

# THE Current

## SHADOW CREEK RANCH

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March 2009

## MESSAGE FROM YOUR ON-SITE MANAGER

*Hello All:*

By the time this newsletter reaches you the weather should have warmed up and the smell of springtime should be in the air. This means it is time to focus on your lawns. We are including an article from your landscape company with tips to green up and rid your lawns of weeds and that contagious clover. Many of you have received letters from us requesting that you treat the weeds in your lawn, edge, and weed your tree wells and shrub beds. Whether your letter has one request or all, these letters are not to be taken lightly. If you choose not to comply with the request(s) stated in the letter, the association, for the protection of the best interests of the community, can and will take further action to ensure that your property is brought into compliance. Keep in mind that weeds are contagious and will spread to your neighbor's property. So please, avoid any penalties and maintain your lawns. Treat the weeds and keep the lawns edged and bushes trimmed. If you see a home that is in need of attention, feel free to email [Msmith@amitx.com](mailto:Msmith@amitx.com) or [Kcartwright@amitx.com](mailto:Kcartwright@amitx.com). Chances are we are aware of it but we'd rather double check than not at all.

Speaking of letters, many of you have also received letters/service requests **to restore your fence stain to its natural wood.** You

may have received this in error. If your fence is a natural wood with a clear weather sealant over it, please contact us and let us know so we can amend your file. Your bylaws state that wood fences may not have any color stain or color tinted sealant over them, it must be clear. If you received permission from your previous management company, please let us know by faxing the documentation to our office at 713.436.3916. Be sure to include your address. If you did receive approval and can provide us with the approval documentation, you will be in compliance. At any time in the future should your fence require attention, you must submit an application and you will be asked to adhere to the bylaws regarding clear stains.

If you recall, in last month's issue I promised you a **deed violation report**. The purpose of this is so that we can recount the violations in May or June and see to it that they decrease. Bear in mind, the spring is approaching which requires that more attention be paid to your lawns. Since everything is about to start blossoming, we will soon reach the end of the "every two weeks mow" and move into the necessity of mowing once per week. The **Shadow Creek Challenge** is for all residents to treat their lawns for weeds, power wash

*(Continued on Page 2)*



## School Zones

School is in session and Shadow Creek has 3 schools that are in our area that have kids walking home. The school zones are there to protect our kids from unnecessary accidents due to people not following the speed limit. The school zones times for the morning is 7:15am - 8:15 am and in the afternoon it is 2:45pm until 3:45pm during this time in these zones the speed limit is 20 mph. Use caution when kids are in cross walks we have had kids hit in the cross walks by poor judgement by the drivers. Just because some area's have crossing guards does not mean to rely on the guard to know right from wrong. Use good judgement and our kids will arrive home without being hit by a speeding car or a driver with poor judgement. You can contact Lt. J Caballero 281-652-1132 to let him know of any issues regarding the school zones

# SHADOW CREEK RANCH

## IMPORTANT NUMBERS

### EMERGENCY NUMBERS

EMERGENCY .....	911
Fire .....	911
Ambulance .....	911
Sheriff – Non-Emergency .....	281-331-9000

### SCHOOLS

Mary Marek Elementary .....	713-436-0180
Laura Ingalls Wilder Elementary .....	281-245-3090
Manvel Junior High .....	281-331-1416
Alvin Senior High .....	281-331-8151
Manvel High School .....	281-245-2235
Alvin ISD Administration .....	281-338-1130
Alvin ISD Transportation .....	281-331-0960

### UTILITIES

Electricity - Reliant Energy .....	713-207-7777
Gas - Center Point .....	713-659-2111
Trash Removal - City of Pearland .....	281-652-1600

### OTHER NUMBERS

Pearland Post Office .....	281-485-2132
Poison Control .....	800-764-7661
Brazoria County Health Department .....	979-864-1484
Animal Control .....	281-756-2265

### CITY

Pearland City Hall .....	281-652-1600
Pearland Utility Billing - Water Dept .....	281-652-1603
Pearland Animal Control .....	281-652-1970
Pearland Police Dept - Non-Emergency .....	281-652-1100
Pearland Public Works .....	281-652-1900

### NEWSLETTER

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### Message from On-Site Manager- (Continued from Cover Page)

the mildew, fix your leaning fences, trim and weed your shrubs and of course – mow and edge. Some villages have a higher amount of violations, but that is because some villages have more homes than others. Currently, and this is an approximation, there are 900 open deed violations in Shadow Creek Ranch. We can pull together, one homeowner at a time, to decrease this number. The fewer amounts of violations we have, the better the look and feel of your community will be. The majority of these violations are weeds. All you have to do is treat your lawn and we can bring those numbers down. Let's do this!

If you plan on having a **garage sale** this spring please notify us. (We'll even post it on the website for you). SCR residents are permitted to hold one yard/garage sale per year. No posting of signs along the streets or in any common areas is allowed and you must obtain a permit from the City of Pearland.

Also in this edition you will find an article from the Pearland Police Department on safety tips.

On another note, if anyone **lost a beagle**, please contact our office. We have posted it on the website however no one has called in. And don't forget to submit information on your teenager that may be looking for work in the community i.e. babysitting, car washing, lawn care etc.

That's all for now. Take care and enjoy the rest of March.

Melanie Smith

On-Site Manager

### INFORMATION FROM ALVIN COMMUNITY COLLEGE

Shadow Creek Ranch residents wishing to attend Alvin Community College are eligible for in district fees. In order to be eligible you must bring your tax statement and fill out a residency reclassification form.

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# SHADOW CREEK RANCH

## **SOCIAL MIX** *SALSA, SALSA, DIPS* *and SOUTH AMERICAN* *RED WINES*

Join us for the next Shadow Creek Ranch Wine Tasting and Salsa Club gathering on Sunday March 22nd from 5-8:00pm.

The SCR Salseros and SCR Wine Tasting group have teamed up for a FUN-filled evening of Dancing and Wine Tasting.

Bring your Salsa dancing shoes, your favorite South American Red Wine and an appetizer or dip to share. Not a Salsa Dancer, Don't Worry, Enjoy wines and watch or be bold and learn a new step or two. Don't have Dancing shoes!? Contact Christian at [cgutierrez00@gmail.com](mailto:cgutierrez00@gmail.com) and visit [LatinDanceFactory.com](http://LatinDanceFactory.com).

To be added to the evite list, call 713 436-9006 or email [Brad@MidasWeb.com](mailto:Brad@MidasWeb.com)

## **Shadow Creek Ranch Salsa Club** **(aka SCR Salseros)**

Dear Friends,

Would you like to learn how to dance Salsa? Think you have "two left feet" or no rhythm? Are you single and wanting to meet new people? Or are you looking for a fun, new activity for you and your significant other? Join the Latin dance revolution and become part of SCR Salseros. We offer comprehensive, patient and humorous instruction in Latin dancing, so you can learn to dance and have a fabulous time! Our classes and socials are a great place to meet people from many different cultural backgrounds while dancing to the exciting rhythms of hot Afro-Caribbean music. We invite you to check out all we have to offer for the novice to the veteran Salsa dancer. No dancing experience or partners required. Please contact Christian Gutierrez via email at [christian@latindancefactory.com](mailto:christian@latindancefactory.com) (preferred) or via phone at 832-693-5842 for more information.

For your calendar (RSVP by email please)

Sunday, March 22nd, 2009; 5:30pm to 8:30pm. Salsa Social & Wine Tasting with new and existing SCRS members. Free class starts at 6:30pm  
Friday, March 27th, 2009; 9:00pm to midnight. Taco Milagro (2555 Kirby Dr Houston, TX 77019) we will be hosting our monthly salsa outing. We meet near the Art work that says: "Salsa Bar" by the food serving area. Hope to hear from you soon. Keep on dancing! Christian

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# SHADOW CREEK RANCH

## Around the Neighborhood



Wine Tasting

*Views of happenings  
around Shadow  
Creek Ranch during  
the month of March.*

Keep the community up to date on with what's going in your group. Send in pictures from your recent event to published; submit to [msmith@amitx.com](mailto:msmith@amitx.com).



Book Club



SCR Salseros Saturday



Bachata Social Salsa



Taco Milagro Salsa

# SHADOW CREEK RANCH

## Let Your Voice Be Heard

*Vote: Fire/Police Station • Library • Regional Sports Park*

Shadow Creek Ranch is a special place that prides itself on being a community that offers families a great lifestyle with lots of amenities. Amenities that include, but are not limited to 300 acres of lakes, numerous parks, over 22 miles of hike and bike trails, and four recreation centers [the first three of which are already built.] In total, more than 700 acres have been designated as "open space" providing the community recreational enjoyment and visual enchantment.

In addition to aesthetic and recreational amenities great care was taken to plan for educational, commercial, retail, health care and public facilities. Sites were planned throughout the community in ideal locations for schools, day cares, shopping, hospitals, etc.

Included in these sites were City of Pearland facilities including fire and police stations, a library and a regional sports park. The land use plan was presented and approved by the City of Pearland. Shadow Creek Ranch loaned the funds to the City for the acquisition of both the sites for the fire/police station and library with the understanding that that was the intended use of the sites. To this date the intended use has never changed.

The developers of Shadow Creek Ranch donated a 120-acre site valued at \$11 million to the City of Pearland for use as a regional sports park. In addition, they constructed the first phase of the nature park and trail system. (Along with all the pocket parks within the community.) At this point the developer has no direct control over these sites as the City now holds the title to them. The City Council will decide when and how each of these facilities will be built. In 2007, Proposition 4 passed including \$8,360,292 for Phase I of the estimated \$20 million regional sports park at Shadow Creek Ranch. At this point only a couple of initial designs have been developed.

### What Can You Do?

As constituents you can help persuade your city council members to move forward with these facilities sooner rather than later. Organizations such as Friends of Pearland Westside Library (fopwl.com) can have a great impact on bringing these amenities to Shadow Creek Ranch. The developer encourages homeowners to get involved and participate in groups that can help move these projects along.

*Let your voice be heard. Vote online at: [www.shadowcreekranch.net/vote](http://www.shadowcreekranch.net/vote)*

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# SHADOW CREEK RANCH

## Stranger Danger

### Who is a stranger?

Not all strangers are dangerous

#### **A stranger is someone:**

- We don't know well
- You've never seen before
- Whose name you don't know
- Your parents don't know or approve
- A stranger can be: male, female, tall, short, young, and old.
- Strangers may only pretend to be nice. If a vehicle follows you report it to your parents or trusted adult immediately.
- Strangers may call kids by their names. Think it could be a trick.

#### **Always:**

- Ask permission from your parents of caregiver before going anywhere or taking anything from anyone
- Tell your parents where you are going to be

- Tell your parents if someone talks to you about them taking you somewhere
- Be ready to run, maybe even in the opposite direction

#### **Don't or Never:**

- Don't believe a stranger if they say you are not loved or wanted by your family.
- Never go with someone who doesn't know your family secret code
- Don't let a stranger touch you, it's ok to "Say No"
- Don't ever tell a stranger your name or that you're lost
- Don't give personal information on the internet,
- Never agree to meet someone you met on-line
- Never order anything on-line without your parents permission even if it's free
- Never send photos of your self on line

- Never approach a stranger in a car, van, or truck
- Never tell anyone at the front door you are home alone or anyone on the phone you are alone

#### **Practice:**

- Remember what a stranger looks like
- How tall? Compare to a door, or a person you know
- How old?
- Hair color? Straight, curly, short, long
- Scars, tattoos, birthmarks
- Clothing? Color or descriptions

#### **What if a stranger?**

- Asks for help? Say no- leave immediately, step back while their talking to you, and don't approach cars, vans or trucks. Tell your parents immediately

*(Continued on Page 7)*



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# SHADOW CREEK RANCH

## Stranger Danger- (Continued from Page 6)

- Offers you candy, a present, money, or a ride? Ask your parents and adult in charge before accepting anything
- Follows you to or from school or the playground. Go to a safe place right away. Be ready to run.
- Says your parent is hurt, sick, in trouble, or your house is on fire. Your parents wouldn't send a stranger to pick you up. This person should know your family secret code.
- Approaches you in the store or what if you get lost while shopping? Look for a store employee wearing a uniform and name tag, remain at the front of the store until your parent comes to you.
- Tries to grab you or says, "Come with me, or else" begin running to a safe place with people and lights, screaming, Stranger as you run. Report it to your parents or trusted adult immediately.
- From the Internet asks to meet you? This person maybe dangerous- Think it maybe a trick
- Wants to take your picture or touch you? Say No! And mean it, report it to your parents or trusted adult immediately
- Comes to the door or calls when you are home alone? Don't tell anyone you are alone

## Crime

Crime is on the rise so we need to look out for our fellow neighbors. If you see any suspicious persons, activity or circumstances, unfamiliar vehicles parked for extended periods of time or persons driving slowly through neighborhoods are incidents worth calling the police to report. When you are home keep your doors and windows locked and turn your alarm on even if you are home. If you are not expecting visitors at your house use caution when answering the door or just don't answer it. Officers would rather respond and find nothing than miss the opportunity to prevent a crime or catch a burglar. Pearland Police Main line 281-652-1100 or 911.

## Teenage Job Seekers

**SAMPLE**

Name	Age	Baby Sit	Pet Sit	House Sit	Yard Work	Phone
Doe, John	15	•	•	•	•	111-1111

CPK Training      +-First Aid Training

### Attention Teenagers

The **Teenage Job Seekers** listing service is offered free of charge to all Shadow Creek Ranch teenagers seeking work. Submit your name and information to [msmith@amitx.com](mailto:msmith@amitx.com) by the 9<sup>th</sup> of the month!



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# SHADOW CREEK RANCH



## Ladies Lunch Club

Whether you are new to the community or want to meet more ladies from Shadow Creek Ranch then join us once a month for lunch. We meet once a month at different restaurants. If you would like to attend email [angelicque@guzmanexpress.com](mailto:angelicque@guzmanexpress.com) to be added to the list.

## Progressive Dinner

Our progressive dinner is a great way to get Shadow Creek Ranch neighbors together. At our progressive dinner, everyone gets to be the host and the guest, all in one evening. The everyone helps with food so the host does not have that burden alone and the fun is spread throughout the neighborhood.

We "progress" through the meal, from course to course, from house to house, changing locations and hosts for each step of the way.

If you would like to join email [angelicque@guzmanexpress.com](mailto:angelicque@guzmanexpress.com) to be added to the list.

## Scrapbooking

Do you like to scrapbook? Want to meet others that like to scrapbook? Want to learn how to scrapbook? Email Joan Riggs [RaisingAlexis@gmail.com](mailto:RaisingAlexis@gmail.com) or join the Yahoo group: <http://groups.yahoo.com/group/scrscrappers/> to find out more information.

## Volleyball

Volleyball will begin again March 16th at 6pm at the Reflection Bay Rec. Center.

Spring/Summer/Fall Sand Volleyball

Where: Reflection Bay Rec. Center

When: Every Fri at 6PM (weather permitting)

Who: Anyone 14 and up (as long as you can get the ball over the net)

Check out the website info at <http://soccer.meetup.com/63> email me at [davidsayroo@yahoo.com](mailto:davidsayroo@yahoo.com)

## Book Club

Greetings Book Readers,

We look forward to seeing you for our spring reading in March. Please email [katrinalockett@hotmail.com](mailto:katrinalockett@hotmail.com) to be added to the list for updates and invites. Here is a photo of our last meeting with the author.

## Bunco

Our Bunco groups are growing so fast! Would you like to play? A 4th Bunco group is starting to join email [angelicque@guzmanexpress.com](mailto:angelicque@guzmanexpress.com). You don't have to know how to play to join. It will be once a month either in the evenings or during the day. When you email let me know if you are interested in day or evening Bunco.

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## PEARLAND POLICE DEPARTMENT

J.C. DOYLE, CHIEF OF POLICE

The Pearland Police Department has noted an increase in the number of home burglaries reported since the beginning of the year. By the third week of January 2008, police received reports of nine burglaries of habitations. This year, police have responded to thirteen. In an effort to stem the rising trend, the department would like to offer citizens tips on securing their home and valuables. Home security can be broken down into two different categories: Exterior and Perimeter.

Exterior security is simply the way the home looks from the street. When not at home, draw curtains or close window blinds on ground floor windows. This keeps unwanted prying eyes from seeing any valuables such as computers or large flat-panel TV's in plain sight. If this isn't possible, keep such valuables out of plain sight as much as possible to remove the temptation of an easy target.

Avoid having daily newspapers pile up in the driveway in front of the residence and turn off exterior lights during the day. This will keep the home looking as though the resident is on vacation. Make sure that the house numbers are at least four inches tall and plainly visible from the street. In the event of an emergency, police, fire or an ambulance need to be able to find addresses quickly.

Perimeter security concerns the physical perimeter access points

into the home; more specifically the doors and windows. Exterior doors must have deadbolts with a one-inch throw extending from the door. The deadbolt strike plate should have screws long enough to screw the plate securely to the stud behind the doorframe. This strengthens the door against kicks or prying. If the deadbolt is located within forty inches of a window, it should be a double-cylinder type with a key on each side. The key must be removed from the interior otherwise in the event of a burglary; the criminal may have keyed access to other doors in the house.

Sliding glass doors must have a secondary locking device, such as a locking bar or a wooden dowel dropped into the track to prevent opening. Install screws above the doorframe to prevent the door from being lifted off its tracks.

Windows must be closed and locked. Install a secondary locking device such as a slide bolt or track lock that keeps the window from being opened more than six inches. These locks should have a wing bolt that can be unfastened from the inside without tools in an emergency.

While typically the best type of security is sturdy, high quality locks on windows and doors, some citizens may opt for a monitored

*(Continued on Page 11)*



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# SHADOW CREEK RANCH

## Benefits of Garden Mulch

It is not mandatory to use mulch but it is a good habit to start since you will reap the benefits of the mulch. If you do a good job of mulching your garden can get these benefits:

- Inhibits weed germination and growth. (Weeds are not only unsightly, but they also they steal resources from your plants!)
- Holds in soil moisture, protecting your plants from drying out quickly
- Moderates soil-temperature fluctuations (This benefit is especially valuable during that turbulent-weather period in spring when you don't want your plants to be stressed.)

- In cold-winter areas, protects plant roots from winter cold and helps prevent frost-heaving, in which plants are literally pushed out of the ground by the natural expansion and contraction of the soil as it cools off and heats up
- In hot-summer areas, helps keep plant roots cooler
- Depending on what you use, adds a bit of welcome nutrition to your garden as it breaks down

The "right" or "best" mulch to use depends on your climate, the part of the country you're in, and the part of the yard you're using it in. Some mulches are free, while you can purchase others locally. Experiment to find out what you and your plants prefer.

TYPE OF MULCH	ADVANTAGES	CONCERNS
Grass clippings	Is cheap, readily available, and easy to apply	Decays quickly, so you must replenish often. If you use weed killers on your lawn or nitrogen-heavy fertilizer, it may adversely affect other parts of the garden; can turn slimy if you apply more than an inch or so at a time; if the grass goes to seed before you cut it, the grass seeds can germinate in your garden beds (yikes!)
Wood or bark chips	Looks neat and attractive; stays where you put it; is slow to decay	Pine bark mulch is fairly acidic, which you may or may not want for your garden; if you apply too deeply (over 3") or apply a deep layer up against tree and shrub trunks, you may create a hiding spot for a bark-damaging rodent, especially during winter
Decaying leaves	Smotheres weeds very well; helps hold in soil moisture	Is not especially attractive; if it contains seeds, they can germinate and become a weed problem; if the leaves are soft, like maple leaves, the mulch can mat; if it's acidic (oak especially), it can lower your garden soil's pH
Compost	Is free and plentiful if you have your own compost pile; adds nutrients to the soil as it breaks down	Makes a good place for weeds to take hold; fresh compost (especially if it contains manure or grass clippings) can burn plants
Peat moss	Looks neat and tidy; is versatile - also functions as a soil amendment	Can be expensive; if dry, will repel water; becomes crusty over time
Straw	Is cheap and easy to apply	Is so light it can blow or drift away; may harbor rodents, especially over the winter months; isn't very attractive for ornamental plantings
Hay	Is cheap and easy to apply	May harbor rodents, especially over the winter months; isn't very attractive for ornamental plantings; probably contains weed seeds!
Gravel, pebbles, or stone	Has a nice, neat look (though not "natural"); is easy to apply; won't wash away easily and will last a long time; doesn't need to be replenished over the course of a season in colder climates	Can allow weeds to sneak through; provides no benefits to the soil
Landscape fabric (garden plastic, black plastic)	Keeps weeds at bay; holds soil moisture and warmth in	Watering and feeding is hard (you need to cut openings for plants); can be difficult to apply unless you're doing an entire area at one time; isn't very attractive
Rubber (shredded recycled car tires)	Very long lasting, available in many colors, looks like shredded wood mulch	Can smell strongly of rubber; provides no nutritional

# SHADOW CREEK RANCH

## ***Pearland Police Department - (Continued from Page 9)***

home security system. When choosing a service, make sure to select a reputable company with licensed installers. Basic systems offer exterior door protection and an interior motion sensor with monitoring plans starting around \$30 a month.

In the event the home is breached, having information that helps police identify and possibly recover stolen belongings is essential. Historically, the most popular items stolen are small, easily transportable electronics such as laptop computers, monitors, gaming systems or portable mp3 music players. Most electronics have serial numbers that the police can enter into the state's crime information center computer. If the item is recovered or pawned, the serial number is checked through this system to identify the owner and return the property.

Record serial numbers for any valuables in the home that have them and keep a printed copy of the list with the item's value in a secure location. Don't store the list on a computer, as these are among the most popularly stolen items. Citizens should also photograph their valuables. Photos and a companion list will aid in the filing of insurance claims.


Finally, keep a listing of bank account numbers and credit card numbers along with the phone numbers needed to close or cancel the accounts. This will keep fraud and forgery on accounts to a minimum. This list should be kept with other important documents

in a secure place.

A lert neighbors can also be a deterrent to crime. Citizens should call the police when they see any suspicious persons, activity or circumstance. Unfamiliar vehicles parked for extended periods of time or persons driving slowly through neighborhoods are incidents worth calling the police to report. Officers would rather respond and find nothing than miss the opportunity to prevent a crime or catch a burglar.

Protecting the home and neighborhood takes effort and a willingness to develop safe habits. The police department is always available to answer questions regarding home and personal security. Officers with the Community Services Division are trained to conduct home security surveys and if qualified, residents may even receive up to a 20% discount on their homeowner's insurance.

Contact Officer Z. Davis of the Community Services Division of the Pearland Police Department at 281-652-1201 or Officer M. Pace at 281-652-1185 for more information or to schedule a home security survey.



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