

Bradford Park Newsletter



Published monthly for the Bradford Park Homeowners Association by Neighborhood News Inc.

March/April 2025

PLEASE PAY YOUR DUES

Annual Dues were due on January 1, 2025 and have been considered late since February 1, 2025. If you haven't paid your dues, please do. If you don't you will end up paying a lot more and could possibly lose your home. Annual Dues are the same as they have been for the last four years: \$170.00 for 2025.

There are two ways to pay your dues:

One: Through Town Square. Note: you'll be charged a convenience fee in addition to the dues amount.

Two: By sending either a bill-pay check or a physical check to:

c/o Goodwin Processing Center
P.O. Box 93447
Las Vegas, NV 89193-3447.

Remember to include your account number from Goodwin and the code "ABFP" on the memo line.

Upcoming Board Meeting Tentative Dates:



Wednesday March 26, 2025
at 7:00pm

Wednesday May 28, 2025
at 7:00pm

Wednesday July 30, 2025
at 7:00pm

Wednesday September 17, 2025
at 7:00pm

Wednesday November 19, 2025
at 7:00pm

Wednesday January 28, 2026
at 7:00pm

SPRING
**GARAGE
SALE**

12 APR SATURDAY
7:00 AM TO 12:00 PM (NOON)

GOODWIN & COMPANY

Property Management Company &
Town Square!

We are pleased to continue to work with Goodwin & Co as the property management company for the Owners Association of Bradford Park. Their main mode of communication is via email and an electronic system that they call "Town Square". Joe Gaines, our property manager, would like to see as many people as possible signed up to receive updates and information via Town Square... these are the instructions to sign up:

1. Go to: www.goodwintx.com
2. Press menu icon
3. Enter community "Bradford Park", press search icon
4. Select "Register New Account" at Townsquare icon
5. Enter last name, zip, account number

If you need your account number, Joe can help you out with that!

Please contact him:

JOE GAINES, Community Manager
Goodwin & Company
MOBILE: 512-734-4113
joe.gaines@goodwintx.com
11950 Jollyville Rd.
Austin, TX 78759

BPHOA.INFO & TOWN SQUARE

In case you didn't know, my team and I provide a website for the Association. It's bphoa.info. It has the most current information from the City of Round Rock, Board information, Payment information and video and audio of every Board meeting since we took over in 2021. We even have a photo gallery! You can go there by scanning the QR-code to the right.



bphoa.info

Likewise, Goodwin & Co. has their own site for our use. It's called Town Square. You have to login to view it, but once you do, you can receive email notifications and pay your dues through that site. Goodwin asks all homeowners to register with Town Square so you can receive timely information from them. You can go there by scanning the QR-code to the right.



townsq.io

CURB HOUSE NUMBER PAINTING:

If you wish to borrow the stencils to paint your driveway apron with your house number please contact Jamie Lodes via changebphoa@gmail.com with "Stencils" in the subject line and he will get with you to provide you with the stencils. Note: you will have to provide your own paint.



DON'T FORGET TO LOCK YOUR VEHICLE

You work hard for what you have. Always remember to lock your car doors when you get home so you don't lose your valuables. Try setting a reminder on your phone.

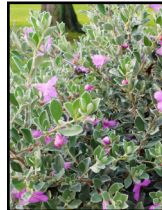


Know what's below.
Call before you dig.

BRING POLLINATORS TO YOUR YARD

From The Neighborhood News Library

As spring approaches, consider adding plants that attract pollinators like bees, butterflies, and hummingbirds. These creatures help our ecosystem thrive and support biodiversity. In San Antonio's warm, dry climate, here are some excellent plant choices for a pollinator-friendly garden:



1. Texas Sage

A native Texas plant, Texas Sage blooms with vibrant purple, pink, or white flowers and attracts bees and butterflies. It's drought-tolerant and thrives in our climate.

2. Black-eyed Susan

With bright yellow petals, Black-eyed Susans are a favorite of bees and butterflies. They're low-maintenance and perfect for our hot summers.

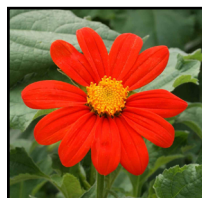
3. Lantana

These colorful plants attract butterflies and hummingbirds and are heat and drought-tolerant. Lantanas come in several bright colors, making them a vibrant addition to your yard.



4. Purple Coneflower

Purple Coneflowers are easy to care for and attract bees, butterflies, and birds. This native plant is drought-resistant, making it ideal for San Antonio gardens.

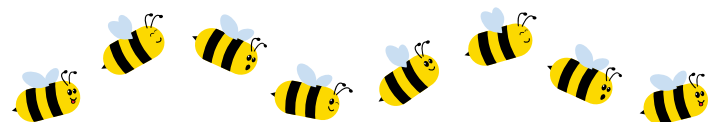


5. Mexican Sunflower

Known for its vibrant orange flowers, the Mexican Sunflower attracts Monarch butterflies. It thrives in our heat and is drought-tolerant.

In addition to planting these pollinator-friendly flowers, add a shallow water source like a birdbath and avoid using pesticides. Planting a variety of blooms throughout the season will keep pollinators well-fed and your garden full of life.

By choosing these plants and creating a welcoming environment, you'll not only beautify your yard but also help support pollinators that are essential to our ecosystem



The Perfect Apple Crumble



This apple crumble recipe is really the best! Cozy and classic, it features a golden, crunchy topping over a layer of warm-spiced fruit.

Ingredients:

- 2 pounds sweet tart crisp cooking apples, about 6 cups diced (like Pink Lady, Honeycrisp, Granny Smith, Jonathon or Jonagold)
- 2 tablespoons lemon juice
- 1 tablespoon cornstarch
- ½ cup granulated sugar
- 2 teaspoons ground cinnamon, divided
- ½ teaspoon ginger
- ½ teaspoon allspice
- 1 cup all-purpose flour
- ½ cup light brown sugar, packed
- ¼ teaspoon baking powder
- ¼ teaspoon kosher salt
- 7 tablespoons unsalted butter

Instructions:

1. Preheat the oven to 375 degrees Fahrenheit.
2. Core, peel and dice the apples into 1/2-inch chunks.
3. Combine the apples with the lemon juice, cornstarch, granulated sugar, 1 ½ teaspoons of the cinnamon, ginger, and allspice in a large bowl and toss until well coated. Pour into a round 9-inch pie pan, 9x9 inch baking dish or 7x11 baking dish.
4. Make the topping: In a medium bowl, add the flour, brown sugar, the remaining ½ teaspoon cinnamon, baking powder and kosher salt. Mix together with a fork. Pour in the melted butter while mixing with the fork until a crumbly mixture forms. Use your fingers to sprinkle the crumbles evenly over the filling.
5. Bake for 45-50 minutes until the top is evenly golden brown and the filling is bubbly. Cool for 1 hour, then serve. Store at room temperature covered for 1 day, refrigerated for 4 days, or frozen for up to 3 months. Reheat in a 350 degree oven until bubbly.

DID YOU KNOW?

The typical lifespan of a roof is around 20-30 years, depending on the materials used, local weather conditions, and how well it's been maintained. Factors like heavy storms, and lack of regular maintenance can significantly shorten the lifespan of your roof. It's important to check for common signs of wear, like missing shingles, leaks, or granule loss. If your roof is nearing the 20-year mark, it's a good idea to schedule an inspection to catch any potential issues early and avoid costly repairs down the road. Regular maintenance, such as clearing debris from gutters and trimming nearby trees, can also help extend the life of your roof!



TRASH AND RECYCLE BINS

The curb appeal of the community is very important. No one wants to come home to a street littered with trash containers and debris scattered around. One way to keep the community looking beautiful is to put away your trash and recycle bins promptly after pick up and store out of view from the front of your house.



REAL ESTATE AGENT WANTED TO ADVERTISE HERE

Call 210-558-3160 or send an email to sales@neighborhoodnews.com



Bradford Park Homeowners Association
c/o Goodwin & Company
11950 Jollyville Rd.
Austin, TX 78759

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Events & Holidays 2025 Calendar

March 17, 2025	St. Patrick's Day
March 20, 2025	March Equinox
March 25, 2025	Medal of Honor Day
March 29, 2025	National Vietnam War Veterans Day
March 30, 2025	Doctor's Day
March 31, 2025	Cesar Chavez Day
April 1, 2025	April Fool's Day
April 5, 2025	Gold Star Spouses Day
April 18, 2025	Good Friday
April 20, 2025	Easter
April 21, 2025	Easter Monday
April 22, 2025	Earth Day
May 4, 2025	Star Wars Day (May the 4th be with you!)
May 5, 2025	Cinco De Mayo
May 9, 2025	Military Spouses Appreciation Day
May 12, 2025	Spring Garage Sale (from 07:00 am to 12:00 pm)
May 13, 2025	Children of Fallen Patriots Day
May 17, 2025	Armed Forces Day
May 26, 2025	Memorial Day

2025 Board of Directors

Keith A. Lindsey, MBA, President
Term ends after the annual meeting in 2027

Paul Goldfine, Vice President
Term ends after the annual meeting in 2026

Secretary – Vacant
Term ended after the annual meeting in 2025. As there was no quorum at the Annual Meeting, there was no vote to elect a new director. Of those who did show up on the Zoom call, no one volunteered to serve, either.

**Joe Gains, Property Manager,
Goodwin & Co.**

Team Member: Jamie Lodes, ACC
Chairperson

**Contact the Board at:
changebphoa@gmail.com**



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email Sales@NeighborhoodNews.com

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