



WINTER 2022

Santa Claus is Coming to... Granada Hills!

He's making his list and checking it twice! Be sure to not miss this very special visit from Santa Claus this year. He will be in the Granada Hills Park on Saturday, December 17th. Photos with Santa will take place from 4:30-5:30, and all are invited to stay and enjoy the company of neighbors into the evening. This will be a potluck style event, and the HOA will provide hot chocolate and printed photos with Santa! Don't miss the fun!



Photo Credit: Sara Headden, 2021

Annual HOA Neighborhood Meeting Sunday, January 22, 2023 2:00pm

Stillwaters Retreat Center - Fellowship Center
9409 Granada Hills Drive

Your voice counts!

Please attend to join the HOA and participate
in voting about important changes.

Did You Know?

Your home value increases simply because we have a community pool!

"I don't use the pool or tennis court, so why would I join the HOA?"

This is a great question, and one that we get asked a lot. There are many reasons to join the HOA even if you have your own pool or don't go to the park!

I took a look at homes that sold between the dates of Jan 1, 2021 and June 30, 2022 and compared those that had community pools versus those that were in HOAs that didn't have community pools. Looking at the sales price compared with the asking price, homes in neighborhoods with HOA pools sold for on average 107% of list price, versus 105% for homes without a community pool. There is clear evidence that homebuyers seek out neighborhoods with these types of amenities, even if they

don't personally put those amenities to use! While 2% of your sales price may not seem like a lot, even a \$5,000 or \$10,000 increase in the value of your home can be very beneficial when you look to sell or refinance.

A small annual contribution that helps to maintain these community features brings every homeowner value and is a great investment in not only the neighborhood as a whole, but in each and every one of the homes in the neighborhood as well!

In 2023 we have a goal of 85% of the homeowners being a part of the HOA- help us meet that goal by joining today!

Jen Martin, Realtor - VP HOA
Martin Home and Land

The Gardening Corner

PLANNING YOUR SPRING VEGETABLE GARDEN



Now is the time to begin planning your spring vegetable garden. Whether you are a beginner or an experienced gardener, some advanced planning can ensure you are ready when those spring planting dates roll around.

An excellent resource for Austin area vegetable gardeners is the Texas A&M Agrilife Extension Education

in Travis County website which can be found at <https://travis-tx.tamu.edu/about-2/horticulture/edible-gardens-for-austin/vegetable-gardening-in-austin/> Or on your browser search for Vegetable Gardening in Austin-Urban Programs Travis County. The site covers many vegetable gardening topics and provides guidance specifically for Austin and Travis County.

An important place to begin is the site's Vegetable Planting Calendar. The calendar provides a list of vegetables and the dates by which they should be planted. These dates consider the date of the last frost and the onset of hot weather so that gardeners have as long a growing season as possible.

Another indispensable resource on the website is the list of Vegetable Varieties for Central Texas. These varieties have performed successfully in this area. If you select other varieties, you may not get a good yield despite your best efforts. If you cannot find the seeds you want, the site also provides a list of sources for vegetable seeds.

The website's Easy Gardening Series, authored by Extension horticulturists, has fact sheets for individual vegetables. These sheets provide an in-depth look at the specific requirements for growing individual vegetables. The information includes but is not limited to soil preparation, varieties, planting, fertilizing, watering, care, insects, diseases, harvesting and storing. They may even include pictures of common insects and suggested control measures. The series also has fact sheets on topics of general interest to gardeners such as soil preparation, composting and fertilizing.

Still have vegetable gardening questions? This article has touched on only a few of the website's excellent resources. If you would like to talk with an experienced gardener, the website even has a program which offers free, year-long expert gardening advice from Travis County Master Gardeners. You can contact them by phone, Email, or online.

*Contributed by Mary Ann Williams,
Member, Yaupon Garden Club
(member of Austin Area Garden
Council).*

Visit us on Facebook: <https://facebook.com/groups/yaupon/>
and find us at: <https://zilker garden.org/garden>





The neighborhood HOA
Invites you to come shop at the

GRANADA HILLS HOLIDAY CRAFT FAIR

Saturday, December 4
12-4

Granada Hills Pool and Playground Area
8001 Espanola Trail,
Austin, TX 78737

Celebrating local talent from in and around the Granada Hills
neighborhood, all booths will showcase local handmade arts, crafts,
and creations. Swing by and pick out a few gifts for the holidays. Free
hot chocolate provided by the Granada Hills HOA!
www.granadahillshoa.org

Please send any questions to
sara.headen@gmail.com

Glimpses of Granada Hills

Meet Whistle, the tortoise.



Whistle, a very adventurous tortoise who lives on Candelaria, is well loved by neighborhood kids (left to right) Lucas, Lizzie, Clara, and T.A. Photo credit: Jessica McCay

Have a great photo of Granada Hills that you'd like to share? Submit it to sara.headen@gmail.com.

HOA Events & Membership Information

Upcoming HOA Events:

- Granada Hills HOA Holiday Craft Fair
December 3rd from 12:00 - 4:00pm
- Winter Holiday Celebration with Santa
December 17th from 4:30 - 6:30pm
- Granada Hills HOA Annual Meeting
January 22, 2023 at 2:00pm

Become a member of the HOA today and help to keep Granada Hills great! At only \$180 per year, your voluntary membership facilitates community upkeep, neighborhood advocacy, social events, and more. Learn more at www.granadahillshoa.org/membership

We are a voluntary neighborhood HOA who work to build community and make our neighborhood the best that it can be. We are always looking for more volunteers to help with projects, committees, shared spaces care, and neighborhood events. If you would like to get involved, please email us at board@granadahillshoa.org or leave your correspondence in the HOA mailbox at the park.

Neighbor Spotlight – Leon and Pamela Fuller

Meet Leon and Pamela Fuller – some of the original homeowners in Granada Hills! They moved here in 1977, back when only the front part of Granada Hills existed. After a few years and getting to know some wonderful neighbors, they all decided to keep Granada Hills a secret. It was a serene and beautiful place. They realized that Austin could grow up around them, but they would be nice and snug in their little bit of heaven. Through the years, the neighborhood has grown and they have welcomed new neighbors, but the charm of Granada Hills has stood the test of time.



Recipe Corner

New England Cranberry Duff

Ingredients

- 1/2 cup (1 stick) unsalted butter, softened
- 1 1/2 cups fresh or frozen cranberries
- 1/3 cup chopped pecans, toasted
- 1/3 cup + 1/2 cup sugar
- 1 large egg
- 1/2 cup all-purpose flour
- 1/4 tsp. salt



Directions

1. Preheat oven to 325. Butter bottom and sides of an 8x8 glass baking dish with 2 Tbsp. butter. Spread cranberries over bottom of dish. Sprinkle pecans on top, then sprinkle with 1/3 cup of sugar.
2. Melt remaining 6 Tbsp. butter and set aside. Whisk egg and remaining 1/2 cup sugar until pale and thick. Gradually beat in flour, then salt. Pour in melted butter and beat until smooth.
3. Pour batter over cranberries and pecans. Bake 45 minutes or until golden brown. Let cool on wire rack for 10 minutes. Invert onto a serving platter or just serve right out of the pan! Enjoy!

Kid's Corner





Fall Fun in Granada Hills

Big thanks to Emily Lawson and Rachel Smith for organizing the First Annual Granada Hills Kids' Triathlon! Eleven athletes, ages 8-14, completed the swim-bike-run course on courses around the neighborhood. Then the Gonzales family hosted a post-race party in their back yard! Fun was had by all!



At the end of October, the cutest little witches and goblins came out to the park for some candy and fun! We had about eight cars decorated and handing out candy, as well as some golf carts and lawn chairs. Thanks everyone for coming out!



Headden Helpers

Eva & Kaia Headden, ages 10 and 12

Need an extra set of hands? We can help with watering plants, dog walking, household tasks or childcare.

Email for more info!
Sara.headden@gmail.com

Thanks for Your Membership!

As a reminder, your dues pay for....

- PEC Electric Bill for security lights around the park so neighbors feel safer and can play basketball and tennis in the evenings
- PEC Electric Bill for the streetlights at Gallant Fox (north and south) and FM 1826, making those intersections safer
- Water bill for the shared park space
- Playscape maintenance and improvements
- Park improvements, like our new sign and the gaga pit
- Tennis court upkeep
- Lawn care, tree care, and landscaping at the park
- Property taxes for the park and contesting property taxes
- Garbage collection
- Port-a-potty at the park
- Neighborhood safety efforts, like the radar feedback speed limit sign
- Community events, like Trunk-or-Treat
- 4th of July Parade and Picnic
- And many other things we all enjoy and benefit from

If you haven't already, please join the HOA and do your part to make Granada Hills even better! Membership forms can be found at <https://www.granadahillshoa.org/membership>.



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to advertise? Just \$25 per edition
for a quarter page ad!

KIDS – want to advertise your
services to your neighbors?

Your cost is FREE!

Email: sara.headden@gmail.com

WE NEED YOU!

Are you interested in helping the HOA
continue its volunteer effort of maintaining
and improving our neighborhood and park?

The HOA always needs Board members
and committee volunteers. Please visit
the website, www.granadahillshoa.org, to
learn more and contact a current board
member at board@granadahills.org
for more information.

Thank you!

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