



# BROADWAY VILLAGE

## Homeowners Association

### Residents Newsletter

October, 2010

## Village News to Use

### November Association Meeting November 4, 2010 At the Library

The Newsletter is no longer being delivered to our homes. It will be posted on our web site as soon as it is written. If you would like to receive a copy via E-mail at this point please contact [www.broadwayvillage.org](http://www.broadwayvillage.org) and it will be sent to you automatically. That way you won't forget to check to see if it has been posted! There is also an option for separate email updates – if something occurs and we need to get the word out or as simple meeting reminders.

If you don't have a computer or aren't "computer literate" we will deliver a paper copy to your home. Just call Tara Fedric at 972.240.0258.

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Our Financial  
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L and R Systems  
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#### Board of Directors News

There has been a spree of vandalism and property damage over the past 3 to 4 weeks in the village. This is very disturbing as our community has had very little crime throughout its history. There have been a couple of young males peeking in house windows. They have also been going around the neighborhood checking car doors to see if they are locked. On one occasion they stole a very expensive graphic computer, a purse/bill fold, a portfolio of the owners art work over many years, and other lesser items. One night someone syphoned gasoline from a pickup truck. Street signs, the large green electrical boxes and the cable TV and phone towers in front yards were tagged. We counted over 20 tags. The back window of an auto that was parked in the driveway was broken.

In order to decrease the temptation for this criminal activity we need to take some precautionary steps. Lock your cars! Turn on your porch lights at night. Most or all of the incidents happened between midnight and 6 am. Please contact the police if you see any unusual activity or "gangs" of kids just hanging around. Don't call a Board member first! We do need to know about the incident, but you need to contact the police. Consider cleaning out your garages and parking your vehicles inside. Surly your cars are worth more than much of the contents of your garages. Set your priorities! If you walk the neighborhood, be on the lookout for anything unusual. Call the police! It is better to report something suspicious and it be nothing than to let it pass and have bad consequences.

We have contacted several City officials and asked for their help in dealing with this situation. We have requested that the police patrol the neighborhood frequently during the 12 midnight to 6 am hours.

The Code Department has been advised of the graffiti, and they will attempt to remove it. The gang squad had been

contacted regarding the tagging. Hopefully they will know whose tag it is.

If everyone will be vigilant and watch for and report anything suspicious, we will stop this "crime wave" and get our safe community back!

#### Perimeter Fence

The fence around the perimeter of the complex along Broadway Boulevard will be restained the first week in November, weather permitting. It will be power washed and then stained. It is over 5 years old and looking pretty worn so a new stain job to preserve the wood is in order.

#### Siding Project

We finished all of the homes for the 2010 schedule. Since we had available money the Board decided to begin on the 2011 schedule. If we are able to do additional homes each year, we will be able to finish the entire project about a year early! That will be welcome news for many of you. We are finishing up the fifth additional home at this time. We will then wait until February or early March to resume the project.

#### Pool and Cabana

The pool was closed after October Fest as the nights were getting so cool. It will reopen Memorial Day. We have purchased a resurfacing material for the cabana floor. This product has anti-skid properties, so it will help prevent slips and falls. It will be applied before the pool is reopened.

#### Pets and Fences

A reminder for those of you who own Pit Bulls: The new law recently passed requires 8 foot fences around the property. This is not a problem for our complex; however, the gates must close properly, and the fences must be in good repair. We have fences that are not intact and dogs are getting out and roaming the neighborhood. Please see that your yard is properly fenced!

**We're on the Web!**

[www.broadwayvillage.org](http://www.broadwayvillage.org)

**Would you like to place an ad in the newsletter:**

The fee for three months is \$30.00. Contact Ann Wilson at our web site for further information.

Did you know we have links to city resources, associations and more on the BV Web site?

Have a business you like? Tell us about it! We'll be happy to add them to our growing resource list. Email [ann@broadwayvillage.org](mailto:ann@broadwayvillage.org)

**Remember FACT not Hearsay!** Make certain what you are hearing is documented and confirmed by the Board

**Newsletter Contact:**

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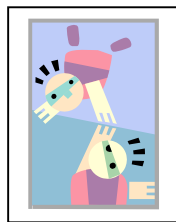
**Helpful Hint of the Month**

# Christmas Lighting Contest

Dig out your Christmas decorations and come up with a great idea to decorate your front yards.

The judging date and prizes will be announced later.

We look forward to some great decorations!



**NEED HELP WITH DAILY CHORES**

Recently laid off neighbor available for

- Shopping services
- Appointment Transportation
- Help with bill paying
- Help balancing check book
- Daily phone checks or visits

Reasonable rates

Call Lynda Burrell, 5018 Palo Alto Drive., 972.240.2723

Broadway Village neighborhood is a Garland homeowners association established in 1973, and comprised of 196 single, duplex, and quad garden homes. We have a gated community pool, playground, boat and trailer storage, and large common areas.

Monthly meetings are held on the first Thursday of each month at 7:00 pm. Location may be found in the monthly newsletter. We look forward to seeing all of you at the next meeting.

**Contacting BVHOA's Board of Directors**

**President:** Tara Fedric  
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**Vice President:** Bruce Bostwick  
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**Architectural Control & Maintenance**  
Contact any Board member or your Block Captain

**Secretary:** Linda Ford  
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[linda@broadwayvillage.org](mailto:linda@broadwayvillage.org)

**Crime Watch**  
George Everett  
972.240.9072 (No calls after 6 pm)  
Officer Maldonaldo  
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**Treasurer:** Diana Perkins  
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