



WillowTalk

Willowbridge - Stonebridge Homeowners Association Newsletter
www.willowbridgehoa.com

Volume 13

December 2008

No. 12

Willowbridge / Stonebridge Ladies Night Out

Celebrate the holidays with your neighbors

Thursday, December 18, 2008
7:00 pm

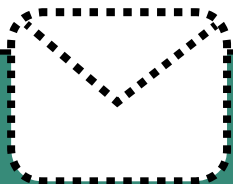
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2008 HOA Meeting

The 2008 Willowbridge/Stonebridge Homeowners Association meeting was held on October 23rd. The meeting was well attended with over 80 homeowners participating in the annual event. Many items were discussed ranging from the annual budget to trash collection. Two board members were re-elected and landscaping ideas and plans were shared.

The meeting began with the introduction of Deputy Bruce, one of our contract deputies from the Sheriff's department. Deputy Bruce provided a summary of crime incidents in the area. With the exception of a recent night in which several vehicles were broken into and personal items taken, our neighborhood has been scarce of any significant criminal activity. Deputy Bruce took the opportunity to remind us to keep our vehicles locked as some of the vehicles that were entered were not.

The first official piece of business was to vote on two board seats in which the three-year tenure had expired. HOA president Robert Logsdon and director Julie Dubros were re-elected to their current positions.

The 2009 budget was presented for review, discussion and approval. Much like what we are experiencing in our personal and business lives, the HOA is experiencing similar increases in operating expenses. As a result, our homeowners' dues will increase in 2009. The new rate of \$572 per year is necessary to cover the increases in garbage collection and pool services. The new budget and rate increase were approved.

Each board member took a few minutes to review some of the improvements and repairs made to the neighborhood over this past year. Improvements included the replacement of one of the playsets at the playground. Much of the wood fencing that faces West Road and Willowbridge Park Blvd across from the clubhouse was refurbished. Many pickets, posts and cross-members were replaced and then stained to match the existing fencing. Unfortunately, Hurricane Ike quickly rendered those repairs premature. The shrubbery that existed in the corner planters that line Willowbridge Park Blvd has been removed. Once the landscaper deems it the appropriate time to plant the new foliage, this will be completed. Proposed improvements for next year include replacement of some of the worn pool furniture and landscaping at the entrance of Stonebridge at West Road.

(Continued on Page 3)

Willowbridge - Stonebridge

Important Numbers

| | |
|---|---------------------------------------|
| All Emergencies | 911 |
| Harris County Sheriff..... | 713-221-6000 |
| Harris County Animal Control..... | 281-999-3191 |
| Cy-Fair Hospital..... | 281-890-4285 |
| CenterPoint - Street Lights & Outages | 713-207-2222 |
| CenterPoint Energy..... | 713-659-2111 |
| Jersey Village H. S. Project Prom..... | www.jvprojectprom.org |
| Darlene Murry | 281-469-2985 |
| Newsletter Publisher | |
| Peel, Inc. | www.PEELinc.com, 888-687-6444 |
| Advertising..... | advertising@PEELinc.com, 888-687-6444 |
| PCMI/ Khara Mathews | 281-870-0585x1350 |
| Southwestern Bell - Repair | 800-246-8464 |
| - Billing | 800-585-7928 |
| Swimming Pool - Pay Phone | 281-469-9004 |
| Swimming Pool - Lifeguard..... | 281-517-0225 |
| W. Harris County MUD #11 | 281-807-9500 |
| Willow Place Post Office | 281-890-2392 |
| Willowbridge Website..... | www.willowbridgehoa.com |

Association Directory

Block Captains Coordinator

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Liz Gammel - Stonebridge

Welcoming Committee

Lynette Rink

Beautification Committee

Tom Heitzman

Homeowners Association

PCMI - Khara Mathews

Clubhouse/Reservations

Cheryl Specks.....

Pool Parties

Greater Houston Pools

Pool Tags

PCMI.....

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Newsletter Coordinator

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Julie Dubros

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Robert Logsdon

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Nominate your favorite at: willowbridgehoa.com or Call
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Needlecraft Group

Rebecca Vajdak

Bunko

Denise Ramponi

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| | |
|---------------------|-----------|
| Robert Logsdon..... | President |
| Julie Dubros | Secretary |
| Kyle Survance..... | Treasurer |
| Tom Heitzman..... | Director |
| Fred Edler..... | Director |

Willowbridge Homeowners Association Inc. - PCMI

Khara Mathews.....
E-Mail.....
Fax

If you have any questions or comments regarding the neighborhood
please contact the #'s above.

To Submit Articles:

E-Mail articles and photos to the following address: articles@PEELinc.com. Articles must be received by the 10th of the month for the following month's issue. Please specify on the article that it is to be published in the *WillowTalk*.

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Houston Family Arts Center Presents:

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An HFAC Dinner Theatre Musical Production

Written by Lisa Garza, this is an HFAC original!

Original music by Liz Buras, B.Giere White, Geno Haffner

Fridays and Saturdays, December 5th – 20th

WillowBridge resident Jessica Haney is performing in the cast of "Christmas for Sale (Slightly Used)", produced by Houston Family Arts Center. HFAC is a non-profit theatre group that in only three years has developed a strong reputation for producing high-quality family-friendly entertainment.

Dave Rusk hasn't enjoyed a "real Christmas" for years, and feels no need to join in the holiday rush. Almost on a dare, he decides to "buy Christmas" from Cameo Corners, who owns the local resale shop. At first, Cameo is flustered: "Wait! You can't BUY Christmas!" Buying Christmas gifts always presents a challenge. But what do you buy for the man who already has everything? If you're trying to give him a warm fuzzy Christmas and perhaps rekindle long lost feelings, it probably doesn't include a house full of noisy kids, a ruined rug, and a burned Christmas dinner...

This show will be performed at Cypress Bible Church, 11711 Cypress-N.Houston Rd., Cypress, Texas 77429. Tickets are only \$10 - \$14 for show only, and between \$20 - \$24 for dinner and show. Dinner catered by Tastebuds Catering, Inc.

Fun for the whole family! For tickets and additional information, visit www.houstonfac.com. Group prices are available for groups of more than 8. Dinner tickets sell out VERY quickly.

2008 HOA Meeting - (Continued from Cover Page)

Trash collection services were, as expected, a lively discussion. The community and the board agree that trash collection performance has dropped off considerably in the past year. As a result, the board chose to opt out of the remaining three months of the existing contract with J&S Trash Services. The board has signed a two-year agreement with Waste Management for our trash and recycling services. A noticeable improvement in service is already evident.

The board members encouraged the homeowners to continue to provide input and ideas regarding community business. If this year's meeting is any indication of future participation from the community, we'll have plenty of projects to look forward to in the months ahead – projects that will keep Willowbridge/Stonebridge the great community that it is.

Advertising Information

Please support the businesses that advertise in the WillowTalk. Their advertising dollars make it possible for all Willowbridge residents to receive the monthly newsletter at no charge. No homeowners association funds are used to produce or mail the newsletters. If you would like to support the WillowTalk by advertising, please contact our sales office at 888-687-6444 or advertising@peelinc.com. The advertising deadline is the 10th of each month for the following month's newsletter.

Season's Greetings!

Wishing you and your family
Peace, Joy & Happiness
this holiday season and throughout
the coming year.



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Willowbridge - Stonebridge

TALKING TRASH

By: Barbara Lallinger

Effective 11/3/08 our HOA has contracted with Waste Management of Texas, Inc. (WM) for neighborhood trash and recycling services. Everything is about the same as we have been used to as reported in last month's WillowTalk. Trash will continue to be picked up on Monday and Thursday and recycling on Thursday. Listed below are WM's garbage and recycling service parameters.

1. Garbage and recycling must be available for collection beginning at 7:00 a.m. and may continue until 5:00 p.m. and **will be collected from the curb only.**
2. Garbage may be contained in residential waste containers not to exceed 40 gallons capacity or plastic garbage bags, not to exceed **(40)** pounds when full. Bags must have sufficient wall strength to maintain physical integrity when lifted by the top.
3. Bagged yard waste (such as grass and leaves) must not exceed **(40)** pounds when full. All branches and tree trimmings must be **(3)** inches or less in diameter and cut to **(4)** feet or less in length, then securely tied in small bundles that can be lifted and handled by one individual. Bundles should be no larger than **(18)** inches in diameter and weigh no more than **(40)** pounds.
4. Up to **(2)** items of bulky trash such as old furniture, appliances, Christmas trees or similar items will be collected on the second regularly scheduled pickup day

(Thursday) of each week. **Refrigerators contain CFC's and this must be removed by a certified technician and be tagged as such, prior to collection.**

5. WM will not pickup hazardous, flammable or toxic waste such as, but not limited to: motor oil, gasoline, paint, batteries, garden/pool chemicals, smoke detectors, or propane tanks. Tires, large tree limbs, metal and similar items **can not be compacted**; therefore, they will not be picked up. **Additionally, materials generated from construction, remodeling, roofing materials, carpet, etc. are not considered typical household garbage/rubbish and will not be collected.**

These items and other non-hazardous items that are excluded from curbside pickup may be appropriate for disposal at the Hawthorne Landfill, located at 10332 Tanner Road. Please call (713) 856-9827 to inquire about appropriate disposal options. Questions regarding **Household Hazardous Waste (HHW)** such as used oil, paints, pesticides, etc. disposal information may be directed to Harris County at (713) 290-3000 or email at www.cleanwaterways.org/hhw/disposal.

6. **RECYCLABLE ITEMS:** WM will collect: Paper Products including newsprint, inserts that come in the newspaper, junk

(Continued on Page 5)



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Talking Trash - (Continued from Page 4)

mail, magazines, envelopes, cereal boxes (not the internal liners), computer paper, small cardboard boxes (that have been flattened) and other paper products that may be torn by hand. Paper products that are contaminated by food residue (ex: pizza boxes, microwaveable items) or that have a coating/attachment of plastic or wax (milk cartons, ice cream cartons) are not recyclable. Cardboard boxes that are recycled or trashed are to be flattened.

Plastic Products: All plastic containers that have the international recycling logo printed on the container with #1 or #2 inside the recycling logo ONLY. * Food containers must be thoroughly rinsed. Please flatten milk jugs, large soda bottles, etc. to save space in the recycling bin.

Aluminum/Metal Cans: All aluminum and metal cans (not aerosol), *must be thoroughly rinsed, and Clean aluminum foil.

*The recycling/sorting process is not set up to handle food residue. Additionally, ants, wasps and bees are attracted to leftover food residue. Materials infested with these insects will not be collected as they pose a health and safety risk to the WM crews.

NON-RECYCLABLE ITEMS: Include, but are not limited to: any plastics that do not have a #1 or #2 recycle logo (or no logo at all), glass, Styrofoam in any form (including egg cartons), plastic bags and/or wrappings, and GLASS.

7. HOLIDAYS: If an observed holiday falls on Monday or Thursday, no service will be provided that day. Collection will occur on the

next regularly scheduled day for that service. WM observes the following holidays:

| | | |
|------------|--------------|-----------|
| New Year's | Memorial Day | July 4th |
| Labor Day | Thanksgiving | Christmas |

8. RECYCLE CONTAINERS: All recyclables are to be placed in the 18 gallon recycling bin provided by WM (or any other company's bin). Excess materials may be placed in an additional container not to exceed 40 gallon capacity, clearly marked **RECYCLE ONLY**. If you did not receive a WM bin (all homes should have received one), contact WM to order one. Bins are the property of WM. Replacement bins (due to theft, loss or abuse) will require a direct replacement fee of \$8.00 to WM.

9. Other Services: Waste Management offers the following direct response services for your convenience:

Residential CFL and Battery Recycling Kits at www.thinkgreenfromhome.com, rep code 072524

Sharps Disposal by Mail at www.wastemd.com

Pack Rat Storage System at 1-800-PACK RAT Promotion Code 072524

10. CONTACT INFO: Waste Management Customer Service
(713)686-6666 email: houstonsevice@wm.com

Hours: Monday – Friday 8:00 a.m. – 5:00 p.m.

Saturday 8:00 a.m. – noon

(Continued on Page 9)

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Quoc Le, MD
Alex Nguyen, MD
Blandina Sison, MD
Marian Allan, MD
Anthony Yee-Young, MD
Diana Malone, MD
Shital Patel, MD
Heidi Nashed-Guirgis, MD
Luz Marquez, MD
Jennifer Dong, MD
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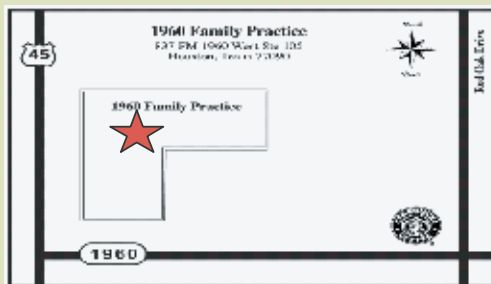
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Willowbridge - Stonebridge

December 2008

| Sunday | Monday | Tuesday | Wednesday | Thursday | Friday | Saturday |
|---|--|---------|------------------------------|---|--------|----------|
| | 1  | 2 | 3 | 4  | 5 | 6 |
| 7  | 8 | 9 | 10 Newsletter Deadline | 11  | 12 | 13 |
| 14  | 15 | 16 | 17 | 18  | 19 | 20 |
| 21  | 22 | 23 | 24 | 25  | 26 | 27 |
| 28  | 29 | 30 | 31 | | | |



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Talking Trash - (Continued from Page 5)

YOU MUST TELL THEM YOU ARE CALLING FROM THE WILLOWBRIDGE HOA (contract is not under Stonebridge)!!!

DON'T FORGET:

1. ALL of the paper products accepted by WM are also accepted by the Abitibi Paper Retrievers located at our local schools (and they receive \$\$\$ for it)
2. Plastic Bags may be placed in the recycle bins in all of the grocery stores
3. Refer to the September issue of WillowTalk for other recycling ideas

Parking Violations:

If you have received an orange flyer on your windshield of your vehicle here is why, the state law prohibits the following:

- Blocking driveways
- Parking too close to intersections
- Parking too close to corners
- Blocking fire hydrants
- Parking in fire lanes

BLOCKING SIDEWALKS:

If a vehicle is parked blocking a sidewalk, it becomes very difficult for pedestrians, bicycles, children, strollers and wheelchairs to pass safely. Blocking the sidewalk can result in forcing these people to enter into the street causing unsafe conditions.

BLOCKING DRIVEWAYS:

When a vehicle is parked blocking a driveway, it creates an inconvenience for the homeowners attempting to leave, or enter his/her driveway.

48 HOUR PARKING

No vehicle can be parked on any residential street for more than 48 consecutive hours.

PARKING TOO CLOSE TO AN INTERSECTION OR CROSSWALK

Vehicles may not be parked within 30 feet of a stop sign or within 20 feet of a crosswalk.

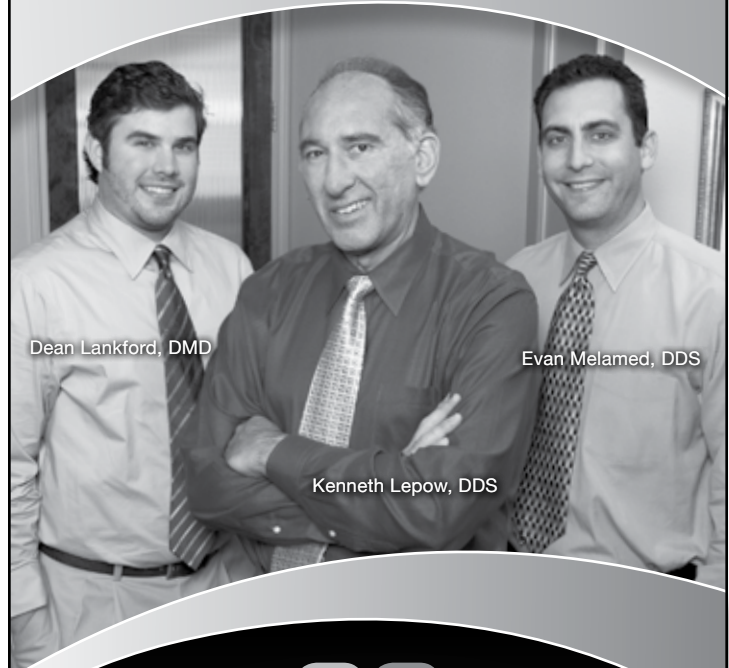
BLOCKING A FIREHYDRANT

This is one of the most common violations is when a vehicle is parked blocking a fire hydrant, or fire lane. This can create problems for emergency vehicles and hinders their ability to do their job effectively. No vehicles may be parked within 15 feet of a fire hydrant.

This information was provided by the Harris County Sheriff's Office in order to familiarize you with a few common laws which we should keep in mind when operating a motor vehicle. Your safety and the safety of others is very important to us. Remember to always buckle up.

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Willowbridge - Stonebridge

IKE UPDATE

By Barbara Lallinger

1. New Flagpole and Flag ordered
2. Common area fences repaired/replaced
3. Trees & Debris removed from common area
4. Personal roofs and fences are in the process of being repaired
5. All storm debris, fences, etc. should have been picked up
6. Waller Park sustained a lot of damage, Beautification Committee has sprayed the poison oak/ivy and is waiting for it's death to spruce up the park

Neighborhood Teenage Baby-Sitters Available!

Are you in need of baby-sitting? Contact one of the following and help our neighborhood youth earn a little extra money.

| Name | Birthday | Phone Number | Parents |
|------------------|----------|--------------|----------------------------|
| Carmen Colmenero | 3/9/89 | 281-890-3223 | Jaime & Juanita Colmenero |
| Catherine Tran | 12/21/88 | 832-452-2439 | Hiep & Yen Tran |
| Jade Smith+ | 4/16/92 | 281-727-6669 | Don & Mary Smith |
| Morgan Hurst+ | 3/9/95 | 281-235-5641 | Freddy & Kim Hurst |
| Bevin Gammell | 12/29/90 | 281-807-3152 | Bradly & Elizabeth Gammell |

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Cypress Christian School Athletes Serve Those Affected by Hurricane

On September, 20 several CCS varsity football players and parents got together to help people in the community who were affected by Hurricane Ike and clean up the grounds of CCS. The group met at CCS at in the morning, then split up into three groups and went to three different locations.

In the first location, the group completely cleaned the front and back yards, blew debris off the roof, cut up large limbs and hauled them to the street, and bagged approximately 20 bags of pine needles and debris.

Another group went to the house of an elderly woman who had requested help because she was unable to clean up debris from Hurricane Ike. With the help of parent Wes Van Pelt and CCS student Josh Rodriguez, two trees were cut down – one that was partly on a storage shed and partly in the pool. The group also cleaned the roof of a covered patio of limbs and debris, and hauled large limbs and debris from the property to the road.

The last group went to a single mom's house in Bear Creek. They pulled up and removed wet carpet, due to a hole in the roof, and hauled it to the street.

At CCS, a group hauled logs from trees lost during the hurricane to the street and stacked them. They were also able to clean up the front yard of the school.

Those who served included Coach Spenn, Coach van Pelt, Ron Hinn, Scott and Becky Morgan, Ray Groll, Michelle and Bud Bennett, Jim Alldridge, Alan Reed, Helen Mitchell, Austin Barton, Ben Bennett, Ben Mitchell, Mason McCollum, Brandon Galloway, Cameron Kostak, Clark Alldridge, Clay Buhler, Garrett Higginbotham, Jack Mitchell, Jacob Reed, Jason Groll, Josh Rodriguez, Kyle Hinn, Ryan Morgan, and Scott Ordeneaux.

The administration and faculty of Cypress Community Christian School encourage students "to take their place in the world as servants of Jesus Christ" as stated in the school mission statement. As a result, many CCS students regularly take time out of their busy schedules to help others in need – whether it is local or far away – and each of them testify that their lives were changed as a result of helping someone else. ~George Buhler



St. Elizabeth Ann Seton Catholic School

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January 28, 2009

9am-2pm and 6pm-8pm

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Pet Holiday Tips

Submitted by Dr. Cammie Teliha

The fall holiday season is a wonderful time for fun, food, family and friends all of which can be overwhelming for you family pets. The extra activities of the season can dramatically change the household routines, sights, and smells around the home. Therefore, it is import to consider these holiday activities from your pet's perspective and safe guard your furry friends to ensure that everyone in your family enjoys a happy and healthy holiday season.

First it is important to understand the hazards that our pets face as the holidays approaches. The following are some basic hazards that each pet can face during the holidays:

- Rich, fatty foods can be very dangerous to both cats and dogs. Many holiday foods such as turkey, smoked ham, garlic, onions and chocolate can cause GI upset, vomiting, diarrhea and even death.
- All bones, especially turkey bones, can cause intestinal tears and obstruct the digestive tract.
- Even grapes and raisins can be dangerous for dogs and can lead to kidney failure.
- Caffeine and alcohol can be toxic and should never be given to our pets, no matter how funny Uncle Pete thinks it might be.
- Cooking aids like aluminum foil, string and holiday decorations can all be very enticing for any pet, but each can be very dangerous and potentially deadly if ingested.

In addition to these specific hazards, the fact that the family routine can change dramatically can be very stressful to any pet. As parties occur, or when family and guests spend the night, pets can be overwhelmed with the noises and interactions which often leads to unwanted behaviors such as aggression, soiling and possibly running away.

With all these hazards to contend with my recommendation is to develop a simple and direct plan that everyone, both young and old, family and guest, can quickly understand and support.

Holiday Game Plan:

Post the Rules: How often have you heard your guest say "Oh, just one bite won't hurt"? The problem is if everyone offers your pet a little nibble there is no way to know what might have caused your pet to get sick. Preventative safety measures are the best strategies. By simply letting everyone know the rules your pet will be safer and there won't be any confusion about your expectations from both family and friends.

No Table Scraps: With so many holiday health hazards involving food and diet, this simple recommendation will ensure a healthy and well fed pet throughout the holiday season. Discourage family members and guests from indulging

your pets with inappropriate treats. Food that is high in sodium and fats, such as peanuts, chips, poultry skin and other meats can cause an inflammation of the pancreas which can lead to pancreatitis, a potentially life threaten condition. Always try to maintain the same feeding schedule as the rest of the year and if Uncle Pete just can't resist, have a small amount of veterinary approved pet treats on hand.

Tidy Tidy Tidy: This means everything from food to decorations. I know that this is easier said than done, but if everyone knows the game plan you will be more successful than you might expect. Decorations might not seem like a good meal, but the holiday season can seem like a buffet smorgasbord to some pets. Keeping the house neat with decorations out of reach will discourage bad behavior and help you keep track of the ornaments that go missing. Keep leftover foods out of reach and in tightly closed containers and make sure garbage cans are secure and all trash bags and places in trash can. It only takes a couple of minutes for a pet to tear up a trash bag and devour whatever is inside.

Time Out: When animals are stressed they can often become unpredictable and behave erratically. This is never good for a party. Be mindful of how scared you cat might get with a house full of strangers or how hyper Fido can be when all of the cousins are over. Providing a quiet out of the way spot for your pet to relax and get away from all of the holiday activities can go a long way to ensuring a comfortable get together for everyone. Consider a pet time out when you sit down to eat. This will serve double duty by limiting the temptations for everyone. Cats are especially well served if they can hideaway in a back bedroom until everyone has gone home.

Be Prepared: This is especially true during the holidays. Always have your pet fully vaccinated and maintain your records for easy access. If your pet bites a guest the first question the ER will ask is "Is the animal vaccinated for rabies." If you can answer yes and provided current documentation you will greatly reduce all medical concerns and your potential financial obligations. Also, keep your veterinary hospital and the emergency veterinary clinic numbers handy. Your veterinarian can provide you with the closest emergency clinic information, this is especially important during the holidays when many animal hospital are not open.

The holiday season should be fun for everyone, including you family pet. By putting together and Holiday Game Plan you can ensure the health and safety of your pet and you guests. Remember to share you plan with all of your family and friends, maintain your pets regular diet and schedule, keep hazards away and be prepared and ready to take action of your pet becomes sick. By following these simple guidelines you can ensure that your pet will be healthy and happy for the holidays.



WILLOWBRIDGE MARKET REPORT

Courtesy of "Super Dave"

#1 in Sales in Jones Rd and West Rd Area!

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

| | May 08 | Jun 08 | Jul 08 | Aug 08 | Sep 08 | Oct 08 |
|-------------------------|--------------|--------------|--------------|--------------|---------------|--------------|
| \$300,000 + | 1 | 1 | 1 | 0 | 0 | 0 |
| \$270,000 - 299,999 | 0 | 0 | 0 | 1 | 0 | 0 |
| \$240,000 - 269,999 | 0 | 1 | 0 | 0 | 2 | 0 |
| \$200,000 - 239,999 | 0 | 3 | 1 | 1 | 0 | 3 |
| \$170,000 - 199,999 | 2 | 0 | 0 | 0 | 0 | 1 |
| \$170,000 - | 0 | 0 | 0 | 1 | 0 | 0 |
| TOTAL | 3 | 5 | 2 | 3 | 2 | 4 |
| Highest \$/Sq Ft | 80.34 | 94.90 | 84.71 | 86.78 | 102.54 | 82.26 |

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

#1 Selling Agent in Willowbridge!*

David "Super Dave" Flory



- #2 Realtor in Texas!**
- Top 1% of Realtors in the U.S.
- Selling Over 600 Homes A Year!
- Over 96% of David's Listings Result in a Sale

HIGHEST PRICE PER SQ.FT. resale homes sold in Willowbridge: \$104.46



Direct line: 281-477-0345

* According to information taken from the HAR MLS

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