



Winchester Country

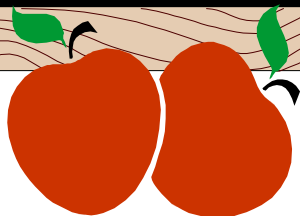
Published Monthly by the Winchester Country Civic Association

Volume 4, Issue 8

August 2007

BACK TO SCHOOL

CFISD has a later school start date this year. Please mark your calendars for the new school start date. It is **Monday, August 27, 2007**.



Don't want to wait for the mail?

View the current issue of the
Winchester Country Newsletter
on the 1st day of the month
at www.PEELinc.com

AUGUST

- 9 Maintenance Board Meeting
- 27 First day of school for CFISD
Senior's Meeting @ Clubhouse 6:00 PM

SEPTEMBER

- 3 Labor Day/CFISD Holiday
- 13 Maintenance Board Meeting
- 22 Mobile Vet Clinic 10 – 3
- 24 Senior's Meeting @ Clubhouse 6:00 PM
- 25 Homeowner's Meeting @ Clubhouse 7:00 PM

OCTOBER

- 8 Columbus Day/CFISD Holiday
- 11 Maintenance Board Meeting
- 19 – 20 Community Garage Sale
- 22 Senior's Meeting @ Clubhouse 6:00 PM
- 31 Halloween
Candy at the Clubhouse 6:30 – 8:00 PM

*Heavy Trash will be picked up on every Thursday unless it's a holiday. Heavy Trash **may** be picked up on Mondays if not a holiday depending on truck capacity. Heavy Trash that is not picked up on Monday will need to be removed from the curb by Wednesday night.*

AUGUST OFFICE HOURS

Wednesdays 4:00 - 7:00 PM

Winchester Country

WC Maintenance Association Board of Directors

President

Debbie Armelpresident@winchestercountry.org

Vice-President

Jeff Muellervp@winchestercountry.org

Secretary/Treasurer

Dan DellaSalasecretary@winchestercountry.org

.....treasurer@winchestercountry.org

Director

Bob Olivaresdirector1@winchestercountry.org

Director

Karen Higginsdirector2@winchestercountry.org

Committee Chairperson

Community Coordinator

Holly Calbat..wchcoordinator@winchestercountry.org, 281-890-8856

.....Fax 281-463-0050

Seniors Group Leader

Lynn Fieldljfieldtx@att.net, 281-894-9532

Harris County Sheriff Numbers

Emergency or Crime in progress..... 911

WC Deputies 713-221-6000

Vacation Watch..... 281-290-2100

Important Phone Numbers

Post Office1-800-275-8777

Harris County Flood Control District

Bayou Maintenance 281-684-4000

Harris County Animal Control..... 281-999-3191

SCS Managementscs-wcma@winchestercountry.org, 281-463-1777

..... Fax 281-463-0050

Advantage Water Mgmt. (Water & Sewer Problems)

MUD 9,10 & 11 281-807-9500

Allied Waste (Mon & Heavy Thurs)..... 713-635-666

Cy-Fair Volunteer Fire Department Business Office 281-550-6663

Center Point Energy 713-207-2222

Reliant Entex 713-659-2111

Pool Phone 281-890-9066

Maintenance Association Meeting

Fourth Tuesday of every quarter - 7 p.m.

Swim & Tennis Club; 9607 Rio Grande Drive

Questions or information regarding Deed Restriction violation letters, your annual maintenance dues or Architectural Approval of any type must be requested and obtained in writing from:

Winchester Country Maintenance Association,
c/o SCS Management Services

7170 Cherry Park Drive; Houston, TX 77095

Phone:281-463-1777 • Fax:281-463-0050 • www.scsmgmt.com



SEPTEMBER 2007

Newsletter Deadline is Wednesday, August 8, 2007

Submit Your articles and Photos to:

Newsletter Editor

Email wchcoordinator@winchestercountry.org

Mail 9607 Rio Grande Houston, TX 77064

We're **YOUR** community Credit Union
and **EVERYONE** is welcome!

First in Savings. First in Youth Accounts.

Kirby Kangaroo Club (0-12 years)

- Only \$5.00 to get started
- Certificate of Membership, Membership Card & Gift for Joining
- Quarterly Kirby Newsletter
- Kirby Web Site - games, coloring pages, and more
- Earn a Kirby Credit for each minimum \$25 deposit made per visit
- Redeem Kirby Credits at the Kirby Store!

CU Succeed Club (13-17 years)

- Only \$5.00 to get started
- Membership Card and Gift for Joining
- Quarterly CU Succeed Newsletter
- CU Succeed Web Site - tips on saving, spending, budgeting, car buying, debit card usage, preparing for college and much more!
- Open a CU Succeed Teen Checking Account (with parent/guardian permission)
- Earn a Club PassCard stamp for each \$25 deposit made per visit



9621 W Sam Houston Parkway N
Houston, TX 77064

832.688.1000

www.1stServiceCU.com



Winchester Country

Trash Pickup Protocol-WINCHESTER COUNTRY

Service Hours-No earlier than 7:00am and no later than 7:00pm.

Pesticides

Medical Waste

Propane Tanks

Holiday Schedule-Allied Observes the following Holidays, Christmas, Thanksgiving, Memorial Day, Labor Day, Independence Day, News Year Day. Holiday service is generally provided on the next scheduled service day. If it is agreeable with the community, Allied may provide service on holidays, with the exception of Christmas and Thanksgiving. Your service collection days are Monday and Thursday.

The following items and materials will not be accepted.

Dead Animals	Ammunition or Explosives
Arsenic	Chemicals not in original containers
Chemical containers over five (5) gallons	Mercury
Nuclear/radioactive waste	Thermometers
Fluorescent Light bulbs	Unidentified Chemicals
Gasoline	Oil
Insecticides	Flammable Chemicals
Pool Chemicals	Paint
Stain	Varnish
Solvent	Batteries
Power Steering Fluid	Transmission Fluid
Anti-Freeze/Coolant	Used Oil Filters
Herbicides	Poison

Heavy Trash Protocol

Limit one item per pickup, per week, every Thursday.

Acceptable Items

-Household Appliances

(Refrigerators must have Freon drained and be tagged accordingly by certified technician)

-Hot Water Heaters-must be drained

-Furniture

-Grills must be emptied of ash or briquettes. No propane tanks.

Unacceptable Items

Wood

Nails

Sheetrock or drywall

Windows

Insulation

Stone

Carpet

Tile

Paneling

Doors

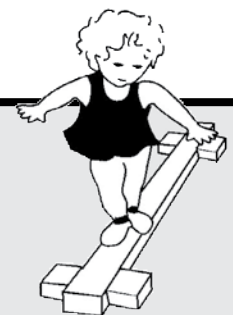
Masonry debris

Roofing material

(Continued on Page 4)

Non-Competitive Gymnastics

Boys & Girls • 18 months to 5th Grade
Toddlers • Preschool • Elementary



EXPERTS SAY NON-COMPETITIVE GYMNASTICS:

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Winchester Country

POOL HOURS FOR THE 2007 SEASON

August 1st to 26th

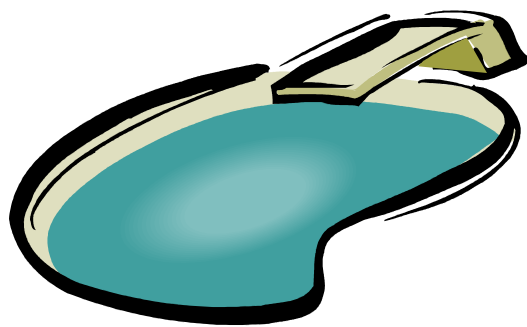
Mondays	Closed
Tuesdays – Sundays	12:00 PM – 9:00 PM

August 27th – September 3rd

Mondays – Thursdays	Closed
Fridays	4:00 PM – 9:00 PM
Saturdays & Sundays	12:00 PM – 9:00 PM

Exceptions and Notes:

Monday, August 27th	School Starts
Monday, September 3rd (Labor Day)	12:00 PM – 9:00 PM
Tuesday, September 4th	Pool closed for the season.
Saturday, September 8th	Pool shutdown GHPM workday.



Home Improvement Specialists

A.F.M. CONSTRUCTION & REPAIRS

INTERIOR / EXTERIOR

- | | |
|-----------------|--------------------|
| ★ Water Repairs | ★ Decks |
| ★ Cabinets | ★ Fences |
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| ★ Tile | ★ Awnings |
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| ★ Siding | ★ Light Plumbing |
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15 Years Experience

Trash Pickup - (Continued from Page 3)

Tree trunks	Pool filters
Water softeners	Lawn mowers
Tires	Concrete
Steel or cast iron building materials	Dirt in large quantity

Cardboard and Packing Peanut Protocol

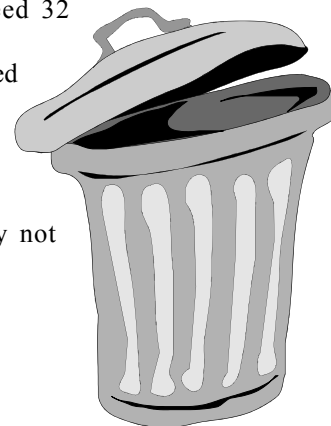
All cardboard boxes must be broken down flat and placed at the curb the second pick up day of the week. Packing peanuts may not be offered loose, they must be bagged. Drivers will not clean up packing peanut spills.

Yard Waste Protocol

- All grass clippings, leaves, and tree trimmings will be placed at the curb for pickup, regardless of service.
- Brush and tree trimmings cut in lengths not to exceed 4 feet, no greater than 2 feet in diameter, securely tied in bundles, not too exceed 45 lbs.
- Bundles are limited to 4 per service day

Trash Container Protocol

- Container size may not exceed 32 gallons in volume
- All waste must be bagged and tied
- No free floating liquids in container
- Cans with cracks or holes are not acceptable
- Loaded container weight may not exceed 75lbs.



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Advertising Information

Please support the businesses that advertise in the Winchester Country Newsletter. Their advertising dollars make it possible for all residents to receive a newsletter each month at no charge. No homeowners association funds are used to produce or mail the newsletters. If you would like to support the newsletter by advertising, please contact Peel, Inc. Sales Office at 888-687-6444; advertising@PEELinc.com for ad information and pricing. The deadline for ads is the 10th of each month for the upcoming month's newsletter.

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Since 1959



CYPRESS UNITED METHODIST CHURCH

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281-469-0730

www.cypress-umc.org

WORSHIP SERVICES

8:15 AM - Traditional

9:30 AM - Contemporary

11:00 AM - Traditional

11:00 AM - Common Ground

SUNDAY SCHOOL

Adults - All Times

Youth - 11:00 AM

Children - 9:30 & 11:00 AM



*You are
Welcome!*

Winchester Country

Don't want to wait for the mail?
View the current issue of the
Winchester Country Newsletter
on the 1st day of the month
at www.PEELinc.com

YOUTH JOB DIRECTORY

Not Available On-Line

Rachael's



Available at all
locations!

9105 Beltway 8 @ West Road • 281-890-9500

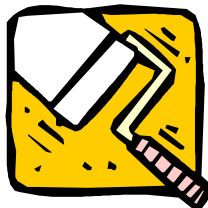
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If you would like your name added to the list, please e-mail your information to wchcoordinator@winchestercountry.org, drop your information off in the mail slot located at the clubhouse or mail to Holly Calbat at 9607 Rio Grande, Houston, Tx. 77064

* Red Cross Certified

(B)=Baby Sitting (Y)=Yardwork (PS)=Pet Sitting
(PI)= Piano Instr. (C)=Car Washing (GL)=Guitar Lessons
(T)=Tutoring (H)=House Cleaning (CS)= Computer Services
(BR)=Minor Bike Rep. (BB)=Bsktbl Lessons (SB)=Softball Lessons

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10% Summer Discount with this Ad
Senior Citizens Receive an Additional 10% Off

Free Estimates
Call David

281-469-0458
281-703-5729 Cell



Winchester Country

Red Hat Society

Ladies: New chapters of the Red Hat Society are currently forming. Come celebrate good times, memories, and friendships with us! Contact Diana at 281-469-5190 or diana121@houston.rr.com.

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Winchester Country Seniors' Club

If you are 55 years old and older we are looking for you. Come find out what a fun group we are and join us the 4th Monday of every month at the Winchester Country Clubhouse. In the past our group has enjoyed potluck dinners, bingo, outings to the theatre, lunch outings and other fun events. For more information please call Lynn Field, (Group Leader) at 281-894-9532.

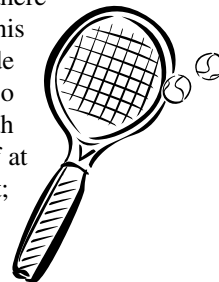
Our next meeting dates will be as follows:

Monday, August 27, 2007 at 6:00 pm
Monday, September 24, 2007 at 6:00 pm
Monday, October 22, 2007 at 6:00 pm

Thank you and we look forward to seeing you.

Tennis Court Cards

If you wish to obtain a tennis court card there is a \$10 deposit (unless you have the old tennis court key). You can either mail a check (made payable to WCMA) to WCMA, 9607 Rio Grande, Houston, Texas 77064 for \$10 with your name and address, or you can drop it off at the clubhouse. Outside the gates there is a slot; just put your envelope in there and a card will be sent to you.



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Winchester Country

Winchester Country Pool Rules 2007

1. Only Winchester Country residents and their guests will be allowed to use the pool. Residents must accompany guests. Maintenance fees must be current.
2. The telephone located in pool office is for emergency use only.
3. The lifeguard on duty will have the final authority for the enforcement of pool rules.
4. Children under 10 must be accompanied by an adult (18 years or older).
5. The baby pool is restricted to non-swimming children who are under the age of 5.
6. All non-potty trained children **must wear swim diapers** at all times and are to be provided by the resident.
7. Parents are responsible for children and/or guests in both the baby pool and large pool at all times.
8. Running is not allowed in the pool area. No horseplay will be tolerated either in or out of the water.
9. Glassware/glass containers are not allowed in the pool area. No alcoholic beverages are allowed in the pool area.
10. Abusive language, screaming, yelling or the playing of loud music will not be tolerated.
11. Smoking is not allowed in the fenced area of the pool facility. There are designated smoking areas in front of the Coordinator office and Clubhouse II.
12. Diving is allowed from the diving board only. No diving in the shallow end. Divers must jump straight out and not toward the sides.



13. All persons younger than 18 years of age will leave the water during the scheduled hourly rest period and sit away from the pool edge.
14. Only Coast Guard approved floatation devices will be allowed and must be approved by the lifeguard staff.
15. Persons with bandages and/or open sores will not be allowed in the pool.
16. Cocoa butter, baby oil or other similar products will not be allowed in the pool. Commercial suntan preparations only.
17. No pets are allowed in the pool area.
18. Gum chewing or candy is not allowed in the water or pool deck area. All food is confined to the deck area only and associated trash is to be dispensed in appropriate trash receptacles.

19. The Association is not responsible for lost or stolen items. Lost and Found items will be dispensed of periodically depending on volume.
20. Non-swimming children must stay in the baby pool and within arms reach of an adult. This also goes for the large pool. All non-swimmers must wear Coast guard approved floatation devices.
21. Adult supervision is required at all times as relates to non-swimmers.
22. Only 2 non-swimmers per adult will be allowed.
23. All residents must hold current year's pool cards and have valid pool registration form on file at the pool in order to use the pool facility.
24. A resident must accompany all guests. All guests will be charged \$1 daily and register as a guest with the associated member in the entry log at the gate. The resident is responsible for the actions of the guest. The number of guest per resident is at the discretion of the WCMA Board.

Discipline

Infractions to pool rules will result in disciplinary action taken by the contracted pool Management Company and/or Winchester Country Board of Directors. Disciplinary actions may include time out and/or the suspension of cards from one day up to and including the remainder of the pool season.

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Sales Representative

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Canyon Creek
Cherry Creek on Brodie Ln.
Circle C Ranch
Courtyard
Davenport Ranch
Forest Creek
Granada Hills
Highland Park West Balcones
Hill Country/Westview Estates
Horizon Park
Jester Estates
Lakewood
Pemberton Heights
Ridgewood
River Place
Scenic Brook
Sendera
Shady Hollow
Shadow Glen
Steiner Ranch
Stone Canyon
Tanglewood Oaks
Travis Country West
Villages at Western Oaks
Westcreek
Wood Glen

-- Dallas/Fort Worth --

Brook Meadows
Eldorado Heights
Eldorado HOA
Estates of Russell Creek
Glendover Park
Highlands of Russell Park
Stone Brooke Crossing
Timarron
Woodbriar Estates
Woodland Hills

-- Houston --

Berkshire
Coles Crossing
Cypress Mill
Enchanted Valley
Fairfield
Hambeldon-Briarchase
Harvest Bend, The Village
Kings Manor
Lakes on Eldridge
Lakes on Eldridge North
Lakewood Grove
Legends Ranch
Longwood
Oakwood Glen
Park Lakes
Riata Ranch
Riverstone Ranch
Steeplechase
Summerwood
Village Creek
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Kelly Peel, Sales Manager

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Winchester Country

WINCHESTER COUNTRY DOG PARK

DOG PARK RULES

This Dog Park is an off leash Dog Park and is maintained by WCMA and is for the private use for residents of Winchester Country only.

1. Dog owners/parents are responsible for picking up and disposing of all of their dogs waste.
2. Dog Park hours are 5:00 a.m. to dusk.
3. All dogs must be leashed when entering and leaving the park.
4. All dogs must have current rabies and all vaccinations as required by the Harris County Public Health Department and should be healthy and free of contagious diseases and parasites.
5. Dogs must wear current license tags in the Dog Park.
6. Dog owners/parents must carry a copy of the dogs rabies vaccination certificate while in the Dog Park.
7. Never leave dogs unattended.
8. Dogs must be in view of and within voice control of their owner/parent at all times.
9. Dog owners/parents must carry a leash with them at all times while in the Dog Park.
10. Dogs in HEAT are prohibited.
11. Dogs showing any signs of aggression must be leashed and immediately removed from the park.
12. Dogs under 4 months of age are prohibited.
13. All dogs must be under the control of an adult.
14. No bicycles, skateboards, rollerblades or any motorized vehicles.

USE OF THIS DOG PARK IS AT YOUR OWN RISK!

DOG OWNERS/PARENTS ARE RESPONSIBLE FOR THE ACTIONS AND BEHAVIOR OF THEIR DOGS AT ALL TIMES.

In case of an emergency call 911.

To report animal abuse call Houston SPCA 713-869-7722

To report Dog Park abuse call SCS 281-463-1777

ACC Application

Before making any improvements/repairs or additions to your home, please request a copy of the ACC Application from SCS Mgmt Services, or come to the office at the Clubhouse (see hours someone will be there) or go to website at www.winchestercountry.org and download the form.

Back to school is not just for your children!

Cy-Fair College offers weekend courses, workforce certificates, continuing education classes, hybrid and distance learning classes and more!

Start something today!



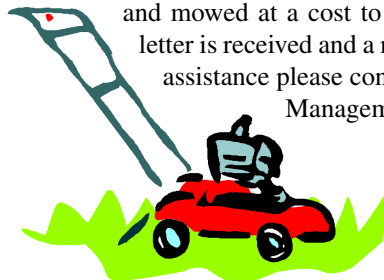
9191 Barker Cypress • Cypress, Texas 77433
Fairbanks Center
14955 Northwest Freeway • Houston, TX 77040
www.cy-faircollege.com



affirmative action/eoo college

Forced Mowing

In an effort to continue to make Winchester Country a great Neighborhood in which to live the WCMA board has adopted a more aggressive mowing policy. In the event a property is sent a deed restriction violation letter to mow the property and the violation is not corrected a lawn service will be sent to the property and mowed at a cost to the homeowner. If a violation letter is received and a resident needs additional time or assistance please contact Pam of Debbie Kay at SCS Management at 281.463.1777



Classified Ads

Personal classifieds (one time sell items, such as a used bike...) run at no charge to Winchester Country residents, limit 30 words, please e-mail to wchcoordinator@ev1.net.

Business classifieds (offering a service or product line for profit) are \$50, limit 40 words, please contact Peel, Inc. Sales Office at 888-687-6444 or advertising@PEELinc.com.

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OVER

150 FEET

OF FENCING DEMO
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Winchester Country



August Birthdays

Tiffany Valdez	August 4	Lou Faraldo	August 19
Noah Fouts	August 5	Phillip Gutierrez	August 19
Theresa Guyton	August 7	Deneen Herzog	August 23
Corby Stepanski	August 9	Joe Armel	August 26
Lars Ronning	August 10	Patrick Faraldo	August 26
Erick Loya	August 12	Nikki Thomas Cowart	August 27
Alyson Smith	August 13	Chase Filaroska	August 28
Katie Foote	August 13	Elizabeth Loya	August 29
Brandon Cook	August 14	Marvin Ray	August 29



August Anniversaries

Dan & Diana Heffern	August 2
Randy & Sabrina Pang	August 11
Lars & Madeleine Ronning	August 12
Dan & Maureen DellaSala	August 13
Abel & Paula Rodriguez	August 24
Mark & Laurie Clarkson	August 30



Birthday - Anniversary - Youth Job Directory Update

Winchester Country Residents please note that we will be updating the Birthdays, Anniversaries and Youth Job directory.

Birthdays

(list each family member)

Name	Month/Date
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

Anniversaries

(list celebrants)

Name	Month/Date
_____	_____

Youth Job Directory

Name	Age	Job	Phone
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

Examples:

- (B) Babysitting
- (Y) Yardwork
- (PS) Pet Sitting
- (C) Carwashing

Please email your information to the following wchcoordinator@winchestercountry.org, drop off this information in mail slot located at the clubhouse, or mail to the community coordinator at 9607 Rio Grande Houston, TX 77064.

WINCHESTER COUNTRY MARKET REPORT

Courtesy of "SUPER DAVE"

This market information report is provided to keep you informed of resale market activity in your subdivision.

	Jan 06	Feb 07	Mar 07	Apr 07	May 07	Jun 07
\$130,000 +	2	1	4	2	2	5
\$120,000-129,999	2	1	1	1	2	0
\$110,000-119,999	0	1	1	0	3	1
\$100,000-109,999	0	2	1	3	1	0
\$90,000-99,000	2	0	2	0	1	1
\$90,000 -	1	0	0	0	0	0
TOTAL	7	5	9	6	9	7
Highest \$/Sq Ft	76.18	86.26	93.80	83.51	76.82	85.53

This chart represents the homes that have sold and closed in the past 6 months according the Houston Multiple Listing Service.

Recent Sales by "SUPER DAVE" in Winchester Country

- 9711 Territory
- 9918 Cabin Creek
- 10106 Cedaredge
- 10126 Storm Meadow
- 10307 Prospect Hill
- 9703 Cabin Creek
- 9818 Territory
- 10315 Ash Fork
- 9527 Round Up
- 10122 Storm Meadow
- 10402 Tablerock
- 10055 Sand Pass
- 10022 Spotted Horse
- 10310 Trading Post
- 10070 Ash Fork

David "Super Dave" Flory



- #1 Selling Agent in Winchester 1991-2006!*
- #3 Selling Realtor in Houston!**
- Over 615 Homes SOLD in 2006
- Over 96% of David's Listings Result in a Sale

The HIGHEST PRICE PER SQ.FT. House Sold
in Winchester Country: \$93.80



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*According to information taken from the Houston Board of Realtors MLS computer

**Ranked by the Houston Business Journal 3/2007

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