

NORTHEAST WALNUT
CREEK NEIGHBORHOOD
ASSOCIATION



Upcoming Events

Officer Election Voting Deadline

Friday, Jan. 29

Link will be sent to members via email

January 2021 Quarterly Meeting

Saturday, Jan. 30, 11:00 AM

Zoom Meeting (Click for link)

Meeting ID: 845 6297 8434

Passcode: 444248

Spring Fling

Date TBD

Neighborhood Garage Sale

Date TBD

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- 2020 Budget Update
- Membership Stats
- Yards of the Month
- New to the Neighborhood?

Current Officers & Chairs

President: Bill Dunham

newcnapresident@gmail.com

VP North Oak: Steve Singletary

newcnavpno@gmail.com

VP Hillside: Cody Scott

newcnavphs@gmail.com

VP Four Seasons: Terry Todd

newcnaVP4S@gmail.com

Treasurer: Bill Dunham (*Acting*)

newcnatreas@gmail.com

Recording Secretary: Katy Daly

newcnarecord@gmail.com

Media Chair: Jack Daly

newcnamedias@gmail.com

Beautification Chair: Sarah Scott

sarah.martin.j@gmail.com

Phone: (512) 790-0581

Mail: NEWCNA

P.O. Box 140014

Austin, TX 78714

*Do we have your
email?*

*We are doing more
communicating online. Without
your email we can't reach you!
Send us a note at
newcnapresident@gmail.com*

Letter from the President – Election Update

Every January, NEWCNA holds an election for vacant positions. This year, things will look a little different, but we still plan to fill the roles of President, Vice-President Four Seasons, and Recording Secretary.

We will be voting by email, using Google Form, due to COVID-19 restrictions on gatherings. Our “normal” voting date would be Jan. 28. You have until then to join or renew your membership. Members will receive an email with a link to access the ballot. We request that all votes be submitted by Jan. 29 so we can announce the new board.

2021 Elections (Term ends 2023)

- President
- VP Four Seasons
- Recording Secretary
-

The following people are running for available positions:

- President - Cody Scott
- VP, Four Seasons - Re-elect Terry Todd
- Recording Secretary – Debra Sue Trinqu

Midterm- Vacant Appointments (Term ends 2022)

- Treasurer - Bill Dunham acting until appointed
- Media Secretary- Accepting volunteers
- VP, Hillside - Accepting volunteers, assuming Cody is elected President

Open Chair Positions

- Social Chair- Adele Joy Rocha (appointed as of 01/01/2021)
- Zoning Chair- Accepting volunteers
- Welcome Chair- Accepting volunteers

If you would like to learn more, please reach out to newcnapresident@gmail.com or via Facebook messenger. We have a good time representing the neighborhood and enjoy getting together monthly. Looking forward to welcoming some new folks to the fun!

-Bill Dunham, NEWCNA President

2020 NEWCNA Budget Update

	2020 Budget	2020 Actual	Balance
Income			
Cash Donations	200	90	110
Membership Fee	3,200	3,480	(280)
Newsletter Advertising	800	668	132
Total Income	4,200	4,238	(38)
Expenses			
CC Payment Processing Fees	100	105	(5)
Computer and Internet Expenses			0
QuickBooks Online	240	276	(36)
Wordpress Site	120	120	0
Total Computer and Internet Expenses	360	396	(36)
Entertainment	1,500		0
Spring Fling / It's My Park Day		144	(144)
July Gathering		0	0
Fall Festival			0
Gift Cards/Welcome Cards		50	(50)
Meeting Space	50	50	0
Total Entertainment	1,550	244	1306
Office Supplies			0
Mail Box	127	139	(12)
Mail Box Decals	245	265	(20)
Mike's Print Shop	1,200	377	823
Newsletter Bags	75	0	75
Postage and Delivery	0	347	(347)
Sign Stakes	0	0	0
Total Office Supplies	1,647	1,127	520
Professional Fees			0
Austin Neighborhood Council	50	50	0
Total Professional Fees	50	55	(5)
Repairs and Maintenance	0	684	(684)
			0
Total Expenses	3,707	2,611	1096
Net Operating Income	493	1,627	
Bank Balance 01/01/2021		5,796	

Jan. '21 Membership Stats	Homes	Lots	Total	Members	Percent
Four Seasons	183	13	196	31	15.8%
Hillside	211	8	219	47	21.5%
North Oaks	247	10	257	35	13.6%
Total	641	31	672	113	16.8%

Are you a member? Go to newcna.org/join

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YARDS OF THE MONTH- DEC. 2020

We loved seeing everyone's holiday decorations this year. We are pleased to announce the following winners for the 2020 Holiday Yards of the Month:

Four Seasons: 1304 May Drive



North Oaks: 11507 North Oaks Drive



North Oaks Hillside: 11609 Wedgewood Drive



New to the Neighborhood?

NEWCNA is the Northeast Walnut Creek Neighborhood Association, a 501(c) 7 organization supported by the residents of three neighborhoods: North Oaks, Four Seasons, and Hillside. Anyone can join! Annual dues are \$20. **That's only \$1.60 a month!** The fee is used to pay for newsletters, meeting rentals, signs, picnics, beautification projects, membership stickers, and more. We hold spring and fall picnics, an annual garage sale, and yard of the month awards. We would love to have you join us!

Mail in the below form with your check or go to newcna.org/join to pay with credit card. You will receive a NEWCNA sticker to put on the front of your mailbox.

NEWCNA Membership Form

Name _____ Spouse/Other _____

Address _____

Email(s) _____

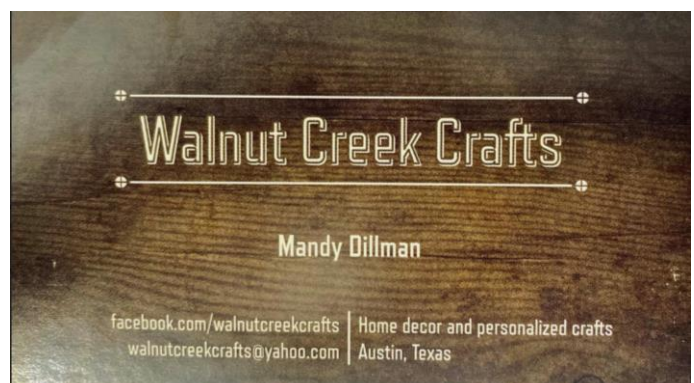
Phone _____

Mail check and this form to NEWCNA, PO Box 140014, Austin, TX. 78714

Pay by credit card at newcna.org/join

I would like to volunteer for:

☐ Block Captain ☐ Events ☐ Newsletter Ads ☐ Yard of the Month ☐ Board or Committee





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Fourth Quarter 2020 Neighborhood Real Estate Activity

Type	Status	Address	Acres	SqFt	LP\$/SqFt	List Price	Close Date	Days
Land	Active	11504 February Dr	0.21			\$180,000		102
Land	Pending	11508 March Dr	0.22			\$119,000		5

Lease	Active	11902 Oak Trl	0.26	1,822	\$1.45	\$2,650		29
Lease	Pending	1211 August Dr	0.22	1,873	\$1.33	\$2,495		12
Lease	Closed	11900 Spring Hill Dr	0.23	1,514	\$1.59	\$2,400	11/09/20	10
Lease	Closed	1305 March Dr	0.24	2,027	\$1.04	\$2,100	11/30/20	43
Q4 Averages				1,809	\$1.35	\$2,411		23.5

House	Active	11800 Oak Haven Rd	0.26	1,982	\$216.95	\$430,000		88
House	Pending	11405 March Dr	0.23	2,063	\$155.11	\$320,000		3
House	Pending	11607 January Dr	0.24	2,054	\$169.91	\$349,000		5
House	Pending	12007 Dove Haven	0.5	1,900	\$223.68	\$425,000		7
Q4 Averages				2,000	\$191.41	\$381,000		25.75

House	Closed	1304 March Dr	0.21	2,676	\$147.61	\$395,000	10/06/20	27
House	Closed	11505 June Dr	0.22	1,390	\$237.34	\$329,900	10/08/20	14
House	Closed	11513 Oak Trl	0.25	1,592	\$216.65	\$344,900	10/16/20	3
House	Closed	11503 Oak Trl	0.25	1,759	\$233.09	\$410,000	10/27/20	5
House	Closed	915 Berrywood Dr	0.32	1,672	\$224.28	\$375,000	11/17/20	15
House	Closed	11621 February Dr	0.32	1,950	\$179.49	\$350,000	12/01/20	5
Q4 Averages				1,840	206	367,467		12

Data as of 01/01/21 and provided Realtor Bill Dunham, North Oaks Resident, ABoR and ACTRIS MLS



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2016- 2020 Neighborhood Real Estate Activity, Average Sales Price of Single Family Homes

Month	Average 2016	Average 2017	Average 2018	Average 2019	Average 2020
Jan	\$220,000	\$254,000	\$251,250	\$296,700	\$331,850
Feb	\$319,500	\$251,750	\$182,500	\$311,500	
Mar	\$285,000	\$309,792	\$255,250	\$284,950	\$292,500
Apr	\$207,230	\$239,833	\$333,750	\$250,000	\$352,500
May	\$262,000	\$264,540	\$303,250	\$316,400	\$303,800
Jun	\$248,500	\$220,333	\$265,600	\$265,517	\$438,900
Jul	\$181,250	\$271,500	\$307,875	\$348,900	\$245,849
Aug			\$294,625	\$237,714	\$298,375
Sep	\$302,475	\$228,625	\$258,750		\$348,000
Oct	\$330,000	\$258,750	\$255,000	\$161,025	\$361,375
Nov	\$247,700		\$246,250	\$288,190	\$123,167
Dec	\$298,667	\$286,000		\$267,500	\$381,000
Average	\$263,847	\$258,512	\$268,555	\$275,309	\$316,120

Have you filed for your Homestead Exemption?

If you bought your home in 2020, the **filing deadline** for requesting a 2021 Homestead Exemption is **April 30, 2021**.

If you did not own your home by January 01, 2021, you will have to wait until 2022 to file for exemption.

Did you know that you can apply for an **over 65 exemption** at any time during the year? Even if only one owner is 65.

There is no fee to file, and you do not have to hire anyone to file for you.

You can search here to see what exemptions are in place: <https://www.traviscad.org/property-search/>

You can find the form(s) at: <https://www.traviscad.org/forms/forms-exemptions/>

Data as of 01/01/21 and provided Realtor Bill Dunham, North Oaks Resident, ABoR and ACTRIS MLS

Hillside

Berrywood Dr.
Blue Spring Way
Clearwater Cir.
Fall Creek Dr.
February Dr.*
River Oaks Dr.*
River Oaks Trl.
Rocky Spring Rd.
Spring Hill Dr.*
Springwater Cir.
Wedgewood Dr.

North Oaks

Dove Haven Dr.
Glen Rd.
Monterrey Place
North Oaks Dr.
Oak Haven Cv.
Oak Haven Rd.
Oak Trl.
Riddlewood Dr.
River Oaks Dr.*
Spring Hill Dr.*
Trinity Hill Dr.
Walnut Creek Dr.

Four Seasons

April Dr.
August Dr.
February Dr.*
January Dr.
July Dr.
June Dr.
March Dr.
May Dr.
September Dr.

**Crosses Neighborhoods*

