

QUARTER ONE - MARCH 2020

THE MEADOWS MESSENGER

Official Publication of the
Meadows of Blackhawk
Homeowner's Association

Newsletter Publisher: Emilie Turner

About the Meadow Messenger

The Meadow Messenger is a quarterly newsletter that is published by the MOBHOA and is available online for all neighbors within Meadows of Blackhawk Subdivision. The newsletter provides the latest neighborhood and HOA news, tips, board proceedings, events, as well as development and information from our surrounding community. Submissions including neighborhood news, updates, or events can be sent to events@mobhoa.com for review.

- Homeowner Name
- Homeowner Street Name
- Homeowner Phone Number
- Homeowner Email Address
- Newsletter Content



All content must be submitted in Word format with pictures separate as jpeg files. All articles will be submitted in the order in which they are received. Please see the MOB HOA Newsletter Guidelines prior to submission.

Goodwin Management

As a vendor of the Meadows of Blackhawk HOA, Goodwin Management is hired to perform accounting and deed restriction violation enforcement. Residents should contact Goodwin directly with questions regarding their account, and to report any violations so that letters can be sent reminding the owner of the restrictions.

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Upcoming Community Events

- March 7-----Teen Job Fair
- March 16-20 -----Pfisd Spring break
- March 17-----Pfarmers Market @ Heritage Park
- March 18-----Pet Pfest @ Pfluger Library
- March 28-----Neighborhood Garage Sale
- March 31-----Pfarmers Market @ Heritage Park
- April 11-----MOB Community Egg Hunt
- May 1-----MOB Pool Opening Day
- May 15-17-----Deutschen Pfest
- May 28-----MOB End of School Summer Party

Blackhawk Amenity Center



Meadows Residents have access to utilize the Fitness facilities located within the Amenity Center located at 3111 Speidel Drive across from Rowe Lane Elementary School. Note that the pool cannot be used or reserved, however MOB Residents may rent the Blackhawk Amenity Center for parties or events.

The onsite staff is there to assist with the following:

- Book parties at the Amenity Center, pavilion, and pool
- Answer general questions about amenity rules and usage
- General concerns regarding property and the amenity center

Amenity Center Office Hours:

Monday: 8:00am-4:00pm

Tuesday-Friday: 8:00am- 6:00pm

Saturday: 10:00am-4:00pm

BOARD OF DIRECTORS

SEAN TURNBOW, PRESIDENT

JOSH HODGES, VICE PRESIDENT

EMILIE TURNER, SECRETARY

Contact the Board at board@hoa.com

MOBHOA CONTACTS

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arc@mobhoa.com

EVENTS COMMITTEE

events@mobhoa.com

GOODWIN MGMT.

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AUSTIN, TX 78759

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Compliance Corner

Unightly Vehicles

Current restrictions state that vehicles are deemed unsightly by the ARC and this can include but not limited to trailers, boats, wagons, motorcycles, and garden maintenance equipment. Violations require removal of the unsightly vehicle within 72 hours or face additional fines.

Should you need to report a violation you may do so on the Meadows of Blackhawk HOA page located at <http://hoasites.goodwintx.com/mob/Home.aspx> Otherwise you can submit an email to info@goodwintx.com including details regarding the violation in question.



Spring Exterior Projects?

Spring will be here before you know it, and with warmer weather comes outdoor projects. This is your friendly reminder that any exterior change requires the approval from the Architectural Review Committee; below are some projects that may need pre-approval in order to avoid fines.

- Sheds
- Fencing
- Pools
- Satellite Dishes
- Rain Barrels
- Solar Energy Devices

If you have questions about any of the items listed above or just an architectural question in general please contact the Architectural Review Committee at arc@mob.hoa.

Friendly Reminders

The HOA would like to remind residents of the following rules:

- Trash containers should be out of sight and not visible from the street.
- Overnight parking of RV's/Boats is limited to 48 hours.
- Next Assessment Fee due April 1st





City News

Trash Rate Increase

On Tuesday, February 25, City Council approved a \$3.04 increase in the monthly trash rate, the City’s first increase since 2016. This rate increase also includes a \$0.71 increase for an extra trash cart and a \$1.43 increase for an extra recycle cart, available to customers upon request. Trash and recycle pickup in Pflugerville remains below area cities in Central Texas for similar services. The new rates went into effect on March 1st.

TRASH & RECYCLING RATES
go into effect **Sunday, March 1**

Rate increase of **\$3.04** First rate increase in **4 years**

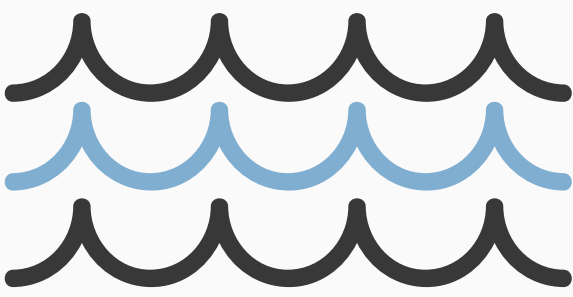
	Previous Rate	New Rate
In-City	\$15.90	\$18.94
Out-of-City	\$17.90	\$20.94
Extra Trash Cart	\$ 6.12	\$ 6.83
Extra Recycle Cart	\$ 2.55	\$ 3.98

PFLUGERVILLE TEXAS

Stage 2 Water Restrictions

Effective March 1st, City of Pflugerville is under mandatory Stage 2 water restrictions as outlined in the City's Water Drought Contingency Plan. Residents are allowed to water no more than twice per week based on their home mailing address.

- Addresses ending with an odd number may water on Wednesdays/Saturdays.
- Addresses ending with an even number may water on Thursdays/Sundays.
- -No watering on Mondays.
- Watering must be done before 10 a.m. and after 7 p.m. in order to maximize water conservation.



Hygiene Practices help Prevent Sickness

Proper hand-washing techniques can help prevent the spread of disease. When washing your hands, wash for a full 20 seconds (about the amount of time it takes to sing Twinkle, Twinkle Little Star). Pay special attention to your thumbs and outer fingers as those are areas that are frequently missed during hand-washing. Use soap and water to wash your hands regularly throughout the day and prior to eating. Avoid touching your face with hands that are not recently washed. These steps will help prevent spread of disease. Let's stay healthy!

Social Events

2020 Easter Event Activity Sponsors Needed

The Social Events Committee is busy preparing for the upcoming Community Easter Egg Hunt celebration which will take place on April 11th from 9am-11am. We invite you to consider sponsoring the event which is family focused and brings our neighborhood together.

This is a great opportunity to get in front of many Meadows of Blackhawk Residents and get involved with our community.

We are looking for sponsors to host Easter themed games, or crafts. You will have space onsite to setup and coordinate your activity as well as pass out flyers, coupons, goodies, etc to display your services, talents or products.

Requirements:

- Sponsors must provide all supplies, including table if required.
- Sponsors must provide adequate volunteers to help with activity.
- No duplicates with activities already provided.

For more info or to register, please email Emilie Turner at events@mobhoa.com



Interested in joining the Events Committee?
Email us at events@mobhoa.com or join us at our monthly meetup
details on the MOB HOA FB Page.

Don't forget to Follow Us On Facebook!

Events hosted by the Meadows HOA are shared on the MOB FB Pages. To see all of our posts on your newsfeed, simply like our page "Fb.com/MOBHOA" and then update your "Liked" settings for our page to "See First" and our posts will then appear in your feed first when a new event is created!



Join us for our next Community Event!

Hop on Over to the Meadows of Blackhawk

Community EGG HUNT

SATURDAY

APRIL 11th

9:00am - 11:00am
Meadows Playground



Hunt starts at 9:00 am (sharp)

Don't be late or you'll miss the hunt

- 2 & Under: 9:00am/parent
- 3 -10 - 9:45am



Face
Painting

Pictures
with the
Easter
Bunny

Snacks
&
Drinks



Egg Hunt Details!

Eggs will be placed on the grounds of the Meadow's Playground area & children ages 10 and under are invited to gather for this "Eggstra" special event!

Participants should start lining up in their designated area 5 minutes before start time. Please wait for the air horn to sound for the big start. To ensure all children leave with eggs, we ask each child to limit their eggs to one dozen. Please keep this in mind while your child is hunting.

Egg-stra Hands Needed!

Lots of eggs will be hunted but we need your help to hide them the morning of the event! Please come to the park the morning of April 11th by 8:00am to hide eggs. Coffee and Hot Chocolate will be provided to those that volunteer. This is a great way for older kids to help out and earn community service points. Questions, please contact Emilie Turner at events@mobhoa.com



Community Garage Sale Let's Spring Clean & Declutter

The Meadows of Blackhawk Neighborhood Garage Sale is taking place on Saturday, March 28th from 8am to 12pm. No need to advertise as the Association places ads online and displays signs in front of the neighborhood. Residents are welcome post to directional signs in neighborhood but we courteously ask that all signage be removed promptly at the completion of the sale.

Start cleaning out those closets and get ready to exchange, swap or sell for cash!

Spring Break Camps

City Hosted at Pfluger Rec. Center

- Pfun Camp - Full Week Camp
- Diving in Spring - One Day Camp

Around Town

Pflugerville

- Code Ninjas
- Capital Gymnastics

Round Rock/Hutto

- Camp Double Creek
- Pony Pals Riding Camp

Austin

- Thinkery Museum
- Austin Nature and Science Center



More Community Events
always located within the
Community Impact Newspaper

Calendar of Events

MARCH

March 7-----Teen Job Fair

March 16-20 -----Pfisd Spring break

March 17-----Pfarmers Market @ Heritage Park

March 18-----Pet Pfest @ Pfluger Library

March 28-----Neighborhood Garage Sale

March 31-----Pfarmers Market @ Heritage Park

APRIL

April 4-----Pfloating Egg Hunt @Gilleland

April 11-----MOB Community Egg Hunt

April 14-----Pfarmers Market @Heritage Park

April 19-----Pfluger Public Safety Day

April 28-----Pfarmers Markert@Heritage Park

MAY

May 1-----MOB Pool Opening Day

May 15-17-----Deutschen Pfest

May 28-----MOB End of School Summer Party



News You Can Use

Spring Lemon Bars by The Pioneer Woman

PREP TIME: 15 MINUTES
COOK TIME: 40 MINUTES
TOTAL TIME: 55 MINUTES

INGREDIENTS

2 C FLOUR
1/2 C SUGAR
1/4 TSPN SALT
2 STICK SALTED BUTTER,

FILLING

1-1/2 CUP SUGAR
1/4 CUP FLOUR
4 WHOLE LARGE EGGS
ZEST/JUICE 4 LEMONS
POWDERED SUGAR



INSTRUCTIONS

- For the crust: Preheat the oven to 350 degrees F.
- Grease a 9-by-13-inch pan with butter.
- Stir together the flour, sugar, and salt.
- Add the butter to the bowl and use a pastry cutter to cut it all together until the mixture resembles fine crumbs.
- Press into the prepared pan and bake until golden around the edges, about 20 minutes.
- For the filling: Stir together the sugar and flour. Crack in the eggs and whisk to combine.
- Add the lemon zest and juice and mix until combined. Pour over the crust and bake about 20 minutes.
- Allow to cool in the fridge for a minimum of 2 hours, then sift powdered sugar over the top before cutting into squares.
- Store leftover lemon bars in the fridge.