

Notes from the Board

By Mark Williams, HOA President



RUSTIC TIMBERS NEIGHBORHOOD NEWS

The SCOOP

The last Board meeting on May 20th and the last couple of meetings prior to that have been dedicated to Architectural Control Committee (ACC) requests or the lack thereof. For the record, if you modify any portion of the exterior of your home, including fences and trees, you **MUST** submit an ACC request in **ADVANCE** and receive an approval **PRIOR** to any modification. **NOTE:** the ACC Committee (the Board) has up to 90 days to approve or deny your request. Plan ahead and submit your request early! Don't wait till the last minute. Some projects will be approved much quicker than others (shingle replacement) while others will require more time. Do not expect the Board to drop everything to approve your request because you did not plan well enough to obtain advance approval. Your project may **ALSO** require a permit from the Town of Flower Mound. Please be aware that the HOA guidelines may be more strict than those of the Town. Just because the Town approves your request doesn't mean the HOA ACC Committee will.

If you perform modifications that have not been approved by the HOA, you will be given an opportunity and reasonable time frame to resolve them. If you do not make a reasonable attempt to resolve the issue, a lien will be placed against your home. It **WILL NOT** be removed until you have resolved the issue and reimbursed the HOA for the cost associated with establishing the lien. You will not be able to sell your home or refinance your home while there is a lien against it.

If you cannot locate your copy of the Declarations, Covenants, Conditions & Restrictions (DCC&R's) Yes, you received one! It is required by law. You can view and print a copy from our website at <http://rustictimbers.org/documents>. You will also be able to download a copy of our ACC request here.

Continued on page 2

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Notes from the Board Continued...

A few more basics regarding modifications:

- Shingles – There are two (2) approved types:
 - fiberglass material of the "Prestique II" type, or approved equal
 - fiberglass material variegated pitch in "Weathered Wood"
- Sheds are not to be visible from a street adjacent to your home
- Fences are to be of either wood or wrought iron. Not a combination of the two. Brick may be used in some areas. The type of fence is determined by the location of your home.
 - If metal posts are used and they are placed in your neighbors yard, they must be boxed in so your neighbor does not have to look at them. Metal posts are never to be placed facing a street or where they are visible from the street. Metal fence caps are not to be visible from the street.
 - Wooden fence supports are not to face the street.
 - Fences may not exceed 8 feet in height.
 - Fences must have a setback of at least 45 feet from the street.
- Paint on the outside of your home is to remain the same shade of color that it was originally. If you paint it a different color without authorization, you will have to repaint it.

You all agreed to abide by the DCC&R's when you bought your home in Rustic Timbers. These bylaws govern the manner in which we maintain our homes. The Board will enforce them. If you are out of compliance, we will be in touch to outline the steps you need to take to return your home to compliance with the DCC&R's.

Replacement of the brick wall on the western border of Rustic Timbers should be well under way by the time this newsletter is delivered to you.

The next Board meeting is scheduled to be at my home on June 17th. The meeting will begin at 7:00 PM and the first 10 minutes is available for homeowners to address the Board.

YARD OF THE MONTH



MAY YARD OF THE MONTH WINNER

Scott and Jana Osborn

1501 Ash Grove Court

CONGRATULATIONS!

Rustic Timbers Contact Information




ADVERTISING RATES

Submitting an Article/Ad—RT Residents

All residents of Rustic Timbers are invited to submit articles, neighborhood issues, and advertisements to the Rustic Timbers Neighborhood News. Please submit your article/ad by the **25th of each month**. (Articles/ads received after the 25th will be published in the following issue). **Please submit articles and ads in Microsoft Word and send to RTEditor@sbcglobal.net**

FREE ads are only for Rustic Timbers residents—1/8 of a page (approximately the size of a business card). Rustic Timbers residents who “share” an ad can combine their 1/8 page at no charge.

Rates for larger ads (non-RT residents)

1/8 page=\$20.00 month
 1/4 page=\$35.00 month
 1/2 page=\$70.00 month

*Discounts available for 6 month and 1 year runs
 60% Discount offered to RT residents

Please note that we will no longer run ads larger than 1/2 page.

PLEASE CHECK YOUR ADVERTISEMENTS CAREFULLY—CONTACT THE EDITOR IF CHANGES NEED TO BE MADE.

Where’s My Newsletter?

If you, the homeowner, do not have your newsletter by the 10th of each month, please call
Phyllis Hunt (972) 874-8529

HOA Board of Directors:

Mark Williams, President	972.724.1413
Mark@williamsdfw.com	
Chuck Goldman, Vice President	972.691.8801
Chuck_goldman@yahoo.com	
Kelly Laskowski, Treasurer	972.691.9604
kellylaskowski96@yahoo.com	
David Blesch, Member at Large	214.906.2244
dblesch@gmail.com	
Lisa George, Secretary	972.724.2778
lrgeorge@verizon.net	
Michelle Alvarez—SBB Account Mgr.	972.960.2800
m.alvarez@sbbmanagement.com	

Committee Chairs:

ACC	OPEN
Landscape	OPEN
RTWA	Phyllis Hunt
parhunt@verizon.com	972.874.8529
Yard of the Month	Marcey Fuchs
Marceyfuchs@msn.com	972.539.0544
Neighborhood Watch	Beth Whitmore
bbwhit4@sbcglobal.net	972.355.7702
Newsletter Editor	Beth Whitmore
bbwhit4@sbcglobal.net	972.355.7702
Newsletter Distribution	Phyllis Hunt
parhunt@verizon.com	972.874.8529

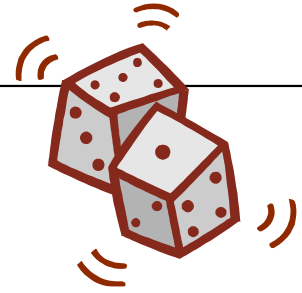
Got News?

Would you like to write an article for the newsletter? Do you have any news or an idea that you want to see included in the newsletter? Have you had an addition to your family, gone on a great vacation, know about something that you think would be of interest to others? Please share this information with your neighbors!

Beth Whitmore, RT Editor
972.355.7702
bbwhit4@sbcglobal.net

RT Happenings

BUNCO



TUESDAY GROUP #1

Meets the 3rd Tuesday of each month at 7:00 PM
Beth Whitmore, Coordinator 972-355-7702

TUESDAY GROUP #2

Meets the 3rd Tuesday of each month at 7:00 PM
Diane Alexander, Coordinator 972-691-7375

FRIDAY GROUP

Meets the 2nd Friday of each month at 7:00 PM
Kathy LeMaster, Coordinator 972-355-3227

Cuttin' Up

By Phyllis Hunt

If you're trying to scrap every picture, you may be falling behind. People who tell you to scrap only a few of the best pictures have it right, but you don't have to leave out the rest of your photos. Look for clear protectors with 4x6" slots to stick in photos (and maybe even a journaling block) so you can store all the memories you want without spending so much time designing layouts.

I normally use a couple of photos per page because I like uncluttered pages. By grouping smaller pictures at the center, I can use several images and still maintain the clean look I love.

Neighbor-to-Neighbor

Air Conditioning Repair

Just Right Air & Heat
Doug Patterson
817.966.7753
(recommended by Tara Thimmesch)

Allied American
John Malko
972.539.7077
(recommended by Andie Briggs)

Auto Repair (Honda or Acura)

Danny's Import Service
off of 121/I-35
972.434.4488
(recommended by Elena Johnson)

Pro Care Collision, Kenny Bartholomew
3211 FM 407, Flower Mound
972.724.4434
(recommended by Linda Siegel)

Children's Parties & Events

The Dress Up Lady
Shawn Stevens
940.321.6442 OR 469.964.8901
www.thedressuplady.com
(recommended by Lori Williams)

Pediatric Dentist

Dental Care 4 Kids
972.874.2800
(recommended by Lori Williams)

Fences

The Fence and Deck Company
Augie and Linda Durkin
940.231.5657
(recommended by Beth Whitmore)

Gastroenterology

Dr. S. Neil Mehta
972.316.0262
(recommended by John Hunt)

Handyman

Drew Dvorak
214.734.1153
(recommended by Phyllis Hunt)

Chris Miller
940.321.6801 OR 972.679.6122
General Mtn. & Remodeling
(recommended by Cindy Wohlgemuth)

Home Remodeling/Improvements

Accent Contracting
Jano 972.306.5194
General remodeling; Installation of wood
and tile flooring, molding; texture wall finishes
(recommended by Laura Cockrell)

Lancaster Brothers
Charles Lancaster
972.317.1666
(recommended by Beth Whitmore)

Insulation/Radiant Barriers

Efficient Attic Systems
866-428-9370
www.efficientattic.com
(recommended by Scott McKinney)

Lawncare

The Grass is Greener Lawncare
Joe Glass, Owner 214.558.0688
(recommended by Trina Koo)

Obiel Vasquez Lawn Service
214.529.5806
(recommended by Phyllis Hunt)

OB/GYN

Dr. Rudy M. Tovar
972.436.7557
(recommended by Phyllis Hunt)

Dr. Sylvia Paroski
972.874.5588
(recommended by Jennifer Swieter)

Ophthalmologist

Drs. Bruce and Camille Ousley
2300 Highland Village Rd.
972.317.3937
Great with kids too!
(recommended by Brenda Sharp)

Pediatrician

Dr. Richard Rivera
972.459.5550
(recommended by Lori Williams)

Pediatric Ophthalmologist

Dr. George Beauchamp
817.329.5433
(recommended by Lori Williams)

Plumber

John Davis, Clog Busters
972.375.5898 (cell)
972.294.8285 (home)
(recommended by Beth Whitmore)

Roof Repair

Scott Roofing, Patrick Pearson
Office 214.503.7663
Cell 214.232.7702
(recommended by Linda Siegel)

Stationery & Invitations

Celebrations & Invitations
972-906-7282
(recommended by Donna Duncan)

Extravaganza
In Parker Square
972.899-3550
(recommended by Roni Cook)

Travel Agent

Travel Creations
Catherine Johnston, Owner
972.820.0770
(recommended by George Castro)

Tree Trimmer

1-2 Tree
Pat Koch
972.989.9332
(recommended by David Trentham)

Turf Grass/Irrigation

Sutton Landscape
1823 Keller Parkway
Keller, TX 76248
817.431.9490
(recommended by Scott McKinney)

Heads Up Irrigation
Robert Reeder
214.236.8435
(recommended by David Trentham)

Veterinarian

Angel Veterinary Center
2940 Long Prairie Rd.
Flower Mound
972.539.1800
(recommended by Leigh Dull)

Do you have a physician/business/restaurant you would like to recommend. If so, please email the information to bbwhit4@sbcglobal.net

Rustic Timbers Women's Association

RTWA Officers

President:	Phyllis Hunt	972.874.8529
Vice President:	Lori Williams	972.724.1413
Secretary:	Susan Trentham	972.676.0120
Treasurer:	Lisa George	972.724.2778

Committees

Hospitality (Meals):	Elena Johnson	972.691.2894
Hospitality (Welcome Gifts)	Dianne Jackson	972.539.2433
Fundraising:	Anne Armstrong	972.691.3643
Social:	Beth Whitmore	972.355.7702



ATTENTION: NEW RUSTIC TIMBERS NEIGHBORS

If you are new to the neighborhood, and have not yet been contacted by the **RTWA**, please call **Dianne Jackson 972.539.2433**

The RTWA delivers a Welcome Gift to new neighbors!

Upcoming Events:

June: RTWA Family Summer Fling
BBQ Party

Social Chair, Beth Whitmore, 972.355.7702
bbwhit4@sbcglobal.net

HOSPITALITY MEALS



The RTWA provides meals for families having difficulties for a variety of reasons ranging from pregnancies, adoptions, tragedies, hospitalizations or to those who are just needing a hand.

If you can cook or pick up a meal to lend someone a hand, then you are qualified to help out a fellow neighbor in need! Please call me if you have not been a part of the previous call list and would like to be contacted occasionally OR if you know of a neighbor in need:

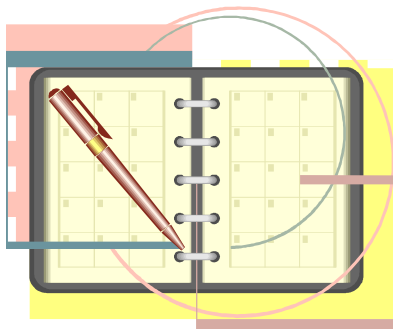
Elena Johnson
972.691.2894

JUNE MEETING

Thursday, June 26th

7:00 PM

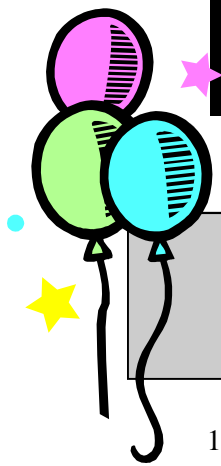
Restaurant: TBA



ALL Rustic Timbers women are invited and encouraged to attend!

COFFEE TALK

By Phyllis Hunt

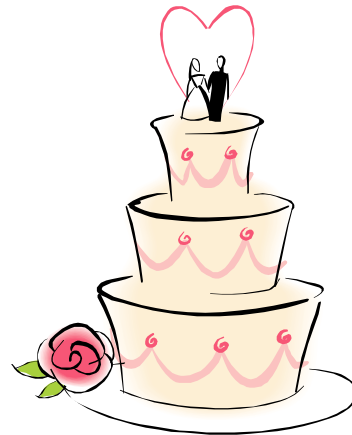


JUNE BIRTHDAYS

- 1 Anna Anderson, Leigh Dull
Sophia Anderson, Brett Heffley
- 2 Robert Dull, Macy Callaghan
- 3 David Irelan, Hannah Fuchs
- 4 Taylor Carlisle
- 6 Simone Williams
- 7 Jensen Abraham,
Devin McKinney
- 9 Dena Aitken, Natasha Akins
- 10 Mitchell Mason
- 11 Sabrina Antle, Tonya Antle,
Jeremy Speer, Jordan Speer
- 17 Robert Mummey
- 18 Andrew Myers
- 19 Tiffany Abraham
- 20 Jana Osborn
- 22 Jeffrey Hudson, Mark Williams
- 24 CB Rausch
- 25 Marissa Bradley
- 27 Tim Milles
- 29 Zach Stubbs

JUNE ANNIVERSARIES

- 11 Jon and Krista Burkhardt
- 15 Sherman and Wanda Akins
Belinda and Danny Manz
- 23 Yun Xiang and Dominique Zhao



SEND ME YOUR INFORMATION

If you have not yet submitted your information, please email me at parhunt@verizon.net; or drop this slip off at my house
3521 Hidden Forest.

Husband's Name: _____

DOB: _____

Wife's Name: _____

DOB: _____

Wedding Anniversary: _____ (Please include year!)

Child's Name: _____

DOB: _____

Child's Name: _____

DOB: _____

Child's Name: _____

DOB: _____

Child's Name: _____

DOB: _____



What's Cooking?

By Rustic Timbers Chefs



Mexican Grilled Corn

4 ears corn
1/2 cup mayonnaise
1-1/2 cups sour cream
1/4 cup freshly chopped cilantro leaves
1 cup freshly grated Parmesan
1 lime, juiced
Red chili powder, to tastes.
2 limes cut into wedges, for garnish

Remove the husks of the corn but leave the core attached at the end so you have something to hold onto. Grill the corn on a hot grill or cast iron griddle pan until slightly charred. Turn it so it gets cooked evenly all over. Mix the mayonnaise, sour cream and cilantro together. Grate the Parmesan in another bowl. While the corn is still warm slather with mayonnaise mix. Squeeze lime juice over the corn and shower with Parmesan. Season with chili powder and serve with extra lime wedges.

4 servings

Dark Chocolate Mousse

5-1/4 ounces bittersweet chocolate, coarsely chopped
14 ounces cold heavy cream
3 large egg whites
3-1/2 Tbs. Sugar
Sweetened whipped cream, for garnish, optional
Shaved bittersweet chocolate, for garnish, optional

Place chocolate in a large bowl set in a double boiler at a low simmer. Stir chocolate until melted. Turn off the heat and let stand.

Beat the cream over ice until it forms soft peaks. Set aside and hold at room temperature. With a mixer, whip egg to soft peaks. Gradually add the sugar and continue whipping until firm.

Remove the chocolate from the double boiler and using a whisk, fold in the egg whites all at once. When the whites are almost completely incorporated, fold in the whipped cream. Cover the mousse and refrigerate for approximately 1 hour or until set. Serve in goblets topped with more whipped cream and shaved chocolate, if desired. Yield: 4 to 6 servings.

Shredded & Grilled Tilapia Tacos

1 Tbs. Ground chipotle seasoning
1-1/2 tsp. ground cumin
1/2 tsp. salt
6 (6 oz.) tilapia filets
2 Tbs. Olive oil
1 tsp. grated lime rind
2 Tbs. Fresh lime juice
Vegetable cooking spray
12 tortillas

Combine first 3 ingredients. Rub seasoning mixture evenly over filets. Stir together oil, grated rind and juice; rub over filets. Arrange filets in a grill basket coated with cooking spray. (Can put directly on the grill, but you have to be gentle with them.) Grill over medium heat for 3 minutes each side or just until fish begins to flake. Cool slightly and shred. Eat with Fruity black bean salsa over tortillas.

Fruity Black Bean Salsa

1 can black beans, rinsed and drained
1 small papaya, or mango, peeled, seeded and cut into 1/2 inch cubes.
1/2 red or green bell pepper seeded and chopped
1 large ripe avocado, cut into 1/2 inch cubes
2 jalapenos seeded and minced
1/4 c. chopped fresh cilantro
1 tsp. grated lemon rind
2 Tbs. Fresh lemon juice
1 Tbs. Honey
1/2 tsp.

Combine black beans and next 5 ingredients in a bowl. Whisk together rind and remaining ingredients in a small bowl and drizzle over bean mixture. Toss gently to coat. Cover and chill until ready to serve.

If you have a recipe that you would like to share, please email it to me at bbwhit4@sbcglobal.net.

Neighborhood Watch

Beth Whitmore, RT Neighborhood Watch Captain
(972) 355-7702 bbwhit4@sbcglobal.net

Reported to police on Friday, 5/23 at 9:00pm. There was a Hispanic guy parked in a white pickup truck on Lofty Pines that tried to lure and abduct two 13 year old boys. The boys got away and told their parents who then called the police. No arrest was made.

Please send your email address to your street block captain if you would like to receive emails with important safety information. We try and email all of the neighbors if anything suspicious occurs. It is the quickest way for us to communicate safety concerns to our residents.

STREET	BLOCK CAPTAIN	PHONE #	BLOCK CAPTAIN
Ash Grove Ct.	Marcey Fuchs	972.539.0544	marceyfuchs@msn.com
Blairwood	Elena Johnson	972.691.2894	elenajohnson@verizon.net
Cedar Bluff	Kelli Sattler	972.691.0499	carevandkelli@thesattlers.com
Cherry Brook	Tiffany Abraham	972.355.3231	abes5@verizon.net
Golden Aspen	Brenda Sharp	972.874.3784	aunt-b@verizon.net
Hidden Forest	Phyllis Hunt	972.874.8529	parhunt@verizon.net
Lofty Pines	Marleen Milles	972.874.0974	millestm@swbell.net
Luther	Beth Whitmore	972.355.7702	bbwhit4@sbcglobal.net
Maple Grove	Marcey Fuchs	972.539.0544	marceyfuchs@msn.com
Mayhaw	Donna Duncan	972.539.0978	duncan1283@verizon.net
Redwood Crest	Dianne Jackson	972.539.2433	texjax@verizon.net
Rosewood	April Heffley	972.539.5987	Kualumni02@yahoo.com
Rustic Timbers East	Lori Williams	972.724.1413	chef@williamsdfw.com
Rustic Timbers West	Carin Thompson	972.724.9450	thompsoncr@lisd.net
Scenic Fir	Tara Thimmesch	972.691.5782	darinandtara@worldnet.att.net
Silver Leaf	Phyllis Hunt	972.874.8529	parhunt@verizon.net

Please report safety concerns, suspicious activities or crimes to your Block Captain or Neighborhood Captain.

Flower Mound Police Department Information

Non-Emergency Number 972.539.0525

We have three Beat Cops assigned to our area (three shifts), we are Beat 3.

Rustic Timbers Beat Cops

Officer LeFlore AM Shift (6:00 a.m. – 2:00 p.m.)

SUPPORT OUR NEIGHBORHOOD KIDS

Babysitters

Brittany Hunt (17)
Red Cross Certified
972-874-8529



Lydia Rachel Gellis (14)
Red Cross Certified
972-355-5885

Rachel Barclay (17)
Red Cross Certified
972-355-8898

Morgan Fortner (16)
Red Cross Certified
972-874-2474

Chandler Jones (15)
Big Sister Certified
972-355-0947

Branden George (16)
Red Cross Certified
972-724-2778

Colleen Duncan (16)
Red Cross Certified
972-539-0978

Jessica Base (13)
CPR Certified
972-236-6053

Larissa Armstrong (13)
Red Cross Certified
972-691-3643

Petsitters

Madison Deen (12)
972-355-3094

Dylan (15) & Devin (13) Loftis
972-355-7797

Brandon (11) &
Bailey (7) Whitmore
972-355-7702

Chris Williams (11)
972-724-1413

Lydia Rachel Gellis (14)
Red Cross Certified
972-355-5885

Austin Wadvva (15)
Hannah Wadvva (12)
972-355-9112

Brittany Hunt (17)
972-874-8529

Laura Fortner (16)
972-874-2474

Nathan Armstrong (16)
972-691-3643

Larissa Armstrong (13)
972-691-3643

Colleen Duncan (16)
972-539-0978

Branden George (16)
972-724-2778

Mowing

Clint Hawkins (16)
Matt Jernigan (15)
972-768-1633 or 972-539-6019
Flat Fee—\$20, all inclusive



**Congratulations to
Brandon Whitmore for
earning his Black Belt in
karate on May 17, 2008.**

UPDATE NEEDED! Please look over the
“Neighborhood Kids” section and email me any changes.
Thanks for your help!

**Have your kids accomplished something great? Share it
the neighborhood.** Email me at bbwhit4@sbcglobal.net.



with

REAL ESTATE CORNER

By Gloria Vargo



ACTIVE

Address	Bed	Bath	Garage	Sq. Ft.	DOM	Price/sq. ft.	List
3617 Lofty Pines	5	3.0	2	3,351	186	82.93	\$277,900
1500 Rustic Timbers Ln	4	3.0	3	3,082	3	90.82	\$279,900
3509 Scenic Fir Pl	5	3.0	2	3,351	72	86.51	\$289,900

PENDING

Address	Bed	Bath	Garage	Sq. Ft.	DOM	Price/sq. ft.	List
1505 Maple Grove Dr.	4	3.0	2	2,605	250	91.75	\$239,000
1221 Blairwood Dr.	4	2.0	2	2,305	17	103.69	\$239,000

SOLD

Address	Bed	Bath	Garage	Sq. Ft.	DOM	Price/sq. ft.	List	Date Sold
1208 Rosewood Trail	4	3.0	2	2,866	147	94.56	\$269,900	5/13/2008
1224 Blairwood Dr.	4	3.0	2	3,351	36	93.26	\$320,000	5/19/2008

\$93.84 - 6 month average price/sq ft

Call Gloria at 214-789-1076 to learn more



Neighborhood Classifieds



HOMES BY
Gloria Vargo
www.gloriavargo.com

Your Community REALTOR®

214.789.1076
gloriavargo@gmail.com



Lori Williams
Independent Consultant
972-724-1413
chef@williamsdfw.com
Www.pamperedchef.biz/loriwilliams

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Ed & Donna Duncan



Beth Whitmore

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E-mail: whitmore@peregrinesolutions.com

1 DENTIST
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ASSISTANT
ON-ONE PERSONAL ATTENTION



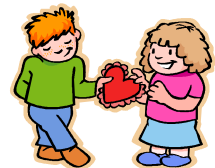
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Highland Village
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Child Care

Stay-at-home Mom providing loving child care
in a positive environment in our neighborhood.

Phyllis Hunt
(972) 874-8529





Neighborhood Classifieds

Mary Kay Cosmetics

Complimentary Facial and Free Gift with \$40 Purchase

Dawn Wendorf
Independent Beauty Consultant

3701 Luther Lane, Flower Mound
(972) 691-0408 or (469) 964-3296
www.marykay.com/dawnwendorf

Custom Decorating

By Betty Tennant

- ◆ Custom Wreaths
- ◆ Dried Floral Arrangements
- ◆ Custom Stenciling



Other services are available on an individual basis.
Call Betty at 972-355-8280
For a free consultation and to view samples

THE HOME INSPECTION GUYS

A Full Service Real Estate Inspection Company—

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- Phase (new construction)
- Pools/spas and Irrigation systems
- Pre- listing
- Builder warranty inspections
- On site reports

Ask about our complimentary home warranty from American Home Warranty Company. Our WDI (wood destroying insect) inspection comes with a 12 month warranty.

TERRY LOFTIS (972) 896-9659

Welcome to ShoptoEarn, an internet business that pays us to shop online from all the retailers that we already shop from, yet I am even more excited and grateful to do my part in making our world a better place environmentally by buying products from all the green conscious companies in ShopToEarth.

Click on "Overview" to see the simplicity and the timeliness of being at the beginning of ShopToEarth, the environmental movement, and the online revolution. If it makes sense to you, click on "Join Now" and start saving and earning today! If you have any questions, call or e-mail me.

Save Ourselves, Save the Planet, ShopToEarth!
www.shoptoearn.net/gillis

Contact Me: Kyle Gillis

Phone: (214) 226-1779

Email: k.gillis@tx.rr.com



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214.514.7223
www.purpledaisydesigns.com
e.mail: info@purpledaisydesigns.com



Longaberger



Independent Sales Consultant:

Jayne Depew
972-355-0341
ksujayne@sbcglobal.net



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For More Information:
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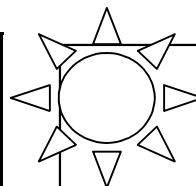
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