

Newsletter of the CandleRidge Homeowners Association

From the President's Desk

February 2018

Hi neighbors,

I hope you have enjoyed the recent holidays. My wife and I have particularly enjoyed seeing all the holiday lights and decorations throughout the neighborhood. We were happy to see that more homes were decorated than in past years and that many homes had added more lights and decorations than in the previous year. Thank you everyone for your efforts in providing a festive atmosphere to our neighborhood during the holiday season.

Thank you to all who attended our annual meeting in September. At that meeting, you elected our officers for this year. While some remain in their positions, others moved to new ones, and new people stepped up to fill the empty positions. Your new set of officers and representatives are:

1. Bill Hunn President
2. Steve Roebuck, Vice President
3. Debbie Levine, Secretary
4. James Lewis, Treasurer
5. Max Watson, Membership
6. Karen Hunn, New Neighbors
7. Mellanie Clay, Newsletter
8. Jane Bruckner, Historian
9. Bill Atkins, City Affairs
10. Dana Wells, Park Coordinator
11. Tom Green, Member At Large
12. Chris South, Citizens on Patrol
Marty Moskowitz, Citizens on Patrol, Alternate



I look forward to serving you and Candleridge in this new year.

Bill Hunn
President



Inside this issue:

<i>CandleRidge Park News</i>	2
<i>Facebook Going Elec- tronic?</i>	3
<i>Code Blue: Citizens on Patrol</i>	4
<i>City Affairs Dues and Due Dates</i>	5
<i>New Neighbors Just Ducky Outdoor Lighting</i>	6
<i>Membership and Dues</i>	7

In the Park...



Candleridge Park News

1. ****NEW PARK CURFEW HOURS: NOW 5 AM TO 9 PM****—PACS has made the decision to standardize park hours to maintain consistency with all city parks. Since Candleridge Park is part of our neighborhood, we were granted an exception to the standardized hours. This will allow early morning and evening access to our working residents who exercise before or after their work day. The revised park closure time will help in providing a much safer and peaceful neighborhood. This decision was also supported by FWPD. The new park hours will be posted right above the new city ordinance signage.
2. Still no new update on the footbridge erosion project, so let's keep our fingers crossed that this will happen this year.
3. The fiber bar on the playground has been replenished. Additionally, after a safety inspection on the playground equipment, some repairs were made and completed.
4. The flag spotlight has just recently been replaced.
5. The PACS team is still doing other regular maintenance such as trash pick up, limb pick up, and making sure that debris is removed from the lake. The schedule for mowing, weeding, and major trimming will resume in the spring.
6. Coyotes are on the prowl again, so maintain safety precautions to keep your pets safe.
7. Stray and/or escapee dogs continue to be an issue around the park and neighborhood. Many fences in the neighborhood are not escape free and are in need of repair. A quick fix isn't always the best solution though it may seem cost effective. Dogs must be on a leash and supervised at all times. Also, tethering your pet to obstacles is also against the law.

We give much thanks to all who contribute in many ways to help maintain our beautiful park. Residents, keep up the good work by watching out and reporting suspicious activities in the neighborhood. Your consistency in doing so keeps our neighborhood a safe place to live.

If you are interested in helping with our neighborhood park or have other inquiries, please email parks@candleridgehomeowners.com.

Dana Wells
Park Coordinator





Like Us On
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CandleRidge Homeowners Association
<https://www.facebook.com/groups/172430886475729/>

To protect your privacy, this is a closed group!

CHA To Go Electronic?

Want your CHA Newsletter to arrive faster and save money at the same time?

Did you know that our printed newsletter costs a little over \$2,200 a year to send out? Your CHA board would like to continue to be good stewards of your dues. Saving money by decreasing our newsletter costs would provide more money for neighborhood projects.

To receive each issue of the CHA Newsletter electronically, simply switch your mail subscription to an email subscription by emailing your name, address, and email address to subscriptions@candleridgehomeowners.com.

In addition to receiving each issue by email, you will receive E-News Blasts and other updates between issues. Help us help you!



CANDLERIDGE GARDEN CLUB

ST MATTHEWS LUTHERAN CHURCH, GRANBURY ROAD AT WELCH AVE
TIME: 7:00 pm, 3rd Tuesday, September - May

Each month we have a program with knowledgeable speakers, professionals, and experts in their field. Subject of the programs range from flowers to pollinators to show and tell. We enjoy field trips, visiting the Secret Gardens in Fort Worth, and potluck dinners. Great refreshments are always provided by our members for our enjoyment.

We invite everyone interested in gardening to join the CANDLERIDGE GARDEN CLUB. The yearly dues are \$16; meetings are from September through May, on the 3rd Tuesday of these months.

You will learn from knowledgeable speakers, your fellow members, and the industry professionals. Not only are the speakers informative, but you will make many new friends to learn from too. You can even take home new plants or replace old plants in our free PASS-ALONG PROGRAM.

Beat the winter blues – join us for a fun evening with CANDLERIDGE GARDEN CLUB, the THIRD TUESDAY, 7:00 PM.

For more information, contact Barbara Ford, cdt.bford@email.com.
Text: 817-980-1430



7:00 PM–
3rd Tuesday



Citizens On Patrol

Thank You Citizens on Patrol Volunteers

From our NPO:

Hello Fort Worth, I hope everyone is doing well and enjoying the warm winter we've had so far. [Wait a minute Ruben! It is freezing out here as I put this newsletter article together] With that being said, whether the temperature is hot or cold and you see someone wearing a large coat that looks suspicious, don't hesitate to call 911. It could be nothing more than someone not realizing it was hot out before they left their home or someone concealing a weapon or stolen merchandise. There has been an increase in Robberies in South Division, so please be vigilant. Everyone, watch your surroundings, and keep you purse close ladies. If you're in the grocery store, be mindful at all times. Someone can easily walk by your cart and take the wallet out of your purse when you're distracted looking somewhere else. Please continue to look after one another, and don't hesitate to call 911 if you see anything suspicious. Also, if you'd like to become a member of our Citizens on Patrol teams, please email me at ruben.montelongo@fortworthtexas.gov so that I can get you started. We would love to have you join our team.

Neighborhood Patrol Officer

Ruben Montelongo (J-16)



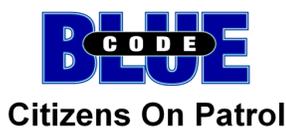
Thanks Ruben, we appreciate all the hard work you perform watching and monitoring our neighborhoods. You stay warm and safe.

Don't forget to close your garage doors if you leave your house or go inside. I have been guilty of doing that same thing when I am outside. Luckily a COP member has stopped by and reminded me to keep it closed. Even while driving by in a car, someone can see what you have and begin to watch your house. Don't take the chance and become a victim of crime.

Want to join Citizens on Patrol? Please contact us. The training and certification is provided by the Fort Worth Police Department in a four hour class usually held on a Saturday morning. If you have ever thought about the security and safety in your neighborhood, then now would be a good time to step up and join this growing group of volunteers. If you need more questions answered, contact CandleRidge Group Captain Chris South at 817-542-9004 or southcr46@yahoo.com, or you may contact Marty Moskowitz at 817-292-4959 or lumarmos@sbcglobal.net If you see a COP on patrol, stop us and ask us about the program. Your training and minimum commitment is only four (4) one-hour time slots a month driving or walking in CandleRidge.

We would love to have you join us.

Chris South
COPS Captain



Citizens On Patrol



**Property Issues:
Streets and Houses**

Since early January, I have been trying to make contact with someone in the street department so that I could write an update on the street resurfacing going on in Candleridge. I have talked to Mr. Islam who was initially involved with the project but apparently now is not. Since January 15th he has been trying to get someone “in the know” in the street department to call me back. As of this writing, no one has called me back. Mr. Crabtree, a street superintendent for this part of Fort Worth, has not called me back.

Many of you, like myself, have several unanswered questions regarding the recent street repairs. It now appears that Cinnamon Hill, Saldana, and the cul-de-sac on the west end of Willow Way are to receive completely new asphalt as opposed to the seal coating most of us are getting. We want to know why those streets are getting pretty much completely redone while others are just getting the seal coat. While those streets were not in great shape, they were, in many people’s opinions, in better shape than some of the streets that are just getting the seal coat.

Residents want to know what the plans for Foxfire are, since nothing was shown to be done on that street and it’s in pretty bad shape. I did inform Mr. Islam that following that first hard freeze we had that the seal coating on Sparrow Point has developed several perpendicular cracks that run the full width of the street. There is also one on French Lake, and I suspect, other streets as well. He told me that the seal coat should not be cracking. So, what’s the solution? We’d like to know.

I have had several calls in the last month about more than one family living in one house. The official city rule of law is that there cannot be more than five unrelated people living in one house. If you suspect that this rule is not being followed, call our current code officer Brooke Stevenson at 682-802-5130. If you look at our deed restrictions, our homes are permitted for the “occupancy of a single family.” A homeowner who feels that his property is being “damaged” by several families living in one house nearby can also seek a civil remedy to this situation.

Thank you.

**Bill Atkins,
City Affairs**



\$\$\$ CHA Dues and Due Dates \$\$\$

It’s a new year! Are you a member of your CandleRidge Homeowners Association? Please consider joining our homeowners association if you have not already done so. How do you know if you joined? Look at your mailing label. What year is next to your name? Is there a year at all? This date on your label indicates the last time that you paid dues to the CHA. Please help us with neighborhood projects and support improvements by becoming a member! See page 7 of this newsletter for more information.

Candleridge Homeowners Association



Welcome New Neighbors

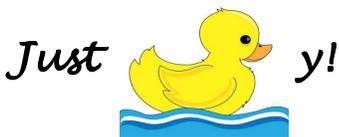
Spring will soon be here, and many of our new neighbors who have moved to CHA during the winter will be out working on their homes, walking or riding on our greenbelt walkways, or enjoying the park. Reach out and say “hello” and make them feel welcome to our community. The houses are continuing to sell really well in the CHA area. We would like to welcome each new homeowner with a CHA Welcome Bag which contains a few treats, CHA history, and information about our community.



If your newsletter does not have your correct name on its mailing label, would you please let us know by contacting membership@candleridgehomeowners.com.

CHA Welcome Committee
Bill and Karen Hunn

Do you have new neighbors?



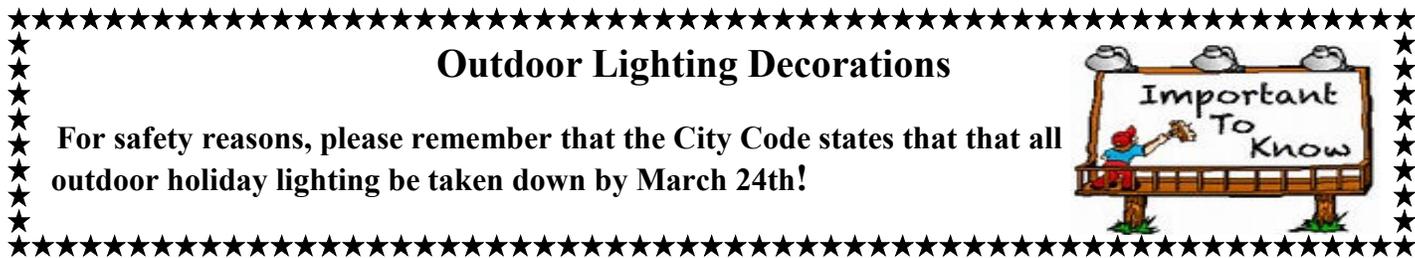
Oh what a joy it is to see our visiting migratory ducks as well as some occasional sea gulls. Our feathery migratory visitors consist of widgeons, shovelers, and scaups which will be visiting until the mid-March timeframe. Since the winter brings a bigger appetite to our feathery friends, supplemental food helps to provide the needed warmth they need during this time. Since ducks don't roam much during the colder months, remaining in the water and lakeside provides additional warmth and safety from hungry winter predators. We welcome six muscovy ducks that have surfaced at the lake and have made their home here. We lost all of this breed back in 2015 to poachers and to the virus outbreak. Recent frigid temperatures caused the lake to freeze over for a few days. Our feathery friends survived by swimming vigorously through the night in order to keep a small section of water on the north end of the lake moving so that they could remain in the water for added warmth. The lake's freeze brought out many visitors and some photographers to see and take pictures of the ducks and sea gulls flying in and landing on the ice. It was definitely a KODAK moment! It was even more exciting to see how many people came out all bundled in extra layers to bring additional food for the ducks during this freezing time. THANK YOU! THANK YOU!! We continue to be very thankful for all of our supporters who provide food or monetary contributions so that the supplemental food can be purchased.



Many HAPPY NEW YEAR QUACKS to all!

Outdoor Lighting Decorations

For safety reasons, please remember that the City Code states that that all outdoor holiday lighting be taken down by March 24th!



CandleRidge Homeowners Association Membership Form

Name: _____

Address: _____

Telephone: (Home) _____ (Cell) _____ (Other) _____

Email address: _____

I am willing to help with:

 Park maintenance Gardening Greeting neighbors other (indicate position)

The Candleridge Homeowners Association never sells or otherwise shares its membership list. Providing your email address to this form will allow you to receive urgent email updates from CHA. Please complete this form and return it with your annual \$25 dues or \$15 for 65+ Seniors households. Mail to:

CHA Membership Chairman, P.O. Box 331871, Fort Worth, TX 76163-1871

Your canceled check will serve as your receipt.

When are my dues *due*?

Dues can be mailed anytime during the year because CHA membership is on a calendar year basis. To the right of your name on your mailing label, you will find the year that you last paid dues.

John & Jane Doe (16)
 1234 CandleRidge Drive
 Fort Worth, TX 76133



We gladly accept your subscription any time of the year. Dues are either only \$25 per household per year or \$15 per year for Senior Households 65+.

Aside from efforts to inform you about important news and events for our neighborhood, board members work to keep our neighborhood the great place it is: from Old Glory waiving above French Lake to the beautiful flowers at her feet, from bench painting projects to exercise and playground equipment and smart looking signs, and from maintenance to zoning issues. We regularly keep in touch with the city and other neighborhoods. Your dues fund these projects, so please join.

Is my name correct? Is it there at all?

If the name on your mailing label is not correct or if your name is not there at all, please help us update our records and keep our files accurate by sending the correct information to our membership secretary at membership@candleridgehomeowners.com.



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**CandleRidge Homeowners
Association**
P.O Box 331871

Don't forget to keep an eye on our
Facebook page and on our website
for updates on some of the topics in
this issue and much more!!
<http://candleridgehomeowners.com>

CHA Board Members and Committee Chairmen

President

Bill Hunn
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Vice President

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Park Coordinator

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Citizens on Patrol

Chris South
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Garden Club

gardenclub@candleridgehomeowners.com