

# RICHLAND NEWS



Richland Park\Oaks Homeowners' Association Newsletter  
P.O. Box 852636, Richardson, Texas 75085-2636  
Website: [www.richlandhoa.com](http://www.richlandhoa.com)

## June 2010 Issue

### CALENDAR

- May 31 Memorial Day (Holiday)
- June 1-3 RISD Exams Week
- June 4 Records Day (Student Holiday / Snow Make up Day if needed)
- June 7 Full Moon
- June 20 Father's Day
- June 21 1st Day of Summer

### INSIDE

- President's Message.....2
- Crime Watch Report..... 3
- COR 1st Responders.....4
- Neighborhood Entry Designs.....5-6
- Spring Day Event.....7-8
- Yard of the Month.....9-10
- RCC Article.....11
- New Buss in Richardson .....12-13
- Market Analysis .....14
- Membership-Special Thanks!.....15-16
- Neighbors News.....17-18
- Advertisers .....19-28



# RHA OFFICERS/BOARD



## 2010-2011 Officers

### President

George McKearin  
972-238-9308

### Vice President

John Moser  
972-235-5598

### Secretary

Margaret Watt  
972-783-7606

### Treasurer

Nick Weidenkopf  
972-480-4123

## Board of Directors

### Architectural/Beautification

Curtis Dorian  
972-235-0230

### Block Captains

Millie & Dave Harrison  
972-231-2748

### Crime Watch

Bob McClure  
972-699-7668

### Database Coordinator

Nick Weidenkopf  
972-480-4123

### Membership

Clayton Selman  
972-671-5900

### Newsletter

Kai Hsiao  
214-682-8191

### Website Coordinator

Nick Weidenkopf  
972-480-0309

### Activities

Maggie Bucklew  
972-226-4796

### At-large Board Members

D'Nelle Lyons  
972-238-8560

## PRESIDENT'S MESSAGE

Dear Residents,

To members of the Richland Homeowners Association:

First and foremost I want to thank all of you for becoming dues-paying members of the Richland Homeowners Association. Strength in numbers makes a difference when we are dealing with the City of Richardson and with the problems that we all have to deal with in our neighborhood.

While I've lived in Richland Park for over 30 years, this is my first opportunity to be of service to the neighborhood through the homeowners association. My wife Dorothy served as president over 25 years ago, and she is still an invaluable resource of "how to" handle my position.

You have a very active and involved board doing their best to protect the quality of life in Richland Park. I am enjoying getting to know them and am continually amazed at the time they are willing to spend on behalf of your HOA.

We've had a couple of events this year, and I want to thank those of you who have attended them:

1. To those of you who attended the Homeowners Association meeting at Richland Elementary to hear David Morgan give a PowerPoint talk about the bond election that has now been voted on, I thank you. It is always encouraging to see citizens that actually want to be able to make informed decisions on the issues that come before us.
2. Maggie Bucklew, our activities chairperson, put a good deal of time and effort in to organizing and coordinating the Sunday afternoon, April 25 Earth Day celebration. I hope those of you that attended enjoyed meeting Cher and Elizabeth Taylor, and listening to the singing and entertainment from the pavilion in Richland Park.

Thanks to Bob McClure and Maggie for showing up at 10:00 that morning to reserve the pavilion for our use. It turned out that a church group was planning on the same occupation, and they were delegated to the area north of the pavilion for their festivities that day. I'm not sure any of them came over to see Cher or Elizabeth.

We will be having a meeting for members only in September or October to vote on a new set of bylaws. We will have the recommendations from your board e-mailed to all of you to review before the meeting.

I look forward to serving as your President for the rest of the year, and encourage any of the members to call your officers and committee chairmen if you have a desire to serve on the board in the future, and/or to help in any way in any with the activity areas that we try to stay involved in.

Have a wonderful summer.

Sincerely,

George S. McKearin

## 2010 June Crime Watch Report



Hello neighbors. As you may have noticed crime is way down in Richland Park and Oaks. There have only been one home burglary and the owner could not find anything missing, and one attempted break in. Auto Burglary, only 3 in the last couple of months that were reported to Police. If your car or truck is broken into please report it to police. Remember, if you want to keep it don't leave it in your car or truck, it's just a matter of time before a thief finds it. Beware of wheel thefts. There is a group of thieves taking wheels off trucks and SUV parked in driveways and on the street. They are quick, but do put your vehicle on blocks.

### Helpful Hints:

Never leave your car running while unattended. You could also be issued a citation for it.

Always lock your car. Approximately 50%is all cars stolen were unlocked.

Keep all valuables and packages out of sight. These can encourage thefts.

Drop business card, address labels or other types of I.D. inside vehicle doors by dropping them down the window channel.

School will be out soon and crime will go up for the summer. Be suspicious of ANY-ONE walking or driving up and down our alleys, they are up to no good and call RPD at once. They will check it out. You can tell your neighbor that you don't know your sorry later. The best way to deter crime is to get to know your neighbors and help watch out for each other. Trade home and work phone numbers, let them know when you are going to be gone, also let Crime Watch know when you are gone.

I need more Crime Watch Patrol volunteers. We have had several move out of the area this year and I need replacements. It only takes a couple of hours every two weeks and I find it fun and very rewarding. I need people for all shifts, so there is a time that fits your schedule. If you would like to know more about Crime Watch and what is involved give me a call and I will explain what we do. You can even go on a ride along to see if this is for you, but beware if you do you are hooked. You will want to join right then and there.

Stay safe out there

Bob McClure

Crime watch coordinator

214-763-0589

crimewatchone@yahoo.com



## VEHICLES' BELONG IN THE GARAGE SAYS "CITY OF RICHARDSON FIRST RESPONDERS"



The garage provides protection from theft, and from Mother Nature.

As we drive in the neighborhood, we can't help but ask, "Why are there so many cars parked out on the street?" Not only are these cars an eyesore to the neighborhood, but they are also in the way of traffic flow. Can you imagine if we had to get a large fire truck or ambulance quickly through our neighborhood?

"Plus it is illegal to park in front of fire hydrants or within 30 feet of an intersection and parking the wrong way on the wrong side of the street." says COR First Responder"

Not to mention these same cars tend to attract criminals into our neighborhood. The only safe place for cars is the garage. Whether you park your car in the front or in the back alley, it may eventually get broken into. Cars parked inside a fully closed garage almost never have problems with crime.

So we encourage you to clean out the few hundred dollars of stuff polluting your garage, and start parking your multi-thousand dollar cars in your garage!

*"Please clear the streets by cleaning out your garage." "If you're afraid to pull into your garage by yourself, keep your vehicle doors lock until you lowered your garage door to get out of your vehicle to enter your home."*

If for some reason you must keep your cars parked out of the garage, **please take everything out each and every night!** This includes the obvious items like cash, laptops, loose change, purses, wallets, jewelry, briefcases, games, toys and the not so obvious items like empty bags (the criminal doesn't know its empty until he breaks in), **garage door openers** (the key to your house), and your insurance and registration papers. You may also consider investing in a good car alarm.

But please keep the streets clear for City of Richardson First Responders. It may be your home or life they are trying to save next time.





# ARCHITECTURE, LANDSCAPING, BEAUTIFICATION UPDATE

## Dear Residents,

As you may have noticed the Entrances to Richland Park/Oaks are completed. The construction firm (*Ratcliff Construction*) is working to complete the Park Bend Entrance and screening wall, as well as, the Entrances leading from Audelia. This project has come a long ways from it original inception. I hope everyone is pleased.

## NEW Projects on the board:

Refurbishing our existing screening walls along Walnut and Audelia

Additional Landscaping at all entrances

Lighting for Walnut entrances

Sign Toppers throughout

**Reminder:** Our Yard of the Month (YOM) is running from **MAY - SEPT**. So keep those lawns in mint condition.

## YOM Criteria and Judging Requirements:

- ! **Maintenance** (cleanliness)
- ! **Design and Shape of Trees and Beds** (contouring lines, height & balance to fit the style of your home)
- ! **Shrubbery Form and Layout** (shrubbery design, space planning and definition)
- ! **Color or Not**
- ! **Architectural Elements used to enhance design, Forming Lawn Clarity, Uniformity and Sophistication.** (I.E. Stonework, Pavers, Water features Etc.)

## Residence Suggestions:

- ! **Clean your gutters twice a year**
- ! **Add Proper Lighting to your front and back exposed areas.**
- ! **If you are not sure how to do this, hire a designer or turn to your lawn care professionals.**

**As always**, we are here to answer any questions you have and we would like your suggestions.

For Architectural, Landscaping and Beautification (ALB), please contact us.

Curtis Dorian or Susan Mather --- [architectural@richlandhoa.com](mailto:architectural@richlandhoa.com)





# ARCHITECTURE, LANDSCAPING, BEAUTIFICATION UPDATE





# SPRING EVENT \ EARTH DAY PICTURES



**Bob Townsend, Cher and Dave**



**Dave, Jeremy & Ashley**



**Bob McClure John and Beverly Moser and Bob Townsend**







## **YARD OF THE MONTH IN RICHLAND PARK**



**Sandy & John Jones  
529 Birch**



**Beverly & Charles  
Peavy  
508 Harvest Glen**



## YARD OF THE MONTH IN RICHLAND OAKS



Carol Ann Thomas  
1227 Richland Oaks

### YOM Criteria and Judging Requirements:

- ! **Maintenance** (cleanliness)
- ! **Design and Shape of Trees and Beds** (contouring lines, height & balance to fit the style of your home)
- ! **Shrubbery Form and Layout** (shrubbery design, space planning and definition)
- ! **Color or Not**
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## **RICHLAND CONNECTIONS COMMITTEE ARTICLE**

. . . and sometimes that matters a lot. It mattered to me when I had back surgery and couldn't get to the pharmacy for a new prescription. It mattered when I couldn't bend over to pick up my newspaper from the front porch each day.

And someday it may matter to you. But, happily, someone else has thought about these special needs! And that care comes from the Richland Connections Committee (RCC, for short), a group of your friends in the Richland Park and Richland Oaks neighborhoods. These men and women meet regularly to discuss how people in our neighborhood get the short-term help they need to manage their special requirements.

Here are some of the things that RCC helpers have done in the last few months for their neighbors in Richland Park and Richland Oaks:

- ! Set up a pill organizer for a senior citizen and filled it each week
- ! Checked in on a person, both in person and by phone
- ! Took a person to a doctor's appointment
- ! Walked a dog
- ! Took a meal to a shut-in
- ! Visited with a person who seldom has visitors
- ! Took a person to lunch
- ! Went for a drive with a person who seldom gets out of the house
- ! Picked up a prescription
- ! Changed burned-out light bulbs
- ! Protected pipes from freezing during the winter
- ! Helped repair a smoke alarm
- ! Kept track of medical appointments (and sometimes provided transportation)
- ! Made arrangements for a cleaning person for a shut-in
- ! Provided transportation to work for a person with a broken ankle
- ! Made and delivered some cookies (and conversation)
- ! Shared some homemade soup
- ! Picked up mail for a person who recently had surgery
- ! Did grocery shopping for a shut-in
- ! Provided trustworthy referrals for various services

The idea is to help people with special needs. But there's another side to this proposition: helping others makes the heart swell with happiness! That's what motivates people in RCC. It's a win-win for everyone.

When you have a need, or know of someone in Richland Park or Richland Oaks who needs short-term help, please let RCC know. Carolyn Murphy is our designated go-to person. Call her at 972-234-6043. It's all about taking care of each other!

## THE DESIGNER'S RACK NOW OPEN

Women are looking for real value in high-end designer and better label merchandise and **Richardson's** newest boutique, The Designer's Rack, is ready to accommodate that need. The owner, Maggie Bucklew, created the stores concept based on shoppers using a rolling rack to shop with. She has a degree in Fashion Design and has extensive experience in retail merchandising and money management. October, 2009 she retired from her private financial services firm after 25 years as a stockbroker to pursue her dream and passion: fashion.

The Designer's Rack is a resale/consignment shop utilizing local inventory from her shoppers. They share in the revenue, which helps them and the shop. Our motto is:

Resale + Recycle = \$\$\$REWARD\$\$\$

Consignments are accepted anytime and the shop is open Monday to Saturday, 11 to 6. Detailed information may be found at our website:

### TheDesignersRack.net

Special events are being planned and "wish lists" are being created to bring the women of **Richardson** the finest merchandise available at completely ridiculous prices. Please stop by and let us know what you're wishing for.

## New items arrive daily and every Friday expect a sale on something!!

*The Designer's Rack*

*904 Audelia Road, Suite 100, Richardson, Texas 75081*

*972-226-4796*





## *New to the Richardson area...Canon Interiors*

Consumers these days are looking to save money and time. When looking to do both they go to Canon Interiors for Interior and Exterior projects no matter how large or small the job.

With over 20 years of experience Canon Interiors can meet any task.

*“My drive and passion is taking a client’s imagination to an interpretation of their style of living.” says Mr. Canon.*

He often thinks out of the box with his designs to bring a charm and sophistication to a new level of Interior Living. Canon Interiors has a refined talent for instantaneous sizing a room to scale along with a forte for choosing palettes of color.

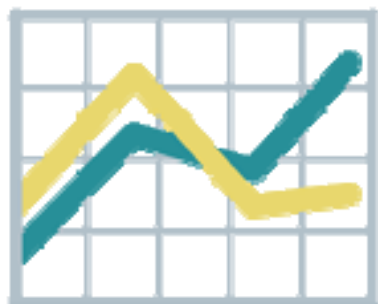
**Call *Canon Interiors* for a Free Consolation...214-603-7588**

*Best Pricing in Town on Interior & Exterior Painting.*



# NEIGHBORHOOD MARKET ANALYSIS

Address	Size	List Price
1200 Block of Richland Oaks Dr	2,147	\$149,900
1200 Block of Whispering Oaks Ln	2,271	\$152,800
600 Block of Wentworth	2,312	\$155,000
400 Block of Tall Oaks Ln	1,780	\$164,900
400 Block of Sheffield Dr	2,265	\$179,500
400 Block of Winding Brook Ln	1,947	\$179,900
1100 Block of Richland Oaks Dr	1,975	\$188,800
400 Block of Shieffield Dr	2,470	\$189,000
500 Block of Birch Dr	2,286	\$199,500
500 Block of Sheffield	2,617	\$199,555
600 Block of Shieffield Dr	2,462	\$200,000
600 Block of Shieffield Dr	2,582	\$203,500
600 Block of Birch Ln	2,601	\$212,000
600 Block of Harvest Ln	2,456	\$215,000
400 Block of Fieldwood Dr	2,321	\$216,000
400 Block of Shieffield Dr	2,598	\$239,900



Address	Size	Sale Price
1200 Block of Whispering Oaks Ln	1,560	\$138,000
1100 Block of Richland Oaks Dr	1,939	\$165,900
400 Block of Tall Oaks Ln	1,989	\$167,000
400 Block of Park Bend Dr	2,325	\$180,000
500 Block of Harvest Glen Dr	2,743	\$209,900
500 Block of Harvest Glen Dr	2,463	\$216,000
600 Block of Tiffany Trail	2,456	\$217,000



# 2010 Membership Dues & A Very Special Thanks!

We have not met our set goal of 75% membership this year and need your help to do so. Membership dues are ONLY \$40 a year and provide valuable services for our neighborhood.

Even though we host social events the HOA was designed to keep up the integrity of our neighborhood. We need your help by giving your annual HOA dues.

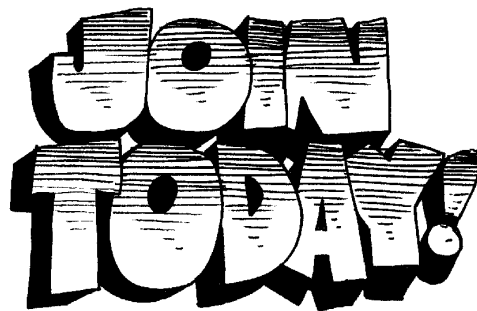
The majority of the HOA funds go to Beautification (ALB). As you will notice now the entrances are being worked on currently by the City of Richardson & our HOA.

On 90% of projects, we have to match the City or Richardson funds and since it has been almost 30 years since anything has been done to enhance our community, there is much more to do in this area of repair & maintenance along with updating our neighborhood. ie... Screening walls (major renovation, but will not happen without your help. \$\$\$\$)...Post lanterns throughout neighborhood.....Landscaping enhancement & Sign Toppers

The list goes on; these are to name a few. Believe me we are working on it.....

Without your funds these projects keep getting pushed further back because it takes us longer to succeed without matching funds. If you are not joining for some reason(s), please email me why so we can address those issues and have you as a proud RHA member.

Clayton Selman-RHA Membership Chair  
[membership@richlandhoa.com](mailto:membership@richlandhoa.com)



*A special thanks to all of the people below that donated extra funds this year to help us succeed in our HOA endeavors.*

Val Beasley

Jim & Sharon Miller

Becky & Bobby Recer

Mary Terry

Mirjan & Gezim Laci

Brandon Yarbrough & Tracy Card

Becky Jones

Valerie & William Standifer

Alison & William Betz

Amy Smith

Sue Ann Roush

Sayeeda & Ahsan Mohammed

Numan Abdalla

Becky Whitaker & Ann Taylor

Ginny & Bryan Wilson

Henry & Sarah Kang

Joan & Vic Owen

Elizabeth & David Pomajzl

Carrie & Ken Somma

Delores Spratley & Ann Sims

Donnie & Bob Little

Kate & Bill Campion

Annette & Eric Ferrell

# THANK-YOU



# Resident Information

(Please PRINT very clearly in order to prevent mistakes)

Address: \_\_\_\_\_  
Your House Number & Street Name Only

Owner or  Tenant  Owner or  Tenant

First Name \_\_\_\_\_ Last Name \_\_\_\_\_ First Name \_\_\_\_\_ Last Name \_\_\_\_\_

Birth Date: \_\_\_\_\_ Birth Date: \_\_\_\_\_  
Month/Day Month/Day

Wedding Anniversary (if applicable): \_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_

Profession \_\_\_\_\_ Profession \_\_\_\_\_

Home Phone \_\_\_\_\_ Home Phone \_\_\_\_\_

Cell Phone \_\_\_\_\_ Cell Phone \_\_\_\_\_

Work Phone \_\_\_\_\_ Work Phone \_\_\_\_\_

e-mail address \_\_\_\_\_ e-mail address \_\_\_\_\_

### Volunteer Interests:

- Crime Watch Patrol
- Block Captain
- Newsletter
- Special Events
- ALB (Beautification)
- Activities
- 4<sup>th</sup> of July Flags
- Richland Cares Committee

(Please check any that interest your household and the best time & way to contact you.)

Comments or Notes: \_\_\_\_\_

Please complete the information and return this entire page with your \$40 check (made payable to RHA) to RHA, PO Box 852636 Richardson, Texas 75085-2636

Only the Home phone is published in the HOA directory. If your cell phone is your primary phone, please put that number in both the home and cell areas. The directory goes **ONLY** to members of the Homeowners' Association. **Check here** ( ) if you want your home/primary phone number **omitted** from the directory. **NOTE: Work and Cell phone numbers are ONLY used by Crime Watch Patrol if a need arises. This usually occurs when you leave your garage door open.**

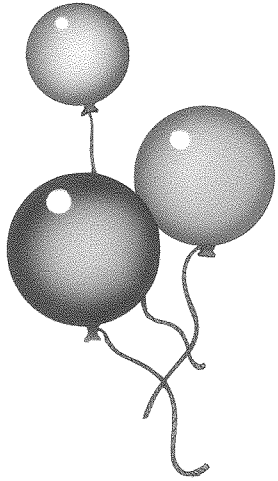
E-mail addresses are only to be used to contact members for meetings, planned events etc... They will **NOT** be published in the neighborhood directory.



# NEIGHBORS

## Celebrations!

Send corrections and additions to Kai Hsiao, kai\_hsiao@hotmail.com. To protect your privacy, dates will be removed before posting this page on the HOA website.



### MAY

Belated greetings to you!  
Hope your day was wonderful!

**Removed for Privacy.**

### JUNE

**Removed for Privacy.**

# Happy Anniversary !!



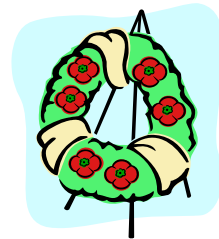
## **Message From Block Caption Coordinator**

We are in need of Block Captains for 500 Wentworth and 500 Harvest Glen. Anyone interested please call Millie Harrison at 972-231-2748. Help your neighborhood by volunteering.

Thank You,

Millie Harrison  
Block Captain Coordinator

## **Obituary**



**Removed for Privacy.**

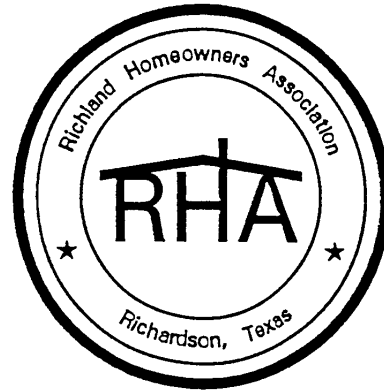


# ADVERTISERS

## Thanks to our advertisers

Please consider using the following advertisers who support our newsletter and our neighborhood.

Allen's Diamond Pool Service  
 Angela McCants, Realtor  
 Arrington Roof  
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 Bob McClure, CHL Instructor  
 Brian Arnold, Attorney  
 Canon Interiors  
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 House Keeping Service  
 Jeremy Shuck, Agent  
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 Little Rascal's Doggie  
 London Lawns  
 McCain's Auto Specialists  
 Pam Crum, Realtor  
 Richardson Gold & Silver Exchange  
 The Designer's Rack  
 The Home Connection  
 The Other Side Landscaping  
 Traute Heiland-Malhotra, Realtor  
 Zaxby's



The *Richland News* is published five times yearly for the residents and friends of the Richland Park and Richland Oaks community.

## “Richland News” Advertising

The “Richland News” is published five times a year and delivered to all 961 homes in the Richland Park/ Richland Oaks neighborhood. Advertisements must be ready for print and can be sent via U.S. mail to “Richland News,” P.O. Box 852636, Richardson, Texas 75085-2636 or sent electronically as a JPEG or PDF file to kai\_hsiao@hotmail.com Types, sizes and costs are below.

Members of the Richland Park/Oaks Homeowners’ Association receive a 10% discount on all ads.

<u>TYPE</u>	<u>SIZE</u>	<u>COST</u>
<b>Business Card</b>	<b>3 1/2” wide X 2 1/8” deep (maximum)</b>	<b>\$25.00</b>
<b>Quarter Page (vertical only)</b>	<b>3 1/2” wide X 4 1/2” deep</b>	<b>\$50.00</b>
<b>Half Page (horizontal only)</b>	<b>7 1/2” wide X 4 1/2” deep</b>	<b>\$75.00</b>
<b>Full Page</b>	<b>7 1/2” wide X 9 1/2 “ deep</b>	<b>\$125.00</b>

For additional information call 214.682.8191 or send an e-mail to Kai Hsiao, kai\_hsiao@hotmail.com.

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 EXCHANGE

Richardson Gold & Silver Exchange, Inc. (RGSE) is an independent retail fine jewelry company in the Dallas-Fort Worth Metroplex. The stores are local family owned and operated. The first store, Richardson Gold & Silver Exchange opened in 2002 in Richardson, Texas; the second store, and Frisco Gold & Silver Exchange opened in October of 2005 in Frisco, Texas. Stores offer an extensive onsite inventory of loose diamonds, finished jewelry and pre-owned Rolex watches. The stores offer the onsite services of a Master Jeweler for custom designs and repairs and an independent Graduate Gemologist for formal appraisals.

*We Buy & Sale:*

- 3! *Gold*
- 3! *Silver*
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- 3! *Loose Diamonds*
- 3! *Pre-Owned Rolex*



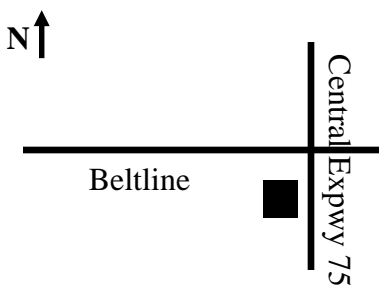
*We Offer:*

- 3! *Rolex Service*
- 3! *Jewelry Repair*
- 3! *Watch Batteries*
- 3! *Custom Design*
- 3! *Jewelry Services*



Please come to the store and ask for Kai.  
 I will have very special HOA discounts and pricing for our HOA members and their family & friends.

We have been customers with RGSE for over 7 years!  
 They have been our family jewelers and great friends.



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 Located in the Richardson Heights Shopping Center  
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**RESIDENT OF RICHLAND PARK FOR  
OVER 30 YEARS.**

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For additional information call 214.682.8191 or send an e-mail to Kai Hsiao, [kai\\_hsiao@hotmail.com](mailto:kai_hsiao@hotmail.com).



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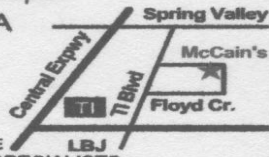
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- Complete Parts Offering For: GM, Ford, Daimler-Chrysler & Imports
- Dependable Parts For Whatever You Drive
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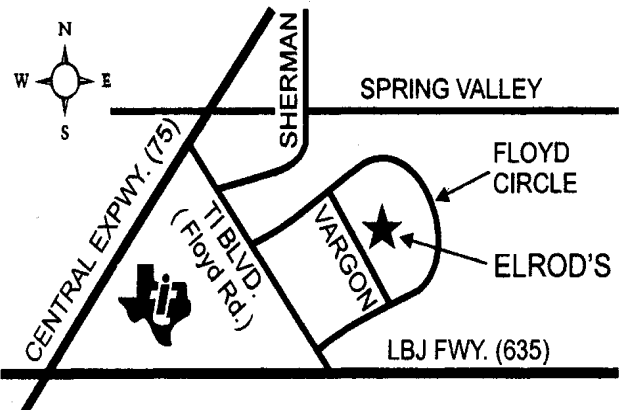


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- Participation in the Buyer Bonus Event could improve the chances that your home will sell more quickly during a particularly challenging time for the marketplace.
- It also gives you the opportunity to draw additional attention to your property by taking advantage of the national promotion of the event. Coldwell Banker plans to generate widespread awareness and replenish a home buyer pipeline depleted by the expiration of the government's Tax Credit program.
- The Buyer Bonus Event is a way to create excitement around your home and increase buyer interest.
- The purpose of the event is not to adjust the price of properties. Instead, it is meant to provide an incentive to buyers to replace the government's Tax Credit program that expired on April 30th.
- To persevere in any market, we are willing to do whatever it takes to drive buyers to your home.



## Getting Ready for the Super Bowl!!!!

The Super Bowl is coming ... and there is a SUPER way for kids to get involved! Join SLANT 45, and team up with other kids to become a CHAMPION of community service! Help make your community a better place to live by signing up for SLANT 45 - short for Service Learning Adventures in North Texas. SLANT 45 is a free youth education program developed for elementary-age children. Designed and managed by creative-learning nonprofit Big Thought in partnership with the North Texas Super Bowl XLV Host Committee, SLANT 45 aims to become one of the biggest communitywide service-learning programs for children in America!

To learn more and to register, visit [slant45.org](http://slant45.org).

### Avoid Foreclosure Scams

- Contact you instead of you contacting them.
- Advise you against getting in touch with your lender or an attorney, telling you that these entities don't have your best interests at heart.
- Require that you sign a "Quit Claim Deed" or other document that transfers the ownership of your home to them.
- Have numerous complaints against them with the Better Business Bureau or Internet watchdog sites.
- Require an up-front payment without any contract or guarantee of success in halting foreclosure.

Don't put their promises in writing. Bottom line: CONTACT YOUR LENDER. They want to help you. They don't want you to lose your house, no matter what these scammers tell you.



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