason Johnson for being appointed to remain in office through 2015 as Precinct 2 Constable. Jason Johnson was appointed as the interim following the resignation of Constable Joe Don Law in April. Constable Johnson recently met with the community, and was very forthcoming on dealing with crime in the Travis Ranch Community. He has been a visual force in our neighborhood.



The Welcome Committee is gearing up to welcome all families who have moved into the neighborhood so far this year. They will be providing a Travis Ranch local business book (as pictured) along with some other fun things to all of our new neighbors. If you would like to advertise your business in the book, please contact Kasandra Gibbs by October 6th. She can be reached by email at [Kasandra.Gibbs@yahoo.com](mailto:Kasandra.Gibbs@yahoo.com) or by phone at 214-215-4843.



## Volunteers Needed

We still do not have a Landscape Committee, or a Crime Watch Committee. If you are interested in serving on either of these committees, please contact Danielle Lascalere at Essex.

[Danielle@essexhoa.com](mailto:Danielle@essexhoa.com)

Office: 972-428-2030

## Restaurants That Deliver to Travis Ranch

The following is a list of local restaurants that deliver to Travis Ranch. A downloadable version can be found on the Travis Ranch Insiders Facebook page under the Files tab.



### Pizza/Italian Food

**Papa John's**

972-552-5400



**Domino's**

972- 552-1790

**Milano's**

972-961-4402

**Fredo's Italian Trattoria**

972-552-5900

**Mr. Jim's Pizza**

972-552-9600

### Mexican

**Madres Cocina**

972-552-3287



### Chinese

**Hong Kong Express**

972-552-3988



### General

**Cowboy Chicken**

972-552-2646

**Chilis \$150 minimum order**

972-552-1663

**Jason's Deli**

972-681-7878



## Get your BEACON by e-mail?

There have been only a few who have applied for the e-mail version; please submit your address as we need to reduce costs. December will be our last hard copy of the newsletter that will be mailed out. Starting in January 2015 future newsletters will be emailed and posted on the HOA website.

Just go to the link below and fill out the information. You'll get your next copy by e-mail!  
<http://goo.gl/PrPgXu>



*When it's "RE-Cycle Day"--and when it's not!*

*(Post by your Garbage)*

	Sep	Oct			Nov		Dec	
<b>Garbage &amp; ReCycle</b>	<b>24</b>	--	<b>8</b>	<b>22</b>	<b>5*</b>	<b>19</b>	<b>3*</b>	<b>17</b>
<b>ONLY Garbage</b>	--	<b>1*</b>	<b>15</b>	<b>29</b>	<b>12</b>	<b>26</b>	<b>10</b>	<b>24</b>

*\* = also "Bulk" items pickup*

**Essex Management**

Office: 972-428-2030

Association Manager – Danielle Lascalere [Danielle@essexhoa.com](mailto:Danielle@essexhoa.com)

Website: [www.essexhoa.com](http://www.essexhoa.com)

After hours emergency – 888-740-2233