Canyon Lake Hills Property Association Newsletter

April 2021

President Opening Bio

During the course of the pandemic, ‘home’ has become more important than ever! The past year has been full of change and the opportunity to learn new things about our homes and ourselves. Property owners are saying that social distancing made them realize that they prefer hosting friends at their Canyon lake home, over going out.

Please remember to pick up trash, drink responsibly, be careful and watch out for tree stubs. Summer time is almost here; please remember to register your Boats.

The CLHPOA would like to thank the residents and families whp assisted in the Park sand-improvement:

A million thanks to Scott, Kelly and Casey McNeely, Nathan and Jessica Arceneaux and Bette Gilbert for spreading the 10 yards of new sand in our playground.  It looks great and the kids are having a wonderful time digging and playing in our updated play area.  Thanks also to Chris Feller for delivering the sand.  Super job everyone.

Announcements and Upcoming Improvements:

Pool will be open May 15 and Pool aerobics are MWF at 9 am.

The electrical problem at the tennis court has been repaired

We invite neighbors to

Canyon Lake Hills Kayaking Club on facebook

Paint Party

Memorial Day

Possible 2x/month CLH gatherings

Painting tips and trick

Energy Saving Tip to save energy CPS

Whats going on with Real estate in Canyon lake hills Property value has rised and the texas supreme court eviction. 39% of people surveyed in urban neighborhoods have considered moving to a less densely populated area due to covid 19. Recent study by the Harris Poll

What’s running up your bill?\*

* [Cooling and heating](https://www.pec.coop/savings/residential-savings/energy-saving-tips/#cool) — 55%
* [Water heater](https://www.pec.coop/savings/residential-savings/energy-saving-tips/#water) — 20%
* [Laundry](https://www.pec.coop/savings/residential-savings/energy-saving-tips/#laundry) — 7%
* [Refrigerator](https://www.pec.coop/savings/residential-savings/energy-saving-tips/#refrig) — 5%
* [Lighting](https://www.pec.coop/savings/residential-savings/energy-saving-tips/#light) — 5%
* [Other electric devices](https://www.pec.coop/savings/residential-savings/energy-saving-tips/#other) — 5%
* [Dishwasher](https://www.pec.coop/savings/residential-savings/energy-saving-tips/#dish) — 3%
* [Pool](https://www.pec.coop/savings/residential-savings/energy-saving-tips/#pool) — 29%\*\*

**Year-round**

* [Test your HVAC unit with a digital thermometer](https://www.pec.coop/news/2018/testing-hvac-easy-as-1-2-3/), and schedule a tune-up if needed.
* Check your HVAC air filters monthly, and replace them when needed.
* Keep all supply vents and interior doors open to ensure maximum air flow throughout the house.
* Use weatherstripping to seal air leaks around movable building components, such as doors or operable windows.
* Bump the thermostat 3–5 degrees closer to the outdoor temperature when you leave home for long periods.
* Caulk around all gaps, holes and stationary components inside and out, including telephone, electrical, cable, gas, water spigots, etc.

Boat Ramp remains closed until further notice. The CLH Civic Club has had adopted Boat Ramp 7

[Adopt A Roadway - CCEO](https://www.cceo.org/road/adopt-roadway)

The Adopt-A-Roadway program for Comal County encourages volunteers, groups, and businesses within the County to participate in a community activity to keep our roadsides litter free.

Trash and Recycling Pick up Canyon lake Fire House 2 Tuesday 630-1130 Oblate Drive

FAQ

All issues having to do with trespassing, disturbing the peace, blocking the roads, etc., should be directed to the Comal County Sheriff's office.  Neighbors could also notify property owners by mail that a recent renter created problems in the neighborhood - owner information is readily available on the Comal County Appraisal District website.

“what is the CLHPOA Board doing about STRs?”

I think collectively as neighbors, we can come up with some good ideas to improve undesirable renter actions. We can definitely tag-team bugging property managers and owners to work on making sure their renters follow rules and address any problems immediately. We can all call the sheriff, health dept., or WORD and hopefully something good will come of it.  I appreciate your concern and welcome any ideas you want to contribute via email or at the monthly meetings.

The next CLHPOA Monthly Meeting will be held on Tuesday, March 16th, 2021

       7:00 PM

CLH Civic Club

REMINDER: Trimming of oaks is suspended until July 1st!! You may still trim, cut and clear cedars or other trees. To get a permit to trim or maintain your trees, please procede to [www.canyonlakehillspoa.org](http://www.canyonlakehillspoa.org/) and go to the forms section!

**DO I NEED A PERMIT??**

There is a lot of confusion about what needs a permit, who issues the permit and how you get one. Let's clear up some of those questions...

In CLH we permit any new permanent additions/changes that are outside of your current roofline. So you need to apply for permits for:

 decks, driveways, parking pads, garages, sheds, patio slabs, stairs, new septic systems, casitas, greenhouses, additions, pools, stone walls, etc.

And here's a freebie...no permits are needed for fences!! Just make sure you get them on your side of the line.

**Who do you apply to?**

Comal County permits Driveways and Septics. ALL OTHER construction gets permitted through CLHPOA.

**Why do I need a permit?**

We want to help our property owners retain their property value...so anything you construct doesn't have to be torn down when you move. Some examples of building disasters that can occur are: survey comes back and says your shed is in a utility easement, your garage is on your neighbor's property, your deck has crushed your septic tank, your home straddles two properties and so much more!!

We double check your plans or your builder's plans to make sure they conform to the deed restrictions, your structure isn't over your septic, your structure is on your lot and so much more. We look out for everyone, or try to, when it comes to builders designing homes with inappropriate foundations, roofs, etc in our neighborhood...no one wants to live next to an abandoned house.

**How do I get a permit?**

Go to our website [www.canyonlakehillspoa.org](http://www.canyonlakehillspoa.org/) and print out the application for building permits. The application tells you exactly what you need...it's very important that you provide ALL the information asked for or your permit cannot be approved. Your permit is a legal document, so it has to be backed up by proof of plan. Have fun gathering the info...you just might learn a thing or two about your lot!!

Please reach out to PERMITS@CLHPOA.ORG if you have more questions!!

Connect with your community on Nextdoor app

Join OUR TEAM

We invite all property owners to consider volunteering for a Board position

AREA CONTACTS:

CLH CIVIC CLUB Rental 830 899-6606

COMAL COUNTY recycle 830 643-3781

Animal control 830 608-2016

Courthouse 830 221-1100

Dead animal removal 830 643-3763

Driveway permits 830 608-2090 / 830 446-6062

Environmental/roads 830 608-2090

Game Warden 830 221-8529

Right-of-Way 830 608-2090

Tax Office 830 964-4515

Sheriff (non-emergency) 830 620-3400

830 885-4883

U.S. Army Corps of Engineers 830 964-3341

CLWSC (water) 830 964-2166

Release of Easement 830 964-3854

GVTC (tele/internet) 830 885-4411

Release of Easement 830 885-8337 / 830 660-9062

PEC (electric) 830 964-3346 / 888 554-4732

Release of Easement 877 372-0391

WORD 830 907-2300

Metal Removal

Canyon Lake Green Recycling 830 237-0501

Jason Benham 210 912-4167